ISTANBUL RESILIENCE PROJECT

MALTEPE
NURSING HOME

ENVIRONMENTAL AND SOCIAL MANAGEMENT PLAN

APRIL 2026

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Abbreviations

ACM	Asbestos Containing Materials
AMP	Asbestos Management Plan
AoI	The Area of Influence
CERC	Contingent Emergency Response Component
CHS	Community Health and Safety
CİMER	Presidency's Communication Center
CoC	Code of Conduct
C-ESMP	Contractor Environmental and Social Management Plan
EIA	Environmental Impact Assessment
ERP	Emergency Response Plan
ESF	Environmental and Social Framework
ESHS	Environment, Social and Health and Safety
ESMF	Environmental and Social Management Framework
ESMP	Environmental and Social Management Plan
ESSs	Environmental and Social Standards
E&S	Environmental and Social
GBV	Gender-based Violence
GM	Grievance Mechanism
IMM	Istanbul Metropolitan Municipality
IPCU	Istanbul Project Coordination Unit
IRP	Istanbul Resilience Project
LMP	Labor Management Procedures
LM Plan	Labor Management Plan
MSDS	Material Safety Data Sheet
OHS	Occupational Health and Safety
PPE	Personal Protection Equipment
SEA/SH	Sexual Exploitation and Abuse/Sexual Harassment
SEP	Stakeholder Engagement Plan
WB	World Bank
WHO	World Health Organization

WWTP Wastewater Treatment Plant

YİMER Foreigners Communication Center

1. Executive Summary

The Istanbul Resilience Project (IRP), financed by the World Bank and implemented by the Istanbul Project Coordination Unit (IPCU), aims to enhance disaster and climate resilience in Istanbul Province by strengthening emergency preparedness, reducing disaster risks, and ensuring that critical public facilities remain fully functional during and after disasters.

The Project is structured under four components:

1. Strengthening the Emergency Preparedness and Response System
2. Enhancing the Resilience of Critical Public Buildings and Facilities
3. Project Management and Technical Assistance
4. Contingent Emergency Response Component (CERC).

Within the scope of Component 2, the reconstruction of Maltepe Nursing Home in Istanbul, has been selected as one of the subprojects to be financed under the IRP. Due to insufficient seismic resistance of Maltepe Nursing Home, all residents were relocated in 2016 to other seismically compliant and operational buildings within the same parcel. No residents or staff are currently occupying the buildings subject to demolition; however, other buildings within the nursing home campus remain operational, and residents and staff continue to be present on site. The existing buildings to be demolished, previously assessed as structurally vulnerable, will be reconstructed in line with the highest seismic and climate resilience standards. The new facility will serve not only as a nursing home but also as a self-sufficient post-disaster shelter, ensuring continuity of critical services in the aftermath of emergencies.

Key features of the subproject include:

- **Nearly Net-Zero Quality Building:** Designed with energy-efficient systems (aligned with Turkish TS825 and IRP's Class B performance standards), renewable energy installations (such as photovoltaic panels), and enhanced generator capacity.
- **Water Security and Storage:** Equipped with additional storage tanks and rainwater harvesting systems to ensure uninterrupted water supply during disasters.
- **Emergency Preparedness:** Integration of communication systems and basic provisions (electricity, water, and food) for at least the first 72 hours after a disaster, supporting both elderly residents and surrounding communities.
- **Inclusive Design/Universal Access:** The facility will include tactile surfaces, ramps, elevators, and accessible sanitary facilities, ensuring universal access, particularly for persons with disabilities and other vulnerable groups.
- **Community Shelter Function:** The building has been designed with potential to host displaced individuals during emergencies, contributing to the post-disaster shelter capacity of Istanbul.

The environmental and social screening confirmed that the project does not fall under ineligible activities of the IRP Exclusion List and is categorized as *Moderate Risk* under the World Bank's Environmental and Social Framework (ESF). The main anticipated risks include:

- **Construction-related risks:** dust, noise, traffic disruptions, and construction waste generation.
- **Occupational Health and Safety (OHS) risks:** hazards from heavy equipment, work at height, handling of materials, and potential risks of electrical accidents during construction activities.
- **Community Health and Safety risks:** possible exposure to dust/noise and minor increases in local traffic.
- **Waste Management:** construction debris and other solid and liquid wastes will require careful monitoring, segregation, and management to ensure recycling and safe disposal in line with national regulations and the IRP Environmental and Social Management Framework (ESMF).

Mitigation measures will be developed and implemented in line with the IRP's ESMF, Labor Management Procedures (LMP), and Stakeholder Engagement Plan (SEP). A site-specific Environmental and Social Management Plan (ESMP) will be applied to ensure compliance with Turkish regulations and the World Bank's Environmental and Social Standards (ESSs).

A dedicated Grievance Mechanism will be available for all project stakeholders, including workers and community members, to raise concerns, complaints, or suggestions related to the subproject. The GM will be accessible, transparent, and inclusive, ensuring timely responses and effective resolution. Special channels will be provided for sensitive cases, including issues related to Sexual Exploitation and Abuse/Sexual Harassment (SEA/SH), with confidentiality and survivor-centered procedures guaranteed

The reconstruction of Maltepe Nursing Home will thus contribute directly to IRP's objectives by providing a safe, resilient, green, and inclusive public facility that enhances the quality and continuity of elderly care services, protects vulnerable groups, and supports emergency response capacity in Maltepe and beyond.

2. Introduction

This ESMP has been prepared for the demolition of three non-operational buildings (out of six buildings within the campus area) and the reconstruction of the Maltepe Nursing Home under the IRP, financed by the World Bank and implemented by the IPCU.

The purpose of this ESMP is to identify the potential environmental and social risks and impacts of the subproject and to propose appropriate mitigation and monitoring measures. The ESMP ensures that project activities are implemented in compliance with the World Bank ESF, particularly the relevant ESSs, as well as with applicable Turkish laws and regulations, including the Law on Environment No. 2872 (1983) and national labor, occupational health and safety legislation.

The mitigation measures defined in this ESMP will be included in the bidding documents, and their implementation will be ensured by the contractor under the supervision of IPCU and the supervision consultant. This ESMP is a living document and will be updated as necessary during implementation to reflect site conditions, monitoring results, and stakeholder feedback.

3. Legal and Institutional Framework

This ESMP has been developed in line with the World Bank Environmental and Social Framework (ESF) and the relevant Environmental and Social Standards (ESSs), as well as with Turkish national laws and regulations governing environment, labor, occupational health and safety, and construction.

Key applicable legislation includes the Environment Law No. 2872, the Labor Law No. 4857, the Occupational Health and Safety Law No. 6331, and related secondary regulations. In cases where discrepancies arise between national legislation and the WB's ESF, the requirement that ensures a higher level of environmental and social protection will apply.

The implementation of this ESMP will be ensured through the institutional arrangements of the IPCU, with monitoring and supervision carried out by the supervision consultant, and day-to-day compliance ensured by the contractor.

The IRP ESMF is publicly disclosed and can be accessed at the following links:

Turkish Version

English Version

4. General Project and Project Area Information

Türkiye faces significant disaster risks due to its seismicity, urbanization, and growing population. The IRP has been developed to address these risks by strengthening critical public buildings and ensuring that they can remain operational during and after disasters. Within this framework, demolition of three non-operational buildings (out of six buildings within the campus area) and the reconstruction of Maltepe Nursing Home has been selected as one of the subprojects to be financed under *Component 2: Enhancing the Resilience of Critical Buildings and Facilities*.

The main objective of the subproject is to rebuild the nursing home to the highest seismic and climate resilience standards, while equipping it as a self-sufficient post-disaster shelter capable of providing basic services (electricity, water, food, and communication) during the first 72 hours of a disaster. The project will therefore contribute to strengthening preparedness, supporting emergency response capacity, and ensuring continuity of social care services.

Construction activities will consist of new building works (excavation, reinforced concrete, finishing works, and landscaping) on the site where the former structurally weak three non-operational buildings will be demolished and debris will be cleared prior to the commencement of construction activities. These activities are expected to generate temporary, localized, and manageable environmental and social impacts, such as noise, dust, traffic, and waste.

Based on the current scope and applicable Turkish EIA Regulation, the subproject is not expected to be subject to a full Environmental Impact Assessment (EIA) process; however, all relevant environmental, occupational health and safety, and construction management requirements will be complied with.

This ESMP has therefore been prepared as a guidance document to identify potential risks, propose mitigation measures, and ensure that construction and operation activities are carried out in line with both national regulations and the World Bank ESF.

4.1 Project Description

Subproject Title:	Reconstruction of Maltepe Nursing Home (Nearly Net-Zero Quality, Self-Sufficient Post-Disaster Facility)
Location:	Zümrütevler District, Adatepe Street, No:2, Maltepe / Istanbul 16853 Block / 40 Plot
Implementing Institution:	Istanbul Project Coordination Unit (IPCU)
Responsible User Institution:	Maltepe Nursing Home Directorate under the Ministry of Family and Social Services of the Republic of Türkiye
Site Condition:	The Maltepe Nursing Home consists of a total of 6 buildings. Among these, Blocks C, D, and E which are currently non-operational, will be demolished and reconstructed.
Building Information:	Planned as one block, with an approximate enclosed area of 57,597.79 m².
Estimated Cost:	The area of the land where the project is located is 57,597.79 m². The estimated cost information is not disclosed in this document. Relevant authorities may develop their own cost estimations as appropriate.
Construction Period:	18 months (Approx.)

4.2 General Information and Objectives

Maltepe is a district located on the Asian side of Istanbul Province, within the Marmara Region of Türkiye. It has a predominantly urban character, characterized by dense residential neighborhoods, commercial areas, and well-developed public services. Situated along the Marmara Sea coastline and directly connected to Istanbul's major transportation networks, Maltepe plays an important role as a residential and service-oriented district within the metropolitan structure of Istanbul. Its coastal location, accessibility, and ongoing urban regeneration projects contribute to its continued development and strategic significance within the city. The subproject site is situated in Zümrütevler District of Maltepe, at Adatepe Street No:2, Parcel 16853/40. According to the official zoning documentation, the project site is designated as a "Social and Cultural Area" under the applicable zoning plan, and the land is state-owned under the Ministry of Treasury and Finance.

The project area is located within the Maltepe Nursing Home Campus. Blocks C, D, and E will be demolished and reconstructed. The project is located within a residential area, and some blocks within the campus are currently used as a nursing home. During the construction phase, other nursing home buildings, particularly Blocks A and B, which are internally interconnected, will remain operational, and residents will continue to be accommodated in these facilities. Approximately 256 residents and 177 staff will remain on site. Therefore, strict separation of construction areas, controlled access arrangements, scheduling of high-impact works, and continuous stakeholder communication will be implemented to prevent disruption and ensure the safety and well-being of residents and staff. In addition, there is one independent administrative building and one standalone special care unit, both of which remain operational.

Building Location

The subproject area is easily accessible by local roads and is well connected to Maltepe district center by public and private transport options.

The Area of Influence (AoI) is defined at the neighborhood scale, covering the broader built-up area in which the project site is located, including surrounding residential areas and nearby public facilities. Based on the surrounding receptors identified within the AoI, the main sensitive receptors include nearby educational facilities, healthcare and social care facilities, religious structures, public institutions, and residential areas. These receptors are located at varying distances from the project site and may be affected by temporary construction-related impacts such as noise, dust, and traffic.

The main sensitive receptors identified within the AoI are summarized below (approximate straight-line distances):

- **Educational facilities:** Several educational institutions are located within the AoI, at distances of approximately 101–651 m from the project site. These include Serpil Şahinoğlu Kindergarten (~151 m), Turkuaz Maltepe Male Student Dormitory (~126 m), Istanbul Maltepe Cumhuriyet Secondary School (~101 m), Tarık Akay Maltepe Special Education and Rehabilitation Center (~358 m), and Istanbul Maltepe Bağlarbaşı Primary School (~651 m) from the project site.
- **Healthcare and social care facilities:** A social service facility and a nursing home are located within the AoI. These include Maltepe Social Services Center Directorate (~166 m), the Ministry of Family and Social Services Additional Service Building (~172 m), and Second Spring Nursing Home (~506 m) from the project site.
- **Religious facilities:** Two religious facilities are located within the AoI, namely 70 Evler Karacabey Mosque (~597 m) and Maltepe Cemevi (~507 m) from the project site.
- **Government/public facilities:** Several public and municipal facilities are located within the AoI. These include Maltepe Fire Station (~408 m), AYEDAŞ General Directorate (~387 m),

and Maltepe Municipality Cleaning Affairs Directorate – Operations Unit (~370 m) from the project site.

- **Public areas:** Public recreational and open spaces are present within the AoI, including Maltepe Municipality Olympic Champion Müzahir Sille Park (~271 m). In addition, Gülsuyu Cemetery is located approximately 323 m from the project site.
- **Infrastructure and transportation:** No major infrastructure facilities, such as water treatment plants, large-scale energy facilities, or railway/metro lines, have been identified in the immediate vicinity of the project site based on available information.

Community Health and Safety (CHS) risks will be managed through the ESMP and Contractor ESMP (C-ESMP), including relevant sub-plans such as the Traffic Management Plan. Particular attention will be given to sensitive receptors within the AoI, especially nearby educational facilities, and communication will be maintained during construction to minimize disturbances.

In addition, operational sections of the Maltepe Nursing Home within the same campus constitute the most sensitive receptors, given the presence of elderly residents during the construction phase.

A general view of the project site is presented in Figure 1.

Site photographs (Annex 1) — including views of the project area and dry riverbed— as well as satellite and aerial imagery (Annex 2) and land registry records (Annex 3) are provided in the annexes to this ESMP.

Annex 3 (Land Register) presents the official title deed information for the project site, including the parcel and block numbers, total land area (57,597.79 m²), land use designation ("Social and Cultural Area" and registration under the Ministry of Treasury and Finance, confirming public ownership. Annex 4 (Topographic Survey) provides detailed information on the site's existing elevation, boundaries, and physical features, supporting the design and layout of the new nursing home building. Annex 5 (Zoning Status Letter) includes the official confirmation of the land-use designation and verifies that the site is planned as a Social and Cultural Area under the applicable zoning plans.

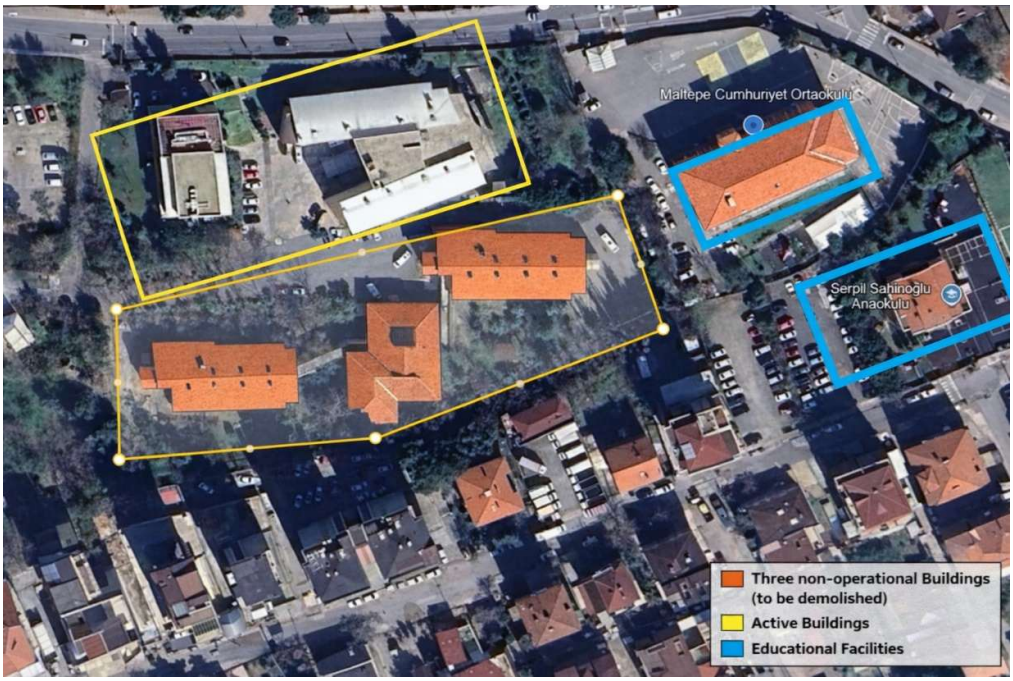


Figure 1: General View of Maltepe Nursing Home Project Site (Maltepe, Istanbul)

4.3 Subproject Description and Activities

The subproject consists of the reconstruction of Maltepe Nursing Home in Maltepe, Istanbul. The project area is located within the Maltepe Nursing Home Campus. Blocks C, D, and E will be demolished and reconstructed. The new nursing home building will be constructed as a single-block building within the campus, with a total enclosed area of approximately 57,597.79 m². It will be designed to meet the highest seismic and climate resilience standards and to function as a self-sufficient post-disaster shelter. Key design features include:

- Additional water storage capacity,
- Renewable energy systems (such as photovoltaic panels),
- Expanded generator capacity, and
- Enhanced communication systems to ensure building functionality during emergencies.

Planned construction activities include:

- Site preparation and excavation,
- Reinforced concrete and superstructure works,
- Interior and exterior finishing works,
- Landscaping and external arrangements, and
- Procurement and installation of building materials and equipment.

No major new infrastructure such as transportation routes, electricity, water, or wastewater lines is expected to be required, as the site is already serviced by existing urban infrastructure.

Construction activities are expected to generate typical short-term environmental and social impacts such as dust and noise emission, generation of construction waste, increased traffic, and potential risks to community health and safety (CHS) and occupational health and safety (OHS). These impacts will be mitigated through the implementation of the measures described in this ESMP and the Contractor's Environmental and Social Management Plan (C-ESMP), ensuring compliance with relevant national regulations and the IRP ESMF.

5. Environmental and Social Management Plan

This ESMP outlines the key measures that the Contractor and other responsible parties must implement during the subproject activities to prevent, minimize, or mitigate potential environmental and social risks and impacts. It summarizes site-specific risks identified for demolition of three non-operational buildings (out of six buildings within the campus area) and the reconstruction of Maltepe Nursing Home, together with the corresponding mitigation measures, monitoring indicators and frequency, assigned responsibilities, indicative costs and the overall roles of all parties involved in project implementation.

The ESMP serves as a practical tool to ensure that all project-related risks—including environmental, occupational health and safety, community health and safety, waste management, and stakeholder engagement—are managed in line with the World Bank ESF and the relevant national legislation.

The **Supervision Consultant** will be responsible for monitoring the implementation of the mitigation measures, assessing the Contractor's environmental and social management system and performance, organizational capacity, and site-specific sub-plans. The Consultant will also review the Contractor's ESMP (C-ESMP) and provide recommendations for improvement. The **Contractor** is obliged to prepare, adopt, and implement the Contractor's Environmental and Social Management Plan (C-ESMP), based on this subproject's ESMP, **prior to the commencement of civil works**, ensuring that all environmental and social commitments are fully met.

In addition to C-ESMP, the **Contractor will prepare and submit the following** sub-management plans **for review by the Supervision Consultant and approval by IPCU:**

- Waste Management Plan
- Asbestos Management Plan (AMP)
- Community Health and Safety Plan
- Traffic Management Plan
- Occupational Health and Safety (OHS) Plan
- Emergency Response Plan (ERP)
- Contractor's Labor Management Plan (to be prepared in accordance with project LMP)
- Contractor's Grievance Mechanism (GM) Procedures for both community and workers
- Chance Find Procedures

All sub-management plans will be submitted and approved before construction works begin and will remain in force throughout the construction period.

Table 1 Environmental and Social Management Plan

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
General for All Construction Works									
Environmental and Social (E&S) Management	Contractor will prepare and submit for approval and subsequently implement its Contractor ESMP (C-ESMP). **The C-ESMP should be submitted prior to the commencement of construction works and no construction activities will be carried out under the sub-project until it is reviewed and approved by the IPCU through support from the Supervision Consultant.** The C-ESMP will include at least the following site-specific management plans: • Occupational health and safety (OHS) management plan including risk assessment and emergency response plan (see the outline in ANNEX 6 and ANNEX 9 of the Environmental and Social Management Framework (ESMF) of the project) • Community health and safety (CHS) management plan including traffic management plan (see outline in ANNEX 7 of ESMF of the project) • Waste management Plan (see ANNEX 5 of ESMF of the project) • Chance Find Procedures (see ANNEX 4 of ESMF of the project) • Contractor's Labor Management Plan (to be prepared in accordance with project LMP) • Grievance mechanism (GM) for both community and workers. • Asbestos Management Plan (AMP) (see ANNEX 8 of ESMF of the project)	X	X		All sub-management plans are approved prior to construction and implemented throughout the construction period		X		Contractor (Implementation) IPCU/Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	The Contractor shall hire or appoint full-time one environmental and social and one OHS specialists prior to the commencement of construction works. **The Contractor shall submit the CVs of specialists for approval to IPCU via Supervision Consultant.** These specialists should be present at the site throughout the construction period.	X	X		Relevant E&S staff is mobilized and maintained throughout the construction period	X			Contractor (Implementation) Supervision Consultant
	• **The Contractor will prepare a training program and provide training to all its staff, before they start working on site,** on basic environmental, social, health and safety (ESHS) risks associated with the proposed construction works and the workers' responsibility. The training program **shall be repeated on quarterly basis.** The Contractor's quarterly training program will also cover topics related to Code of Conduct (CoC) such as sexual harassment particularly towards women and children, violence, including sexual and/or gender-based violence and respectful attitudes while interacting with the local community.	X	X		Training program approved and all relevant staffed trained Training records		X		Contractor (Implementation) Supervision Consultant
Resource Efficiency and Pollution Prevention	To address the identified risks and enhance resource efficiency and pollution prevention, the following measures will be implemented: • Ensure that all retrofitted buildings achieve at least Turkish Class C Energy Performance Certification standards (TS825) and all newly constructed buildings achieve at least Class B. • Integrate renewable energy systems, such as solar panels, to reduce energy consumption and ensure operational continuity during disasters. • Install water-saving systems, including low-flow toilets, efficient taps, and showerheads, and implement rainwater harvesting and greywater reuse where feasible and/or applicable. • Reuse demolition materials (e.g., debris as filling material) and	X	X		Compliance with energy and water efficiency standards, proper waste and pollution management, implementation of			X	Contractor (Implementation) Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	ensure high percentage of recycling of iron and other recyclable materials. • Enhance green infrastructure by creating parks, green roofs, and vegetative buffers to manage stormwater, mitigate urban heat effects, and conserve biodiversity where feasible and/or applicable. • Regularly monitor and evaluate the performance of nature-based solutions to ensure their long-term effectiveness. • The areas where waste management will be carried out during the operation process should be determined at the planning stage. • Conduct a tree survey during the planning phase to identify and document existing trees on the site, ensuring protection and conservation of mature trees wherever possible. • Tree planting and the use of fire-resistant native plant species in landscaping projects can mitigate urban heat island effects while supporting ecological functions. • Nature-based solutions, such as rainwater gardens and permeable surfaces, can reduce runoff, recharge groundwater, and enhance local ecosystems.				nature-based solutions, and stakeholder feedback resolution				
Air Pollution (Dust and Exhaust)	• Minimize dust from exposed work sites by applying water on the ground regularly during the dry season. • Construction debris shall be kept in a controlled area and sprayed with water mist to reduce debris dust especially during the dry season • Keep stockpiles of aggregate materials covered to prevent suspension or dispersal of fine soil particles during windy days or disturbances by stray animals. In case of pneumatic drilling during excavation, dust shall be suppressed by ongoing water spraying and/or construction dust screen enclosures at the site. • The surrounding environment, such as roads, shall be kept free of debris to minimize dust.		X		Visual inspection of air quality control measures Records of maintenance Records of complaints	X			Contractor (Implementation) Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	• Trucks transporting excavated materials or construction waste shall have their loads securely covered to prevent dust and spillage during transit. • There shall be no open burning of construction or waste materials at the site.								
Noise	• Limit construction activities to hours specified by national regulations, and coordinate with nearby communities, particularly schools, to schedule noisy tasks during times that cause minimal disturbance. • During operations, equipment will be placed as far away from residential/community areas as possible. • All equipment will be maintained to keep it in good working order by manufacturing maintenance procedures and installing acoustic enclosures around generators to reduce noise levels. • Use when needed and feasible noise-control methods such as fences, barriers or deflectors (such as muffling devices for combustion engines or planting of fast-growing trees) • Avoid the unnecessary use of alarms, horns and sirens. • Minimize project transportation through community areas. • Maintain a buffer zone (such as open spaces, rows of trees or vegetated areas) between the project site and residential areas to lessen the impact of noise to the living quarters. • Noise measurements shall be conducted if any grievance regarding noise generation is received from the nearest receptors. If measured levels are above limit values, mitigation measures shall be enhanced in this respect, i.e., installing acoustic barriers for mechanical equipment, limiting the hours of operation for specific pieces of equipment or operations, etc.		X		Visual inspection of noise control measures Records of complaints	X			Contractor (Implementation) Supervision Consultant
Health and Safety	When planning activities, discuss steps to avoid people getting hurt.	X			Visual	X			Contractor

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
OHS-related risks due to unsafe practices and hazards at work sites such as work at height, rotating and moving equipment, electrical safety, working with hazardous material, etc.	It is useful to consider: • Construction place: Are there any hazards that could be removed or should warn people about? • The people who will be taking part in construction: Do the participants have adequate skill and physical fitness to perform their work safely? • The equipment: Are there checks you could do to make sure that the equipment is in good working order? Do people need any particular skills or knowledge to enable them to use it safely? • Electricity Safety: Do any electricity good practices such as the use of safe extension cords, voltage regulators and circuit breakers, labels on electrical wiring for safety measures, awareness on identifying burning smells from wires, etc. apply at the site? Is the worksite stocked with voltage detectors, clamp meters and receptacle testers?				inspection Employee records Equipment				(Implementation) Supervision Consultant
	• Appropriate signposting of the construction sites will inform workers of key rules and regulations to follow. • The contractor's OHS specialist will provide a brief daily toolbox talk to the construction workers on ESHS risks associated with the construction activity that will be carried out on that particular day. • The Contractor will ensure a safe working environment for the workers and before construction activities will supply appropriate personal protective equipment (PPE) in line with international best practice and Turkish Legislation (hard hats, gloves, dust masks, goggles, harnesses and safety boots, etc.). • All activities will be implemented in line with both the Law on Occupational Health and Safety (Official Gazette No:.28339, dated June 30, 2012) and its relevant regulations and also with the World Bank Group EHS Framework.		X		Visual inspection of control measures OHS records Employee records Incident statistics and records, including near misses	X			Contractor (Implementation) Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	• The Contractor will immediately notify the IPCU (through supervision consultants) about any serious incident which may have significant adverse effects on the environment, the affected communities, the public or workers. Then, IPCU will notify the World Bank about any serious incident in 48 hours and send an incident investigation report together with the root-cause analysis and corrective action plan no later than 10 days to the World Bank. • Keep the worksite clean and free of debris on a daily basis. • The first aid kit should be equipped with bandages, antibiotic creams, etc. or delivered to health institutions. • Following safety guidelines for the storage, transport, and distribution of hazardous materials aiming to minimize the potential for misuse, spills, and accidental human exposure. • Keep corrosive fluids and other toxic materials in properly sealed containers for collection (considering its MSDS) and disposal in properly secured areas. • Ensure structural openings are covered/protected adequately. • Secure loose or light material that is stored on roofs or open floors. • Keep hoses, power cords, welding leads, etc. from laying in heavily travelled walkways or areas. • During heavy rains or emergencies of any kind, suspend all work. • Follow the below measures for construction involving work at height: • Do as much work as possible from the ground. • Do not allow people with the following personal risks to perform work at height tasks: eyesight/balance problem; certain chronic diseases – such as osteoporosis, diabetes, arthritis or Parkinson's disease; certain medications – sleeping pills, tranquilizers, blood pressure medication or antidepressants; recent history of falls –				Records of worker's complaints				

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	having had a fall within the last 12 months, etc. • Only allow people with sufficient skills, knowledge and experience to perform the task. • Check that the place (e.g., a roof) where work at height is to be undertaken is safe. • Take precautions when working on or near fragile surfaces. • Clean up oil, grease, paint, and dirt immediately to prevent slipping in accordance with Emergency Response Plan; and • Provide fall protection measures e.g. safety hardness, and simple scaffolding/guard rail for works over 4 meters from the ground. • The contractor shall hire trained operators for the safe operation of specialized construction's vehicles								
Community Health and Safety Community health and safety risks associated with construction activities, including health issues arising from exposure to waste, stagnant water, wastewater, particulate matter, and construction workers, as well as traffic and road-related risks caused by increased traffic volume and the	• Given the continued presence of elderly residents within the same campus, construction activities will be planned and sequenced to minimize noise, vibration, dust, and visual disturbance, with particular attention to rest hours, medical routines, and emergency access requirements • Rope off construction area and secure materials stockpiles/ storage areas from the public and display warning signs including at unsafe locations. • Do not allow entrance to unauthorized people in construction areas. • Regularly drain stagnant water from construction areas to prevent the breeding of mosquitoes and other disease vectors. • Use covered and sealed storage for wastewater to prevent leaks and odors, while maintaining safe drainage systems to avoid contamination of nearby water bodies. • Provide clean and well-maintained sanitation facilities for workers, including toilets and washing stations. • The construction site security personnel must be trained and		X		Visual inspection of control measures Traffic accident records Records of complaints	X			Contractor Consultant (Supervision)

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
movement of heavy-duty vehicles due to inadequate construction and traffic management.	officially certified. • Control the driving speed of vehicles particularly when passing through a community or nearby school, health center or other sensitive areas. • If school children are in the vicinity, include traffic safety personnel to direct traffic during school hours, if needed. • The project site must be lit during the night. • The surrounding construction area should be kept clean, without waste disposed of there. The broken glass should be cleaned immediately to avoid any fires. • Following safety guidelines for transportation of hazardous materials to the site aiming to minimize the potential for spills and accidental human exposure due to traffic accidents. • Effective communication systems are needed to inform communities about project activities, potential risks, and emergency procedures. • Regular maintenance such as periodical control of vehicles to minimize potentially serious accidents caused by equipment malfunction or premature failure. • The public will be informed about the work to be carried out, including the measures taken regarding communicable diseases relating to labor influx and -post-disaster context (i.e., infectious disease outbreaks), using appropriate communication tools and methods (e.g., online/virtual and/or physically) in areas accessible to all stakeholders (including work sites). • In case of any epidemic or pandemic / communicable disease, including infectious disease outbreaks, the guidance, guidelines, and recommendations to be provided by the Ministry of Health, the Ministry of Family and Social Services, the Ministry of Labor and Social Security, and the World Health Organization (WHO) will be followed, and all relevant measures will be taken for both								

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	employees and workplaces in terms of OHS and CHS. In addition, all construction works will follow the World Bank guidelines to minimize the risk of infectious disease outbreaks transmission during the execution of civil works. • Include evacuation protocols, first aid training, and clear communication strategies in the ERP to protect community health and safety. • Any traffic diversions should consider the needs of disabled persons. • The Contractor will ensure the construction site is properly secured and construction-related traffic regulated properly (including proper route planning). This will include but not be limited to: • Signposting, warnings, barriers, and traffic diversions: the site will be visible, and the public warned of all potential hazards. • Traffic management system and staff training, especially for site access and near-site heavy traffic. Provision of safe passages and crossings for pedestrians where construction traffic interferes. • Adjustment of working hours to local traffic patterns, e.g. avoiding major transport activities during rush hours or times of livestock movement. • Active traffic management by trained and visible staff at the site, if required for safe and convenient passage for the public.								
Water Quality and Wastewater: Water pollution in nearby surface waters due to wastewater/waste generated at the construction area due	• The site will establish appropriate erosion and sediment control measures such as e.g. hay bales and/or silt fences to prevent sediment from moving off-site and causing excessive turbidity in nearby surface waters. • Minimize storage or disposal of generated wastewater on the site. • Temporary or final waste disposal and wastewater discharge without treatment near/in surface waters is strictly forbidden to prevent possible adverse impacts on surface waters. No soiled		X		Visual inspection of control measures Septic tank effluent disposal records (if	X			Contractor *(Implementation)* Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
to construction activities	materials, solid wastes, toxic or hazardous materials should be stored in, poured into or thrown into water bodies for dilution or disposal. • Construction vehicles and machinery will be washed only in designated areas where runoff will not pollute natural surface waters. • Wastewater generated at the construction site will be connected to the sewerage system, if possible, and approved by local authorities. If this is not possible, it will be deposited in the septic tank that will be impervious, in accordance with "Regulation on Pit Opening Where Sewer System Construction is not Applicable" published in Official Gazette No: 13783 dated 19.03.1971. Toilets with temporary septic tank might be used for this purpose as well. Septic tank effluent will be removed periodically by sewage trucks, and disposal will be provided within the scope of the protocol to be made with the relevant municipality that has a licensed wastewater treatment plant (WWTP). The Protocol will be submitted to the IPCU. • Activities should not affect the availability of water for drinking and hygienic purposes. • The flow of natural waters should not be obstructed or diverted in another direction, which may lead to the drying up of river beds or flooding of settlements. • Separate concrete works in waterways and keep concrete mixing separate from drainage leading to waterways.				any) Effluent quality measurement records (if any) Records of complaints				
Soil and Groundwater Quality: Soil and groundwater pollution due to improper waste	• Apply the mitigation measures specified in the "Solid and Hazardous Waste" section for proper waste management. Residual (left out) concrete in concrete mixers will not be allowed to wash out into the construction site, its vicinity, or access roads of construction sites. Related trainings will be provided to concrete mixer drivers.		X		Visual inspection of control measures Incident records	X			Contractor *(Implementation)* Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
management and accidental spills, and soil erosion	• Hazardous and chemicals and materials will be secured in a designated storage area to prevent spillage and tip-over. • Semi-used chemical-containing containers will have lids and lids will be tightened while they are not in use. • In case of a spill of any hazardous material or hazardous wastes, spill prevention methods mentioned in ERP will be put in place in order to limit the exposure area. Workers who might intervene in such incidents should have relevant trainings on emergency response to spills. • Proper spill kits will be placed at appropriate locations in the construction area. • Schedule construction during the dry season, as appropriate. • Contour and minimize the length and steepness of slopes. • Cover with topsoil and re-vegetate (plant grass, fast-growing plants/bushes/trees) construction areas quickly once work is completed.				Training records Records of complaints				
Waste Management EHS risks due to inappropriate management of waste generated due to construction activities (such as construction demolition wastes, hazardous waste, biodegradable waste, recyclable waste, non-hazardous waste, etc.)	• Excavation soil, construction and demolition waste Dumping Permit must be obtained from the Municipality. • Excavation waste will be re-used for backfilling purposes as much as possible and recovery and other re-use options will be considered as appropriate (except asbestos or asbestos-containing waste). • Recycling and reusing materials during demolition and construction reduces demand for raw natural resources, indirectly supporting sustainable management practices. • The excess excavation waste shall be transported and disposed of separately by licensed transport vehicles to existing licensed excavation waste storage area(s), identified by the relevant governmental authorities, in the district/region. • On-site storage of wastes prior to final disposal (including earth	X	X		Visual inspection of control measures Waste generation and disposal records Training records Records of complaints	X			Contractor (Implementation) Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	dug for foundations) should be at least 300 meters from rivers, streams, lakes and wetlands. • After each construction site is decommissioned, all debris and waste shall be cleared. • Keep the records of waste generation and disposal.								
	• Manage wastes in accordance with the waste management hierarchy (prevent, reduce, reuse, recycle, recover, dispose) and train personnel to raise awareness on waste management. • Temporarily storage on site of all hazardous or toxic substances will be in safe containers labelled in line with Material Safety Data Sheet (MSDS), with details of composition, properties, and handling information. • Segregate waste as recyclable, hazardous and non-hazardous waste. • Non-hazardous wastes, inert and biodegradable wastes and also recyclables must be collected separately, and special attention must be paid to prevent hazardous wastes in leak-proof container to prevent spillage and leaching in case of mixing with other types of waste. • Collect, store and transport waste to appropriately designated /controlled licensed disposal areas/facilities (such as excavation waste storage areas, sanitary landfills, recycling/recovery facilities, etc.). Submit an official letter to IPCU stating that these wastes will be accepted at licensed sites • Temporary waste storage area (to be established at the construction area) should be on impermeable ground, covered with a roof, and equipped with a suitable drainage system, proper spill kits and appropriate firefighting equipment. Wastes shall be temporarily stored in this area in separate compartments (labelled with waste codes) according to their types in order not to react with each other. Hazardous wastes shall be stored in the								

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	temporary waste storage area for a maximum of six (6) months and non-hazardous wastes for a maximum of one year. • Hazardous waste shall be transferred to a licensed disposal facility via licensed waste transportation companies, and recyclable wastes to a relevant licensed recycling/recovery facility. All protocols and waste logs shall be submitted to the IPCU. • Train workers on correct transfer and handling of fuels and other substances and require the use of gloves, boots, aprons, eyewear and other protective equipment for protection in handling highly hazardous materials.								
Stakeholder Engagement and Grievance Mechanism Construction-related complaints and temporary disruption to the local community including eligible property owners	• Follow the relevant measures suggested in the SEP. • Early liaison and effective communication shall be carried out with people who may be affected by the work of the contractor and supervision consultant. • Implementation of a program of ongoing liaison and respect for the local environment and residences shall be formed • The **supervision consultant will appoint a dedicated person(s)** accountable for community liaison who will be focused on engaging with the community to provide the appropriate information and to be the first line of response to resolve issues of concern. • The Project Grievance Mechanism shall be implemented through the opening and closing of forms and complaints. • The names and contact telephone numbers and e-mail addresses of all site personnel with responsibilities for both supervision and management of the works will be displayed on the site information boarding. • Once planning consent has been obtained, formal contact will be established with the mukhtar of the neighborhood and those who could potentially be affected by the construction will be informed	X	X		Records of complaints Stakeholder engagement records		X		IPCU Contractor (Implementation) Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	via mukhtar. This will include consultation with relevant E&S risk management instruments and identifying any particularly sensitive times of the day. • Outside normal working hours, security personnel will act as the main point of contact via a dedicated phone number. Security will alert the person(s) accountable for liaison if necessary (available 24 hours). • **All workers will sign/commit to and be trained on the Code of Conduct to** manage the potential adverse impacts on social cohesion and Sexual Exploitation and Abuse/Sexual Harassment (SEA/SH) risks. • Any complaints will be logged, fully investigated, and responded to quickly, advising what action has been taken. Complaints will be registered and reported to the Contractor, Training Consultant, Supervision Consultant and also IPCU. • **Public notice boards will be established at site entrances** during the Planning and Construction phases, providing relevant contact details of the for liaison including environmental matters.								
Labor and Working Conditions: Risks associated with potential labor influx (such as child labor risks, gender-based violence and harassment, human rights risks, etc.) and other labor issues	• **Follow the relevant measures in Labor Management Plan (LM Plan) to be prepared by the Contractor** in accordance with project LMP. • Workers will be provided with information and documentation that is clear and understandable regarding their terms and conditions of employment such as their rights under national labor and employment law (which will include any applicable collective agreements). • Workers will be paid on a regular basis as required by national law and project LMP. • Workers will be provided with adequate periods of rest per week, annual holiday and sick, maternity and family leave, as required by national law and project LMP.		X		Visual inspection of control measures Health records Employee records Training records	X			Contractor (Implementation) Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	• Workers will receive written notice of termination of employment and details of severance payments in a timely manner. • Workers will be employed on the principle of equal opportunity and fair treatment, and there will be no discrimination with respect to any aspects of the employment relationship. • Project workers, including specific groups of workers, such as women, people with disabilities, migrant workers and children of working age, will be provided with appropriate measures of protection and assistance in line with ESS2 of WB ESF. This process will be executed in accordance with the project LMP. • Workers are allowed to participate, or seek to participate, in workers' organizations and collective bargaining or alternative mechanisms. • Children under the minimum age of 18 will not be employed or engaged by the Contractor in connection with this sub-project. • Forced labor, which consists of any work or service not voluntarily performed that is exacted from an individual under threat of force or penalty, will not be used in connection with this sub-project. • Prior to commencement of any activities at the project site, a worker's GM will be established by the Contractor at the construction site for all workers to raise workplace concerns. Contact details of the worker's GM will be provided to workers during the induction training. • All workers will receive training about their rights under national labor and employment law and regarding the GM upon recruitment and before the implementation of the work. • Code of Conduct will be shared with project workers during employment. All workers are obliged to comply with the Code of Conduct and sign relevant documentation at the time of				Records of worker's complaints				

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	employment. • Movement in and out of the construction site will be controlled, and unauthorized access to the site will be prevented. • Contractor will confirm that workers are fit for work before they start work, paying special attention to workers with underlying health issues or who may be otherwise at risk. • The Contractor shall provide information and awareness of communicable diseases to workers. • The Contractor shall arrange safe drinking water, adequate toilet facilities for both genders, accommodation, rest and dining areas for the workers. • The Contractor shall provide a first aid kit with bandages, antibiotic cream, etc. or health care facilities, and shall identify and train an adequate number of workers to provide first aid during medical emergencies.								
Cultural Heritage Chance Find	• Effective communication with local authorities, heritage organizations, and the community will ensure proper handling of any cultural heritage • No disturbance of cultural or historic sites. • If encountered with any cultural heritage/assets during construction works (especially excavation and earthworks) apply the chance finds procedure (see Annex 4 of ESMF of the project).	X	X		Chance finds records		X		IPCU Contractor *(Implementation)* Supervision Consultant
Biodiversity: Potential risks to flora and fauna due to construction activities and improper waste management	• According to Planned Areas Development Regulations (published in the Official Gazette dated July 03, 2017, and numbered 30113 and Attachment: RG-31/12/2022-32060) for residential, trade, tourism, education, worship, health, and sports parcels: 1 tree per 30 m² of area outside the building footprint. If planting on the parcel is not feasible, trees must be planted in designated public areas per zoning plans • Tree planting and the use of fire-resistant native plant species in		X		Tree plantation records Screening Visual inspection			X	Contractor (Implementation) Supervision Consultant

Potential Risks and Impacts	Proposed Mitigation Measures	Phase			Indicators for monitoring	Frequency of Monitoring			Responsibility for implementation and monitoring
		Planning	*Construction*	*Operation*		Continuous	Monthly	Quarterly	
	landscaping projects can mitigate urban heat island effects while supporting ecological functions				of control measures				
Asbestos Management: Environmental, health and safety risks due to asbestos or asbestos-containing materials	• If asbestos or asbestos containing materials (ACM) are found at a construction site, they should be clearly marked as hazardous waste and managed according to a comprehensive Asbestos Management Plan (AMP). • The AMP should outline detailed procedures for the safe handling, containment, removal, and disposal of ACM, ensuring compliance with local and international regulations. • The asbestos should be appropriately contained and sealed to minimize exposure. • Prior to removal, if removal is necessary, ACM should be treated with a wetting agent to minimize asbestos dust. • If ACM is to be stored temporarily, it should be securely placed inside closed containers and clearly labelled.		X		Visual inspection of control measures Asbestos or ACM removal records		X		Contractor (Implementation) Consultant (Supervision)

6. Roles and Responsibilities

The activities to be carried out under the Site-Specific Environmental and Social Management Plan (ESMP) and the parties responsible for these activities are presented in Table 2.

Table 2 Roles and Responsibilities

Responsible Party	Roles and Responsibilities
IPCU	• Hire/appoint one environmental, one social, and one OHS specialist to ensure the effective management and monitoring of environmental, social, and OHS risks in compliance with project requirements. • Through its environmental, social and OHS specialists; - Coordinate closely with local authorities, contractors, and community leaders to ensure alignment with project goals, environmental and social requirements, and stakeholder expectations. - Develop and maintain a centralized database to track the implementation of environmental and social mitigation measures, grievances, and monitoring data, ensuring accessibility and up-to-date information for reporting to the World Bank and other stakeholders. - Provide oversight, support, and quality control for field staff and contractors working on environmental and social risk management. - Ensure subprojects are screened against the Exclusion List (Table 5 of ESMF of the project). - Prepare E&S Screening Forms for each of the subprojects and submit them to the WB for approval. - For activities requiring ESMPs, prepare site-specific ESMPs by customizing the project level ESMP (Annex-3 of ESMF of the project) and submit at least first five (5) ESMPs for prior review and no objection by the WB for disclosure and consultation purposes. - Disclose and consult upon the WB cleared version of the site specific ESMPs prior to the initiation of the tendering process. Following the consultations, update the site-specific ESMPs to incorporate the outcomes of the consultations and submit it to the WB's clearance for tendering purposes. - Ensure all tender, bidding and contract documents include relevant E&S management provisions and references to relevant E&S instruments (i.e. ESMPs, SEP, LMP, etc.). - Ensure site-specific ESMPs are annexed to the relevant tendering documents. • Train central and field staff, as well as contractors, on implementing the ESMF and associated plans. • Prior to commencement of civil works, review and approve C-ESMP, LM Plan and E&S sub-management plans to be prepared by the contractor and ensure their implementation throughout the duration of subproject implementation. - Visit and monitor E&S performance of construction sites monthly and maintain all correspondences with governmental authorities. - Establish and maintain a grievance mechanism and resolve complaints at all levels. - Notify the World Bank of any serious E&S incidents within 48 hours and provide incident reports with root cause analysis and corrective actions within 10 days. - Oversee the implementation and monitoring of environmental and social mitigation measures.

	- Maintain documentation of progress and prepare consolidated reports for submission to the World Bank on a quarterly basis.
Supervision Consultants (Construction)	• Overseeing daily implementation and monitoring of environmental, social and health and safety (ESHS) mitigation measures, and report progress and ESHS performance of the sub-projects to the implementing IPCU monthly. • Ensure contractors comply with legislation, site-specific ESMPs and relevant E&S sub-management plans. • Maintain one OHS specialist and one Environmental and Social Specialist (full time site-specific assignment may be required according to sub-project complexity) with relevant certification and/or experience in charge of E&S management, as required. • Monitor daily performance and implementation of E&S mitigation measures and report progress monthly (as per the reporting requirements described in Section 5.1.c. of IRP ESMF) to the IPCU. • In coordination with IPCU, review and approve C-ESMP, LM Plan and E&S sub-management plans prepared by the contractor and ensure their implementation throughout the duration of subproject implementation. All approved documents will be submitted to IPCU within 5 business days. Any deficiencies or non-compliances identified by IPCU will be communicated to the contractor by the supervisor, and the contractor will be required to address them within 15 business days. • Provide training to contractors on E&S and OHS measures. • In close collaboration with the IPCU, ensure effective implementation of the SEP at the site level. • When/where relevant, address grievances received from the stakeholders. • Inform the IPCU about serious E&S (including OHS) incidents immediately.
Contractors	• Prior to commencement of any civil works prepare C-ESMP, LM Plan and relevant E&S sub-management plans and submit these documents to the IPCU for their review and approval. • Maintain one OHS specialist and one Environmental and Social Specialist with relevant certification and/or experience in charge of E&S management, as required (full time site-specific assignment may be required according to sub-project complexity). • Ensure implementation of and compliance with the Project's environmental and social mitigation measures as outlined in the C-ESMP, LM Plan and relevant E&S sub-management plans, and contract documents, and ensure adherence to national and local legislation. • Address construction-related grievances as per the GM procedure described in the Project SEP and escalate unresolved issues to Supervision Consultants/IPCU immediately. • Notify Supervision Consultant/IPCU through of any serious E&S incidents immediately. • Monitor site activities on daily basis and report on the E&S performance to supervision consultants/IPCU on monthly basis. • Provide regular training and capacity-building sessions for the workforce on, but not limited to, E&S risk management (labor rights and obligations under the LMP, Stakeholder engagement practices based on SEP requirements, ERP, OHS plan, community safety and traffic management plan, waste management plan, Code of Conduct, etc.)

7. Capacity Building and Training

The Contractor shall design and implement a structured training program for all project workers and relevant stakeholders. At a minimum, the following trainings will be delivered and repeated periodically:

- Environmental and Social Management & Occupational Health and Safety Induction Training – for all workers before starting site activities.
- Site Access and Orientation Training – including induction for visitors and orientation for newly mobilized workers.
- Traffic and Pedestrian Safety Training – covering movement of heavy vehicles, safe pedestrian crossings, and community-sensitive driving practices.
- Code of Conduct Training – addressing respectful workplace practices, sexual harassment prevention, and interaction with local communities.
- Gender-Based Violence (GBV), Sexual Exploitation and Abuse/Sexual Harassment (SEA/SH) Training – focusing on awareness, prevention, and survivor-centered response.
- Waste Management Training – segregation, storage, transport, and safe handling of construction and hazardous wastes.
- Emergency Preparedness and Response Training – including fire safety, evacuation drills, spill response, and first aid.
- Incident and Accident Reporting Training – procedures for immediate notification, root cause analysis, and corrective actions.
- Grievance Mechanism (GM) Training – how workers and community members can access and use the GM system.
- Stakeholder Engagement and Communication Training – for E&S staff and supervisors to ensure meaningful interaction with local communities.

The Contractor is responsible for organizing and financing these trainings, either internally or through external certified providers.

8. Implementation Schedule and Cost Estimates

An indicative cost schedule has been prepared for the mitigation and capacity building measures to be implemented throughout the Project.

Table 3 Indicative ESMP Implementation Budget[1]

Activity/Cost Item	Potential Cost (USD)
Full-time Environmental, Social & OHS Consultants	80.000,00 USD
Monitoring / Site Visits / C-ESMP Preparation	10.000,00 USD
Trainings, Awareness, Capacity Building	15.000,00 USD
Implementation of SEP & ESMP Measures	10.000,00 USD
Communicable Disease Prevention	5.000,00 USD
TOTAL	120.000,00 USD

9. Stakeholder Engagement and Grievance Mechanism

Stakeholder engagement is an inclusive and continuous process to be carried out throughout the Project lifecycle. It supports the establishment of strong, constructive, and responsive working relationships and is essential for the successful management of the Project's environmental and social (E&S) risks and impacts.

Within the scope of the Istanbul Resilience Project (IRP), a Stakeholder Engagement Plan (SEP) has been prepared to guide structured engagement with stakeholders, including the management and users of potentially affected or directly benefiting buildings including nursing home residents, staff, caregivers, and residents' relatives.

The SEP facilitates the management of stakeholder expectations and risks, helps reduce potential conflicts and delays, and ensures early, frequent, and transparent communication.

The SEP also establishes accessible and inclusive tools for affected people to raise concerns, suggestions, and grievances, enabling the Istanbul Project Coordination Unit (IPCU) and other responsible institutions to respond and manage issues effectively.

Following the disclosure of the draft version of this site-specific ESMP on 03 April 2026, a public consultation meeting was held on 21 April 2026 at 10:30 in relation to the Maltepe Nursing Home subproject. The meeting took place at Maltepe Nursing Home, Istanbul, and was organized in line with the stakeholder engagement and information disclosure standards of the IRP.

The invitation to the meeting was formally conveyed through the Istanbul Provincial Directorate of Family and Social Services, as the beneficiary institution of the subproject, via an official letter presented in Annex 6. In addition, a public announcement was made through the IPCU's official website and to ensure broader stakeholder awareness and participation, as shown in Annex 7.

The consultation meeting was attended by representatives from the Istanbul Provincial Directorate of Family and Social Services, including senior management and departmental officials, as well as the management of the Maltepe Nursing Home (Maltepe Nursing Home Elderly Care and Rehabilitation Center Directorate), in addition to nursing home residents and staff. A total of 53 participants attended the meeting, comprising 23 men and 30 women, based on the participant list prepared for the event. As the meeting took place at Maltepe Nursing Home, no specific transportation arrangements were required for participants to attend the meeting. The minutes of the meeting are provided as Annex 8 to this site-specific ESMP.

During the meeting, participants were informed about the IRP and the key environmental and social aspects of this site-specific ESMP. In addition, the IPCU architect presented the project visuals, including the site layout, nursing home access and circulation arrangements, room and floor plans. The presentation also covered the new technical and resilience-enhancing features of the building, such as natural ventilation solutions, rooftop photovoltaic panels for electricity generation, and rainwater harvesting and storage systems, along with their intended uses. Furthermore, it was explained that the generator capacity will be increased to support uninterrupted operation during emergencies, electrical outlets will be provided for public use, manholes will be installed in landscaped areas to enable the connection of portable toilets and showers when needed, and designated areas can be converted into a dining facility to support emergency response and shelter functions. The presentation materials used for the subproject-specific ESMP briefing and the Maltepe Nursing Home Reconstruction Project Design presentations are provided in Annex 9 and Annex 10, respectively. Photographs taken during the information and consultation meeting are presented in Annex 11.

Participants raised a range of questions and comments primarily related to the scope of the reconstruction works, design features of the new buildings, and operational aspects of the facility. Key issues included

clarification on the location of the new construction and the status of existing buildings, design elements such as the inclusion of separate sinks for hygiene and food preparation, availability of floor kitchens, and the rationale for demolition instead of renovation. Participants also inquired about whether a kindergarten facility would be included in the campus design.

In addition, participants emphasized the importance of preserving existing trees within the campus and requested that grievance and communication channels be made more accessible through printed materials. Concerns related to room pricing were also raised; however, this issue was noted to be outside the scope of the project.

All questions were addressed during the meeting by the project team and the design consultant. Clarifications were provided in line with the project scope, technical assessments, and institutional responsibilities. Where applicable, feedback—such as the request for printed grievance materials and considerations for tree preservation—was acknowledged and will be taken into account during implementation.

Overall, no objections to the subproject were expressed, and stakeholders demonstrated general support for the reconstruction, particularly recognizing the project's contribution to improved living conditions, enhanced safety standards, and disaster resilience. Attendance sheets and participant records were collected with wet signatures and are securely archived by the IPCU in compliance with the Law on the Protection of Personal Data (KVKK). These records are retained solely for project documentation, monitoring, and audit purposes and are not publicly disclosed.

A dedicated Grievance Mechanism has been established to ensure that any grievances or requests related to subprojects financed under the IRP —raised by contractors, supervision staff, building users, or the community—are addressed in a timely, effective, and fair manner. The GM operates through multiple accessible channels, as detailed below:

Project-Specific Channels (IPCU)

- **Hotline (phone):** +90 (216) 505 55 00 (during working hours)
- **E-mail:** *info@ipkb.gov.tr*
- **Postal Address:** Istanbul Project Coordination Unit (IPCU), Kısıklı Mah. Alemdağ Yan Yolu Cad. No:6, 34692 Üsküdar/İstanbul
- **In-person:** Stakeholders may visit IPCU offices during working hours
- **Online Grievance/Suggestion Form:** *https://www.ipkb.gov.tr/sikayet-formu/*
- **Social Media Channels:**
    - Twitter: *https://x.com/ipkbgovtr*
    - Facebook: *https://www.facebook.com/ipkbgovtr*
    - Instagram: *https://www.instagram.com/ismepipkb/*
    - LinkedIn: *https://www.linkedin.com/company/ipkb*
    - YouTube: *https://www.youtube.com/user/IPKBirimi*
- **On-site Complaint/Suggestion Boxes:** These will be established at project sites and IPCU offices, once activities commence on site, ensuring anonymity and confidentiality.

National Channels

- **CİMER (Presidency's Communication Center):**
    - Website: *www.cimer.gov.tr*
    - Call Center: 150
    - Phone: +90 (312) 590 20 00
    - Fax: +90 (312) 473 64 94
    - Mail: Presidency of the Republic of Türkiye Directorate of Communications
    - In-person: Through provincial/district governorates and ministries

- **YİMER (Foreigners Communication Center):**
  - Website: *www.yimer.gov.tr*
  - Call Center: 157
  - Phone: +90 (312) 157 11 22
  - Fax: +90 (312) 920 06 09
  - E-mail: yimer@goc.gov.tr
  - In-person: At Directorate General of Migration Management offices
- **Istanbul Metropolitan Municipality (IMM) – White Desk (Beyaz Masa):**
  - Hotline: 153 (within Istanbul)
  - Online: *https://beyazmasa.ibb.gov.tr/*

World Bank Channels

- **World Bank Grievance Redress Service (GRS):**

  Project-affected people may submit complaints directly to the GRS if they believe they are adversely affected by a World Bank-financed project.

  - Website:*https://www.worldbank.org/en/projects-operations/products-and-services/grievance-redress-service*
- **World Bank Inspection Panel:**

  Communities and individuals who believe that they are or may be harmed by a project due to the World Bank's non-compliance with its policies may submit a complaint to the Inspection Panel. The Panel independently determines whether harm has occurred and communicates directly with the Bank.

All grievances received through these channels will be recorded, tracked, and responded to in accordance with the Project's Grievance Mechanism Procedures. Roles and responsibilities for managing grievances are described in detail in Section 7 of the SEP**.**

10.Contractor's Reference Documents

The Contractor is expected to utilize all Environmental and Social (E&S) documents prepared under the Istanbul Resilience Project (IRP). Following contract award, the Contractor shall further develop and customize this site-specific Environmental and Social Management Plan (ESMP), which has been prepared in outline by the IPCU experts for the respective subproject.

In addition, the Contractor shall prepare and submit for approval the following site-specific management plans, based on the templates provided in the ESMF annexes:

- Waste Management Plan
- Asbestos Management Plan (AMP)
- Community Health and Safety (CHS)
- Traffic Management Plan
- Occupational Health and Safety (OHS) Plan
- Emergency Response Plan (ERP)
- Contractor's Labor Management Plan (to be prepared in accordance with project LMP)
- Contractor's Grievance Mechanism (GM) Procedures
- Chance Find Procedures

These plans shall be prepared by the Contractor and submitted to the IPCU for review and approval prior to the commencement of construction activities.

All relevant template documents can be accessed through the IRP Environmental and Social Management Framework (ESMF) and its annexes (*see IRP ESMF*), which serve as reference documents for the Contractor.

11.Review and Approval

<table>
<tr><td colspan="2">PREPARED BY: Hande GÜLCAN
IPCU - Environmental Engineer, MSc
Date: 16.03.2026</td></tr>
<tr><td>REVIEWED BY: Aslıhan AL
IPCU – Urban Planner/Social Specialist
Date: 16.03.2026</td><td>APPROVED BY: Burak REİS
IPCU – E&S Management Team Leader
Date: 13.04.2026</td></tr>
</table>

ANNEXES

Annex 1. Site Photographs

Photos 1: Project Area

Photos 2-3: Project Area

Photos 4-5: Project Area

Photos 6-7: Project Area

Photos 8-9: Project Area

Photos 10-11: Dry Riverbed

Photo 12-13: Drone Photos / Project Area

Annex 2. Aerial View of the Project Site and Surroundings

Photo 1-2 The project area and adjacent schools

Photo 3: Area of Influence (AoI) of Maltepe Nursing Home project

Annex 3. Land Registration Documents

Ek-1

TAŞINMAZA AİT TAPU KAYDI (Aktif Malikler için Detaylı - ŞBİ var + Pasif Malikler)

Zemin Tipi	: Ana Taşınmaz	**Ada/Parsel**	: 2611/40
Zemin No	: 24526629	**Yüzölçüm**	: m2
İl / İlçe	: İSTANBUL/MALTEPE	**Ana Taş. Nitelik**	:
Kurum Adı	: Maltepe TM		
Mahalle / Köy Adı	: BAĞLAR BAŞI Mah.		
Mevkii	: MALTEPE		
Cilt / Sayfa No	: 39 / 3892		
Kayıt Durum	: Pasif		

tk48373

MÜLKİYET BİLGİLERİ

Sistem No	Malik	Elbirliği No	Hisse Pay/Payda	Metrekare	Edinme Sebebi - Tarih - Yev.	Terkin Sebebi - Tarih - Yev.
~~55606032~~	~~MALİYE HAZİNESİ~~		~~1960000 / 5161430~~		~~Satış - 09/11/1976 - 11796-~~	- -
~~55606033~~	~~MALİYE HAZİNESİ~~		~~1769000 / 5161430~~		~~Satış - 20/06/1977 - 6739-~~	- -
~~55606034~~	~~MALİYE HAZİNESİ~~		~~TAM~~		~~Satış - 21/06/1978 - 6006-~~	3402 S.Y.nın 22/A Md. Gereğince Yenilemenin Tescili - 28/08/2019 - 21166

TAŞINMAZA AİT TAPU KAYDI (Aktif Malikler için Detaylı - ŞBİ var + Pasif Malikler)

Zemin Tipi	: Ana Taşınmaz	**Ada/Parsel**	: 16853/40
Zemin No	: 107147851	**Yüzölçüm**	: 57.597,79 m2
İl / İlçe	: İSTANBUL/MALTEPE	**Ana Taş. Nitelik**	: TARLA
Kurum Adı	: Maltepe TM		
Mahalle / Köy Adı	: ZÜMRÜTEVLER Mah.		
Mevkii	:		
Cilt / Sayfa No	: 15 / 1464		
Kayıt Durum	: Aktif		

tk48373

TAŞINMAZ ŞERH / BEYAN / İRTİFAK

Ş/B/İ	Açıklama	Malik / Lehdar	Tarih - Yevmiye	Terkin Sebebi - Tarih - Yev.
Şerh	İSTİMLAK MAD:32 18/11/1977 Y: 12311 KARAYOLLARI	KARAYOLLARI GENEL MÜDÜRLÜĞÜ	18/11/1977 - 12311	--
İrtifak	Diğer İrtifak Hakkı : AYEDAŞ GENEL MÜDÜRLÜĞÜ LEHİNE 73,42 M2 LİK AYEDAŞ GENEL MÜDÜRLÜĞÜ ALAN ÜZERİNE 01.09.2036 TARİHİNE KADAR İRTİFAK HAKKI TESİS EDİLMİŞTİR. (Başlama Tarih:08/04/2015,Bitis Tarih:01/09/2036 - Süre:21 Yıl 5 Ay 2 Gün)	AYEDAŞ GENEL MÜDÜRLÜĞÜ	10/04/2015 - 9877	--

Rapor Tarihi / Saati : 12.08.2024 13:59 1

Ek-1

MÜLKİYET BİLGİLERİ

Sistem No	Malik	Elbirliği No	Hisse Pay/Payda	Metrekare	Edinme Sebebi - Tarih - Yev.	Terkin Sebebi - Tarih - Yev.
~~497652973~~	~~MALİYE HAZİNESİ~~		~~1960000 / 5161430~~	~~21.872,17~~	~~Satış - 09/11/1976 - 11796-~~	- -
~~497652975~~	~~MALİYE HAZİNESİ~~		~~1769000 / 5161430~~	~~19.740,75~~	~~Satış - 20/06/1977 - 6739-~~	- -
497652972	MALİYE HAZİNESİ		TAM	57.597,79	3402 S.Y.nın 22/A Md. Gereğince Yenilemenin Tescili - 28/08/2019 - 21166-(Kesinleşme Tar.:25/06/2019)	- -

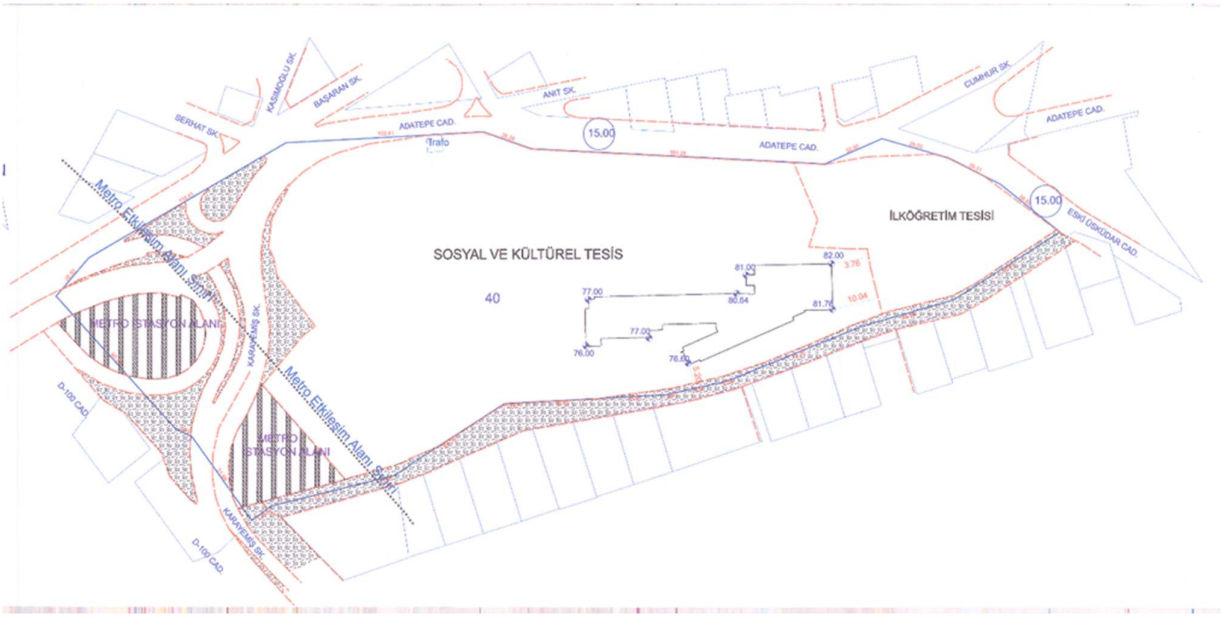
Ş/B/İ	Açıklama	Malik / Lehdar	Tarih - Yevmiye	Terkin Sebebi - Tarih - Yev.
Şerh	İSTİMLAK 20/01/1971 Y: 549	KARAYOLLARI GENEL MÜDÜRLÜĞÜ	20/01/1971 - 549	--
Şerh	İSTİMLAK: 26/04/1972 Y: 2853	KARAYOLLARI GENEL MÜDÜRLÜĞÜ	26/04/1972 - 2853	--
Şerh	İSTİMLAK ŞERHİ: 2942 SAYILI YASANIN 31/B MADDESİ GEREĞİNCE 08/03/1995 YV:985	KARAYOLLARI GENEL MÜDÜRLÜĞÜ	08/03/1995 - 985	--

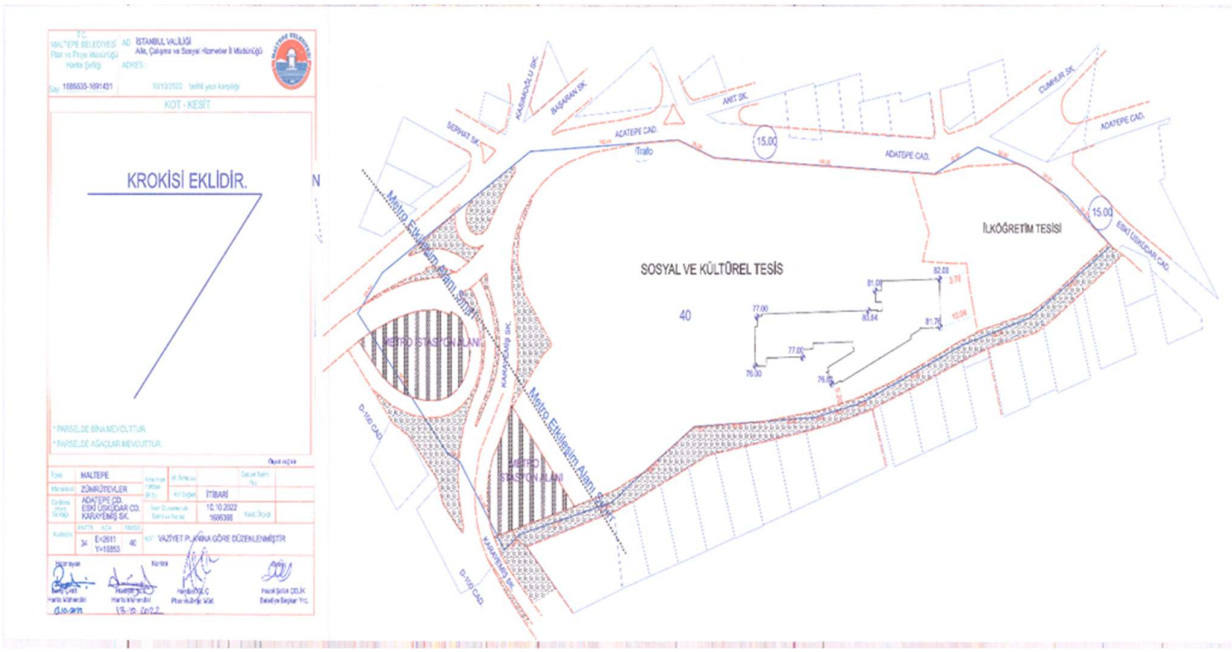
* Tesis edilen şerhler ve beyanlar salt elektronik ortamda tutulmaktadır.

Raporlayan: tk48373
Oktay BİNGÖL
Kaydına Uygundur.
12.08.2024

Rapor Tarihi / Saati : 12.08.2024 13:59 2

Annex 4.Topographic survey

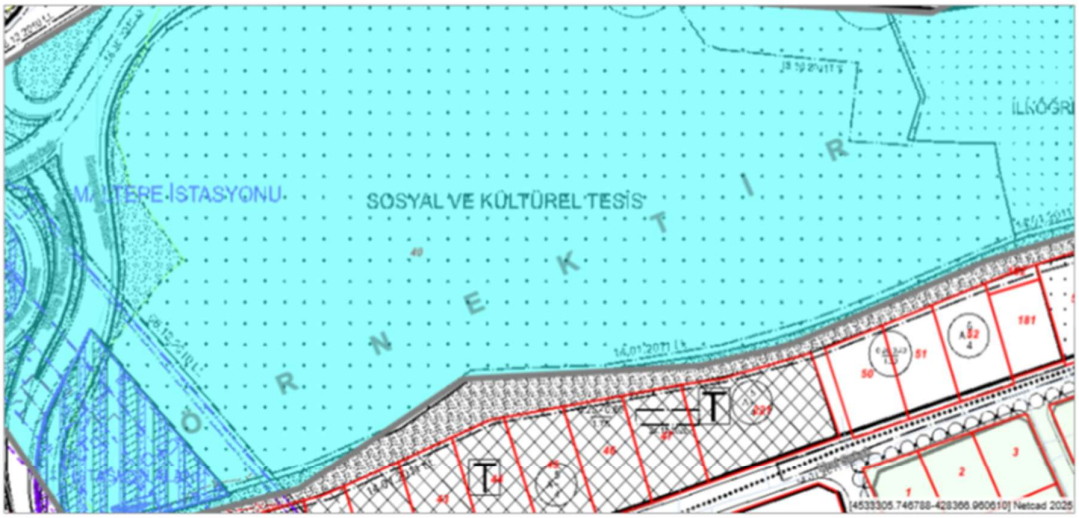




Annex 5. Zoning Status Letter

T.C. MALTEPE BELEDİYESİ

İMAR VE ŞEHİRCİLİK MÜDÜRLÜĞÜ



Mer'i İmar Planı	1/1000 Ölçekli Maltepe E-5 Kuzeyi Uygulama İmar Planı
Fonksiyon	Kısmen Yeşil Alan (2160.260 m²) · Kısmen Kültürel Tesis Alanı (36834.195 m²) · Kısmen İlköğretim Tesis Alanı (6487.067 m²) · Kısmen Yeşil Alan (916.709 m²)

Tasdik Tarihi	15.2.2008 00:00:00
Ölçeği	1/1000
İlçe	MALTEPE
Mahalle	ZÜMRÜTEVLER

Pafta	-
Ada	16853
Parsel	40
Hesap Alanı	57597,7940999932 m²

Bina Yüksekliği	-
Ön Bahçe	-
Yan Bahçe	-
Arka Bahçe	-
Bina Derinliği	-

Kat Adedi	-
İnşaat Nizamı	-
T.A.K.S	-
K.A.K.S (Emsal)	- (-)
Kot Alınacak Nokta	-

Açıklama	BİLGİLER TEK FONKSİYONA AİTTİR. DİĞER FONKSİYONLARA İLİŞKİN BİLGİLER İÇİN İMAR MÜDÜRLÜĞÜ'NE BAŞVURUNUZ.
Kısıtlama	

KADASTRO PARSEL KONUM BİLGİSİ (3)	
Projeksiyon:	ITRF96, Transvers Merkator (TM), Dilim Genişliği=3°, D.O.M=30° Harita
Kartezyen Koordinat	SAĞA (Y) = 428255.46m - YUKARI (X) = 4533242.22m
Coğrafi Koordinat	40°55'51.022" N 29°8'53.394" E Google Maps Yandex Maps OpenStreet Maps
MEGSİS Parsel	TKGM|Parsel Sorgu

YALNIZCA BİLGİ AMAÇLIDIR
Herhangi bir resmi işlem için kullanılamaz
Sağlıklı Günler Dileriz.
Bu belge 18.06.2025 tarihinde hazırlanmıştır.

netcad

Annex 6. Official Invitation Letter for the Public Information and Consultation Meeting

T.C.
İSTANBUL VALİLİĞİ
İstanbul Proje Koordinasyon Birimi

Sayı : IPKB/IRP/2026- ..../..../2026
Konu : Maltepe Huzurevi
Çevresel ve Sosyal Yönetim Planı
Paydaş Bilgilendirme ve İstişare Toplantısı

İSTANBUL AİLE VE SOSYAL POLİTİKALAR İL MÜDÜRLÜĞÜNE

Birimimiz tarafından 2006 yılından bu yana İstanbul Sismik Riskin Azaltılması ve Acil Durum Hazırlık Projesi (İSMEP) yürütülmektedir. Bu süre zarfında İstanbul Proje Koordinasyon Birimi (İPKB), olası bir deprem durumunda kamu yapılarının risklerini azaltmayı hedeflemiş ve Türkiye Hazinesi katkılarıyla projeye dış finansman sağlayarak deprem hazırlık çalışmalarını sürdürmektedir.

Bununla birlikte, günümüzde iklim değişiklikleri ve yaşanan diğer büyük felaketlerden çıkarılan dersler, şehirlerin afet hazırlıklarını daha bütüncül bir yaklaşımla ele alma gerekliliğini ortaya koymuştur. Bu doğrultuda İPKB, Dünya Bankası ile iş birliği içinde "İstanbul Dirençlilik Projesi (IRP)"ni geliştirerek uluslararası standartlara uygun bir risk azaltma ve dirençlilik çerçevesi sunmayı hedeflemektedir.

Bu kapsamda, İstanbul Dirençlilik Projesi'nin "Çevresel ve Sosyal Yönetim Çerçevesi (ÇSYÇ)"nin nasıl uygulanacağına dair bir bilgilendirme ve değerlendirme toplantısı, ilgili kurumların katılımlarıyla, 25 Şubat 2025 tarihinde düzenlenmiştir. Bu süreçte IRP kapsamında yeniden yapımı gerçekleştirilecek olan Maltepe Huzurevi için Paydaş Bilgilendirme ve İstişare Toplantısı, 21.04.2026 tarihinde saat 10.30'da Zümrütevler, Adatepe Cd. No:2, 34852 Maltepe/İstanbul adresinde bulunan Maltepe Huzurevi'nde gerçekleştirilecektir. Maltepe Huzurevi taslak sahaya-özel Çevresel ve Sosyal Yönetim Planı www.ipkb.gov.tr web sitemiz üzerinde aşağıdaki bağlantı adresinde tüm taraflarca değerlendirilmek üzere paylaşılmıştır.

https://www.ipkb.gov.tr/e-kutuphane/cevre-ve-sosyal-dokumanlar/

Söz konusu toplantıya, Maltepe Huzurevi çalışanlarının, huzurevi sakinlerinin ve ilgili muhtarlık aracılığıyla huzurevi çevresinde yaşayan mahalle sakinlerinin katılım sağlaması büyük önem taşımaktadır. Bu çerçevede, 21.04.2026 tarihinde saat 10.30'da Zümrütevler, Adatepe Cd. No:2, 34852 Maltepe/İstanbul adresinde bulunan Maltepe Huzurevi'nde gerçekleştirilecek "Paydaş Bilgilendirme ve İstişare Toplantısı"na iştirak edilmesi hususunda gereğini arz ederim.

Yalçın KAYA
Direktör

T.C. İSTANBUL VALİLİĞİ İPKB İSTANBUL PROJE KOORDİNASYON BİRİMİ
Kısıklı Mah. Alemdağ Yan Yolu Cad. No:6 34692 Üsküdar/İSTANBUL
Tel: 0 (216) 505 55 00 Faks: 0 (216) 225 04 85
info@ipkb.gov.tr www.ipkb.gov.tr

Annex 7. Public Announcement of the Consultation Meeting

A. Website Announcement

B. Instagram Announcement

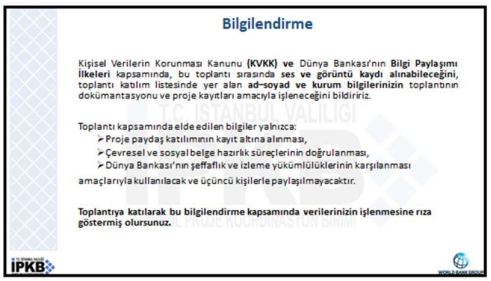
Annex 8. Minutes of the Public Information and Consultation Meeting

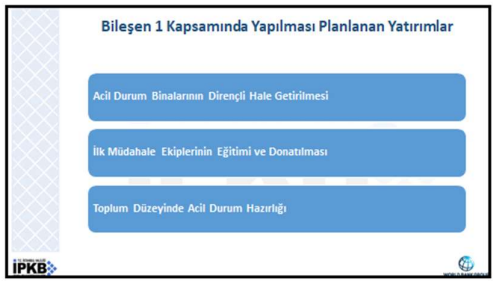
Stakeholder (Group or Individual)	Dates of Consultations	Summary of Feedback	Response of Project Implementation Team	Follow-up Action / Next Steps
Individual / Participant	21.04.2026	It was requested that the distribution of grievance and feedback channels in printed format for easier access.	The request was accepted. Printed materials detailing all communication and grievance channels will be provided to the nursing home residents.	Distribute printed grievance and communication materials during the mobilization period, prior to the commencement of construction works.
Individual / Participant	21.04.2026	It was asked about the exact location of the new construction and the status of the existing main building.	It was clarified that three existing vacant buildings will be demolished for the proposed development of the project. The current main buildings (A and B Blocks) will remain operational and continue to be used.	Post the layout of the project with clear markings indicating the buildings to be demolished, those to be reconstructed, the project site, etc. On the noticeboards, within the campus.
Individual / Participant	21.04.2026	It was asked whether the room rates for single and double rooms would change in the new building.	It was stated that this question is not related to the project scope. The Facility Manager addressed the question, stating that financial adjustments and pricing policies will be finalized and announced after the construction phase.	N/A
Individual / Participant	21.04.2026	It was requested clarification on whether rooms would include separate	It was confirmed that the architectural design includes	N/A

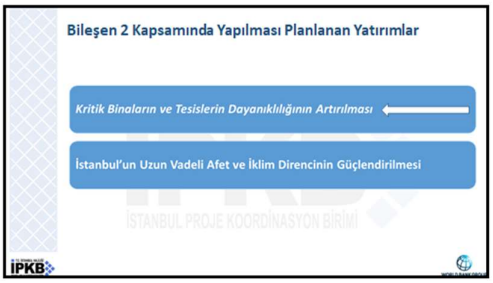
		sinks for food preparation (vegetable washing) and personal hygiene (washing hands).	one sink within the kitchenette area and another sink within the bathroom/toilet area for handwashing purposes.	
Individual / Participant	21.04.2026	It was asked whether there would be separate kitchens on each floor of the new buildings.	It was confirmed that floor kitchens are integrated into the design to enhance resident comfort and communal living.	N/A
Individual / Participant	21.04.2026	It was asked about how the decision had been made to demolish and rebuild instead of renovating.	It was explained that detailed structural and seismic assessments indicated that the existing buildings are structurally vulnerable to earthquakes. Consequently, reconstruction has been identified as an opportunity to develop disaster-resilient, modern facilities in compliance with applicable structural design and safety standards.	N/A
Individual / Participant	21.04.2026	It was asked whether a kindergarten/daycare facility for staff is included in the campus design.	It was stated that a nursery is not included in the current design scope, as no prior demand had been identified during the initial planning phase.	Consult with the facility administration to confirm whether there is a current demand for a kindergarten/daycare facility and assess the feasibility of its inclusion in the design, if required.

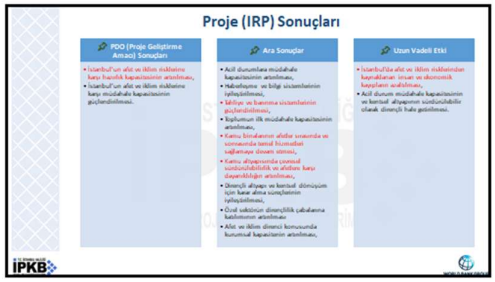
Individual / Participant	21.04.2026	It was expressed that there are concerns regarding the protection of the numerous trees located within the campus.	The design consultant provided assurance that the site plan was specifically designed to preserve existing trees as much as possible. Trees that cannot remain in place will be professionally transplanted. A comprehensive landscaping plan will be implemented post-construction.	

Annex 9. Site-Specific ESMP Presentation Materials




Bileşen 1 Kapsamında Yapılması Planlanan Yatırımlar
Acil Durum Binalarının Dirençli Hale Getirilmesi
İlk Müdahale Ekiplerinin Eğitimi ve Donatılması
Toplum Düzeyinde Acil Durum Hazırlığı
İPKB


Bileşen 2 Kapsamında Yapılması Planlanan Yatırımlar
Kritik Binaların ve Tesislerin Dayanıklılığının Artırılması
İstanbul'un Uzun Vadeli Afet ve İklim Direncinin Güçlendirilmesi
İPKB


Proje (IRP) Sonuçları
PDO (Proje Geliştirme Amacı) Sonuçları
Ara Sonuçlar
Uzun Vadeli Etki
İPKB

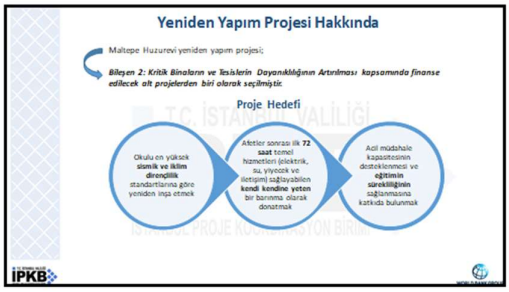

Çevresel ve Sosyal Yönetim Gerekliliği
Projenin ana faaliyeti olan inşaat çalışmaları sırasında;
Bu kapsamda;
İPKB


Dünya Bankası Çevre ve Sosyal Standartları (ÇSS)
ÇSS1 ➢ Çevresel ve Sosyal Risklerin ve Etkilerin Değerlendirilmesi ve Yönetilmesi
ÇSS2 ➢ İşgücü ve Çalışma Koşulları
ÇSS3 ➢ Kaynak Verimliliği, Kirliliğin Önlenmesi ve Yönetimi
ÇSS4 ➢ Toplum Sağlığı ve Güvenliği
ÇSS5 ➢ Arazi Edinimi, Arazi Kullanımına İlişkin Kısıtlamalar ve Gönüllü Yeniden Yerleşim
ÇSS6 ➢ Biyoçeşitliliğin Korunması ve Yaşayan Doğal Varlıkların Sürdürülebilir Yönetimi
ÇSS7 ➢ Yetersiz Hizmet Alan Geleneksel Yerel Topluluklar (Yerli Halklar, Sahra Altı Afrika)
ÇSS8 ➢ Kültürel Miras
ÇSS9 ➢ Finansal Aracılar
ÇSS10 ➢ Paydaş Katılımı ve İstişare
İPKB


Dünya Bankası Çevresel ve Sosyal Standartları (ÇSS)
ÇSS1 ➢ Çevresel ve Sosyal Risklerin ve Etkilerin Değerlendirilmesi ve Yönetilmesi
ÇSS2 ➢ İşgücü ve Çalışma Koşulları
ÇSS3 ➢ Kaynak Verimliliği, Kirliliğin Önlenmesi ve Yönetimi
ÇSS4 ➢ Toplum Sağlığı ve Güvenliği
ÇSS10 ➢ Paydaş Katılımı ve İstişare
İPKB


Dünya Bankası Çevresel ve Sosyal Standartları
Banka, çevresel ve sosyal prosedürlerin bir parçası olarak tüm projeleri dört sınıflandırmadan birine tabi tutmaktadır: Yüksek Risk, Önemli Risk, Orta Risk ve Düşük Risk.
Uygun risk sınıflandırmasını belirlerken Bankaşu konuları dikkate alır:
Projenin türü, yeri, hassasiyeti ve ölçeği;
Potansiyel çevresel ve sosyal risklerin ve etkilerin niteliği ve büyüklüğü;
Kredi kullanıcısının çevre ve sosyal riskleri ve etkileri Çevre ve Sosyal Standartlarla tutarlı bir şekilde yönetme kapasitesi ve taahhüdü.
İPKB


Yayınlanan IRP Ç&S Dokümanlar
Paydaş Katılım ve İstişare Toplantılarında Nihai versiyonları oluşturulmuş ve Onaylanmış Çevre ve Sosyal dokümanlar Türkçe ve İngilizce olarak www.ipkb.gov.tr sitemizde 03.05.2025 tarihinde tüm ilgili tarafların erişebilmesi için paylaşılmıştır.
ÇSTP
Çevre ve Sosyal Taahhüt Planı
ÇSYÇ
Çevre ve Sosyal Yönetim Çerçevesi
İTP
İşgücü Yönetim Prosedürleri
PKP
Paydaş Katılım Planı
İPKB


Yeniden Yapım Projesi Hakkında
Maltepe Huzurevi yeniden yapım projesi;
Bileşen 2: Kritik Binaların ve Tesislerin Dayanıklılığının Artırılması kapsamında finanse edilecek alt projelerden biri olarak seçilmiştir.
Proje Hedefi
Okulu en yüksek sismik ve iklim dirençlilik standartlarına göre yeniden inşa etmek
Afetler sonrası ilk 72 saat temel hizmetleri (elektrik, su, yiyecek ve iletişimi sağlayabilen kendi kendine yeten bir barınma olarak donatmak
Acil müdahale kapasitesinin desteklenmesi ve eğitimin sürekliliğinin sağlanmasına katkıda bulunmak
İPKB

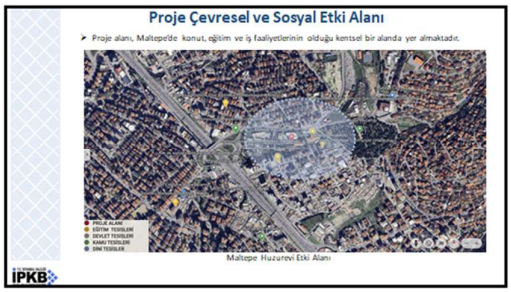

İPKB Görev ve Sorumlulukları
Genel Proje Yönetimi ve Uygulama
Paydaş Katılımı ve İletişim
Çevresel ve Sosyal Yönetim
Teknik ve Finansal Süreçlerin Yönetimi
Şikayet Mekanizmasının İşletilmesi
Eğitim ve Kapasite Geliştirme
İPKB


İlgili Kamu Kurum ve Kuruluşlarının Proje Kapsamındaki Genel Sorumlulukları
İPKB ile yakın koordinasyon içinde çalışarak planlamaların eksiksiz yürütülmesini sağlamak,
İnşaat projelerinde ağır vasıta ana sonlanının gidenlerek, yer tesliminin zamanında yapmak, proje sonunda hafız emeği ve altyapı bağlantılarının yapılması,
Proje uygulamasına yönelik gerekli belge ve dokümantasyonun (Mimik Şartnamesi, Görevlendirmeler, Yaklaşık Maliyet vs) vaktinde sağlanması,
Paydaşlardan gelen geri bildirimlerin ve şikayetlerin İPKB'ye iletilmesini sağlamak,
Afet sonrası geçici barınma alanının kurulumu ve işletilmesi,
Kamu binalarının ve altyapının afet sonrası kullanıma hazır hale getirilmesi,
Sistemlerin periyodik bakım ve onarımlarının yaptırılarak sistemin verimli çalışmasını sağlanması.
İPKB


MALTEPE HUZUREVİ
YENİDEN YAPIM İŞİ
İPKB Ç&S YÖNETİM SORUMLULUKLARIMIZ
(i) Projenin tüm yaşam döngüsü boyunca, projeye ilişkin tüm görsel materyaller, broşürler, Şikayet Mekanizması (ŞM) bilgileri ve dokümantasyon (Çevresel ve Sosyal dokümanlar dâhil olmak üzere) tüm paydaşların erişimine açık olacak şekilde İPKB web sayfası üzerinden kamuoyuyla paylaşılacaktır.
(ii) Bu taahhüt, Paydaş Katılım Planı (PKP) ve projeyle ilgili diğer dokümanlarda tanımlanan proje standartlarına tam uyum içinde yerine getirilecektir.
(iii) İstanbul Proje Koordinasyon Birimi'nin (İPKB) temel sorumluluğu, söz konusu proje standartlarına tam uygunluk sağlayacak şekilde, bu şeffaf ve tutarlı bilgi paylaşım sürecini aktif olarak temin etmek ve sürdürmektir.
İPKB


Proje Alanı Hakkında
Temel tasarım özellikleri şunlardır:
Planlanan inşaat faaliyetleri şunlardır:
İPKB


ÇEVRESEL VE SOSYAL ETKİ TARAMASI
Proje Alanı
İPKB


Proje Çevresel ve Sosyal Etki Alanı
Proje alanı, Maltepe'de konut, eğitim ve iş faaliyetlerinin olduğu kentsel bir alanda yer almaktadır.
Maltepe Huzurevi Etki Alanı
İPKB


ÇEVRESEL VE SOSYAL ETKİ TARAMA SONUÇLARI
Kentsel konum
Proje alanı
Kamu mülkiyeti
Sosyo-Ekonomik Etki
Mevcut altyapı
Yatırım İhtiyacı
Proje Niteliği
Saha, teknik altyapı ve mülkiyet açısından projenin hızlıca başlatılması için uygun olup, hassas alıcılarla olan etkileşim, kentsel doku içerisinde sınırlı ve yönetilebilir seviyededir.
İPKB


İnşaat Faaliyeti Başlıca Çevre Riskleri
Projenin başlıca çevresel risklerinin inşaat işleri ile ilgili tipik riskler ve etkiler olması beklenmektedir.
Toz ve Emisyon: İnşaat kaynaklı toz ve parçacık maddeler
Lojistik Kirlilik: Hafriyat taşıma faaliyetleri sırasında toz ve çamur taşınması
Gürültü Kirliliği: Ağır makine ve araç kaynaklı gürültü yönetimi
Erozyon Riski: Kazı çalışmaları ve yüzey suyu akışının değişmesi sonucu toprak kayması
Titreşim Etkisi: Ekipman çalışması kaynaklı yapısal hassasiyet, titreşim etkileri
Drenaj Sorunları: Sahalarda geçici su birikimi ve drenaj
Atık Yönetimi: Tehlikeli ve tehlikesiz atık üretimi ve bertarafı
İş Kazaları: Yangın, kimyasal sızıntı veya doğal afet riskleri
Kimyasal Kirlilik: Atık yağ ve solvent dökülme riskleri
Çevre kazaları: Tehlikeli madde depolama ve bertaraf süreçleri
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İnşaat Faaliyeti Başlıca Sosyal ve İşgücü Riskleri
İnşaat sahasında iş kazaları ve yaralanma riskleri.
Acil durum yönetimi eksiklikleri ve kazalara müdahale kapasitesinin yetersizliği.
Kişisel koruyucu ekipman (KKE) eksiklikleri ve güvenlik önlemlerinin yetersiz uygulanması.
Kadın çalışanların istihdam edilmemesi veya ayrımcılığa uğrama riski.
Uzun çalışma saatleri ve çalışan refahının korunamaması.
Kırılgan grupların (engelliler, yaşlılar, göçmenler) doğrudan veya dolaylı olarak olumsuz etkilenmesi.
Alt yükleniciler ve taşeronlar tarafından çocuk işçiliği veya zorla çalıştırma ihtimali.
Yerel toplulukların ekonomik faaliyetlerini olumsuz etkileyebilecek geçici veya kalıcı değişiklikler.
Çalışanların işe alım süreçlerinde etik kuralların ihlal edilmesi.
İşçilerin ve toplulukların projeyle ilgili şikayetlerini iletebileceği etkin bir mekanizmanın olmaması.
İnşaat faaliyetlerinin trafik akışını ve yol güvenliğini olumsuz etkileme ihtimali.
Paydaş katılımının yetersiz olması ve halkın proje sürecine dahil edilmemesi.
Şantiye alanında toz, gürültü ve titreşimden kaynaklı sağlık riskleri.
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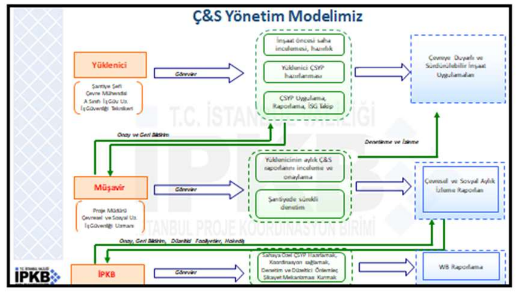
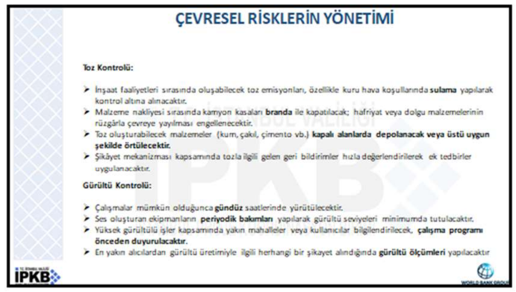
DB Ç&S Risk Değerlendirmesi
Dünya Bankası saha tarama sonucuna göre Maltepe Huzurevi Yeniden Yapım Projesi;
➢ Çevresel Riski Orta,
➢ Sosyal Riski Orta,
olarak belirlenmiştir.
İPKB


Ç&S Yönetim Modelimiz
Yüklenici
Şantiye Şefi
Çevre Mühendisi
A Sınıfı İş Güv. Uz.
İş Güvenliği Teknikeri
Görevler
İnşaat öncesi saha incelemesi, hazırlık
Yüklenici ÇSYP hazırlanması
ÇSYP Uygulama, Raporlama, İSG Takip
Çevreye Duyarlı ve Sürdürülebilir İnşaat Uygulamaları
Onay ve Geri Bildirim
Denetleme ve İzleme
Müşavir
Proje Müdürü
Çevresel ve Sosyal Uz.
İş Güvenliği Uzmanı
Görevler
Yüklenicinin aylık Ç&S raporlarını inceleme ve onaylama
Şantiyede sürekli denetim
Çevresel ve Sosyal Aylık İzleme Raporları
Onay, Geri Bildirim, Düzeltici Faaliyetler, Hakediş
İPKB
Görevler
Sahaya Özel ÇSYP Hazırlamak, Koordinasyon sağlamak, Denetim ve Düzeltici Önlemler, Şikayet Mekanizması Kurmak
WB Raporlama


ÇEVRESEL RİSKLERİN YÖNETİMİ
İnşaat çalışmaları sırasında, bölgede halihazırda mevcut olan ulaşım güzergahları, kanalizasyon, elektrik ve su şebekeleri kullanılacaktır.
ATIK YÖNETİMİ
İnşaat, Hafriyat Atıkları: İnşaat ve/veya alanların kazılması ve dolgu yapılması ile oluşan hafriyat atıkları ilgili Belediye'nin belirlediği alanlara taşınarak depolanacaktır. Atıkların sahaya kabul edildiğine dair ilgili resmi yazılar ile hafriyat izin ve taşıma belgeleri alınacaktır.
Evsel atıklar: Oluşacak evsel nitelikli atıklar kaynağında ayrıştırılacak (plastik, cam, kağıt, vb.) ve değerlendirilebilir nitelikte olanlarını geri dönüşüme katılımı sağlayacaktır. Atıkların uygun bölmelerde ayrıştırılması için çalışanlara eğitimler verilecektir. Atıklar, yetkili Belediye'nin toplama birimine teslim edilecektir.
Tehlikeli Atıklar: Şantiye sahasında oluşması muhtemel tehlikeli ve kimyasal atıklar Çevre Şehircilik ve İklim Değişikliği Bakanlığı Ulusal Çevre Bilgi Sistemi (UÇBS) üzerinden lisanslı bertaraf tesislerine gönderilecektir.
Atıkların taşınması ve depolanması sırasında, çevre ve insan sağlığı açısından gerekli tedbirler alınacaktır.
İPKB


ÇEVRESEL RİSKLERİN YÖNETİMİ
Toz Kontrolü:
➢ İnşaat faaliyetleri sırasında oluşabilecek toz emisyonları, özellikle kuru hava koşullarında sulama yapılarak kontrol altına alınacaktır.
➢ Malzeme nakliyesi sırasında kamyon kasaları branda ile kapatılacak; hafriyat veya dolgu malzemelerinin rüzgârla çevreye yayılması engellenecektir.
➢ Toz oluşturabilecek malzemeler (kum, çakıl, çimento vb.) kapalı alanlarda depolanacak veya üstü uygun şekilde örtülecektir.
➢ Şikâyet mekanizması kapsamında tozla ilgili gelen geri bildirimler hızla değerlendirilerek ek tedbirler uygulanacaktır.
Gürültü Kontrolü:
➢ Çalışmalar mümkün olduğunca gündüz saatlerinde yürütülecektir.
➢ Ses oluşturan ekipmanların periyodik bakımları yapılarak gürültü seviyeleri minimumda tutulacaktır.
➢ Yüksek gürültülü işler kapsamında yakın mahalleler veya kullanıcılar bilgilendirilecek, çalışma programı önceden duyurulacaktır.
➢ En yakın alıcılardan gürültü üretimiyle ilgili herhangi bir şikayet alındığında gürültü ölçümleri yapılacaktır
İPKB


Çevre ve Atık Yönetimi
1
İnşaat esnasında başlıca dikkat edilecek hususlar
✓ Toz kontrolü
✓ Gürültü kirliliği
✓ Toprak kirliliği
✓ Trafik ve yaya güvenliği
✓ Ağaçların korunması
İPKB


Çevre ve Atık Yönetimi
2
Atıkların türüne göre ayrı toplanıp depolanması
✓ Tehlikeli atıklar
✓ Tehlikesiz atıklar (evsel ve geri dönüştürülebilir atıklar)
✓ Atık cinsine göre ayrı konteynerlar
3
Sahada "Atık Yönetimi Yönetmeliği'ne" uygun "Atık Geçici Depolama Alanı" kurulması
✓ Üstü kapalı, kilitli, ayrı bölmeler
✓ Geçirimsiz taban
✓ Atık türü etiketleri
✓ Atık alanı sorumlusu ve irtibat bilgileri levhası
✓ Uyarı levhaları
✓ Yangın söndürücü
İPKB


Çevre ve Atık Yönetimi
4
Lisanslı taşıyıcı firmalar ile gönderim ve Atık kayıtlarının tutulması
UCBS sistemi üzerinden kayıt ve takip
Atık kayıt formu tablosu ile atıkların türüne göre gönderilme zaman ve miktarlarının kayıt altına alınması
Atık Yönetim Uygulaması
İPKB


SOSYAL RİSKLERİN YÖNETİMİ
Çalışmalar, çevrede yaşayanların günlük hayatını en az etkileyecek şekilde yürütülecek; çalışma saatleri buna göre planlanacaktır.
Araç giriş-çıkışları için trafik yönetim planı uygulanacak; malzeme taşıyan araçların hız ve güzergâhları denetlenecektir.
Şantiyedeki tüm çalışanlara davranış kuralları (ayrımcılık, SEA/SH vb.) konusunda eğitim verilecek ve bu kurallara uyum sağlanacaktır.
Halkla düzenli iletişim için Şikâyet Mekanizması işletilecek; başvurular kayıt altına alınıp hızlı şekilde çözülecektir.
Proje istihdamının artmasıyla bölgedeki esnafın ekonomik olarak olumlu etkilenmesi beklenmektedir.
İnşaat alanında güvenlik, uyarı levhaları ve bariyerler sağlanarak yetkisiz kişilerin girişinin önüne geçilecek ve mahalle güvenliği korunacaktır.
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PROJEYE ÖZEL ÇEVRESEL VE SOSYAL YÖNETİM PLANI
İSTANBUL DİRENÇLİLİK PROJESİ
İPKB
https://www.ipkb.gov.tr/wp-content/uploads/2026/04/Ilelak_CSYP.pdf


YÜKLENİCİ ÇSYP VE EK PLANLARI
Atık Yönetim Planı
Asbest Yönetim Planı (AMP)
Toplum Sağlığı ve Güvenliği Planı
Trafik Yönetimi Planı
İş Sağlığı ve Güvenliği (OHS) Planı
Acil Durum Müdahale Planı
Yüklenicinin İş Gücü Yönetim Planı (Proje İYP ile uyumlu olarak)
Yüklenici Şikayet Mekanizması (ŞM) Prosedürleri (İşçiler ve topluluklar için)
Şans Eseri Buluntu Prosedürleri
İPKB


Şikayet Mekanizması ve Kanalları
Projenin sosyal ve çevresel etkilerinden doğrudan ya da dolaylı olarak etkilenen paydaşların endişe/soruni/görüş/şikayetleri kayıt altına alınarak, 15 iş gününde çözüme kavuşturulacaktır.
ŞİKAYET FORMU/E-POSTA
https://www.ipkb.gov.tr/sikayet-formu/
info@ipkb.gov.tr
Twitter: https://x.com/ipkbgovtr
Facebook: https://www.facebook.com/ipkbgovtr
Instagram: https://www.instagram.com/ismegipkb/
Linkedin: @IPKB
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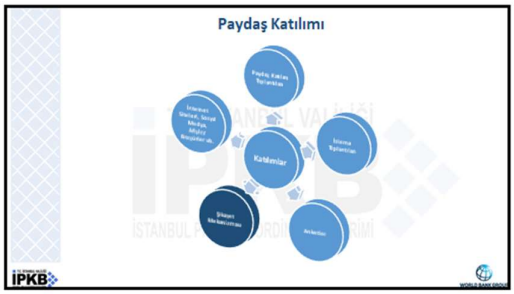
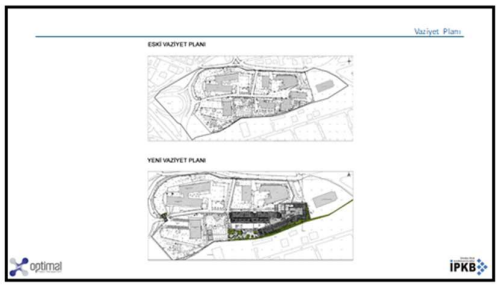
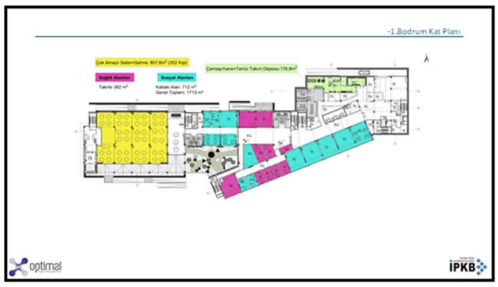
Şikayet Mekanizması Kanalları
İSTANBUL VALİLİĞİ VE İBB
Açık Kapı : Bankalar vasıtası ile yüzyüze
Beyaz Masa : 153 Çağrı Merkezi,
https://beyazmasa.ibb.gov.tr/
CİMER
Portal : https://www.cimer.gov.tr
Çağrı Merkezi : 150
YİMER
Web Sitesi : http://www.yimer.gov.tr
Çağrı Merkezi : 157
İPKB

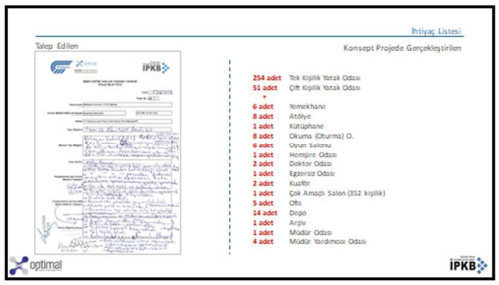

Paydaş Katılımı
Kademler
İPKB

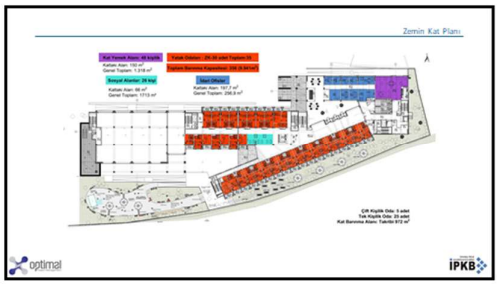

İPKB
GELECEĞİMİZİ GÜÇLENDİRİYORUZ...
İSTANBUL VALİLİĞİ
İSTANBUL PROJE KOORDİNASYON BİRİMİ

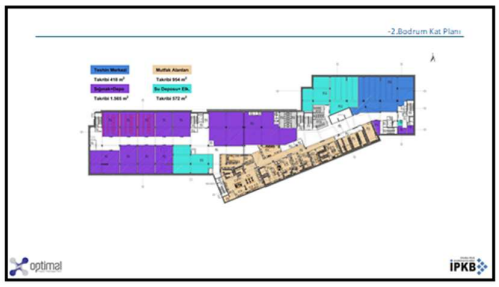
Annex 10. Project Design Presentation

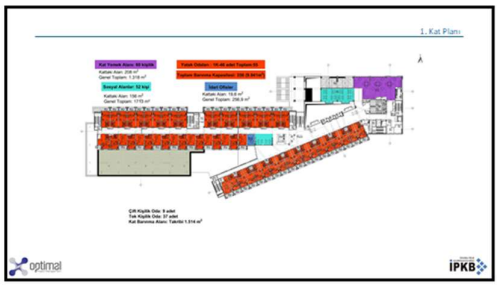

Vaziyet Planı
ESKİ VAZİYET PLANI
YENİ VAZİYET PLANI
optimal
İPKB

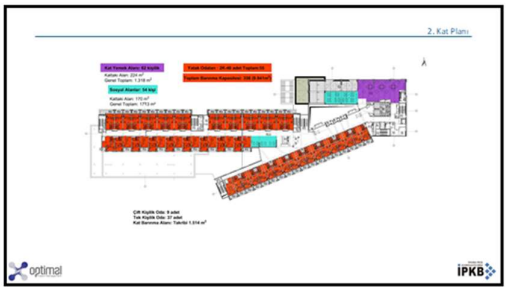

-1.Bodrum Kat Planı
optimal
İPKB

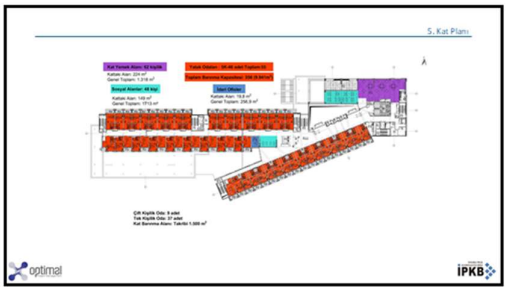

İhtiyaç Listesi
Talep Edilen
Konsept Projede Gerçekleştirilen
254 adet Tek Kişilik Yatak Odası
51 adet Çift Kişilik Yatak Odası
6 adet Yemekhane
8 adet Atölye
1 adet Kütüphane
8 adet Okuma (Oturma) O.
9 adet Oyun Salonu
1 adet Hemşire Odası
2 adet Doktor Odası
1 adet Egzersiz Odası
2 adet Kuaför
1 adet Çok Amaçlı Salon (352 kişilik)
5 adet Ofis
14 adet Depo
1 adet Arşiv
1 adet Müdür Odası
4 adet Müdür Yardımcısı Odası
optimal
İPKB

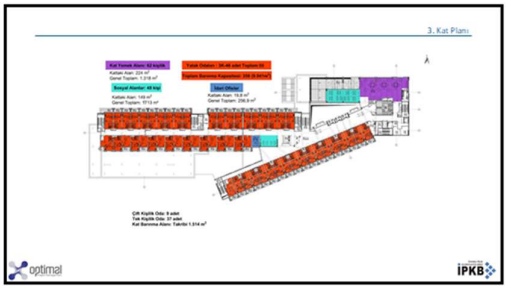

Zemin Kat Planı
optimal
İPKB

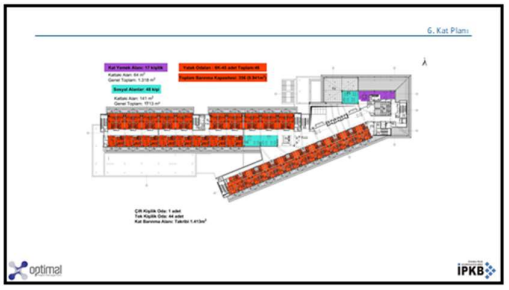

-2.Bodrum Kat Planı
optimal
İPKB

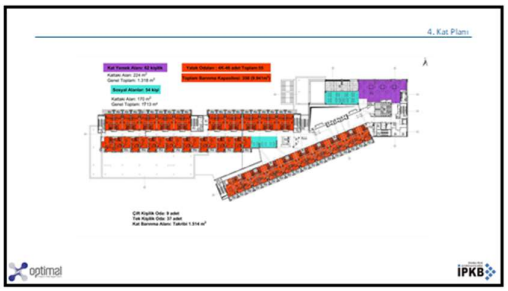

1. Kat Planı
optimal
İPKB


2. Kat Planı
optimal
İPKB


5. Kat Planı
optimal
İPKB

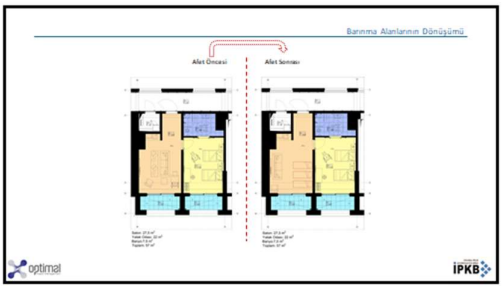

3. Kat Planı
optimal
İPKB

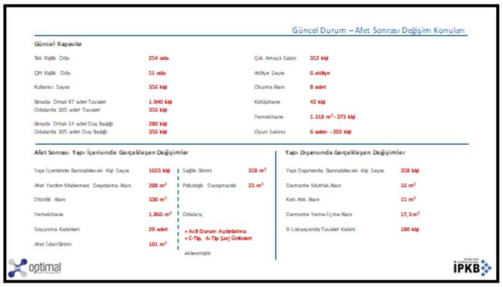

6. Kat Planı
optimal
İPKB


4. Kat Planı
optimal
İPKB

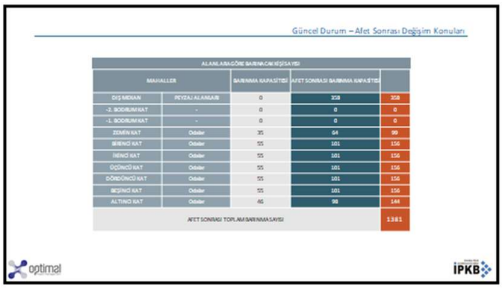

Oda Tipleri
Tek Kişilik Oda Tipi
Çift Kişilik Oda Tipi
optimal
İPKB


Oda Tipleri
Çift Kişilik Oda Tipi
Tek Kişilik Oda Tipi
optimal
İPKB


Barınma Alanlarının Dönüşümü
Afet Öncesi
Afet Sonrası
optimal
İPKB


Güncel Durum – Afet Sonrası Değişim Konuları
Güncel Kapasite
Afet Sonrası Yapı İçerisinde Gerçekleşen Değişimler
Yapı Dışarısında Gerçekleşen Değişimler
optimal
İPKB


Afet Sonrası Kendi Kendine Yeten Yapılar
Yapı Dışında Kalan Barınma Alanları
Öncelikli İhtiyaç Alanları
Teknik Sistemler
Yapı İçinde Kalan Barınma Alanları
optimal
İPKB


Güncel Durum – Afet Sonrası Değişim Konuları
ALANLARA GÖRE BARINMA DEĞİŞİM TABLOSU
MAHALLER
BARINMA KAPASİTESİ
AFET SONRASI BARINMA KAPASİTESİ
DIŞ MEKAN
PEYZAJ ALANLARI
-2. BODRUM KAT
-1. BODRUM KAT
ZEMİN KAT
BİRİNCİ KAT
İKİNCİ KAT
ÜÇÜNCÜ KAT
DÖRDÜNCÜ KAT
BEŞİNCİ KAT
ALTINCI KAT
AFET SONRASI TOPLAM BARINMA SAYISI
1381
optimal
İPKB


TEŞEKKÜRLER
optimal
İPKB

Annex 11. Consultation Meeting Photographs