



ST. BENEDICT COMMUNITY CENTRE

"Education is the key to Success"

Email: st.benedictcommunitycentre2008@gmail.com Tel: +254713039836.



PROJECT: SBCC CHILD CARE CENTER RELOCATION

ORGANISATION: St. Benedict Community Center, reg. CBO

LOCATION: Dandora, Nairobi, Kenya

BENEFICIARIES: Abandoned Children age 4-14 Dandora Slums

PROJECT BUDGET: USD 132'900

GRANT REQUEST: USD 118'800

PROJECT LEAD: Diana Jomo, SBCC Founder

EDUCATION PARTNER: wiLearn 4 Life

Email: st.benedictcommunitycentre2008@gmail.com

Tel: +254 713039836

Email: roland@wilearn.org Tel: +41 762150963

SUMMARY

ST. Benedict Community Centre (SBCC) is a child rescue center located in Dandora, Nairobi Kenya. I am Diana Jomo, a teacher from Western Kenya, moved with compassion as I met with the abandoned children scavenging on the largest dumpsite in Kenya. While studying the plight of school dropouts in Nairobi, I could not ignore the horrific suffering that these vulnerable girls and boys as young as 6 years old would experience. Due to poverty they would wake up hungry very early in the morning and walk straight to the dumpsite to look for the filthy leftovers. Taking decisive action, I established and registered SBCC as a safe haven to offer the destitute children a place of loving care, food, security and a much needed attention to their immediate and long term needs.

At SBCC our staff is united to care, love and seek to restore every one of these young children's hopes and dreams for a better future. Apart from humanitarian assistance SBCC established a strategy to nurture their body, mind and soul through primary education. The children from the dumpsite seeking shelter at the Dandora Center receive one or two meals a day, attend class and have their talents nurtured in a friendly atmosphere where Christian values and virtues are practiced. Everyone shall be given a chance to discover and develop their true potential and become a valued member in Kenya's society despite the lack of parental support. Thus our care does not end with a child's completion of primary education. The center always strives to link the teenies with donors who sponsor a child to transit to secondary boarding school.

Since its establishment in 2008 the SBCC Community Based Organisation operates in dilapidated rented premises in a Nairobi slum called Dandora Phase IV. The premise has small rooms made of old corrugated iron sheet walls and roof, which are not conducive for education and learning purposes. The lack of electricity and the poor drainage system make things worse. Whenever it rains sewer water from the slum usually floods and runs through the classrooms posing a health hazard to children. Cases of children having stomach upsets and respiratory problems are common due to this poor state hygiene at the current location of the school. Besides all this the owner has given the SBCC an eviction notice, which threatens the continuity of our charitable mission. Such uncertainties add stress to management and transcends to the lives of many the vulnerable children who depend on SBCC for their education and survival.

The management of SBCC therefore makes an appeal in support of our relocation project. We pray and plan to establish permanent premises that warrants the care team the needed space to interact with the street children around the Dandora dumpsite.

Thank God for the purchasing of our own property in Dandora, in 2023. It was made possible by a donor through our education partner wiLearn 4 Life from Switzerland. Although the plot we have found available and affordable is small, with just over 120m² a care center in this area can be built up to 5 stories high. We have also chosen it because it is within the area of the dumpsite.

A local architect has made first drawings and cost estimates based upon the plans. The total budget for a 3 story building with classrooms, kitchen, office and meeting places is approximately 100'000 USD. We are looking forward to share these plans with you and hope to see the work of our community based institution flourishing and children's hope and dignity restored through our services.

PROJECT BACKGROUND.

Dandora is located in the eastern part of Nairobi at the main garbage dumpsite of Nairobi. The SBCC care center is located in Dandora Phase 4 not far from the dumpsite. The bad smell from the rotting wastes is an environmental hazard and a health risk to people who directly depend on the dumpsite for their livelihood. At times choking smoke fills the air from the burning waste making it difficult to breath. It causes respiratory diseases among the residents of Dandora. Despite all the health hazards when directly consuming the leftovers for poverty stricken children this dumpsite often has been their only alternative for survival.

Crime rate is high due to high number of children who drop out of school caused by lack of school fees. There are several cases of young boys and girls being killed by either police or mob due to crime. Most of these children are orphans who live with their poor relatives who cannot provide them with good shelter, school uniform, writing materials or a proper diet.

Education therefore plays a vital role as a change agent to children living under challenging circumstances and environment like Dandora. Education has the ability to address inequality, poverty, unemployment and problems associated with illiteracy.

SBCC was founded and registered in 2008 (Annex 1) to address the challenges needy children around the dumpsite of Dandora are facing. The Centre is organized and registered as a Community Based Organisation with a charitable character offering education and humanitarian assistance to these children. The Community Center experienced a steady increase with some fluctuations in children’s



ST. BENEDICT COMMUNITY CENTRE

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OUR CORE AREAS

- Primary Education**
 - 8.4.4 Being faced out
 - Pre-School
 - Lower Grades
 - Upper Grades
- Feeding Program**
 - Breakfast
 - Mid-day Meals
- Spiritual Nourishment**
 - Guiding & Counseling
 - Rehabilitation
 - Fellowship
 - Mentorship
- Talent Naturing**
 - Singing
 - Drawing
 - Acrobats
 - Drama



school enrolment benefitting up to 260 children at one time. The current learner’s population being 113. The first group of beneficiaries are in various secondary schools across the country proceeding with their studies. For a number of them we have been able to find local sponsors to cover their school and boarding fees. In May 2021 wiLearn has become a vital education partner to our institution. Since then our school is using digital media for lesson enhancement with excitement and success. SBCC not only improved our rate of attendance year by year but also drastically increased the means score. In 2023 we succeeded passing 12 KCPE examinees of which 4 of them have successfully found a sponsor for them to attend secondary boarding school.

Our daily expenses for food, staff members and facilities are met by well-wishers, church supporters and donors such as Anne Frank Foundation in Basel. If we lack funds the kitchen may run out of food or recently we were locked out of our rented premises due to lack of resources to pay the rent in time. As St. Benedicts Community we therefore urgently need our own premises support to ensure continuity of our child care mission and of the school at a reduced cost of operation.

This is an overwhelming task that we cannot solve alone. We appeal to committed donors who share our compassion for these young and suffering souls. We herewith kindly ask for your compassionate support enabling SBCC to transform lives for the better.

TARGETED BENEFICIARIES.

The targeted beneficiaries of this project are abandoned children age 4 to 14 years becoming young learners who are regularly attending school at St.Benedict Community Centre. The project will also



benefit students and parents in the community who like to continue their private studies during school holidays and leisure time.

In Dandora there is no community library that can help students do research and study on their own. They cannot study at home due to lack of space, congestion, noise and distractions. The smart learning room at SBCC will serve as a community library and reference point to other learning institutions. This room will offer a unique opportunity to children in Dandora of accessing quality academic contents and life skills of integrity, forgiveness, creativity, Christian faith, dignity, love, hope and compassion.

PROBLEM STATEMENT.

A child from slums rarely gets opportunity to access quality education as her/his peers from high income areas. As a result they cannot favorably compete for opportunities associated with education, these results into intergenerational poverty in families. Unless kept in school children face the danger of crime, child labor/abuse, and death due to unhealthy diet among other problems.

The vision of St. Benedict community Centre is to **empower one life at a time** for a prosperous community by providing support and knowledge that restores human dignity. (Annex 2 School Profile) This very vision has been threatened by the poor state of premises we are in and the eviction notice. Without support to acquire new premises, children at SBCC are faced with the danger of dropping out of school and their lives consumed by the ugly challenges experienced on the garbage heaps.

OBJECTIVES OF THE RELOCATION PROJECT

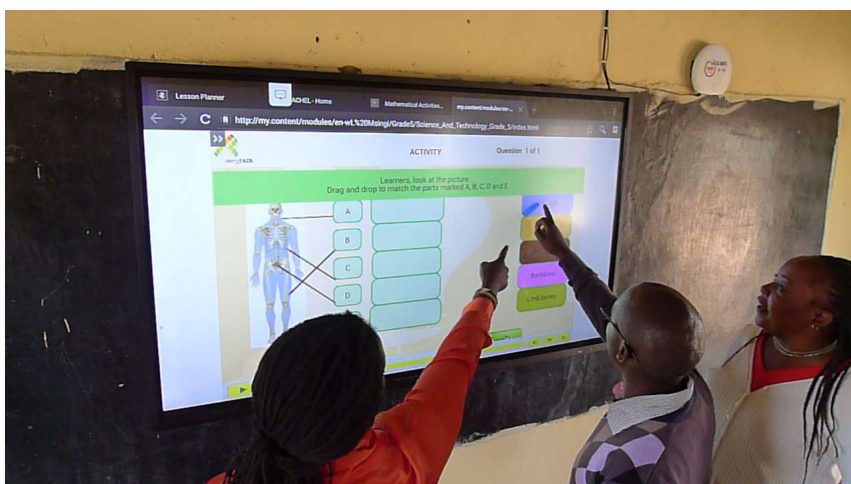
It is on this backdrop of circumstances that we set out an appeal for support to acquire Centre owned premises with the following objectives:-

- ✓ Secure a place owned by SBCC and reduce monthly operation cost.
- ✓ Shift to a place free from flooding, cold and secure for children.
- ✓ Increase capacity of SBCC to help more needy children.
- ✓ Have a room specifically allocated for smart learning with access to electricity.
- ✓ Provide children with a clean learning environment.

SMART TEACHING AND LEARNING INFRASTRUTURE

With the new building we can offer a secure learning environment where teachers, pupils and community members are welcome to educate themselves. wiLearn has experience in two Kenya projects where Smart Boards in combination with an offline library have tremendously enriched the classroom learning.

As educational content is key we opt for such a smart board in one of the classrooms where regular digital learning classes are held. All classrooms will be able to make use of the digital library during class so the number of projectors, screens and tablets will be expanded in Phase 5 of the project as funds are available.



ORGANISATION OF ST. BENEDICT COMMUNITY CENTRE.

SBCC is a registered community based organization managed by the board members that comprise of:-

1. Chairperson
2. Assistant chairperson
3. Secretary
4. Assistant secretary
5. Treasurer
6. Project coordinator
7. Staff representative
8. Community representative

The board's mandate is declared in our CBO constitution (Annex 2) that are in line with children education and development. Diana Jomo who is Managing Director and Board secretary, is liaising with other charitable organizations to fund the operation of SBCC.

In collaboration with wiLearn 4 Life, SBCC seeks to raise funds to establish sustainable infrastructure and working conditions at the St. Benedict Care Center.

PURCHASE OF THE PLOT



After a long search and careful scrutiny SBCC finally could sign the purchase agreement for this plot. The legal acquisition was done by a hired advocates office who confirmed legal ownership and issued transfer of land titel and terms of payment. (Annex 3) The hard copy from the Kenya land registry office of the new title in SBCC name is pending to date.

The plot is now cleaned up and protected from entering. The remaining minor constructions on the plot will be removed to optimize the construction of a 2 storey SBCC school building with a roof for children's recreation. In Annex 4 the current plans are laid out for a 3 storey-building. We have asked the architect to plan the basic building so it could be extended by another two storeys to warrant a construction of up to a 5 storey building to maximize the value of the city plot.

DESCRIPTION OF THE PLOT

PLOT SIZE: LENGTH: 50 feet WIDTH: 28feet

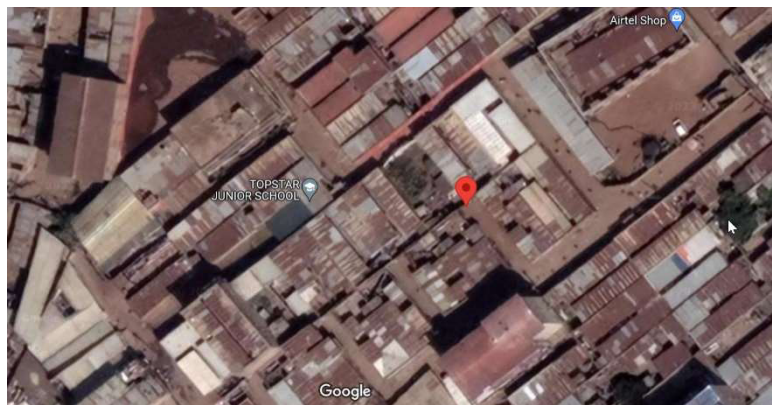
WATER: There is an entry point to the plot for piped water from the county council, pressure is low

ELECTRICITY: Currently no electricity. Kenya power and lighting company has confirmed connectivity after application.

SEWER CONNECTION: The plot is well connected to the main sewer system and therefore free from flooding.

LOCATION:

1°14'33.8"S
36°54'13.1"E



<https://maps.app.goo.gl/nZk2RBCEqeh6d4FK7>

RELOCATION PROJECT PLAN AND BUDGET April 2024

	ACTIVITY	COST USD	REQUEST
Phase 1	Search & Legal verification of ownership	600	Funded wilearn
Phase 2	Purchase of the plot	12'500	Funded wiLearn
Phase 3	Design	1000	Funded wiLearn
Phase 4	Construction		
<i>BOQ 1.00 2.00, 3.00 4.00</i>	<i>Construction of classrooms according Bill of Quantities 16. Feb 2024 2 storey school building from</i>	<i>94'000</i>	<i>Proposed</i>
<i>BOQ 6.00</i>	<i>City Council approval</i>	<i>1900</i>	<i>Proposed</i>
<i>BOQ 5.00</i>	<i>School Furnitures and Equipment</i>	<i>11'500</i>	<i>Proposed</i>
Phase 5	Digital Learning		
	<i>Smart Board teaching - IIAB</i>	<i>4500</i>	<i>Proposed</i>
	<i>Smart Learning tablets, servers, antenna</i>	<i>3900</i>	<i>Proposed</i>
	<i>wiLearn project monitoring</i>	<i>3000</i>	<i>Proposed</i>
Total	Project Budget	132'900	Proposed
	Grant funding requested Phase 4 & 5	118'800	

*estimated exchange rate 135 KES/USD

MONITORING AND EVALUATION.

At every phase of the implementation of this project, the stakeholders and donors will be provided with photo reports, written reports, legal documents obtained and transaction receipts.

Physical and online meetings shall also be organized for the stakeholders during and after the implementation of this project.

As soon as we do have a financial commitment for Phase 4 we intend to issue local work contracts for the construction according architectural plans and the Bill of Quantity in Annex 4.

Thank you for your kind consideration! We are glad to answer any questions arising.

Diana Jomo
Managing Director

St.Benedict Community Center

Roland Diethelm

CEO

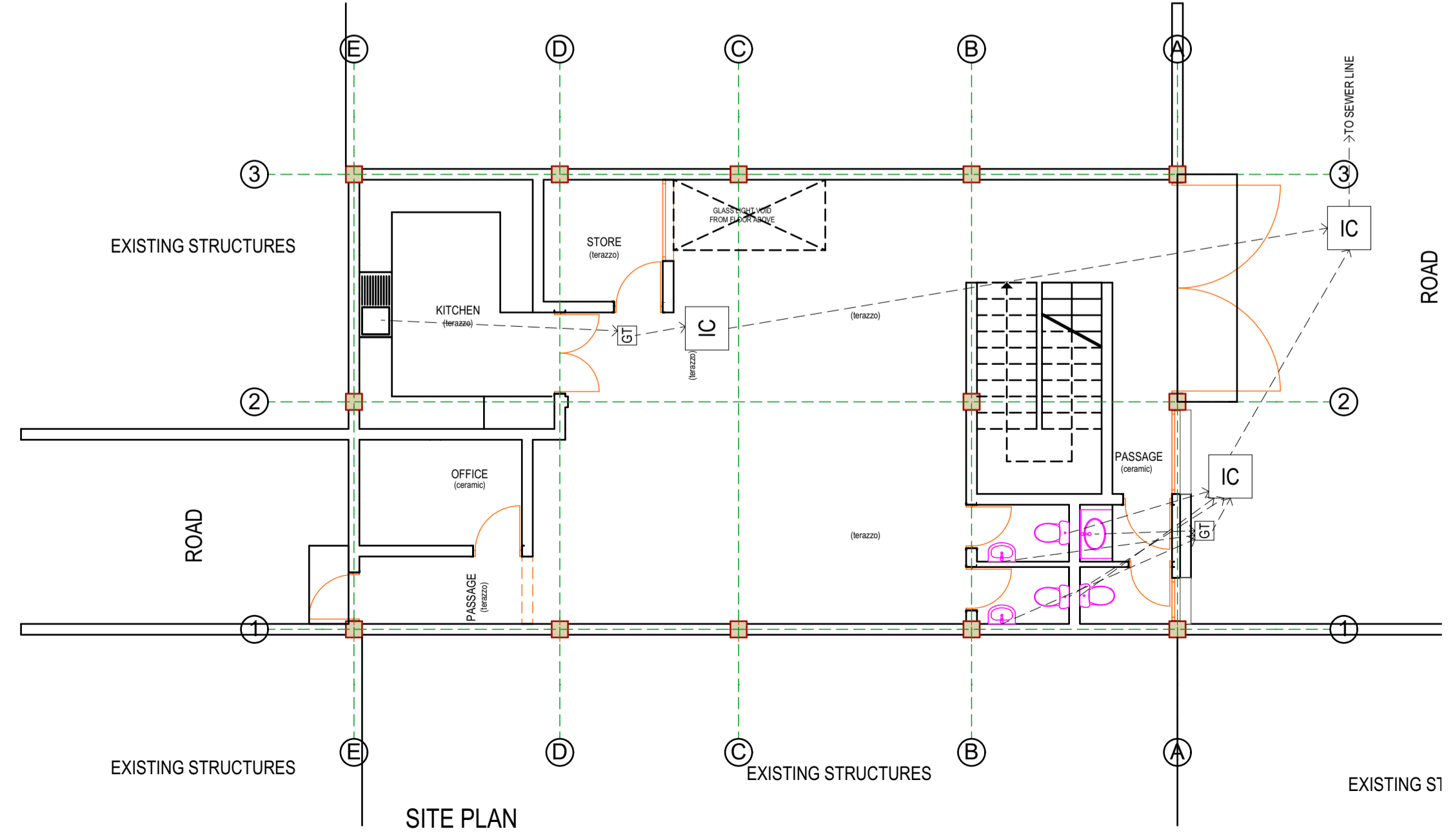
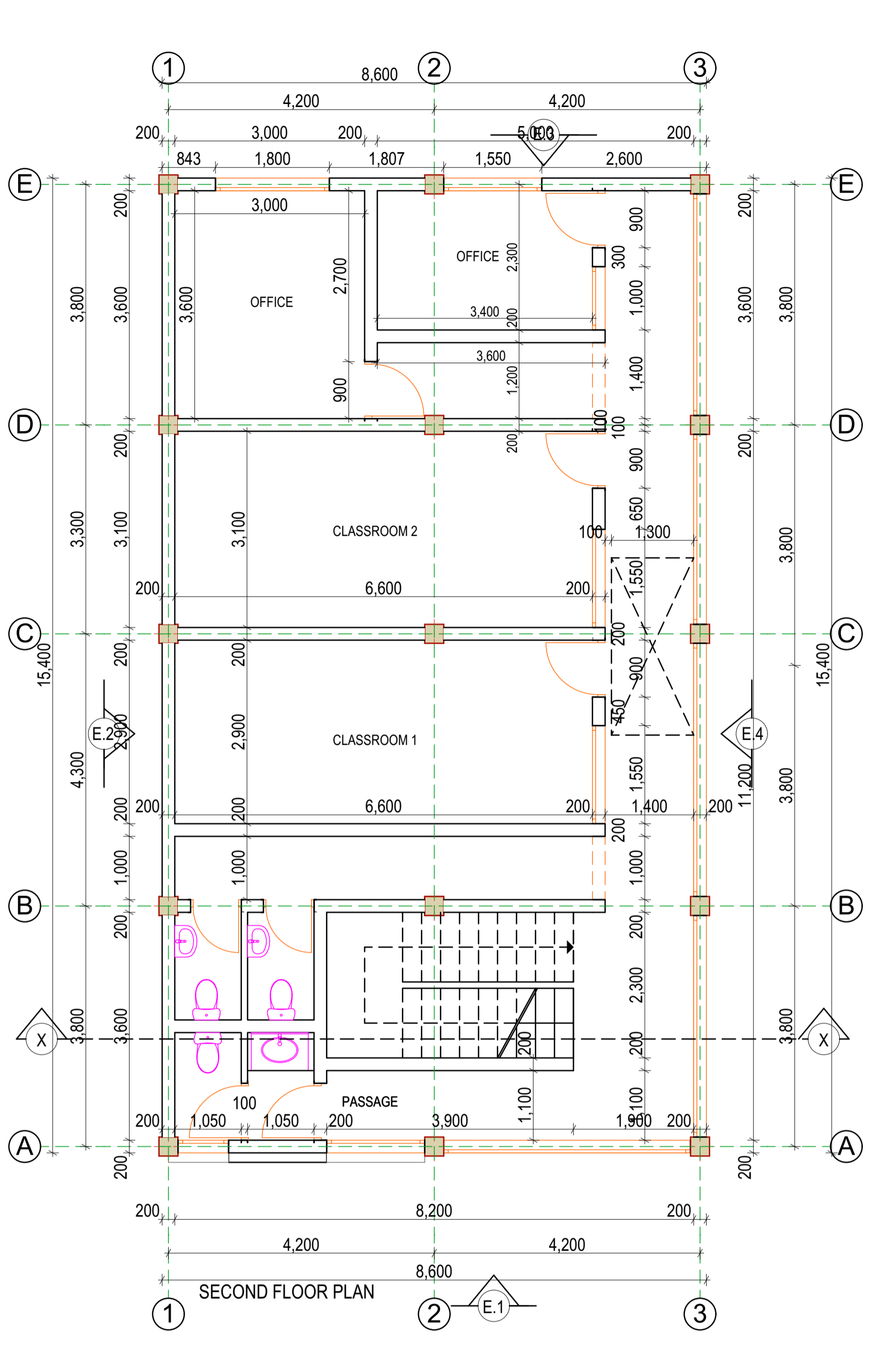
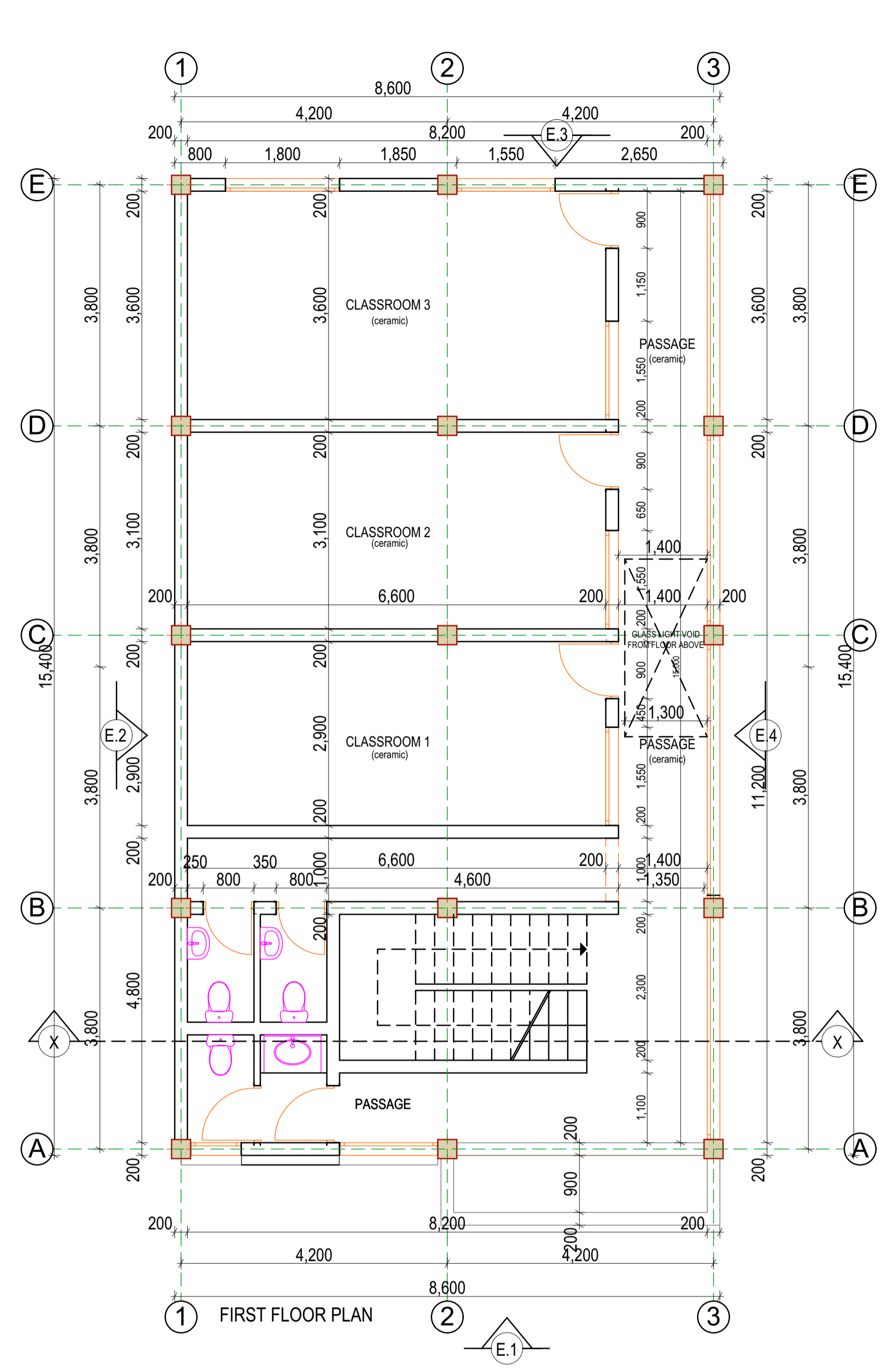
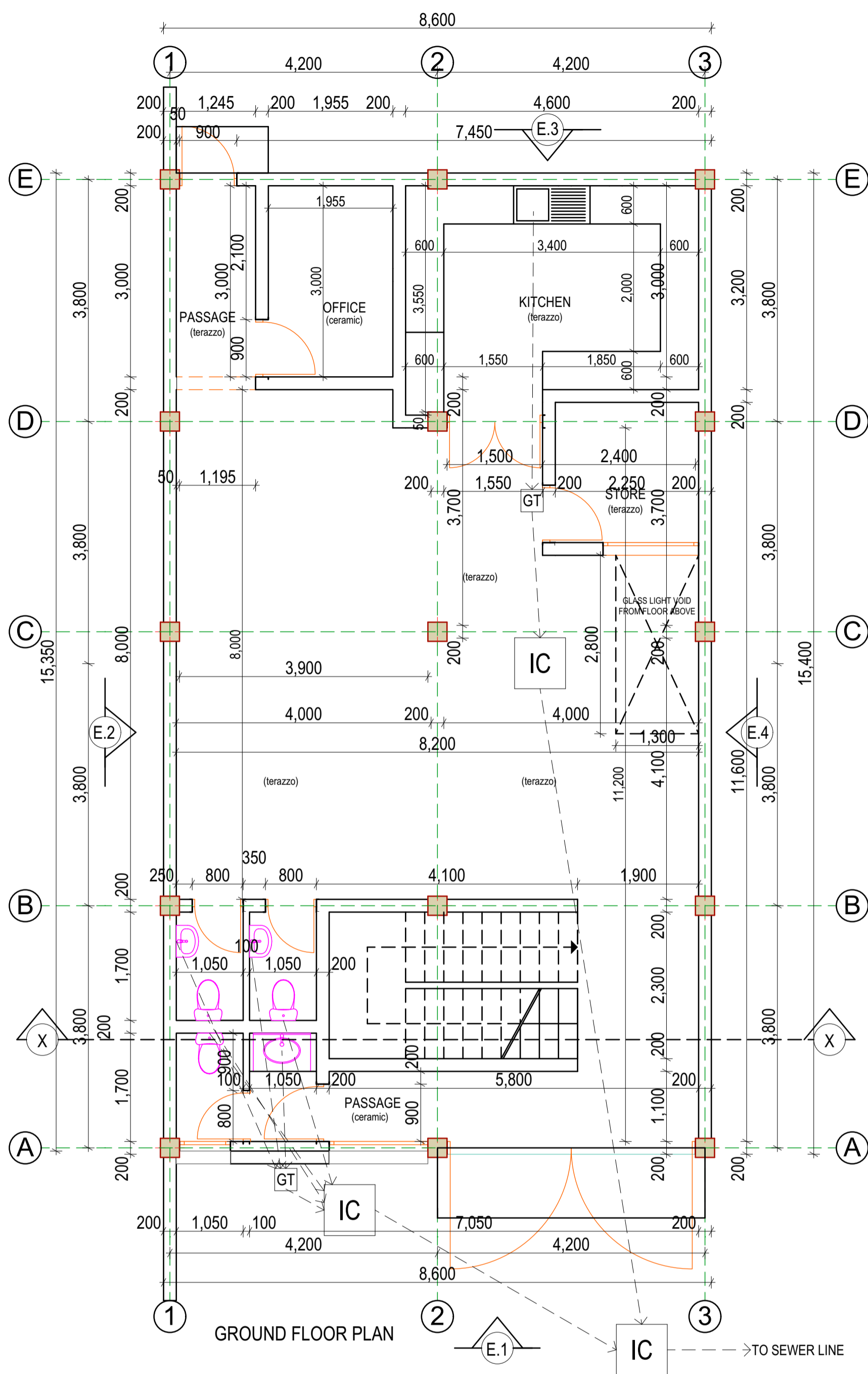
wiLearn 4 Life

ANNEX 1 SBCC CBO Registration & Constitution

ANNEX 2 SBCC School Profile

ANNEX 3 Performance 2023 and Update Report 2024

ANNEX 4 History, Finance, Strategy 2024-27



NOTES

GENERAL

- 1) All dimensions are in mm unless otherwise stated
- 2) All dimensions to be read not scaled or measured directly from the drawing. Only figured dimensions to be used & any discrepancies to be reported to the Architect immediately.
- 3) The Contractor to check & verify all dimensions on site before commencement of any work

CONSTRUCTION

- 1) All slabs at ground level to be poured on 1000 gauge polythene sheeting on 50 mm thick murrum blinding layer which is on 300 mm thick hardcore fill
- 2) All soil under slab & all round external foundations to be treated against termites

STRUCTURAL

- 1) All black cotton soil to be removed below all building and paved surfaces
- 2) Depth of foundations to be determined on site to S.E.'s approval
- 3) All walls less than 150 mm thick to be reinforced with hoop iron at alternate course

MECHANICAL

- 1) All plumbing and drainage works to comply with the Local Authority regulations
- 2) All service ducts to be accessible from all floors
- 3) S.V.P denotes soil vent pipe & to be provided at the head of the drainage system
- 4) P.V denotes permanent ventilation & to be provided on top of all doors & windows except on bathroom & water closet doors.
- 5) All underground foul & waste drainage pipes shall be upvc to comply with BS.5255
- 6) All inspection chamber covers and framing shall be cast iron to comply with BS.497 Table 2 grade A.
- 7) The storm drain pipe to comply with BS.556, minimum slope in the drain pipe is 1%
- 8) All testing of pipes must be done before plastering.

ELECTRICAL

- 1) All conduits must be laid before plastering

REVISIONS

no.	date	by	remarks

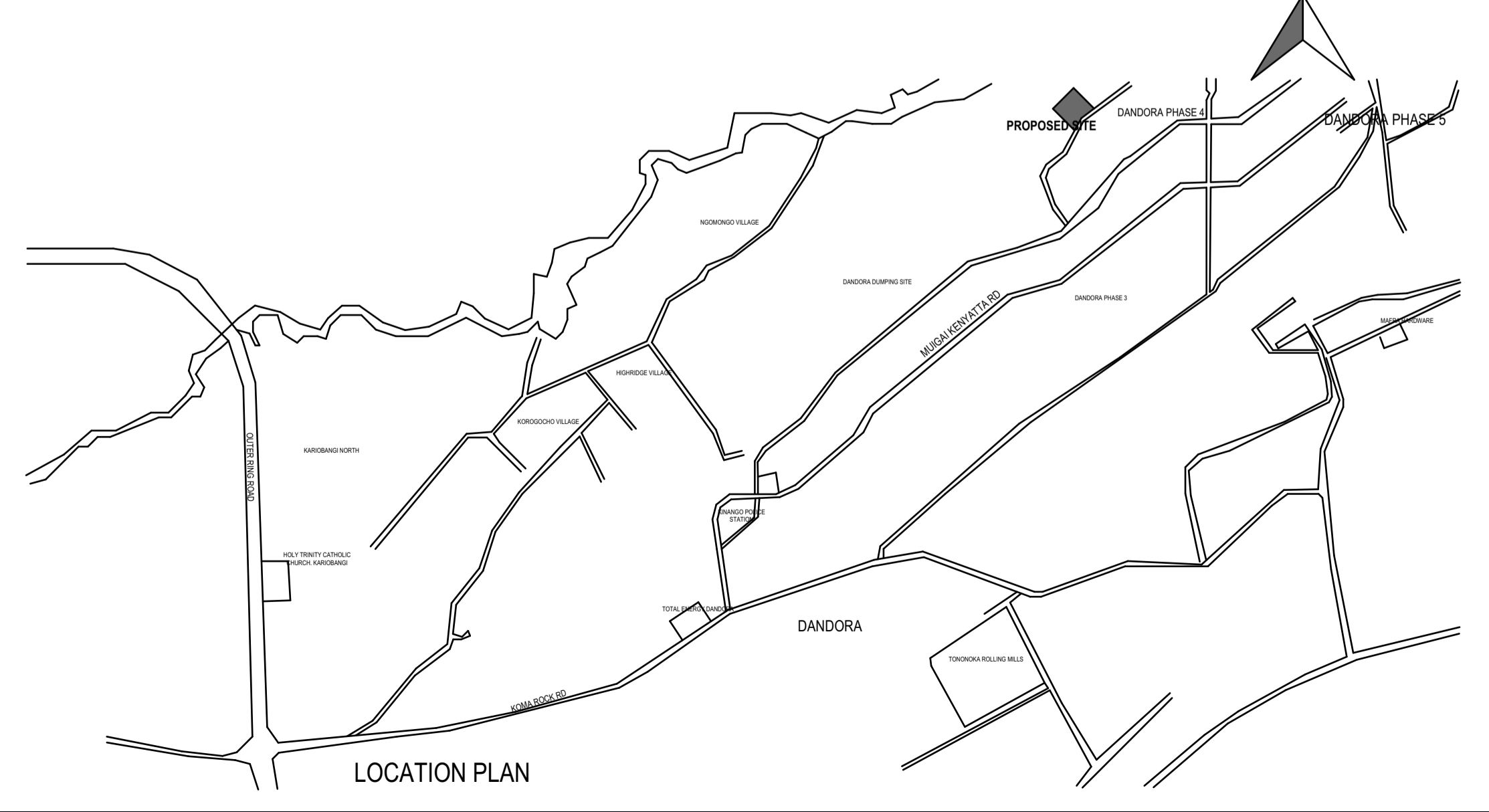
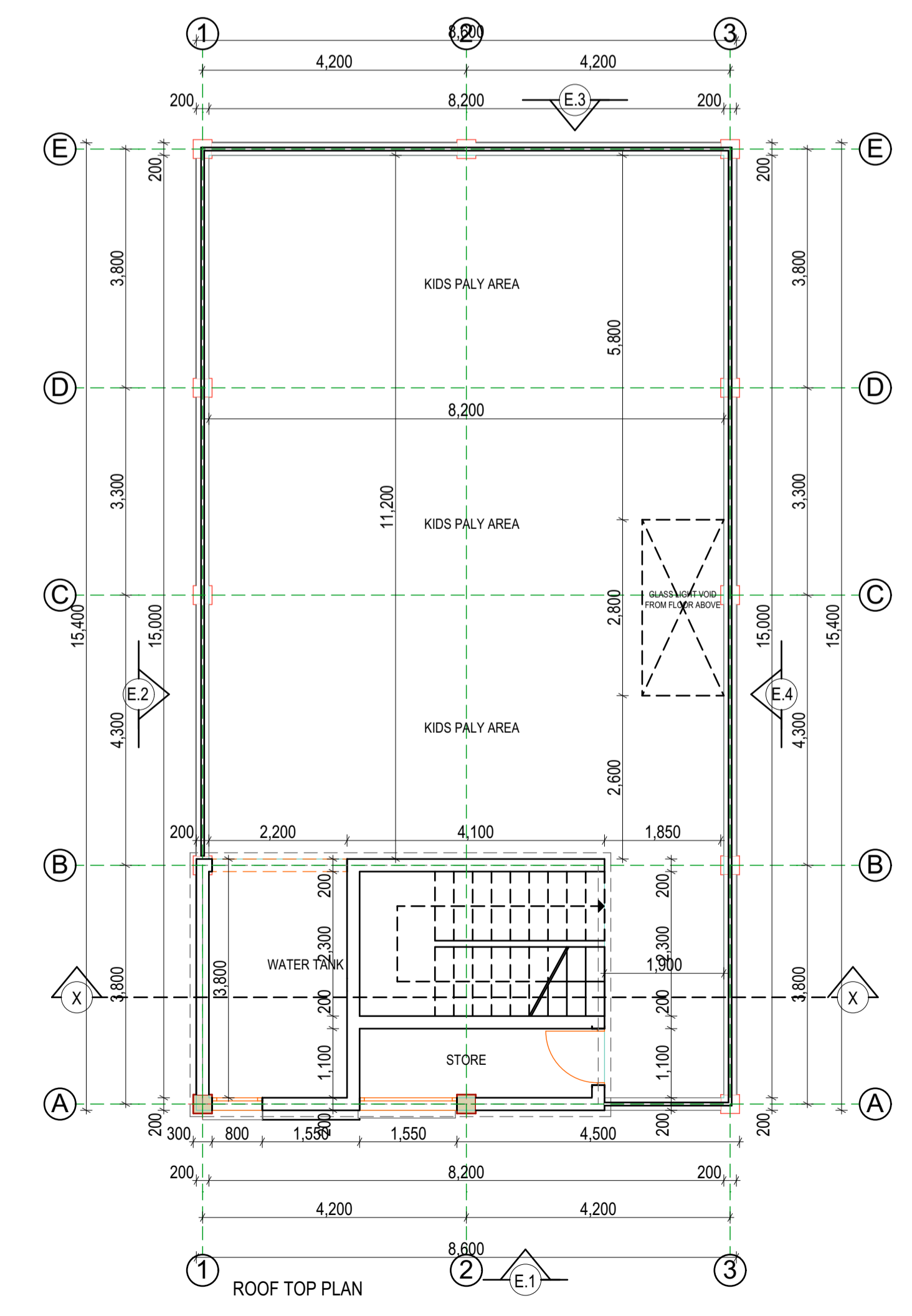
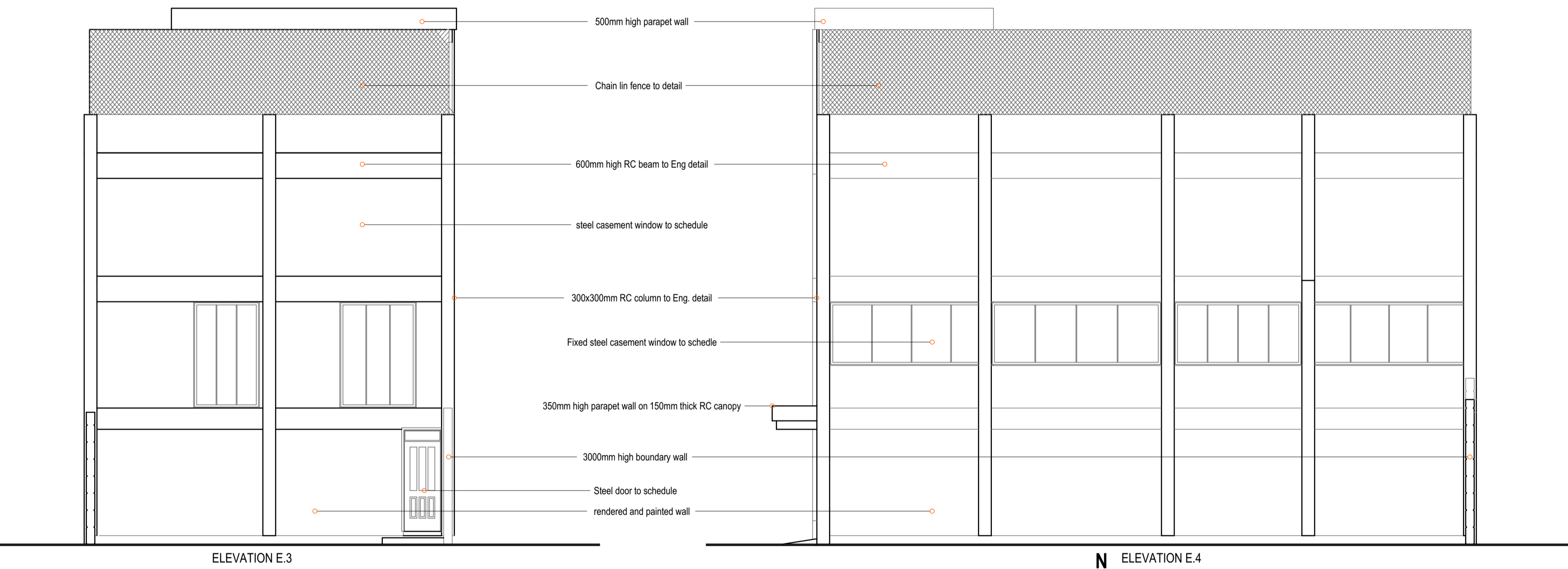
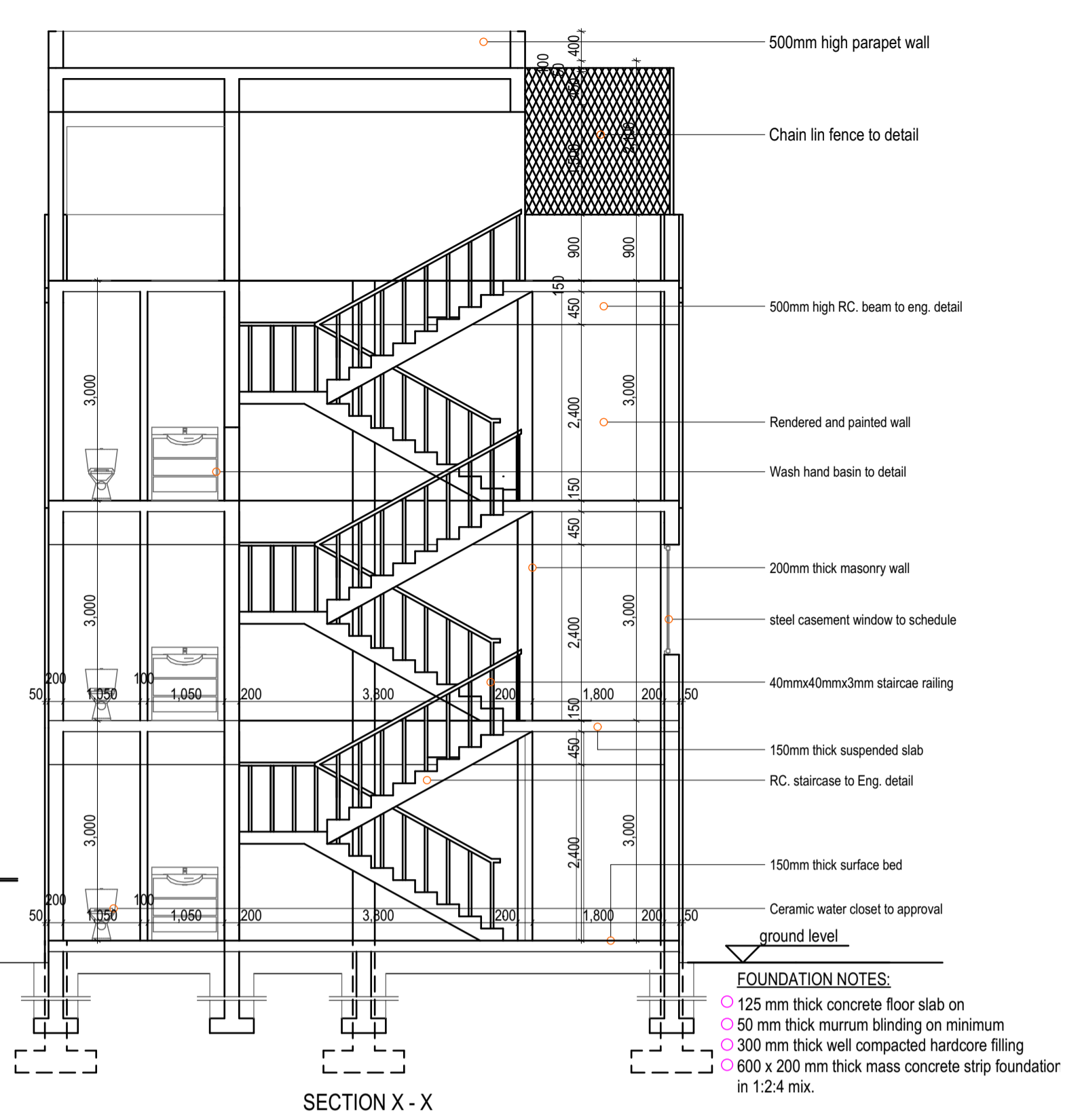
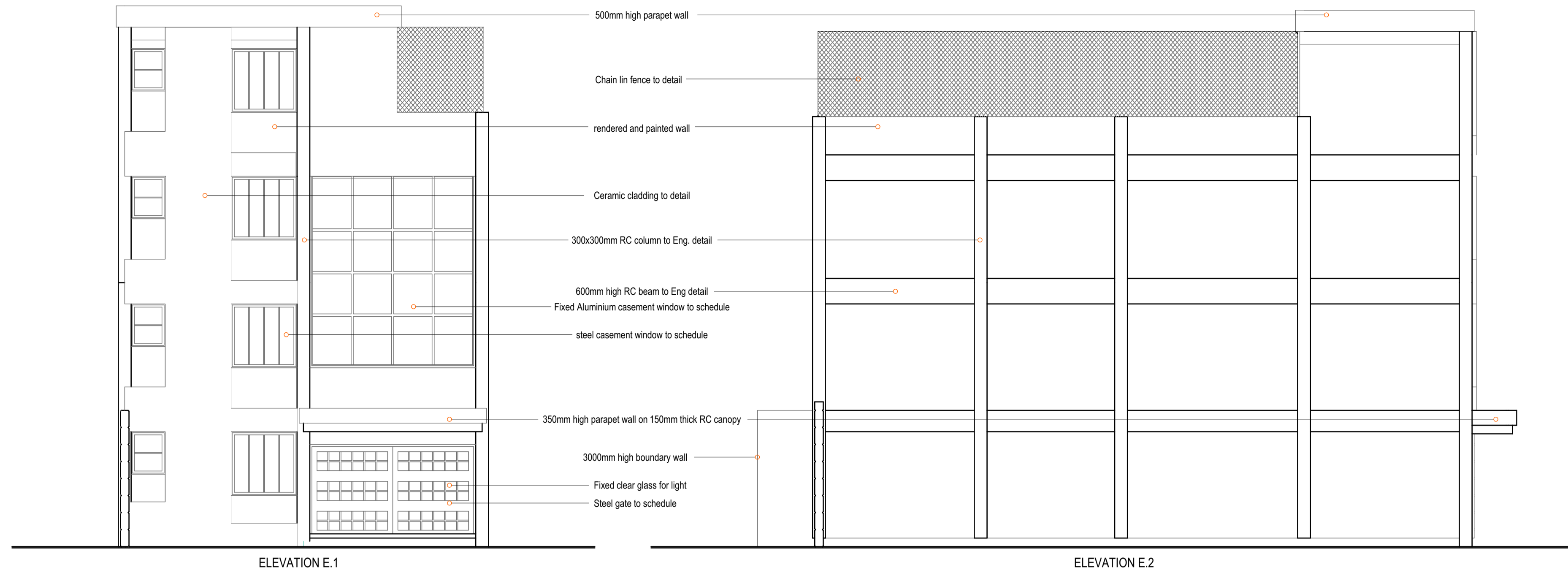
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BULLETP STUDIO LTD
 bulletpstudio@gmail.com
 bulletpstudio.com

proj. title: **PROPOSED THREE LEVEL SCHOOL ON PLOT L.R. NO. 1943 DANDORA PHASE FOUR**

drg. title: **FLOOR PLAN, ROOF LAYOUT AND SITE PLAN**

pro. no. ARC./N28/38	drg. no. 01		
scale	date	drawn	checked
	OCT. 2023	B.N.O	



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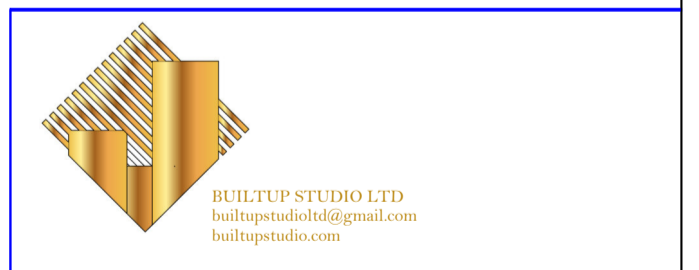
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REVISIONS

no.	date	by	remarks

client: St. Benedict Community centre

signature: _____



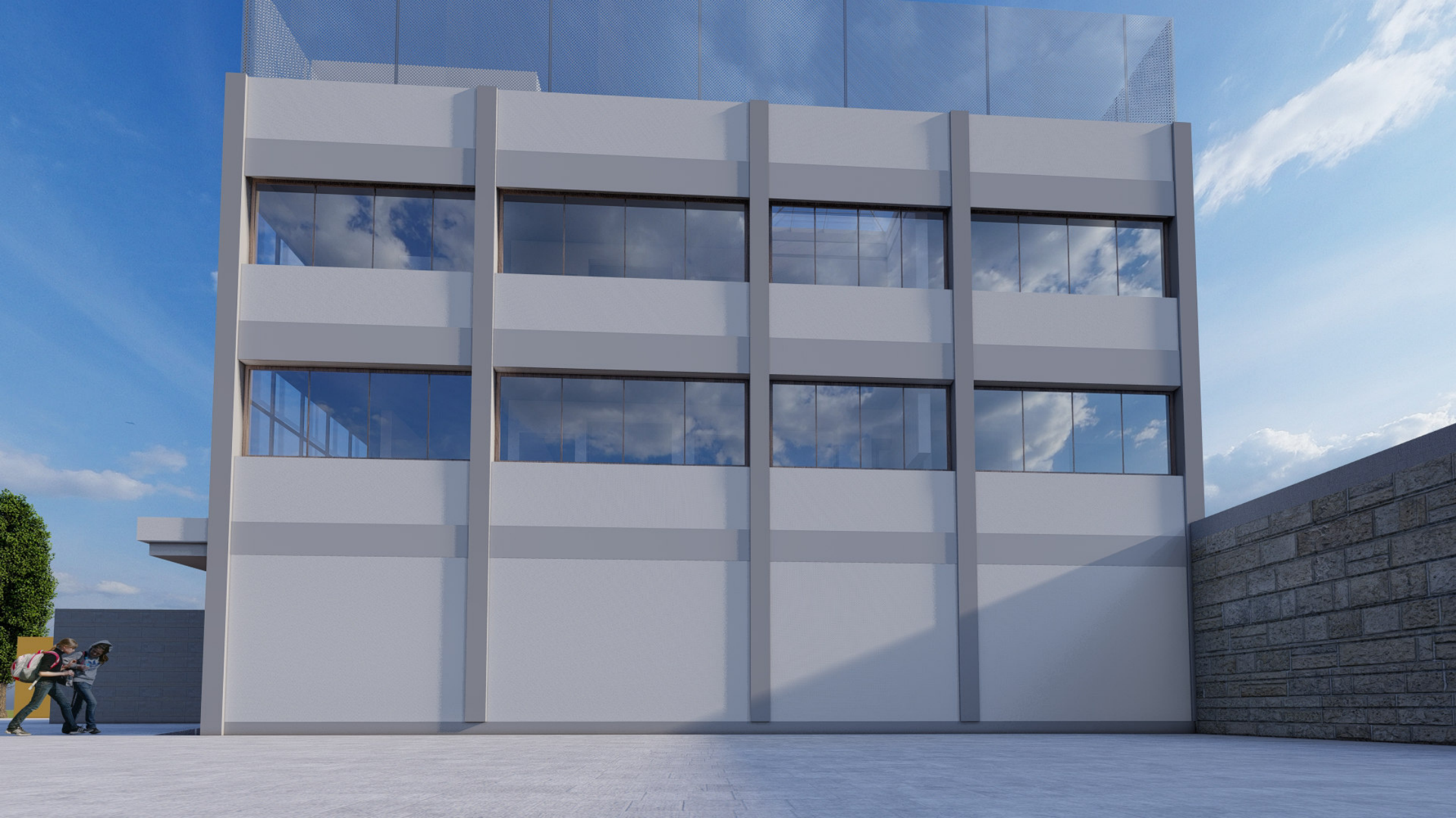
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drg. title: **ELEVATION, SECTION AND LOCATION PLAN**

pro. no. ARC./N28/38	drg. no. 02		
scale	date	drawn	checked
	OCT. 2023	B.N.O	









**BILL OF QUANTITIES FOR PROPOSED SCHOOL AT
DANDORA PHASE FOUR FOR ST. BENEDICT
COMMUNITY CENTER ON LR. 1943 DANDORA
PHASE FOUR**

PROPOSED SCHOOL AT DANDORA PHAE FOUR
 FOR ST. BENEDICT COMMUNITY CENTER
 ON LR. 1943 DANDORA PHASE FOUR

BILLS OF QUANTITIES

MAIN SUMMARY

Item	Description	Page No.	Amount (KShs)
1.00	BILL NO. 1 - PRELIMINARIES	1/4	265,000.00
2.00	BILL NO. 2 - MAIN HOUSE	2/21	9,226,811.00
3.00	BILL NO. 3 - EXTERNAL DRAINAGE WORKS	3/6	995,920.00
4.00	BILL NO. 4 - PRIME COST SUMS	4/1	1,425,000.00
	Sub-total		11,912,731.00
	TOTAL ESTIMATED COST OF CONSTRUCTION (KSHS)		11,912,731.00