



Ministry of Works,
Housing & Water Resources

Sector Medium-Term Development Plan (2026-2029)



July 2025

FOREWORD

The Ministry of Works, Housing and Water Resources (MWHWR) is pleased to present the Sector Medium-Term Development Plan (SMTDP) for the period 2026–2029. This Plan sets out our strategic direction and policy priorities to guide and accelerate sustainable development across the Works, Housing, and Water Resources sectors, in alignment with the National Medium-Term Development Policy Framework (NMTDPF).

Over the past planning period, the Ministry recorded significant achievements in the delivery of infrastructure, expansion of access to safe water, as well as enhancing housing provision. However, challenges such as climate-induced risks, limited financing, and institutional capacity gaps continue to impede progress. This SMTDP responds to these realities with renewed focus, bold strategies, and inclusive programmes designed to build resilience, promote equity and inclusion, and foster innovation.

The Ministry is poised to implement this Plan with a renewed sense of purpose, deepening the implementation of sector-specific strategies to tackle the critical issues confronting the works and housing sub-sectors. Central to this effort is the strengthening of collaboration across a broad spectrum of stakeholders to enhance the efficiency, effectiveness, and impact of our interventions.

To translate these aspirations into tangible outcomes, the Ministry will vigorously pursue all viable avenues for mobilizing adequate financing. We will strengthen institutional systems to drive implementation. We recognize that forging stronger partnerships with public, private, and civil society actors is not only desirable but essential. These partnerships will serve as the foundation for building a resilient and sustainable built environment that meets the needs of all Ghanaians.

This Plan is both a roadmap and a call to action. It reflects our collective ambition to deliver inclusive, climate-resilient, and transformative development outcomes. I invite all stakeholders to join us on this important journey.

I take this opportunity to express my sincere appreciation to the technical team, stakeholders, and development partners whose contributions have helped shape this Plan. Your continued support will remain instrumental as we strive to build a resilient and inclusive development for our nation. We look forward to working with all our partners to bring this vision to life.



HON. KENNETH GILBERT ADJEI
MINISTER FOR WORKS, HOUSING AND
WATER RESOURCES

EXECUTIVE SUMMARY

The 2026–2029 Sector Medium-Term Development Plan (SMTDP) of the Ministry of Works, Housing, and Water Resources (MWHWR) is developed in line with the Medium-Term National Development Policy Framework (MTNDPF).

As part of the preparatory process for the 2026–2029 Sector Medium-Term Development Plan (SMTDP), the Sector Minister for Works, Housing and Water Resources established two key committees to guide its development: the Oversight Committee and the Technical Committee. The Oversight Committee, chaired by the Minister, included the Deputy Minister, Chief Director, and all Heads of Directorates, Departments, and Agencies, and was responsible for providing strategic leadership and oversight. The Technical Committee, chaired by the Director of Policy, Planning, Budgeting, Monitoring and Evaluation (PPBME), comprised representatives from all sector Directorates, Departments, and Agencies, and was tasked with technical coordination and drafting of the Plan. To ensure broad-based ownership and sector-wide alignment, extensive consultations were held with all relevant institutions and key stakeholders throughout the planning and finalization stages.

The Plan presents a bold and structured roadmap for addressing Ghana’s critical infrastructure, housing, and water resource challenges. Anchored in the National Medium-Term Development Policy Framework, the Plan articulates a clear vision of sustainable development and management of public works, housing, and water resources for all. It is designed to enhance institutional effectiveness, promote resilience, and ensure equitable access to essential services across the country.

The Plan is grounded in a robust situational analysis that highlights both achievements and persistent gaps. Between 2022 and 2025, the Ministry recorded notable successes, including the renovation of 343 housing units (exceeding the target of 267), licensing of 5,705 engineering practitioners (against a target of 1,100), and urban water supply coverage reaching 96% (surpassing the 85% target). However, significant shortfalls remain. Only 2,192 housing units were constructed out of a planned 13,502, and just 59.28 km of drains were built against a target of 160 km. Non-revenue water levels remain high, and ambient water quality has stagnated at 56%, far below the 75% target.

Financial constraints have been a major impediment to progress. Of the GHS 53.28 billion estimated for the 2022–2025 period, only GHS 12.08 billion (22.67%) was realized. This shortfall was exacerbated by Ghana’s fiscal challenges and the constraints imposed by the IMF bailout, which limited borrowing and donor inflows. The Plan therefore emphasizes the need for diversified financing strategies, including green and climate financing, public-private partnerships, and value capture mechanisms.

The SMTDP outlines 35 development programmes with a total estimated cost of GHS 54.5 billion. These programmes span across three thematic goals: enhancing infrastructure resilience (e.g., coastal protection, flood control, drainage systems), expanding access to affordable and climate-resilient housing, and ensuring sustainable water resource management. Flagship initiatives include the Coastal Protection and Resilience Programme, Integrated Stormwater Management, Urban Water Infrastructure Development, and the Affordable Housing Development Programme.

To close the GH¢8.3 billion financing gap, the Plan proposes innovative revenue mobilization strategies. These include leveraging international climate funds such as the Green Climate Fund, issuing green bonds, and expanding development partner contributions. Locally, the Plan advocates for optimizing internally generated funds, implementing land value capture tools, and strengthening institutional capacity for revenue collection.

The Plan is supported by a comprehensive Monitoring and Evaluation (M&E) framework and a well-resourced communication strategy. The M&E system includes performance indicators, stakeholder roles, and feedback mechanisms to ensure accountability and adaptive management. The communication strategy, with a budget of GHS 16.1 million, aims to foster transparency, stakeholder engagement, and public awareness through traditional and digital media, town halls, and targeted campaigns.

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LIST OF ACRONYMS

ABFA	Annual Budget Funding Amount
AESL	Architectural and Engineering Services Limited
ARC	Architects Registration Council
AU	African Union
BPA	Bui Power Authority
CONIWAS	Coalition of NGOs in Water and Sanitation
CSTC	Civil Service Training Centre
CWSA	Community Water and Sanitation Agency
DPs	Development Partners
DRH	Department of Rural Housing
ECGh	Engineering Council of Ghana
EOCO	Economic and Organised Crime Office
EPA	Environmental Protection Agency
FC	Forestry Commission
FDA	Food and Drugs Authority
FEWS	Flood Early Warning System
FIC	Financial Intelligence Centre
GAREB	Ghana Association of Real Estate Brokers
GARID	Greater Accra Resilient and Integrated Development
GhIE	Ghana Institution of Engineering
GhIS	Ghana Institution of Surveyors
GIA	Ghana Institute of Architects
GIS	Ghana Immigration Service
GIZ	Deutsche Gesellschaft für Internationale Zusammenarbeit
GMET	Ghana Meteorological Agency
GNFS	Ghana National Fire Service
GRA	Ghana Revenue Authority
GREDA	Ghana Real Estate Developers Association
GREPA	Ghana Real Estate Professionals Association
GSA	Ghana Standards Authority
GWL	Ghana Water Limited

IET-Gh	Institution of Engineering Technology-Ghana
IGF	Internally Generated Funds
IMF	International Monetary Fund
LBM	Local Building Materials
LC	Lands Commission
MDAs	Ministries, Departments and Agencies
MJAGD	Ministry of Justice and Attorney General's Department
MoF	Ministry of Finance
MWHWR	Ministry of Works, Housing and Water Resources
NADMO	National Disaster Management Organisation
NDPC	National Development Planning Commission
NHF	National Homeownership Fund
NITA	National Information Technology Agency
PSHLSB	Public Servants Housing Loans Scheme Board
PURC	Public Utilities Regulatory Commission
RCD	Rent Control Department
REAC	Real Estate Agency Council
SDG	Sustainable Development Goals
SHCL	State Housing Company Limited
SIGA	State Interests and Governance Authority
SMTDP	Sector Medium Term Development Plan
TDC	Tema Development Corporation (TDC Ghana Ltd)
TVET	Technical and Vocational Education and Training
UNEP	United Nations Environment Programme
UN-Habitat	United Nations Human Settlements Programme
UNICEF	United Nations Children's Fund
UNOPS	United Nations Office for Project Services
VRA	Volta River Authority
WASH	Water, Sanitation and Hygiene
WHO	World Health Organization
WRC	Water Resources Commission

CHAPTER ONE

GENERAL INTRODUCTION

1.1 Introduction

The 2026-2029 Sector Medium Term Development Plan serves as a guiding framework for the Ministry of Works, Housing, and Water Resources (MWHWR) to implement developmental interventions across its Departments and Agencies, with a focus on accelerating the growth of the Works, Housing, and Water Resources subsectors. This Plan aims to enhance the Ministry's operational effectiveness and efficiency while aligning its objectives with the National Medium Term Development Policy Framework. It emphasizes the need for targeted strategies to address longstanding challenges and emerging issues within these sectors.

The plan has been developed with the overall goal of leveraging the potential of the sector and harnessing available opportunities to address prioritized developmental issues effectively. Strengthening these partnerships will enhance overall efficiency and effectiveness, contributing to the development results aimed for by 2029. This chapter of the report further details the Ministry's profile, including its mandate, vision, mission, functions, and core values.

1.2 Mandate

In line with Sections 11 and 13 of the Civil Service Act, 1993 (PNDC Law 327) and by Executive Instrument (EI) 1 2025, the Ministry of Works, Housing and Water Resources is mandated to initiate and formulate policies for the Works, Housing and Water sector of the economy, as well as coordinate, monitor and evaluate the implementation of plans, programmes, and performance of the sector for national development.

1.3 Vision

Sustainable development and management of Public Works, Housing and water resources for all

1.4 Mission

The Ministry of Works, Housing and Water Resources exists to formulate, monitor and evaluate the implementation of policies, plans and programmes for the sustainable management and provision of public landed properties, flood control systems and coastal protection works, safe water and affordable housing using technical expertise and innovative methods, for all people living in the country.

1.5 Functions

Section 13 of the Civil Service Act, 1993 (PNDC Law 327) states the following:

“A Ministry shall:

- (a) Initiate and formulate policies, taking into account the needs and aspirations of the people;
- (b) Undertake development planning in consultation with the National Development Planning Commission; and
- (c) Co-ordinate, monitor and evaluate the efficiency and effectiveness of the performance of the Sector”

Based on the above framework the Ministry of Works, Housing and Water Resources performs the following specific functions:

- (a) Initiate and formulate works, housing and water policies taking into account the needs and aspirations of the people.
- (b) Collaborate with MDAs to effectively disseminate information about Government policies, programmes and activities of the sector.
- (c) Coordinate, monitor and evaluate the efficiency and effectiveness of the performance of the Works, Housing and Water Resources Sector.
- (d) Develop appropriate regulations to stimulate competition in the Works, Housing and Water Resources Sector;
- (e) Develop policies to build capacity for the sector;
- (f) Exercise oversight responsibility over the construction and maintenance of central strategic facilities;
- (g) Create an enabling environment to support government businesses and public-private partnerships within the sector.
- (h) Promote innovation, research and development, training, and investment in the sector.
- (i) Support creative and innovative research in the production and use of local building materials.
- (j) Promote optimum peaceful co-existence of Landlords and Tenants through education and reconciliation.
- (k) Monitor and evaluate the implementation of policies and the performance of the sector.

1.6 Core Values

Accountability: we are responsible to both the Government and the public for our decisions and actions.

Integrity: we shall not place ourselves under any financial or other obligation to any individual or organization that might influence us in the performance of our official duties including awards of contracts, etc.

Justice and Fairness: we shall make choices based solely on merit in carrying out public business including making public appointments, awarding contracts and or recommending individuals for awards or benefits.

Diligence: we discharge meticulously all duties and tasks allocated to us with the aim of achieving the objectives thereof.

Selflessness: we take decisions solely in terms of the interest of the public.

1.7 Organizational structure

The Ministry is headed by a Minister and supported by a Deputy Minister who provide political leadership to the Ministry. Similarly, the Chief Director is the bureaucratic head and supervises the formulation of effective and efficient sector policies and ensures the consistent implementation of these policies and management practices within the Ministry, its Departments and Agencies.

The Chief Director executes this mandate through nine (9) Directorates, five (5) specialized units and fourteen (14) Departments and Agencies under the works, housing and water sub-sectors.

Details of the Ministry's organisational structure has been attached as **Annex 1**.

1.8 Locational Map

The Ministry is located off the Valco Drive in the Ministerial Enclave in Accra and the Ministry is Adjacent to the Ministry of Fisheries and Aquaculture and the Ministry for Youth Development. **Annex 2 attached** shows the location of the Ministry of Works, Housing and Water Resources.

1.9 Structure of the Plan

The Sector Medium Term Development Plan is organized into eight chapters.

- Chapter One provides the general introduction and profile of the Ministry of Works, Housing and Water Resources. Specifically, this Chapter highlights the vision, mission, functions, mandate, core values, and organizational structure, including a locational map of the Ministry.
- Chapter Two conducts a situational analysis, reviewing existing conditions, financial performance and key development issues to establish the medium-term needs.
- Chapter Three identifies key development priorities, outlining the process for their prioritization.
- Chapter Four formulates development goals, objectives, and strategies tailored to address these priorities.
- Chapter Five presents composite development programmes, detailing assumptions for costing, programme design, and financing mechanisms.
- Chapter Six focuses on the Annual Action Plans for the medium-term period, specifying interrelated projects for implementation over the planning period, and highlights innovative measures for resource mobilization.
- Chapter Seven outlines the Monitoring and Evaluation (M&E) arrangements, including stakeholder analysis and a knowledge management framework to ensure oversight.
- Lastly, Chapter Eight presents a communication strategy to facilitate engagement and dissemination of information regarding the Medium-Term Development Plan (MTDP).

CHAPTER TWO

SITUATION ANALYSIS

2.1 Introduction

This chapter provides a detailed situation analysis of the sector, examining existing conditions. It evaluates measurable development outcomes and provides insights into key achievements over the period and areas needing improvement. This section also identifies major development issues offering a balanced perspective on the sector's challenges and strengths, analysing same along major cross-cutting issues such as climate change and the environment, population, regulation and services, economy and finance as well as ICT integration and digitalization. Finally, this section highlights future development needs, aligning anticipated demands with strategic actions to inform effective planning and resource allocation.

2.2 Performance Review

Table 1 below details the performance of the Ministry over the medium term, focusing on key performance indicators outlined in the 2022-2025 SMTDP. A critical analysis of the performance of the sector over the medium term revealed that significant milestones were achieved. Licensing of engineering practitioners greatly outperformed expectations, with a cumulative achievement of 5,705 compared to the target of 1,100 and this can be attributed to the strong partnership and engagement between the engineering professional bodies and the Engineering Council of Ghana. Similarly, Urban water supply coverage also demonstrated outstanding progress, achieving 96% against the target of 85% by 2024 while rural water supply achieved 76 percent coverage against a target of 75.47 by 2024. These outcomes highlight the importance of effective planning, strong stakeholder engagement, and well-executed programs in driving success.

Despite these successes, some targets were not achieved, such as the construction of public sector-led housing units and kilometers of drains. Only 2,192 housing units have been built against the target of 13,502, while drains achieved 59.28km out of the planned 160km. Water management continues to face challenges, as evidenced by high non-revenue water levels in urban and rural areas (52.19% and 37.94% respectively). Additionally, the proportion of water bodies with good ambient water quality has stagnated at 56%, well below the 2024 target of 75%. These shortfalls can be attributed in part to general economic challenges that constrained the fiscal envelope available to the country during this period, impacting on the ability to fully fund and execute planned projects. Specific to the water sub-sector, issues related to the increasing pollution of surface water sources culminated in the stagnated progress recorded during the period.

Notwithstanding the above, it was evident that some of the successes realized were driven by strong policy frameworks, resource prioritization, and collaboration with professional bodies. The remarkable progress in licensing practitioners and urban water supply highlights the benefits of targeted interventions and stakeholder coordination, demonstrating how focused actions can yield significant results even within constrained environments.

Table 1: Performance Review for 2022-2025 Medium Term

Development Dimension	Indicator	Baseline (2021)	2022-2025 Medium-term target	Cumulative Achievement		Remarks
				Year (2024)	Data	
Environment, Infrastructure and Human Settlement	Kilometres of coastline protected	63.5	118.5	2025	84	Data is up to 2025Q1
	Kilometres of drains constructed	7.794	160	2025	59.28	Data is up to 2025Q1
	Number of engineering practitioners licenced	0	1,100	2025	5,705	Data is up to 2025Q1
	Number of Architects Licenced	563	750	2025	690	Data is up to 2025Q1
	Number of Architectural firms licenced	95	120	2025	107	Data is up to 2025Q1
	Level of Water Stress (m3/capita)	1916	1928	2024	1647.67	
	Proportion of water bodies with good ambient water quality	56.6	75	2024	56	
Social Development	Percentage of metered customers	85	100	2024	87.92	
	Percentage coverage of urban water supply	78	85	2024	96	
	Non-Revenue Water (Urban Water)	45	25	2024	52.19	
	Bill Collection ratio (Urban Water)	86	96	2024	92	
	Percentage of rural communities and small towns population served with safe water	62.47	75.47	2024	76	
	Non-Revenue Water (Rural Water)	29.06	20.00	2024	37.94	
	Bill Collection ratio (Rural Water)	95.17	95.00	2024	86	

Conversely, broader economic difficulties and fiscal constraints have hindered progress in several key areas. These challenges emphasize the need to manage resource allocation strategically and adopt measures that mitigate the impacts of economic downturns on development initiatives. The inefficiencies in water management, along with delays in housing unit construction and drains, underscore the importance of addressing systemic bottlenecks to enhance overall performance.

To improve future development planning, it is crucial to prioritize lagging areas and focus on resolving structural inefficiencies. Investments in technology and infrastructure to manage water resources more efficiently will be essential. Additionally, regular monitoring, flexible adjustments to plans, and strengthened data analysis can support evidence-based decisions. Sustained stakeholder collaboration will also be critical in replicating the successes seen in professional licensing and water supply. These lessons provide a roadmap for refining strategies and maximizing outcomes in future planning cycles.

2.3 Financial Performance

The financial performance review for the medium-term period (2022–2025) provides an assessment of the resources allocated for the implementation of the MTDP. This section examines funding sources, estimated costs, and actual receipts, analyzing their impact on achieving strategic objectives. Table 2 below details the financial performance of the Ministry for the period under review.

Table 2: Financial Performance (2022-2025Q1)

SOURCE OF FUNDS	TOTAL ESTIMATED COST OF PLAN (A)	TOTAL AMOUNT RECEIVED (B)	VARIANCE (C) = (A-B)
GOG	19,285,334,331.00	1,647,925,426.00	17,637,408,905.00
IGF	2,436,364,798.00	1,269,099,926.86	1,167,264,871.14
DPs	31,304,818,500.00	8,170,850,725.65	23,133,967,774.35
ABFA	250,000,000.00	136,757,259.76	113,242,740.24
Others (Bonds)	-	851,751,671.84	(851,751,671.84)
TOTAL	53,276,517,629.00	12,076,385,010.11	41,200,132,618.89

The data in Table 2 reveals a significant funding gap between the total estimated cost of the plan and the actual funds received. The total planned expenditure amounts to GH¢53,276,517,629.00, yet only GH¢12,076,385,010.11 was secured for the period under review, leaving a deficit of GH¢41,200,132,618.89. This indicates that only 22.67% of the required funds for the implementation of planned policies, programmes and projects for the medium term materialized, indicating a significant funding gap for the sector.

Among the various sources, Development Partners (DPs) were expected to contribute GH¢31,304,818,500.00, yet only GH¢8,170,850,725.65 was mobilized for the period under review. This results in a shortfall of GH¢23,133,967,774.3. Similarly, Government of Ghana (GOG) funding source also realized a significant funding gap, having received GH¢1,647,925,426.00 out of the planned GH¢19,285,334,331.00, leading to a deficit of GH¢17,637,408,905.00. The funding shortfall experienced by both the Government of Ghana (GoG) and Development Partners (DPs) can largely be attributed to the broader fiscal challenges that emerged over the medium term. These financial difficulties ultimately led Ghana to seek assistance through an IMF bailout, which imposed restrictions on borrowing and access to external funding. As a result, planned investments, particularly those aimed at implementing programs and projects within the Housing and Urban Water sub-sectors, faced significant constraints. These limitations curtailed the government's ability to mobilize resources, further exacerbating the variance between estimated and received funds.

On the other hand, Internally Generated Funds (IGF) showed a more moderate gap for the period under review. The planned revenue was GH¢2,436,364,798.00, with GH¢1,269,099,926.86 successfully secured, leaving a shortfall of GH¢1,167,264,871.14. While this deficit still represents a challenge, IGF appears to be more stable compared to externally sourced funds.

For the same period, an amount of GH¢851,751,671.84 was mobilized through bonds and other factoring payments that were made for the period under review.

Overall, the data underscores the pressing need for alternative funding strategies, more efficient allocation of available resources, and possibly a reassessment of financial planning and donor engagements. Without addressing these gaps, the planned programmes and projects of the Sector may continue to face challenges in execution, potentially leading to delays in realizing its intended outcomes.

2.4 Existing Conditions and Diagnosis

2.4.1 Works Sub-Sector

2.4.1.1 Works Governance and Institutional Arrangements

The Ministry of Works, Housing, and Water Resources (MWHWR) fulfils its mandate within the works subsector through key Departments and Agencies, including the Public Works Department (PWD), Ghana Hydrological Authority, Engineering Council of Ghana (ECGh), and Architectural and Engineering Services Limited (AESL). Together, these institutions play a vital role in ensuring the development, maintenance, and safety of Ghana's public infrastructure.

The Public Works Department (PWD) leads efforts to construct, maintain, and rehabilitate government buildings and assets, ensuring their functionality and safety. Complementing this, the Ghana Hydrological Authority focuses on hydrological service delivery, addressing flood control, drainage improvements, and river development through innovative strategies and technical expertise. These efforts mitigate environmental risks,

enhance resilience, and contribute to the safety and well-being of communities across the country.

In regulatory functions, the Engineering Council of Ghana (ECGh) oversees the engineering profession, ensuring adherence to high standards of safety, ethics, and excellence under Act 819 and LI 2410. By licensing professionals and enforcing compliance, the EC safeguards the credibility of engineering practices. Meanwhile, AESL combines architecture and engineering to provide innovative and sustainable design solutions for public and private sector clients. Headquartered in Accra with offices nationwide, AESL continues to support infrastructure development through designs that are both efficient and structurally sound. Together, these entities form a cohesive framework driving the progress of the works subsector in Ghana.

2.4.1.2 Works Infrastructure Delivery and Maintenance

The Ministry has undertaken substantial initiatives to combat perennial flooding across Ghana, including the National Flood Control Programme and the Greater Accra Resilient and Integrated Development (GARID) Project. Over the past decade, the government has demonstrated unwavering commitment by allocating a cumulative total of GH¢343 million towards excavation, desilting, and construction activities under the National Flood Control Programme. As a result of these efforts, the length of newly constructed drains under this programme increased from 34.3 km to 46.97 km, while over 1,000 km of drains have been excavated, rechannelled, and maintained.

Complementing these efforts, the GARID Project seeks to create a more resilient and inclusive urban environment in the Greater Accra Region. As part of this initiative, 12.3 km of drains have been constructed, and over 101,246 m³ of debris and materials have been dredged from the Odaw Basin. Investments under the project have also facilitated the establishment of a flood early warning system in Accra, made possible through the procurement and installation of essential equipment and infrastructure.

The above notwithstanding, flooding remains a major issue in urban Ghana due to intensified rainfall, rapid urbanization, poor drainage systems, and ineffective waste management. Encroachment on wetlands, construction in waterways, coastal erosion, weak land-use planning, and insufficient funding further exacerbate risks.

Specific to the coastal management programme, Ghana's 550 km coastline faces significant challenges, with approximately 367 km threatened by tidal wave erosion. Rising sea levels and coastal erosion have disrupted once-thriving coastal communities, posing a dual threat to their livelihoods and properties. With fishing as the predominant occupation in these areas, the destruction of coastal settlements severely undermines the economic foundation of these communities.

In response, the Ministry has implemented a series of coastal protection projects aimed at mitigating erosion and safeguarding lives and properties. These projects also bolster fishing activities, which are vital to the livelihoods of coastal populations. As of now,

approximately 84km of the coastline has been protected. However, the programme remains constrained by limited financing and mounting outstanding bills for certified works. Coastal protection projects, executed on a pre-financing arrangement with milestone-based payments, face significant delays in reimbursements. This has led to cash flow challenges for contractors and slowed the pace of project implementation. Consequently, delayed timelines threaten the timely completion of critical projects, further compounding the vulnerabilities of coastal communities.

Added to the above, the past medium term has witnessed a notable rise in public investment in infrastructure, particularly through active private sector participation. The Public Works Department (PWD) achieved significant milestones in the renovation and refurbishment of ministerial/staff bungalows, flats, and other public buildings, successfully rehabilitating 343 such structures during the review period. However, a persistent culture of poor maintenance undermines the long-term utility of public infrastructure assets. Efforts to expand maintenance and renovation activities have been limited, with an overemphasis on new construction projects often neglecting basic maintenance planning and implementation. Evidence underscores the critical importance of effective operations and maintenance as a cornerstone for resilient infrastructure. The lack of a comprehensive maintenance culture continues to limit the growth potential of the country's infrastructure, leaving substantial room for improvement in sustaining public assets.

2.4.1.3 Regulation and Services

The regulation of the works sector is a cornerstone of maintaining professional standards, ensuring compliance, and fostering infrastructure resilience. At the forefront of this effort is the Engineering Council, Ghana (ECGh), established under the Engineering Council Act (Act 819) of 2011 and further supported by the Engineering Regulations 2020 (LI 2410). The Council's mandate encompasses the regulation of the engineering profession and practice while upholding the highest professional standards.

The Council has licensed two professional bodies—Ghana Institution of Engineering (GhIE) and Institution of Engineering Technology-Ghana (IET-Gh)—to manage practitioner registration and established four registers for engineers, technologists, technicians, and craftsmen, with 5,705 practitioners licensed. Collaborative partnerships with organizations like GSA and TVET enhance regulatory enforcement, while the Built Environment Advisory Group addresses infrastructure disasters. Additional initiatives, including a code of ethics and digital systems, demonstrate the ECGh's commitment to professionalism and operational efficiency.

Despite its successes, the Council faces significant operational constraints. Limited funding from fees, grants, and government allocations hampers its ability to execute its mandate fully. Staffing shortages due to budget constraints restrict service delivery, particularly in regional offices, and a reliance on manual systems adds inefficiencies,

especially for practitioners in remote areas. Furthermore, the absence of a centralized database and dependence on licensed bodies for data contribute to delays in regulatory processes. These challenges collectively impede the Council's ability to fulfil its role effectively and equitably.

In parallel, the Architectural and Engineering Services Limited (AESL) plays a complementary role in the sector as a multidisciplinary firm offering innovative architectural and engineering solutions for public and private clients. Its services encompass architecture, planning, and engineering, combining functionality and sustainability in its designs. AESL's work is integral to creating resilient infrastructure across Ghana. However, the firm faces obstacles, including delayed payments for services rendered, which disrupts operations, and a high attrition rate among staff. Addressing these operational challenges is essential for AESL to maintain its vital contributions to the works sector.

Together, the Engineering Council of Ghana and AESL serve as critical pillars in the regulation and delivery of services within the works sector. Strengthening these institutions will be key to advancing professional standards, enhancing resilience, and achieving sustainable infrastructure development across the country.

2.4.1.4 Public Works and Infrastructure Needs

It is without doubt that public works and infrastructure needs will be crucial to meet the demands of growing populations and evolving environmental challenges. A significant need will be the development and modernization of drainage infrastructure. With the increasing frequency of extreme weather events, enhanced stormwater management systems will be essential to prevent urban flooding and its associated disruptions. Investments will be required in constructing new drainage channels and upgrading existing ones to ensure they can handle higher volumes of water efficiently.

In coastal regions, coastal protection works will remain a pressing necessity. Rising sea levels and coastal erosion are anticipated to threaten the livelihoods of millions, calling for the implementation of measures such as seawalls, breakwaters, and reinforced natural barriers. These initiatives will not only protect vulnerable communities but also help preserve critical coastal ecosystems.

The growing complexity of water resource management underscores the need for advancements in applied hydrology. Anticipated challenges, such as fluctuating rainfall patterns and increasing water demand, will require innovative hydrological solutions. These include the application of data-driven models and advanced technologies to optimize water use and allocation while ensuring sustainability.

Equally important is the maintenance and management of public buildings and residential accommodation, which will become increasingly vital as urban populations expand. Anticipated needs include regular inspections, rehabilitation of aging public infrastructure,

and ensuring the functionality of critical facilities such as schools, hospitals, and government offices. Furthermore, there will be an ongoing requirement for maintaining residential buildings to support growing housing demands, particularly in rapidly urbanizing areas.

By proactively addressing these anticipated needs, communities will be better equipped to adapt to emerging challenges, ensuring a resilient, sustainable, and equitable future.

2.4.1.5 Climate Change and Disaster Preparedness

Climate change and environmental factors have increasingly shaped the delivery of services by the Ministry. The rising frequency and intensity of extreme weather events have become a defining challenge, with long-lasting heatwaves, rising sea levels, and more severe rainfall events posing significant risks across the country. Notably, the rising sea levels have heightened Ghana's vulnerability to coastal flooding, while the increased intensity, duration, and frequency of rainfall have resulted in extreme storms and elevated flood risks. These impacts are exacerbated by systemic issues, including poor waste management practices and the extensive siltation of lagoons and detention basins, which further strain the country's flood management systems.

These developments present a clear and urgent threat to lives, livelihoods, and properties, including assets of national heritage and critical importance to national security. Urban centers, coastal communities, and infrastructure remain particularly vulnerable. Poorly managed urbanization, encroachment on natural drainage paths, and inadequate investments in flood resilience measures leave the country ill-prepared to manage the evolving impacts of climate change.

Paradoxically, developments within the sub-sector also offer opportunities to enhance Ghana's resilience to climate-induced risks and hazards. Strategic investments in drainage infrastructure and coastal protection works have demonstrated their potential to mitigate the effects of extreme weather. These initiatives not only protect vulnerable communities but also contribute to the overall objective of building resilience to climate change across the country.

To this end, the Ministry recognizes the critical importance of prioritizing climate change, disaster preparedness, and environmental sustainability as central pillars of its development interventions for the medium term. The continued integration of climate change considerations into infrastructure planning and execution will be essential to reducing vulnerability and promoting long-term sustainability.

Key interventions, such as the construction of effective drainage systems and the implementation of robust coastal protection projects, highlight the sub-sector's role in mitigating the risks associated with climate change. Coastal protection works, for instance, safeguard communities from erosion and rising sea levels, while drainage systems alleviate urban flooding caused by heavy rainfall events. These initiatives underscore the Ministry's commitment to addressing climate-induced risks through targeted infrastructural solutions.

Ultimately, climate change and disaster preparedness will remain at the forefront of the sector's development agenda. By adopting integrated and forward-looking strategies, the Ministry seeks to safeguard lives and livelihoods while contributing to a sustainable and resilient future for Ghana.

2.4.1.6 Economy and Financing of Public Works and Infrastructure

Public works programmes in Ghana have traditionally been financed through Government of Ghana (GoG) funds, enabling the development of essential infrastructure such as drainage systems, coastal protection works, and public buildings. However, dwindling public resources and macroeconomic challenges, including inflation and a weakening currency, have significantly constrained the ability to expand critical infrastructure or effectively regulate the sector. Over-reliance on GoG funding has exposed the sub-sector to financial vulnerabilities, while limited exploration of alternative funding mechanisms has further hindered its progress.

The implications of these conditions are profound, affecting the ability of institutions to fulfil their mandate of delivering sustainable infrastructure and meeting community needs. Inadequate funding has led to delays in critical projects and the deterioration of existing facilities, leaving many communities exposed to environmental risks such as flooding and coastal erosion. The lack of resources also hampers forward planning, making it difficult to address the challenges posed by urbanization and climate change. Furthermore, institutional inefficiencies and outdated regulatory frameworks exacerbate these issues, leading to inefficiencies in project execution and resource utilization.

High costs of infrastructure development, driven by inflation and economic uncertainty, have made the need for innovative financing solutions more urgent than ever. Green financing is emerging as a viable alternative, offering funding for environmentally sustainable projects. By leveraging instruments such as green bonds and climate-focused investment funds, Ghana can tap into global financial markets to support projects like climate-resilient drainage systems and eco-friendly coastal protection measures. These solutions not only address funding gaps but also align with global sustainability goals, providing long-term benefits for both the environment and the economy.

Addressing the financing challenges of the public works sub-sector requires diversification of funding sources, including the expansion of public-private partnerships and the integration of green financing mechanisms. Strengthening institutional capacity and regulatory frameworks will be essential to ensure that resources are utilized efficiently and transparently. By adopting these measures, the sector can overcome its current challenges and position itself to deliver resilient, sustainable infrastructure that meets the needs of Ghana's growing population and addresses emerging environmental concerns.

2.4.1.7 SWOT Analysis for the Works Sub-Sector

STRENGTHS	WEAKNESSES
<ul style="list-style-type: none"> • High Government interest in public works and infrastructure delivery. • Availability of legislative frameworks. • Availability of skilled personnels. • Strong collaboration among regulatory bodies, professionals and academia. • Availability of data for hydrological modelling • Existence of Licensed Bodies with experienced members 	<ul style="list-style-type: none"> • Inadequate coordination among sub-sector actors in public works and infrastructure delivery • Weak institutional capacity for effective regulation of the Sector • Weak classification and certification systems for the registration of contractors • Inconsistent enforcement of engineering standards, registration requirements, and professional conduct.

OPPORTUNITIES	THREATS
<ul style="list-style-type: none"> • Strong technical and financial support from development partners • Robust digital platforms and emerging technologies • Growth in Renewable Energy and Infrastructure Development • Expansion of construction industry • Advancement of local content in engineering practices • Integration of sustainability in engineering practices 	<ul style="list-style-type: none"> • High fluctuation of global and national economic indicators. • Proliferation of unapproved and haphazard development in waterways and wetlands • Weak enforcement of existing legislative and legal frameworks • High brain-drain and talent migration

2.4.2 Housing Sub-Sector

2.4.2.1 Housing Governance and Institutional Arrangements

Ghana's housing sector is a complex system involving various stakeholders, institutions, and regulatory bodies, with the Ministry of Works, Housing and Water Resources (MWHWR) at its helm, providing policy guidance and oversight. The MWHWR executes its mandate through sub-sector Departments and Agencies such as the Public Servants Housing Loans Scheme Board (PSHLSB), Rent Control Department (RCD), Department of Rural Housing (DRH), Architects Registration Council (ARC), Real Estate Agency Council (REAC), State Housing Company Limited (SHCL) and TDC Ghana Ltd.

The Ministry also collaborates with other Ministries like Finance, Local Government, Chieftaincy and Religious Affairs, Energy, and Lands and Natural Resources among

others in the provision of public housing and the regulation of private and non-state players.

The sector is largely influenced by numerous private sector and informal operators engaged in various aspects of housing delivery, such as sales and maintenance, while professional bodies, academic institutions, and international organizations like UN-Habitat, UNOPS, GIZ, UNEP and the World Bank also contribute technical, financial, and logistical support to enhance housing development in Ghana.

2.4.2.2 Housing Stock and Housing Infrastructure Delivery

According to the 2021 Population and Housing Census (PHC), the total housing stock stood at 5,862,890 units. This marked a significant increase of 2,470,145 units (representing 72.8%), compared to the 3,392,745 units recorded in 2010. This meant that over the last decade, we almost doubled the total housing stock.

Over the medium term, a total of 2,192 housing units were completed under the public-sector led housing delivery system. Specifically, State Housing Company Limited completed a total of 196 housing units while TDC Ghana Ltd also completed a total of 1,136 housing units. The Company also collaborated with the National Homeownership Fund to deliver an additional 405 housing units. Under the Redevelopment Programme a total of 135 housing units were completed at Roman Ridge, North Ridge, Airport, Labone and Cantonments while an additional 320 housing units were completed for the Ghana Police Service under the Security Services Housing Programme Phase III.

The above notwithstanding, issues of temporary accommodation such as hotels, hostels, Airbnb, Homstels and others making up 2.5% have emerged and continues to remain an important part of the housing market. There are also less-common types which forms almost 10%, including tents, metal containers, kiosks, wooden structures and uncompleted buildings, also increasingly becoming a part of slum housing in urban Ghana.

Indeed the 2021 PHC revealed that 12.7 percent of the housing units enumerated were vacant, suggesting that the housing units provided have outpriced the middle-low-income group.

Despite this progress, the delivery and expansion of housing projects continue to face critical challenges. In high-demand urban areas such as Greater Accra, land scarcity—particularly for large-scale, planned communities—hampers scalability and cost efficiency. Conversely, in the northern and less urbanized regions, low market demand discourages investment, limiting equitable housing distribution nationwide. Additionally, the high cost of developing essential infrastructure—such as roads, drainage, water supply, electricity, and sanitation—significantly inflates total project costs, undermining affordability for target buyers.

2.4.2.3 Regulation and Services

Ghana's housing sector operates within a complex legal and policy framework that governs land ownership, planning, building codes, home financing, and property rights. Despite these regulations, many informal and unregulated activities persist, negatively affecting the sector. Key regulatory bodies, such as the Architects Registration Council (ARC) established under the Architects Act, 1969 (NLCD 357) is responsible for the registration of persons within the architectural profession, guiding the profession and promoting high standards of education, training and practice towards a sustainable built environment. However, enforcement remains weak due to outdated legal framework. During the review period, ARC registered 204 new architects and 12 architectural firms.

The Rent Control Department (RCD) which regulates rental housing in Ghana faces significant challenges in regulating Ghana's rental housing market. With only 38% national coverage, outdated laws like the Rent Act of 1963 fail to address the complexities of today's rental landscape. Nonetheless, RCD is modernizing, with 14 offices adopting digital solutions. Over the past four years, increased media engagement has helped educate the public, resulting in a 10.8% rise in reported complaints, surpassing the target of 58,500. Enhanced funding could further expand its impact.

In the real estate sub-sector, the Real Estate Agency Council (REAC) was established under the Real Estate Agency Act, 2020 (Act 1047), to regulate real estate transactions in Ghana. While in its formative stages, REAC is in the process of developing a system for licensing. However, implementation faces hurdles, including capacity constraints, low public awareness, the absence of curriculum for licencing real estate professionals, and inadequate financial resources undermines enforcement efforts.

Despite various legal and regulatory frameworks, much of the housing sector remains informal, limiting oversight and enforcement. Formal institutions primarily focus on regulated operators, leaving informal players, who constitute the majority, without clear guidelines. This gap in regulation hinders sustainable housing development and sectoral growth.

Strengthening regulatory frameworks, improving enforcement, and increasing investment in digitalization and financial support are crucial to addressing challenges in Ghana's housing sector. Without targeted interventions, informal activities will continue driving the sector, limiting its potential for equitable and sustainable development.

2.4.2.4 Population and Housing Needs Assessment

Ghana's population reached 30.8 million in 2021. Growing at a rate of 2.1% per annum, this is a 6.1 million increase from the 24.7 million recorded in 2010. Again, its urban proportion has increased from 50.9% in 2010 to 56.7% in 2021 - higher than previous intercensal periods. As a result, housing has evolved as one of the most critical development needs of the country.

Ghana is grappling with a significant housing challenge, facing a quantitative deficit of 1.8 million housing units and struggling to provide adequate and affordable accommodation for its citizens. A housing profile from 2020 indicated that the country required approximately 7.2 million additional rooms to effectively address its then-existing housing deficit. The Ghana Statistical Service estimates that urban areas alone account for approximately 5.7 million of this deficit, underscoring the heightened housing needs in these communities.

Considering the current average household size of between 3.2 and 6, the deficits in urban areas would require the construction of around 1.4 million four- to five-bedroom rental housing units to meet demand. To address this substantial deficit, it is anticipated that private sector investments will play a crucial role, as they currently contribute over 60% of housing provision in urban Ghana. This reliance on private investment is essential for bridging the gap in housing needs and enhancing overall accommodation availability for the growing population.

2.4.2.5 Housing and Climate Change

A critical issue in Ghana's housing market is its readiness for climate change and the adoption of green materials and infrastructure. The National Climate Change Policy (2015) outlines a framework for developing climate-resilient infrastructure and promoting sustainable building practices.

In alignment with this policy, more real estate developers are incorporating climate-resilient technologies in their projects, with several achieving EDGE certification for resource efficiency and sustainability. An example is the Community 22 housing development, a collaboration between the National Homeownership Fund and TDC Ghana Ltd., showcasing sustainable practices in response to housing demand.

In 2024, the Ministry of Housing launched the Climate Action Roadmap for buildings and construction to facilitate a transition to lower emissions and resilient infrastructure, aligning with Ghana's commitments under the Paris Agreement (UNFCCC).

Relatedly, the Department of Rural Housing also promotes local materials, particularly Compressed Earth Bricks (CEB), within its District Housing Programme. Notable projects like the Appiatse Community Redevelopment and Police Training School in Huhunya have integrated CEB, and production centers have been established to enhance access. The department is also researching alternative materials, including those made from plastic waste and rammed earth.

Despite progress, the adoption of sustainable building materials remains slow due to limited expertise and the costs associated with transitioning to green alternatives. Furthermore, the National Building Code and Building Regulations must adapt to these emerging challenges to promote sustainability in the housing and construction industry.

As climate change impacts become more pronounced, the housing sector must prioritize innovative practices and materials that enhance resilience while ensuring community

sustainability. Emphasizing green building techniques will be essential for addressing environmental concerns and meeting the housing needs of the population, better preparing Ghana's housing market for future climate challenges.

2.4.2.6 Housing Economy and Finance

Ghana's housing market has seen significant growth in demand, supply, investment, and technology, comprising formal and informal sectors. Over 80% of transactions occur informally, primarily financed through private funds, while the formal sector, dominated by GREDA, has experienced rapid expansion with a 30% CAGR, making it one of the fastest-growing industries in the country. However, institutional, regulatory, and legal frameworks governing housing finance have remained largely unchanged since 2011, with fewer than 1% of Ghanaians utilizing mortgages due to limited support from financial institutions.

To address these challenges, the government established the National Homeownership Fund, piloting initiatives like the National Mortgage Scheme and Affordable Housing Real Estate Investment Trusts, which provide home loans in Ghanaian cedis and funding for developers. This initiative has led to the completion of 405 housing units in Tema Community 22, with another 139 units nearing completion. Additionally, the Public Servants' Housing Loans Scheme Board (PSHLSB), founded in 1975 with a mandate to provide loan facility to public servants to acquire or construct decent dwelling homes, has issued 372 loans for the period under review.

Efforts to diversify housing solutions include a pilot rental assistance scheme launched across six regions, offering rent advances to middle- and low-income earners. With an initial investment of GH¢30 million, the National Rental Assistance Scheme has benefited 2,615 individuals. Despite such interventions, the sector faces challenges like high interest rates averaging 31.66% as of April 2023, making housing construction costly. Over 90% of new housing developments rely on informal financing sources, while formal and semi-formal sources account for only 8-9%, with government financing contributing less than 1%.

Economic instability and a depreciating currency further constrain housing finance, disproportionately affecting low- and middle-income households. Agencies like SHC depend on off-plan sales, limiting their expansion, while inconsistent funding delays project completion. Addressing these issues requires enhanced financial solutions to ensure the housing sector remains accessible and sustainable.

2.4.2.7 SWOT Analysis for the Housing Sub-Sector

STRENGTHS	WEAKNESSES
<ul style="list-style-type: none"> • Availability of actors to deliver housing. • High Government interest in affordable housing. • Availability of rural lands. • Availability of legislative frameworks. • Lower interest rate for Public Servant for housing rentals • Robust loan recovery system for public sector-led financing schemes • Availability of skilled personnels. • Climate friendly low carbon and resilient building materials • Strong collaboration among regulatory bodies, professionals and academia. • 	<ul style="list-style-type: none"> • Inadequate incentives for housing targeted at the low-income earners. • Low interest of government in rental housing • Inadequate coordination among sub-sector actors in housing delivery • Inadequate capacity for implementation of social housing. • Inadequate use of sustainable local building materials • Weak institutional capacity for implementation of Sector Regulatory Agencies mandates • Inadequate capacity for the mass production of local building materials • Lack of authority to initiate prosecutions. • Outdated legislative frameworks for some Sector Agencies.

OPPORTUNITIES	THREATS
<ul style="list-style-type: none"> • Strong technical and financial support from development partners • High investor interest in real estate • Robust digital platforms and emerging technologies • High demand for professional development and certification within the industry. • High demand for Local Building Materials (LBM) for housing construction • High demand for housing 	<ul style="list-style-type: none"> • High fluctuation of global and national economic indicators. • High dependency on development partners • Heavy dependence of the housing market on imported building materials. • Non-enforcement of land use plans, zoning and building codes, building inspection and rent control. • Complex land administration regime

2.4.3 Water Sub-Sector

2.4.3.1 Water Governance and Institutional Arrangements

The governance structure of Ghana's water sector is anchored by the Ministry, which oversees key agencies including the Water Resources Commission (WRC) for water resources management, the Ghana Water Limited (GWL) for urban water management and the Community Water and Sanitation Agency (CWSA) for rural water management.

The Water Resources Commission (WRC) was established by the Water Resources Commission Act, 1996 (Act 522) with the mandate to regulate and manage Ghana's water resources and coordinate government policies related to them. The WRC is responsible for ensuring the sustainable utilisation of water resources and integrating various stakeholders' interests in water management. The Commission's key functions include developing water use regulations, granting water rights, planning management strategies, collecting and disseminating data, monitoring sustainable use, advising on pollution management and engaging in discussions about shared transboundary water resources. This work is carried out from its head office and seven regional basin offices in Wa, Bolgatanga, Koforidua, Kumasi, Tarkwa, Sunyani, and Sogakope.

The Ghana Water Limited (GWL), formerly Ghana Water Company Limited is a Company established under the Company's Act, 2019 (Act, 992) and a state-owned enterprise responsible for urban water supply in Ghana. GWL's primary role is to provide potable water to urban areas, ensuring that the water supply meets quality standards and is accessible to the population. The Ghana Water Limited (GWL) operates through fifteen Operational Regions, 103 district offices and 86 active water treatment plants, managed by District Managers and Station Managers, responsible for daily operations. GWL employs a skilled workforce and offers regular training and capacity-building programs to keep staff updated on the latest trends and technologies.

The CWSA was established by the Community Water and Sanitation Act, 1998 (Act 564) to facilitate the provision of safe water and related sanitation services to rural communities and small towns in Ghana. The Agency facilitates the supply of potable water to rural and small towns through Small Town Water Systems, Community Pipe Water Systems, Mechanized Boreholes and Hand Dug Wells. CWSA operates from its Head Office in Accra and has Regional Offices in all sixteen regions. Recent reforms have led to the establishment of 196 water system management offices across 119 Metropolitan, Municipal, and District Assemblies (MMDAs), enhancing local governance of water resources.

2.4.3.2 Water Infrastructure

Over the years, Ghana has made substantial investments to enhance its water infrastructure throughout the country. The Ghana Water Limited (GWL) operates 86 active urban water treatment plants, comprising 23 groundwater systems, 49 conventional surface water systems and 14 packaged water treatment plants (**See Annex 3**). Similarly, GWL manages about 13,500 kilometres of distribution pipelines across the

nation; however, an additional extension of approximately 2,000 kilometres is necessary in urban areas to ensure an optimal and equitable water supply. To facilitate efficient water distribution, GWL has established booster stations that act as intermediary pumping facilities between urban centres and the water treatment plants. The organization also operates three key support units: the Central Workshop, Base Workshop, and Central Stores, which play crucial roles in maintaining operational efficiency.

In terms of rural water supply, the Community Water and Sanitation Agency (CWSA) manages 196 water systems across 119 Metropolitan, Municipal, and District Assemblies (MMDAs) throughout all sixteen regions of Ghana (**See Annex 4**). This network includes 29,895 boreholes, 559 small-town pipe systems, 4,004 hand-dug wells, and 1,275 limited mechanized systems. Additionally, there are 1,400 smart pipe meters and 45 solar energy farms supporting these water systems, along with 196 dedicated water system offices.

Despite progress, outdated and inefficient electro-mechanical equipment at water treatment plants and pumping stations poses a significant challenge to Ghana's water supply infrastructure. In rural areas, problems such as pipeline damage, elevated levels of iron, manganese, and fluoride in water sources, inadequate boreholes with low yields, and power outages with voltage fluctuations frequently damage electromechanical components. Tackling these issues is crucial for enhancing the efficiency and reliability of water delivery nationwide.

2.4.3.3 Regulation and Services

The regulation of surface and groundwater resources in Ghana is managed solely by the Water Resources Commission (WRC), established under the Water Resources Commission Act of 1996 (Act 522). The WRC's primary functions include developing plans for water conservation and use, coordinating development activities, granting water rights, and managing data related to water resources. It also directs water user agencies to conduct research, monitor water programs, advise the government on water issues, and support pollution control measures. Despite regulatory efforts like the WRC Act, Ghana faces major challenges in raw water management. Pollution and encroachment on buffer zones highlight ineffective enforcement and compliance. Improved oversight and strategies are urgently needed to protect the country's water resources.

On the other hand, the Ghana Water Limited (GWL) operates under the regulation of the Public Utilities Regulatory Commission (PURC), which sets tariffs, ensures service quality, and addresses consumer complaints. Despite the importance of potable water as outlined in the United Nations Sustainable Development Goals, PURC's tariff structures fail to cover GWL's full operational costs, leading to financial shortfalls that hinder its sustainability and operations. Conversely, the Community Water and Sanitation Agency (CWSA) operates independently of PURC regulations, using GWL's tariffs as a benchmark for its pricing model. To address this challenge and to ensure sustainable water supply services delivery by CWSA, policy reforms have been initiated to remodel the institutional and policy arrangements to broaden the mandate of the CWSA to manage small towns pipe water systems and transform it into a utility service organization. The above notwithstanding, State Interests and Governance Authority (SIGA) ensures

efficient operations and good corporate governance within both GWL and CWSA, while also monitoring compliance with relevant regulations.

2.4.3.4 Population and Water Needs Assessment

According to the Ghana Statistical Service, access to basic water supply services has risen from 79% in 2017/2018 to 87.7% in 2021, with urban areas seeing a significantly higher rate of 96.4% compared to 74.4% in rural regions. By December 2024, the percentage of the population with basic access to drinking water sources reached 88%, indicating a steady increase over the period.

The growing urban population, alongside rural-urban migration, increasing demand of water for multiple uses and uncontrolled development presents challenges and opportunities for water agencies. This trend exerts pressure on limited production and distribution infrastructure, leading to demand outpacing supply and resulting in water rationing in key urban areas like Accra, Kumasi, Tamale and Takoradi. Currently, the average water production stands at 0.95 million cubic meters per day, while urban demand has risen to about 2.46 million cubic meters per day, creating a deficit of 1.52 million cubic meters per day. Rural water supply faces similar challenges due to outdated infrastructure and other issues that hinder production and the ability to meet rising demand.

Moreover, as the population continues to grow, there is an increase in the encroachment of buffer zones around water bodies and a rise in untreated wastewater discharged into these sources. The demand for limited water resources in specific zones has intensified due to population growth, which poses a significant threat to water security.

2.4.3.5 Water and Climate Change

Changing weather patterns due to climate change have led to increased instances of flooding and drought in Ghana, significantly affecting water resource management and supply.

To mitigate the impacts of droughts, GWL periodically engages in dredging to enhance water storage capacity. In tandem, desilting of dams and weirs is conducted to prevent flooding and improve storage capacities. Additionally, GWL embarks on tree planting activities within the catchment area of its dams as part of efforts to mitigate drought. Long-term flood management strategies are being developed and implemented, including the Flood Early Warning Systems (FEWS) for the White Volta and Oti basins, which provide timely information to facilitate disaster risk reduction efforts.

Since 2005, a national water quality monitoring program, along with a water quality index, has been in place to assess pollution levels in water sources. Additionally, raw water quality guidelines established in 2003, alongside effluent standards developed in 2018, are being implemented nationwide. However, the current focus has primarily been on surface water sources.

While the Groundwater Management Strategy introduced in 2011 outlines essential tools for groundwater management, its implementation has been limited in scope and effectiveness. A thorough revision of this strategy is required to manage the increasing complexity of groundwater management and its connection with climate change effects.

In 2023, the erstwhile Ministry of Sanitation and Water Resources conducted a Water, Sanitation and Hygiene (WASH) System Resilience Study with support from UNICEF. The study provides a detailed analysis of Ghana's disaster risk landscape and outlines proactive strategies to ensure continuous and resilient water services.

In summary, the challenges posed by climate variability demand urgent action to bolster resilience strategies and improve water resource management. It is imperative to invest in infrastructure, nature-based solutions and adopt an integrated approach to effectively manage both surface and groundwater resources in the face of climate change.

2.4.3.6 Water Economy and Finance

The economic landscape affecting urban and rural water supply in Ghana is shaped by several critical financial factors. Rising inflation, along with increasing labor, material, and operational costs, is reducing the purchasing power and profitability of water agencies, complicating their cash flows and long-term financial planning. Additionally, the depreciation of the cedi against major currencies has increased costs for these agencies, leading to significant exchange losses due to their reliance on imported water treatment chemicals, equipment, and services.

Apart from the above, it should be emphasized that financing for rural water supply largely comes from government and donor support, while urban infrastructure improvements have relied heavily on loans. However, Ghana's ongoing debt restructuring program under the IMF has constrained borrowing, adversely impacting various urban water projects and prospects for improving urban water supply in the country.

For the Water Resources Commission (WRC), funding for their operations has largely been sourced from central government funding and Internally Generated Funds (IGF). Overtime, allocations from these sources have dwindled and remained insufficient for effective Integrated Water Resources Management (IWRM), leaving a significant funding gap that hampers effective water management and security.

Addressing these economic challenges is crucial for ensuring sustainable water management and enhancing service delivery throughout Ghana.

2.4.3.7 ICT Integration and Digitalization

Recent technological innovations at Ghana Water Limited (GWL), such as hydraulic modelling, telemetry, Supervisory Control and Data Acquisition (SCADA) system, and leak detection, have significantly improved operational efficiency and effectiveness in urban water management. Customers benefit from the GWL customer app, e-billing, e-payment, and e-collection processes, allowing them to effortlessly manage their

accounts, pay bills online, and report issues from the comfort of their homes. These customer-focused technologies have allowed GWL to better engage with clients effectively, helping them manage their water consumption while ensuring that service expectations are met. Similarly, CWSA have also integrated into its core operation ICT systems for billing and bill collection to optimize efficiency.

Water resources management databases have been developed to track permitted water users, licensed drillers, drilled boreholes, registered dams, and surface water quality. However, maintaining the functionality of these databases and other knowledge-based systems requires improved technical and human capacity to ensure their effectiveness and reliability. Enhancing these capabilities is essential for comprehensive management and sustainable use of water resources in Ghana.

The significant gains achieved through the adoption of ICT and technology-based systems in water management highlight the need for continued efforts to embrace emerging technologies within the sub-sector. As these innovations have already demonstrated their potential to enhance operational efficiency, customer engagement, and data management, investing in further advancements will be crucial for optimizing service delivery and addressing the evolving challenges of water resource management. By prioritizing the integration of new technologies, the sector can ensure sustainable practices and better meet the demands of a growing population.

2.4.3.8 SWOT Analysis for the Water Sub-Sector

STRENGTHS	WEAKNESSES
<ul style="list-style-type: none"> • Abundant water resources • High government interest in water issues • Availability of policy and legislative frameworks • Established and strong institutional framework • Availability of skilled workforce with growing expertise 	<ul style="list-style-type: none"> • Rural-urban disparity • Aging infrastructure • Poor Water quality issues- • High non-revenue water • Weak enforcement of regulations • Low tariff recovery

OPPORTUNITIES	THREATS
<ul style="list-style-type: none"> • Strong International donor collaboration • Public-Private Partnerships (PPP) • Green climate financing • Rainwater harvesting and solar-powered boreholes • Use of Technology • Education and behavior change campaigns • Strong regional cooperation in Transboundary Water Resource Management 	<ul style="list-style-type: none"> • Negative impact of climate variability and change • High pollution from illegal mining (galamsey) • High rate of urbanisation and population growth • High rate of land encroachment and deforestation • Overdependence on donor funding

2.5 List of Key Development Issues

In examining the situation analysis of Ghana’s works, housing, and water sectors, key development issues and gaps have emerged that impede the effective delivery of essential services. **Table 3** shows the list of key development issues for the Ministry.

Table 3: List of Key Development Issues

SUB-SECTOR	KEY DEVELOPMENT ISSUE
<p>Works</p>	<ol style="list-style-type: none"> 1. Weak regulatory regime. 2. Inadequate funding for capacity building. 3. Inadequate maintenance of drainage channels, retention and detention ponds 4. Undersized culverts and drainage channels 5. Increasing incidence of floods 6. Increasing rate of coastal erosion 7. Encroachment of wetlands and basins. 8. Inadequate regulation of contractor conducts and performance 9. Inadequate and malfunctioning hydrological monitoring stations 10. Obsolete equipment and infrastructure 11. Unrealistic fees charged by some regulatory bodies 12. Poor, inadequate and high cost of maintenance of infrastructure

SUB-SECTOR	KEY DEVELOPMENT ISSUE
Housing	<ol style="list-style-type: none"> 1. Inadequate housing units 2. Lack of long-term sustainable financing for construction 3. High cost of mortgage 4. Poor urban settlement planning leading to formation of slums 5. Rapid urbanisation resulting in urban sprawl. 6. Weak institutional capacity of Sector Regulatory Agencies 7. Inadequate urban lands 8. Difficulties in land acquisition 9. High cost of off-site and on-site infrastructure 10. Lack of Stakeholder engagement and public sensitization 11. High cost of construction materials 12. Inadequate investment in emerging technologies 13. Obsolete laws and legislations 14. Encroachment of land banks
Water	<ol style="list-style-type: none"> 1. Pollution of water bodies 2. High non-revenue water 3. Non-existent and weak enforcement of laws and regulations 4. Inadequate financing of plans and programs at all levels 5. Emerging issues in transboundary cooperation and commitments 6. Limited awareness of the WRC among the public and key decision-makers. 7. Weak institutional capacity for water resources management 8. Inadequate infrastructure for data and management 9. Aged and inefficient infrastructure 10. Frequent destruction of pipe networks by road contractors 11. Poor water quality 12. Declining yield of point sources for some pipe water systems 13. Erratic power supply from the national grid 14. Weak coordination among Stakeholders 15. High indebtedness of water systems to electricity providers 16. Unstable exchange rates

2.6 Future Development Needs

2.6.1 Works Sub-Sector

Ghana's works sub-sector must prioritize infrastructure development to enhance resilience and sustainability. One of the most pressing needs is the construction of drainage systems such as drains, detention bonds, sand traps and culverts to mitigate flooding, particularly in urban areas. Expanding and upgrading drainage channels, as well as dredging and desilting major water bodies, will ensure efficient water flow and reduce

the risk of flooding. Complementing these efforts, regulatory enforcement against unauthorized construction in waterways will help maintain natural drainage paths, preventing blockages that contribute to urban flooding.

Safeguarding Ghana's coastline is also a critical focus for the medium term. Coastal protection structures, such as seawalls, breakwaters and revetments, will be essential to shielding communities from erosion and climate-related threats. Alongside engineered solutions, exploring nature-based approaches—such as wetland restoration and mangrove rehabilitation—will strengthen coastal resilience while preserving ecosystems. The combination of these measures will protect lives, livelihoods, and property from the worsening effects of climate change.

Equally important is investment in early flood warning systems. Procuring and installing advanced monitoring equipment will improve disaster preparedness and response, allowing authorities to detect potential threats early and issue timely alerts. Deploying real-time weather sensors and predictive technology will reduce damage and safeguard vulnerable communities. Additionally, public awareness campaigns will be necessary to ensure communities can act swiftly when warnings are issued.

Infrastructure sustainability must remain a priority. Maintenance of newly constructed structures, as well as existing drainage systems and coastal protections, will extend their lifespan and optimize functionality. Beyond water-related infrastructure, Ghana must also focus on maintaining public landed properties, including government bungalows, flats, and junior quarters. This will preserve critical public assets and improve overall service delivery.

By addressing these future development needs, the works sub-sector will bolster Ghana's resilience against emerging issues for the works sub-sector. Through strategic investment, regulatory enforcement, technology integration, and sustained maintenance efforts, the nation can build a robust and sustainable infrastructure system that serves current and future generations.

2.6.2 Housing Sub-Sector

Ghana's housing sector has seen notable growth, with a 72.8% increase in housing delivery over the past decade. However, a deficit of 1.8 million housing units persists, necessitating urgent investments and policy reforms to ensure adequate, affordable, and comfortable housing for all citizens. Addressing this challenge requires a strategic approach that strengthens institutional involvement, improves financial accessibility, and optimizes land administration.

State agencies such as the State Housing Company Limited (SHCL), TDC Ghana Ltd (TDCL), and the National Homeownership Fund (NHF) must play a greater role in delivering housing solutions beyond major urban centers. Additionally, expanding mortgage financing from the current less than 1% coverage to 15% within the medium term through education, sensitization, and government incentives will make housing more accessible to a broader population, particularly the middle-to-low-income group. While efforts are being made to improve the fiscal situation in the medium term, tax incentives

for private developers focusing on affordable housing for public sector workers, urban poor, and vulnerable groups should form a principal part of efforts to further encourage investment in the sub-sector.

Adding to the above, efficient land administration remains critical to future housing development. To this end, an expansion of the Ministry's land bank programme underpinned by a robust digitalization should be considered. Also, strengthening ongoing slum upgrading programs and initiating new interventions through public-private partnerships will enhance urban livability.

Similarly, infrastructure investments are essential to sustaining housing expansion. Roads, water and sanitation facilities, energy supply, and other ancillary infrastructure must be provided to create more livable communities. In addition, encouraging the use of local and climate-friendly building materials through incentives to developers will promote sustainability, reduce construction costs, and support environmental conservation efforts.

By implementing targeted policies, increasing institutional involvement, and fostering public-private partnerships, Ghana's housing sector can overcome existing challenges and achieve sustainable growth. Prioritizing these interventions will help ensure that all citizens have access to safe, affordable, and dignified housing, setting a strong foundation for long-term urban development.

2.6.3 Water Sub-Sector

As Ghana continues to navigate the complexities of water management amid increasing population pressures and the impacts of climate change, several future needs must be prioritized within the water sub-sector to ensure sustainable water supply, enhance service delivery, and safeguard the nation's water resources.

Accordingly, there is a critical need for investment in infrastructure. Upgrading and expanding existing water treatment and distribution systems is essential to meet the growing urban and rural water demand, particularly in rapidly expanding cities. Additionally, new investments in resilient infrastructure that can withstand climate-related challenges, such as flooding and droughts, will be vital for ensuring consistent water availability.

Another pressing need is the adoption of advanced technology and data management systems. Leveraging emerging technologies, such as artificial intelligence, remote sensing, and data analytics, can significantly improve water resource planning and management. Implementing smart water management systems will facilitate real-time monitoring of water quality, usage, and supply levels, enabling proactive responses to potential issues and enhancing decision-making processes.

Capacity building is also crucial for the future of the water sub-sector. There is a need to develop technical skills and human resources through training and education programs. Equipping personnel with the necessary knowledge and skills will help manage new technologies and improve operational efficiency. Furthermore, fostering collaboration

between governmental agencies, private sector stakeholders, and local communities will promote a more integrated approach to water resource management.

Without addressing these future needs, Ghana risks compromising its water security, increasing the vulnerability of its population to water-related issues, and undermining economic growth. By investing in infrastructure, technology, and capacity building, the water sub-sector can enhance resilience, sustainability, and efficiency, ultimately contributing to the well-being of current and future generations.

CHAPTER THREE

KEY DEVELOPMENT PRIORITIES

3.1 Introduction

This chapter outlines key development priorities as a sequel to the key development issues that were identified through the Situation Analysis in Chapter 2. These development priorities are essential for achieving the Ministry's long-term sector goals and consequently, form the basis for the identification of sector goals, objectives and strategies for the medium-term.

3.2 Prioritization of Key Development Issues

The key issues that were identified in Chapter two were subjected to a rigorous analysis to arrive at the key priorities for the medium term. The pairwise ranking tool was employed for the analysis using the parameters listed below:

- a. Severity and diversity of the problem and intended benefits (social, economic, environmental, etc.) of addressing it.
- b. Significant multiplier effect on economic efficiency, e.g., attraction of investors, job creation, increases in incomes and growth.
- c. Significant linkage to meeting basic human needs and rights.
- d. Significant multiplier effects in the sustainable spatial development of designated spaces or corridors.
- e. Opportunities for addressing key cross-cutting development themes such as; marginalised and vulnerable groups.
- f. Gender equality and equity with respect to practical and strategic needs and interests.
- g. Environmental concerns including climate, biodiversity, disaster risk reduction, etc

A strong positive impact was assigned a score of '1,' while a weak or negative impact received a score of '0.' The total score then determined the priority level, with development issues scoring at least **fifty percent (50%)** included among the medium-term priorities.

In total, **forty-two (42)** development issues were identified in Chapter Two. Following the prioritization process, **twenty-three (23)** issues were selected for medium-term focus.

3.3 Key Development Priorities

Following the prioritization of the key development issues, the following priorities emerged for the medium-term.

Table 4: List of Prioritised Development Issues

SUB-SECTOR	KEY DEVELOPMENT ISSUE
Works	<ol style="list-style-type: none"> 1. Inadequate legislative framework. 2. Inadequate maintenance of drainage channels, retention and detention ponds 3. Undersized culverts and drainage channels 4. Coastal erosion and flooding on Ghana's shoreline 5. Encroachment of wetlands and basins. 6. Inadequate and malfunctioning monitoring stations 7. Obsolete equipment and ancient infrastructure 8. Unrealistic fees charged by some regulatory bodies 9. Poor, inadequate and high cost of maintenance of infrastructure
Housing	<ol style="list-style-type: none"> 1. Inadequate housing units 2. Lack of long-term sustainable financing 3. Poor urban settlement planning leading to formation of slums 4. Weak institutional capacity of Sector Regulatory Agencies 5. High cost of off-site and on-site infrastructure 6. Lack of Stakeholder engagement and public sensitization 7. Obsolete laws and legislations
Water	<ol style="list-style-type: none"> 1. Pollution of water bodies 2. Aged and inefficient infrastructure 3. Non-existent and weak enforcement and compliance of laws and regulations 4. Inadequate financing of plans and programs at all levels 5. Emerging issues in transboundary cooperation and commitments 6. Water quality challenges 7. Weak coordination among Stakeholders

CHAPTER FOUR

DEVELOPMENT GOALS, OBJECTIVES AND STRATEGIES

4.1 Introduction

This chapter focuses on the development goals, objectives, and strategies that have been carefully defined to guide the plan period. These elements form the guiding framework to align the goals of the Ministry with the National Medium Term Development Policy Framework. Each goal, objective, and strategy outlined in this chapter is designed to ensure a balanced and effective approach to addressing the prioritized development issues for the medium term.

4.2 Sector Development Goals

The sector development goals for the medium term have been developed to ensure the sustainable development and management of public works, housing and water resources for all. Accordingly, three sector-specific goals have been outlined for the medium term:

- a. To ensure safe development and management of infrastructure facilities in the area of buildings, flood control systems, coastal protection works and operational hydrology.
- b. To ensure safe, secure, accessible, affordable and sustainable housing for all.
- c. To ensure sustainable water resources management and increased access to, and use of safe water for socio-economic development.

4.3 Development Goals, Objectives and Strategies

This section outlines the key sector priorities issues, corresponding goals, specific objectives, and key strategies for achieving the objectives, while also highlighting their alignment with national objectives. These Development Goals, Objectives and Strategies have been aligned with the **Environment, Infrastructure and Human Settlement** and **Social Development** dimensions of the National Medium Term Development Policy Framework.

Table 5: Development Goals, Objectives and Strategies

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
Dimension/Thematic Area: Environment, Infrastructure and Human Settlement					
<ul style="list-style-type: none"> • Inadequate legislative framework. • Inadequate maintenance of drainage channels, retention and detention ponds • Undersized culverts and drainage channels • Coastal erosion and flooding on Ghana's shoreline • Encroachment of wetlands and basins. • Inadequate and malfunctioning monitoring stations • Obsolete equipment and 	<p>To ensure safe development and management of infrastructure facilities in the area of buildings, flood control systems, coastal protection works and operational hydrology</p>	<p>Increase kilometers of coastline protected by 30% by 2029</p>	<p>Improve coastal and marine management</p>	<ol style="list-style-type: none"> 1. Promote sustainable investment in hybrid control structures (SDG Targets 10.b, 17.5) (AU Target A1 G7 P1 T2) 2. Accelerate the implementation of coastal protection projects. 3. Promote an integrated approach to reducing coastal floods, erosion and degradation involving all relevant stakeholders (SDG Targets 14.1, 14.2, 14.5) (AU Target A1 G7 P1 T2) 4. Promote sustained investments in coastal protection (SDG Targets 14.1, 14.2, 14.5, 16.6) (AU Target A1 G7 P1 T2) 5. Collaborate with relevant MDAs and MMDAs to enforce regulations against sand mining 6. Establish a comprehensive coastal protection framework (SDG Targets 14.1, 14.2, 14.5) (AU Target A1 G7 P1 T2) 7. Enhance awareness and capacity of communities to combat coastal erosion and adapt to climate change (SDG Targets 14.2, 14.5) (AU Target A1 G7 P1 T2) 8. Increase investment in Research and Development for coastal protection. 	<ol style="list-style-type: none"> 1. Coastal Protection and Resilience Programme

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
ancient infrastructure	To ensure safe development and management of infrastructure facilities in the area of buildings, flood control systems, coastal protection works and operational hydrology.	Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029	Improve national resilience to hydrological threats	<ol style="list-style-type: none"> 1. Strengthen early warning and response mechanisms for flooding (SDGs Target 3.d, 13.3) (AU Target A1 G7 P5 T1) 2. Promote construction and maintenance of storm drains in cities and towns (SDG Targets 9.a, 11.3) (AU Target A1 G7 P5 T1) (SDGs Target 11.5, 11.b) (AU Target A1 G7 P5 T1) 3. Develop long-term solutions to flooding (SDGs Target 11.5, 11.b) (AU Target A1 G7 P5 T1) 4. Strengthen the capacity of the Ghana Hydrological Authority (SDGs Target 11.5, 11.b, 16.6) (AU Target A1 G7 P5 T1) 5. Collaborate with relevant MDAs to strengthen disaster risk governance at all levels (SDGs Target 11.5, 11.b) (AU Target A1 G7 P5 T1) 6. Enhance coordination among key institutions in the development and management of drainage infrastructure (SDGs Target 11.5, 11.b, 16.6) (AU Target A1 G7 P5 T1) 7. Support research to improve innovation in addressing flooding (SDGs Target 3.d, 11.5, 11.b, 13.1, 13.3) (AU Target A1 G7 P5 T1) 8. Promote sustainable investments in drainage infrastructure 	<ol style="list-style-type: none"> 1. Integrated Stormwater Management and Infrastructure Programme 2. Hydrological Monitoring and Flood Early Warning Programme 3. Legal and institutional Reform Programme

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
<ul style="list-style-type: none"> Poor, inadequate and high cost of maintenance of infrastructure 	<p>To ensure safe development and management of infrastructure facilities in the area of buildings, flood control systems, coastal protection works and operational hydrology</p>	<p>Ensure compliance of 60% of all public buildings and critical state assets to standardized maintenance framework by 2029</p>	<p>Promote effective maintenance culture</p>	<ol style="list-style-type: none"> Institute a robust maintenance scheme for the public buildings and other critical infrastructure. (SDG Targets 9.a, 11.2) Develop and maintain a register on the conditions of public buildings and other critical infrastructure. 	<ol style="list-style-type: none"> General Maintenance Management Programme
<ul style="list-style-type: none"> Weak institutional capacity for implementation of Sector Regulatory Agencies mandates Obsolete laws and legislations Unrealistic fees charged by some regulatory bodies 		<p>Build a competitive and modern construction industry by 2029</p>	<p>Promote sustainable spatially integrated development of human settlements</p>	<ol style="list-style-type: none"> Promote and stimulate the development and expansion of the Ghanaian construction industry (SDG Target 9.b) (AU Target A1 G4 P2&3 T3) Establish and maintain an information system on licensed contractors and Engineers (SDG Target 9.b) (AU Target A1 G4 P2&3 T3) Ensure accreditation and certification of skilled construction workers and engineering professionals (SDG Target 9.a) (AU Target A1 G4 P2&3 T3) Support relevant tertiary, technical education institutions and other professional bodies to train more skilled personnel for the construction industry (SDG Targets 4.3, 4.4) (AU Target A1 G4 P2&3 T3) 	<ol style="list-style-type: none"> Engineering Practice and Regulation Programme Revenue Enhancement Programme Consultancy Services

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
				<ol style="list-style-type: none"> 5. Promote the use of the Ghana Building Code GS 1207 (SDG Target 9.b) (AU Target A1 G4 P2&3 T3) 6. Facilitate the review of the fees and charges of for Sector Regulatory Agencies 7. Strengthen the institutional capacity of the Engineering Council of Ghana and the Architectural and Engineering Services Limited. 	
<ul style="list-style-type: none"> • Inadequate housing units • Lack of long-term sustainable financing • High cost of off-site and on-site infrastructure • Lack of Stakeholder engagement and public sensitization 	<p>To ensure safe, secure, accessible, affordable and sustainable housing for all</p>	<p>Reduce the National Housing Deficit by 10% by 2029</p>	<p>Provide adequate, safe, secure, quality and affordable housing schemes</p>	<ol style="list-style-type: none"> 1. Support and complete stalled affordable housing projects (SDG Targets 11.7, 11.a, 11.b) (AU Target A1 G1 P4 T1) 2. Create a credible mortgage regime (SDG Targets 11.7, 11.a, 11.b) (AU Target A1 G1 P4 T1) 3. Expand investor potentials to leverage private sector resources and expertise for the provision of affordable housing and its related social infrastructure in an integrated manner (SDG Targets 17. 17) (AU Target A1 G1 P4 T1) 4. Develop and institutionalize an integrated housing database Targets 11.7, 11.a, 11.b) (AU Target A1 G1 P4 T1) 5. Establish appropriate regulatory and institutional framework to promote home ownership and rental housing in Ghana 6. Institute a national rental assistance scheme 	<ol style="list-style-type: none"> 1. Affordable Housing Development Programme 2. Redevelopment Programme 3. Security Services Housing Programme 4. Resettlement Housing Programme 5. Rental Management Services Programme 6. Public Servants Housing Loans Scheme Programme

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
				<ol style="list-style-type: none"> 7. Collaborate with Security Agencies in the implementation of the Security Services Housing Programme 8. Development and implement Resettlement Housing schemes 9. Strengthen the implementation of the National Redevelopment Programme 	<ol style="list-style-type: none"> 7. Legal and institutional Reform Programme 8. Digitalization Programme 9. Revenue Enhancement Programme
<ul style="list-style-type: none"> • Inadequate housing units • Lack of long-term sustainable financing • High cost of off-site and on-site infrastructure • Lack of Stakeholder engagement and public sensitization 	To ensure safe, secure, accessible, affordable and sustainable housing for all	Increase the use and uptake of Local Building Materials (LBM) in housing projects by 40% by 2029	Promote sustainable spatially integrated development of human settlements	<ol style="list-style-type: none"> 1. Collaborate with relevant MDAs and MMDAs to enforce the building codes and standards at all levels (SDG Targets 11.3, 11.a, 11.b) (AU Target A1 G1 P4 T1) 2. Promote the production and use of sustainable construction technology and materials 3. Create a sustainable investment for housing programmes and projects 4. Institute the District Housing Programme 5. Secure and expand the land banks to support sustainable housing delivery 6. Promote mixed-use and mixed income developments in collaboration with relevant MDAs 7. Implement the framework for decarbonising the construction sub-sector in Ghana 	<ol style="list-style-type: none"> 1. Mixed-Use Housing Development Programme 2. District Housing Programme 3. Land Bank Programme 4. Sustainable Construction and Local Building Materials Promotion Programme

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
<ul style="list-style-type: none"> Poor urban settlement planning leading to formation of slums 	To ensure safe, secure, accessible, affordable and sustainable housing for all	Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029	Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029	<ol style="list-style-type: none"> Provide basic social infrastructure and services in slum communities (SDG Targets 11.1, 11.2, 11.3, 11.6, 11.7, 11.a, 11.c) (AU Target A1 G1 P4 T1) Promote the implementation of a national slum upgrading and prevention strategy (SDG Targets 11.1, 11.2, 11.3, 11.6, 11.7, 11.a, 11.c) (AU Target A1 G1 P4 T1) 	<ol style="list-style-type: none"> Informal Settlement Upgrading and Slum Prevention Programme
<ul style="list-style-type: none"> Weak institutional capacity for implementation of Sector Regulatory Agencies mandates Obsolete laws and legislations Unrealistic fees charged by some regulatory bodies 	To ensure safe, secure, accessible, affordable and sustainable housing for all	Develop a resilient and competitive real estate industry by 2029.	Promote sustainable spatially integrated development of human settlements	<ol style="list-style-type: none"> Promote research and adoption of modern technology in the construction industry (SDG Targets 9.5, 9.b) (AU Target A1 G4 P2&3 T3) Establish and maintain an information system on licensed Architects and Real Estate practitioners (SDG Target 9.b) (AU Target A1 G4 P2&3 T3) Ensure accreditation and certification of skilled workers and real estate professionals (SDG Target 9.a) (AU Target A1 G4 P2&3 T3) Support relevant tertiary, technical education institutions and other professional bodies to train more skilled personnel for the real estate industry (SDG Targets 4.3, 4.4) (AU Target A1 G4 P2&3 T3) Facilitate the review of the fees and charges of for Sector Regulatory Agencies Strengthen the institutional capacity of ARC and REAC 	<ol style="list-style-type: none"> Architectural Practice and Regulation Programme Real Estate Practice and Regulation Programme Revenue Enhancement Programme

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
<ul style="list-style-type: none"> • Pollution of water bodies • Non-existent and weak enforcement and compliance of laws and regulations • Inadequate financing of plans and programs at all levels • Emerging issues in transboundary cooperation and commitments • Water quality challenges • Weak coordination among Stakeholders 	<p>To ensure sustainable water resources management and increased access to, and use of safe water for socio-economic development.</p>	<p>Increase ambient water quality by 34% by 2029</p>	<p>Increase ambient water quality by 34% by 2029</p>	<ol style="list-style-type: none"> 1. Harmonise and enforce legal and regulatory instruments for strategic development and use of water resources (SDG Targets 6.5, 17.14) (AU Target A1 G7 P4 T2) 2. Implement protocols for developing and sharing transboundary water resources (SDG Targets 6.5, 16.8) (AU Target A1 G7 P4 T2) 3. Promote efficient water use (SDG Targets 6.4, 6.5, 6.a) (AU Target A1 G7 P4 T2) 4. Integrate water resources planning in national and sub-national development planning (SDG Targets 6.5, 15.9) (AU Target A1 G7 P4 T2) 5. Collaborate with relevant MDAs to Strengthen regulatory regime for mining to protect water bodies (SDG Targets 6.3, 6.5, 6.6) (AU Target A1 G7 P4 T2) 6. Protect sensitive areas from pollution and contamination, especially groundwater sources and intake of public water supplies (SDG Targets 6.3, 6.6) (AU Target A1 G7 P3 T1) 7. Intensify the protection of all major water bodies and tributaries (SDG Targets 6.5, 6.6) (AU Target A1 G7 P4 T2) 8. Explore and develop hydrogeological and groundwater base maps (SDG Targets 6.5, 6.6, 6.a, 6.b) (AU Target A1 G7 P4 T2) 	<ol style="list-style-type: none"> 1. Water Sector Sustainable Financing and Investment Programme (WSS-FIP) 2. Water Sector Governance and Regulatory Enforcement Programme (WaSGREP) 3. Transboundary Water Resources Development and Sharing Programme

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
				9. Strengthen and increase investments in Monitoring, Evaluation, Accountability and Learning (M.E.A.L) Systems 10. Integrate and coordinate the development of multiple uses of water including water supply, irrigation, hydro/combined cycle power generation and transportation.	
Dimension/Thematic Area: Social Development					
<ul style="list-style-type: none"> • Pollution of water bodies • Non-existent and weak enforcement and compliance of laws and regulations • Aged and inefficient infrastructure • Inadequate financing of plans and programs at all levels • Water quality challenges 	To ensure sustainable water resources management and increased access to, and use of safe water for socio-economic development	Increase population with basic access to drinking water by 14% by 2029	1. Increase population with basic access to drinking water by 14% by 2029	2. Accelerate the implementation of the Water for All Programme (SDG Target 6.1) 3. Set up mechanisms and measures to support, encourage and promote water harvesting (SDG Target 6.a) 4. Implement measures to prevent and eliminate physical and commercial losses (SDG Targets 6.4, 6.b) 5. Ensure routine maintenance and timely rehabilitation of water infrastructure 6. Ensure the provision of inclusive water supply systems (SDGs Target 6.1, Target 6.1) 7. Develop and implement District Water Plans (DWSPs) (SDG Targets 6.1, 16.6) 8. Harmonise the implementation of legislation regulating decentralised systems (SDG Targets 6.1, 16.6, 17.14)	1. Rural Water Infrastructure Development Programme 2. Rural Water Service Improvement Programme 3. Urban Water Infrastructure Development Programme 4. Urban Water Service Improvement Programme 5. Revenue Enhancement Programme

PRIORITISED ISSUES	GOALS	OBJECTIVES	ALIGNED NATIONAL OBJECTIVES	STRATEGIES	Development Programmes
<ul style="list-style-type: none"> Weak coordination among Stakeholders 				<ol style="list-style-type: none"> Implement a comprehensive water treatment and monitoring system (SDG Target 6.1) Institute sustainable financing arrangements for operations and maintenance of water supply systems (SDG Targets 6.a, 17.3) Strengthen institutional coordination and harmonisation in water service delivery Accelerate the implementation of the Ghana Drinking Water Quality Management Framework (SDG Target 6.1, 6.3, 6.5, 6.a) Strengthen the management of water supply Establish a mechanism to address loss of revenue including payment of bills 	

Annex 5 presents future maps that visually depict the spatial distribution of key development interventions within the Sector.

CHAPTER FIVE

COMPOSITE DEVELOPMENT PROGRAMMES

5.1 Introduction

This section of the Plan outlines the cost of undertaking new and ongoing programmes and projects within the medium term. The costing was undertaken based on assumptions and methodologies as specified in section 31(1) of the Public Financial Management Regulation, 2019 (L.I. 2378). In addition, the identified programmes and projects were subjected to further analysis to ensure their sustainability and consistency by applying the Strategic Environmental Assessment (SEA) tools.

5.2 Assumptions and Methodologies Used for Costing

To determine the cost of the Plan, a systematic approach was adopted. The process began with ensuring that all planned interventions within the implementation period were carefully developed and an **assessment of required resources** was conducted based on historical data from similar activities.

For accurate cost estimation, the **Public Procurement Authority (PPA) website** was referenced to obtain available price lists. Additionally, market surveys were carried out to validate expected costs, ensuring that price comparisons between market rates and standardized unit costs in the PPA database resulted in realistic expenditure figures. The cumulative cost of all activities was then calculated to determine the total financial requirement.

Infrastructure projects also required a dedicated focus on **operations and maintenance schemes**. A detailed assessment was conducted to incorporate the recurring costs associated with periodic maintenance and long-term capital expenditures, ensuring that sustainability measures were fully accounted for in financial planning.

Key Assumptions Informing Cost Estimates

The total cost of the plan was based on several critical assumptions:

- **Timely government funding:**

The Government of Ghana was expected to release funds as approved in the Appropriation Act to facilitate project implementation without delays.

- **Supplementary support from Internally Generated Funds (IGF):**

Revenue generated from service provisions was anticipated to complement central government funding for the execution of planned initiatives.

- **Stable macroeconomic conditions:**

The financial plan assumed a relatively stable economic environment, particularly in terms of inflation and exchange rates, to prevent cost fluctuations. Accordingly, the costing framework adopted the following:

- Exchange rate:
 - US\$ - GH¢: GH¢14.00
 - Euro – GH¢: GH¢15.00
- Inflation rate: 10% per annum

- **Consistent donor inflows:**

The projections were based on sustained contributions from Development Partners to support sector-wide implementation efforts.

- **Flexibility in resource allocation:**

A key assumption was that adjustments could be made throughout the implementation period to accommodate unforeseen financial constraints or shifts in economic conditions, allowing for adaptability in funding strategies.

These assumptions provided a framework for realistic costing and financial planning, ensuring that the budget reflected both expected revenues and potential fiscal challenges.

5.3 Composite Development Programmes for the Plan Period

Over the medium term (2026–2029), a total of 35 development programmes will be implemented across the Sector, including coastal protection, flood management, housing, water infrastructure, and institutional reforms. These initiatives aim to enhance resilience, improve access to essential services, and promote sustainable development. The total estimated cost for implementing these programmes amounts to approximately **GH¢54.5 billion**, to be financed from the Government of Ghana (GoG), Internally Generated Funds (IGF), and other contributors including Development Partners, Annual Budget Funding Amount (ABFA), Public-Private Partnership financing arrangements and other financing options outlined in the next section of this Plan.

Below is a detailed breakdown of the programmes, their financial allocations, and the institutions responsible for their execution.

Table 6: Composite Development Programmes for 2026 – 2029

Development Programme	Time Frame				Cost			Programme Status		Implementation Institution/Department	
	2026	2027	2028	2029	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Objective: Increase kilometers of coastline protected by 30% by 2029											
Coastal Protection and Resilience Programme	x	x	x	x	3,920,000,000.00	-	160,000,000.00		x	HYDRO	MWHWR, NPMA, GAMA, AWMA, CCMA, MMA, KEEAMA, STMA, SDA, AHWMA, CCMA, GAMA, AWMA, KSMA, VRCCHydro, mesti, Luspa, FC-Wildlife Division, coda, Ministry of Lands
Objective: Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029											
Integrated Stormwater Management and Infrastructure Programme	x	x	x	x	2,707,700,000.00	-	5,205,000,000.00		x	HYDRO	MWHWR, MOF MMDAs, WRC, GMET, NADMO
Hydrological Monitoring and Flood Early Warning Programme	x	x	x	x	4,710,000.00	220,000.00	-		x	HYDRO	MWHWR, MOFMMDAs, WRC, GMET, NADMO
Legal and Institutional Reform Programme	x	x			1,500,000.00	500,000.00	-		x	HYDRO	MWHWR, MOF, MOJAD MMDAs, WRC, GMET, NADMO
Objective: Ensure compliance of 60% of all public buildings and critical state assets to standardized maintenance framework by 2029											
General Maintenance Management Programme	x	x	x	x	63,981,500.00	6,600,000.00	2,000,000.00		x	PWD	MWRWH, MLGCRA, MRH, MoT, MoF, MDAs, MMDAs, Private Sector
OBJECTIVE: Build a competitive and modern construction industry by 2029											
General Administration and Management	x	x	x	x	43,947,000.00	22,326,500.00	-	x		MWHWR, HQ	All Directorates, Departments and Agencies
Engineering Practice and Regulation	x	x	x	x	17,378,100.00	20,134,900.00	10,510,000.00		x	Engineering Council	, GNFS, GPS, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, GSA, MMDAs
Revenue Enhancement Programme	x	x	x	x	2,627,500.00	133,000,000.00	-		x	AESL, EC	MOF, PPA, GOG, Ministries, RCCs, Government Agencies ,MMDAS
Consultancy Services	x	x	x	x	145,000,000.00	-	-		x	AESL	PPA, GOG, Ministries, RCCs, Government Agencies ,MMDAS
Objective: Reduce the National Housing Deficit by 10% by 2029											
Affordable Housing Development Programme	x	x	x	x	955,200,000.00	1,476,660,862.91	4,078,114,000.00		x	Housing Directorate, MWHWR, SHCL, TGL	MoF, Private Sector, MMDAs

Development Programme	Time Frame				Cost			Programme Status		Implementation Institution/Department	
	2026	2027	2028	2029	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Security Services Housing Programme	x	x	x	x	730,800,000.00	-	-		x	Housing Directorate, MWHWR	MoF, Ghana Prison Service, Ghana Army, Ghana Fire Service, Private Sector, MMDAs
Redevelopment Programme	x	x	x	x	13,380,000.00	-	70,000,000.00		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Digitalization Programme	x	x	x	x	5,200,000.00	4,247,608.00	-		x	MWHWR, SHCL, RCD	MoF, Private Sector, NITA
Rental Management Service Programme	x	x	x	x	57,600,000.00	5,200,000.00	-		x	RCD	MWHWR, Judicial Service, Police Service, mmdaS
Revenue Enhancement Programme	x	x	x	x	2,040,000.00	2,250,000.00	750,000.00		x	MWHWR	MoF, RCD, Parliament,
Legal and institutional Reform Programme	x	x	x	x	8,700,000.00	2,300,000.00	350,000.00		x	RCD	MWHWR, MJAGD, Judicial Service
Resettlement Housing Programme	x	x	x		628,662,594.55	-	-		x	MWHWR	MoF, LUSPA, MMDAs, Private Sector
Public Servants Housing Loans Scheme Programme	x	x	x	x	92,800,000.00	1,900,000.00	72,000,000.00		x	PSHLSB	MoF, LUSPA, MMDAs, Private Sector
Objectives: Increase the use and uptake of Local Building Materials (LBM) in housing projects by 40% by 2029											
District Housing Programme	x	x	x	x	1,600,000.00	-	93,000,000.00	x		MWHWR	NHF, DRH
Mixed-Use Housing Development Programme	x	x	x	x	-	321,953,415.08	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Land Bank Programme	x	x	x	x	46,000,000.00	-	-		x	MWHWR	LC, Traditional Authorities, Private Sector
Sustainable Construction and Local Building Materials Promotion Programme	x	x	x	x	4,214,840.00	20,000.00	77,000,000.00		x	DRH	MMDA's, OHLGS, LUSPA, DRH Regional Office, Traditional Authorities
Objective: Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029											
Informal Settlement Upgrading and Slum Prevention Programme	x	x	x	x	2,100,000.00	-	26,500,000.00		x	Housing Directorate	MWHWR, MLGCRA, MMDAs, DPs, Private Sector
Objective: Develop a resilient and competitive real estate industry by 2029.											
Real Estate Practice and Regulation Programme	x	x	x	x	9,747,080.03	8,848,620.05	-		x	REAC	MWHWR, MWHWR, GREDA, GhIS, GREPA, GAREB
Architectural Practice and Regulation Programme	x	x	x	x	6,300,000.00	4,189,320.00	200,000.00		x	ARC	MWHWR, GIA, SOA, MDAs, MMDAs,

Development Programme	Time Frame				Cost			Programme Status		Implementation Institution/Department	
	2026	2027	2028	2029	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Revenue Enhancement Programme	x	x	x	x	500,000.00	840,000.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Objective: Increase ambient water quality by 34% by 2029											
Water Sector Sustainable Financing and Investment Programme (WSS-FIP)	x		x	x	35,000,000.00	18,900,000.00	-		x		
Water Sector Governance and Regulatory Enforcement Programme (WaSGREP)	x	x	x		44,777,100.00	3,850,000.00	1,751,500.00		x	WRC, Water Directorate	MWHWR, PURC, DPs, GWL, CWSA, WRC, SWEs, CONIWAS, FDA, GSA, World Bank
Transboundary Water Resources Development and Sharing Programme	x	x	x	x	21,280,000.00	4,970,000.00	-		x	WRC	MWHWR
Objective: Increase population with basic access to drinking water by 14% by 2029											
Urban Water Infrastructure Development Program	x	x	x	x	-	18,060,000,000.00	4,280,736,222.00		x	GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Urban Water Service Improvement Program	x	x	x	x	-	6,516,891,728.93	-		x	GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Revenue Enhancement Program	x	x	x	x	-	1,434,193,459.84	-		x	GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Rural Water Infrastructure Development Programme	x	x	x	x	2,402,531,100.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Rural Water Service Improvement Program	x	x	x	x	404,354,373.26	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Water governance and reform programme	x				1,020,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
GRAND TOTAL					12,380,651,187.84	28,049,996,414.82	14,077,911,722.00				

5.4 Programme Financing and Revenue Generation Measures

The medium-term development plan (2026–2029) outlines 34 programmes with a total estimated cost of GHS 54.5 billion. The projected revenue from various sources including the Government of Ghana (GoG), Internally Generated Funds (IGF), Annual Budget Funding Amount (ABFA), Development Partners (DPs), and other financing arrangements such as Climate Financing and Public-Private Partnership amounts to GHS 46.18 billion. This results in a financing gap of GHS 8.3 billion, which must be addressed through strategic revenue mobilization efforts.

Table 7: Programme Financing

Devt. Programme	Programme cost (A)	Expected Revenue and Sources of Funding					Total (B)	Gap (B-A)
		GoG	IGF	ABFA	DPs	Others		
Coastal Protection and Resilience Programme	4,080,000,000.00	1,568,000,000.00	-	-	160,000,000.00	0	1,728,000,000.00	(2,352,000,000.00)
Integrated Stormwater Management and Infrastructure Programme	7,912,700,000.00	1,353,850,000.00	-	-	1,821,750,000.00	1,301,250,000.00	4,476,850,000.00	(3,435,850,000.00)
Hydrological Monitoring and Flood Early Warning Programme	4,930,000.00	3,768,000.00	220,000.00	-	-	-	3,988,000.00	(942,000.00)
Legal and Institutional Reform Programme	2,000,000.00	1,200,000.00	500,000.00	-	-	-	1,700,000.00	(300,000.00)
General Maintenance Management Programme	72,581,500.00	31,990,750.00	3,960,000.00	-	10,000,000.00	10000000	55,950,750.00	(16,630,750.00)
General Administration and Management	66,273,500.00	30,762,900.00	15,628,550.00	-	-	-	46,391,450.00	(19,882,050.00)
Engineering Practice and Regulation	48,023,000.00	12,164,670.00	16,107,920.00	-	3,153,000.00	6,306,000.00	37,731,590.00	(10,291,410.00)
Revenue Enhancement Programme	135,627,500.00	2,102,000.00	79,800,000.00	-	-	-	81,902,000.00	(53,725,500.00)
Consultancy Services	145,000,000.00	108,750,000.00	-	-	-	-	108,750,000.00	(36,250,000.00)
Affordable Housing Development Programme	6,509,974,862.91	382,080,000.00	1,181,328,690.33	-	2,650,774,100.00	611,717,100.00	4,825,899,890.33	(1,684,074,972.58)
Security Services Housing Programme	730,800,000.00	292,320,000.00	-	-	-	-	292,320,000.00	(438,480,000.00)
Redevelopment Programme	83,380,000.00	5,352,000.00	-	-	-	56,000,000.00	61,352,000.00	(22,028,000.00)
Digitalization Programme	9,447,608.00	2,080,000.00	3,398,086.40	-	-	-	5,478,086.40	(3,969,521.60)
Rental Management Service Programme	62,800,000.00	23,040,000.00	4,160,000.00	-	-	-	27,200,000.00	(35,600,000.00)
Revenue Enhancement Programme	5,040,000.00	816,000.00	1,800,000.00	-	-	600,000.00	3,216,000.00	(1,824,000.00)
Legal and institutional Reform Programme	11,350,000.00	3,480,000.00	1,840,000.00	-	280,000.00	-	5,600,000.00	(5,750,000.00)
Resettlement Housing Programme	628,662,594.55	628,662,594.55	-	-	-	-	628,662,594.55	-
Public Servants Housing Loans Scheme Programme	166,700,000.00	46,400,000.00	1,900,000.00	-	-	50,400,000.00	98,700,000.00	(68,000,000.00)
District Housing Programme	94,600,000.00	640,000.00	-	-	13,950,000.00	60,450,000.00	75,040,000.00	(19,560,000.00)

Devt. Programme	Programme cost (A)	Expected Revenue and Sources of Funding					Total (B)	Gap (B-A)
		GoG	IGF	ABFA	DPs	Others		
Mixed-Use Housing Development Programme	321,953,415.08	-	273,660,402.82		-	-	273,660,402.82	(48,293,012.26)
Land Bank Programme	46,000,000.00	18,400,000.00	-		-	-	18,400,000.00	(27,600,000.00)
Sustainable Construction and Local Building Materials Promotion Programme	81,234,840.00	1,685,936.00	16,000.00		50,050,000.00	11,550,000.00	63,301,936.00	(17,932,904.00)
Informal Settlement Upgrading and Slum Prevention Programme	28,600,000.00	1,470,000.00	-		18,550,000.00	-	20,020,000.00	(8,580,000.00)
Real Estate Practice and Regulation Programme	18,595,700.08	6,822,956.02	7,963,758.05	-	-	-	14,786,714.07	(3,808,986.01)
Architectural Practice and Regulation Programme	10,689,320.00	5,040,000.00	3,770,388.00		-	-	8,810,388.00	(1,878,932.00)
Revenue Enhancement Programme	1,340,000.00	500,000.00	756,000.00		-	-	1,256,000.00	(84,000.00)
Water Sector Sustainable Financing and Investment Programme (WSS-FIP)	53,900,000.00	30,000,000.00	20,450,000.00	-	-	-	50,450,000.00	(3,450,000.00)
Water Sector Governance and Regulatory Enforcement Programme (WaSGREP)	50,378,600.00	18,000,000.00	16,640,000.00	-	10,250,000.00	-	44,890,000.00	(5,488,600.00)
Transboundary Water Resources Development and Sharing Programme	26,250,000.00	8,000,000.00	9,250,000.00	-	6,538,341.00	-	23,788,341.00	(2,461,659.00)
Urban Water Infrastructure Development Programme	22,340,736,222.00	-	18,060,000,000.00	-	-	4,280,736,222.00	22,340,736,222.00	-
Urban Water Service Improvement programme	6,516,891,728.93	-	6,516,891,728.93	-	-	-	6,516,891,728.93	-
Revenue Enhancement Programme	1,434,193,459.84	-	1,434,193,459.84	-	-	-	1,434,193,459.84	(0.00)
Rural Water Infrastructure Development Programme	2,402,531,100.00	2,368,922,095.00	33,609,005.00				2,402,531,100.00	-
Rural Water Service Improvement Program	404,354,373.26	387,823,333.26	15,511,040.00				403,334,373.26	(1,020,000.00)
Water governance and reform programme	1,020,000.00	1,020,000.00					1,020,000.00	-
GRAND TOTAL	54,508,559,324.65	7,345,143,234.83	27,703,355,029.36	-	4,745,295,441.00	6,389,009,322.00	46,182,803,027.19	(8,325,756,297.46)

5.4.1 Revenue Generation Measures

To address the GHS 8.3 billion shortfall, the following are some revenue mobilization strategies that would be considered:

1. Green and Climate Financing

- **Leverage International Climate Funds:** Ghana can tap into global climate financing mechanisms such as the Green Climate Fund (GCF) and Adaptation Fund to support coastal protection and flood resilience projects.
- **Sustainable Bonds:** Issuing green bonds dedicated to climate-resilient infrastructure and housing development could attract investment from environmentally conscious financiers.

2. Optimizing Local Revenue Mobilization

- **Public-Private Partnerships (PPPs):** Encouraging private sector investment in housing and water infrastructure through PPP models can reduce reliance on government funding.
- **Value Capture Mechanisms:** Implementing land value capture strategies can help finance infrastructure projects. As government investments in roads, water, and housing increase land values, mechanisms such as betterment levies, land value taxes, and developer impact fees can ensure that a portion of the increased land value is reinvested into public projects.

3. Expanding Development Partner Contributions

- **Bilateral and Multilateral Grants:** Engaging international development partners for targeted grants in flood management, housing, and water infrastructure.
- **Technical Assistance and Capacity Building:** Seeking technical support from organizations such as the World Bank and African Development Bank to improve financial management and project implementation efficiency.

5.5 Strategic Environmental Assessment (SEA)

In accordance with the guidelines provided by the National Development Planning Commission (NDPC), the Ministry of Works, Housing and Water Resources subjected all formulated development programmes under the 2026–2029 SMTDP to Strategic Environmental Assessment (SEA). This process was essential to ensure that the programmes are not only technically and economically sound but also environmentally sustainable, socially inclusive, and institutionally coherent.

The SEA was conducted using a structured framework that evaluated the environmental, social, economic, and governance implications of each programme. This involved a systematic analysis of potential risks, trade-offs, and opportunities associated with the implementation of the programmes. Key dimensions assessed included climate resilience, biodiversity conservation, disaster risk reduction, gender equity, and the protection of vulnerable populations. The assessment also examined the long-term sustainability of programme outcomes and their alignment with national

and international development goals, including the Sustainable Development Goals (SDGs) and the African Union Agenda 2063.

To ensure the robustness of the SEA process, the Ministry employed both qualitative and quantitative tools, including stakeholder consultations, expert reviews, and scenario analysis. These tools enabled the identification of critical environmental and social safeguards that were subsequently integrated into programme design. The SEA also informed the prioritization of development issues and the refinement of strategies to enhance programme effectiveness and sustainability.

The SEA systematically evaluated the environmental implications of proposed programmes, ensuring interventions were both technically sound and environmentally responsible. The Coastal Management and Resilience Programme, for instance, was found to potentially disrupt sediment flows and marine habitats, while housing programmes such as the Affordable Housing Programme, District Housing Programme and Security Services Housing Programme were assessed to pose risks to land use and water resource utilization. Drainage and flood control systems were also assessed for their potential to alter wetlands and hydrological functions. These insights enabled early identification of risks and informed the design of more sustainable interventions.

The SEA process further encouraged environmentally friendly alternatives such as integration of vertical housing to reduce land use, use of local building materials to cut emissions, as well as nature-based flood control solutions including detention ponds. Mitigation measures included enforcing environmental regulations, integrating green infrastructure, and promoting water conservation, ensuring that development efforts align with environmental sustainability and resilience goals.

The outcomes of the SEA have been embedded in the Plan’s implementation framework, ensuring that environmental considerations are mainstreamed across all sub-sectors. This proactive approach strengthens the Ministry’s commitment to responsible development and enhances the credibility and resilience of the SMTDP. By aligning sectoral interventions with sustainability principles, the SEA has positioned the Ministry to deliver transformative results that are environmentally sound, socially equitable, and economically viable.

A conceptual matrix summarizing the SEA dimensions applied to the development programmes is presented below:

SEA Dimension	Key Evaluation Criteria	Integration Outcome
Environmental Impact	Resource use, emissions, biodiversity, climate resilience	Environmental safeguards embedded in design
Social Inclusion	Gender equity, vulnerable groups, community engagement	Inclusive targeting and stakeholder participation
Economic Viability	Cost-effectiveness, long-term benefits, local economic impact	Sustainable financing and value-for-money
Governance & Institutions	Policy coherence, regulatory alignment, institutional capacity	Strengthened oversight and accountability

CHAPTER SIX
ANNUAL ACTION PLAN

6.1 Introduction

This section of the plan details the 2026-2029 Annual Action Plans highlighting the various activities that will be implemented under each of the programmes and sub-programmes during the plan period. The Action Plan therefore constitutes the fulcrum of MWHWR SMTDP and links the adopted strategies and objectives of the NMTDPF with the respective planned activities, operational location, and time frame for execution and plan implementation collaborators. The Action Plans also detail out the Estimated Cost and the funding source for implementing the respective activities while further detailing the responsibilities.

6.2 2026 Annual Action Plan

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Objective: Increase kilometers of coastline protected by 30% by 2029												
Programme: Coastal Protection and Resilience Programme												
Ningo - Prampram Coastal Protection Project	Ningo-Prampram	x	x	x	x	30,000,000.00	-	-		x	HYDRO	, NPMA
Dansoman Emergency Sea Defence Project	Danomman	x	x	x	x	30,000,000.00	-	-		x	HYDRO	, GAMA, AWMA
Cape Coast Coastal Protection Project	Cape Coast	x	x	x	x	50,000,000.00	-	-		x	HYDRO	, CCMA
Anomabu Coastal Protection Project	Anomabu	x	x	x	x	40,000,000.00	-	-		x	HYDRO	, MMA
Komenda Coastal Protection Works	Komenda	x	x	x	x	20,000,000.00	-	-		x	HYDRO	, KEEAMA
New Takoradi Emergency Sea Defence Project (Phase III)	Elmina	x	x	x	x	25,000,000.00	-	-		x	HYDRO	, STMA
Aboadze Coastal Protection Project (Phase II)	Aboadze	x	x	x	x	50,000,000.00	-	-		x	HYDRO	, SDA
Dixcove Emergency Sea Defence Project	Dixcove	x	x	x	x	40,000,000.00	-	-		x	HYDRO	, AHWMA
Cape Coast Protection Works (Phase II)	Cape Coast	x	x	x	x	140,000,000.00	-	-		x	HYDRO	, CCMA
Dansoman Emergency Sea Defence Project (Phase II)	Dansoman	x	x	x	x	120,000,000.00	-	-		x	HYDRO	, GAMA, AWMA

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Blekusu Coastal Protection Project (Phase II)	Amutinu, Salakophe, Agavadzi	x	x	x	x	180,000,000.00	-	-		x	HYDRO	, KSMA, VRCC
West Africa Coastal Areas Project	Accra, Keta, densu delta	X	X	X	X	-	-	50,000,000.00		x	Works directorate	Hydro, mesti, Luspa, FC-Wildlife Division, coda, Ministry of Lands
Sub-Total						725,000,000.00	-	50,000,000.00				

Objective: Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029

Programme: Integrated Stormwater Management and Infrastructure Programme

2025 National Flood Control Works	Nationwide	x	x			320,000,000.00	-	-	x		HYDRO	, MMDAs
2026 National Flood Control Works	Nationwide		x	x	x	320,000,000.00	-	-	x		HYDRO	, MMDAs
National Drainage Masterplan Project	Nationwide	x	x	x	x	-	-	100,000,000.00	x		HYDRO	, MMDAs, WRC, GMET, NADMO
Gariba Lodge Drain construction project	Tamale		x	x	x	-	-	400,000,000.00	x		HYDRO	, TaMA
Dredging of Tessa Dam	Greater Accra					-	-	250,000,000.00			HYDRO	AdMA
Nsakyi Rentention pond project	Greater Accra		x	x	x	-	-	200,000,000.00	x		HYDRO	GA WEST ASSEMBLY
Lafa Drain construction project	Greater Accra		x	x	x	-	-	400,000,000.00	x		HYDRO	, GAMA, AWMA
Greater Accra Resilient Integrated Development (GARID) Project	Accra	X	X	X	X	500,000.00		900,000,000.00		X	Works Directorate	HYDRO, PPBME, GMET, WRC, LOCAL GOV. WORLD BANK, NADMO, LUSPA, MMDAs
Review of guidelines for the certification of contractors	Accra	X	X	X	X	200,000.00			x		Works Directorate	RGD, RSIM, PPBME, PROCUREMENT, etc
Digitalization of certificate	Accra	X	X	X	X	6,000,000.00			x		Works Directorate	RGD, RSIM, PPBME, PROCUREMENT, etc
Sub-Total						646,700,000.00	-	2,250,000,000.00				

Programme: Hydrological Monitoring and Flood Early Warning Programme

Accra FEWS Center Project	Greater Accra	x	x	x	x	500,000.00	-	-		x	HYDRO	GMET, NADMO, WRC, MMDAs
Hydrological Monitoring System Replacement Works	Nationwide	x	x	x	x	200,000.00	50,000.00	-	x		HYDRO	N/A

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Sub-Total						700,000.00	50,000.00	-				
Programme: Legal and Institutional Reform Programme												
Hydrological Regulation L.I	Greater Accra	x	x	x	x	600,000.00	250,000.00	-	x		HYDRO	, AG, Parliament
Sub-Total						600,000.00	250,000.00	-				
Objective: Ensure compliance of 60% of all public buildings and critical state assets to standardized maintenance framework by 2029												
Programme: General Maintenance Management Programme												
Rehabilitation of bungalows, Flats and Junior Quarters	Accra	x	x	x	x	5,000,000.00	-	-		x	PWD	MWRWH, Private Sector
Rehabilitation of Ministerial bungalows	Accra	x	x	x	x	7,000,000.00	-	-		x	PWD	MWRWH, Private Sector
Establish two (2) Satellite Offices within cluster of settlements for facilities management and maintenance	Accra	x	x	x	x	-	1,000,000.00	2,000,000.00	x		PWD	MWRWH, Private Sector
Review fees and charges for the Department	Accra	x	x	x	x	-	100,000.00	-	x		PWD	MWRWH, MoF, Parliament
Develop maintenance framework for public landed properties	Accra	x	x	x	x	1,150,000.00	-	-	x		PWD	MWRWH, MLGCRA, MRH, MoT, MoF, MDAs, MMDAs, Private Sector
Sub-Total						13,150,000.00	1,100,000.00	2,000,000.00				
OBJECTIVE: Build a competitive and modern construction industry by 2029												
PROGRAMME: General Administration and Management												
Provide General Administration and Management services	Nationwide	X	X	X	X	3,500,000.00	2,000,000.00	-	X		MWHWR, HQ	All Directorates, Department sand Agencies
Implement the Monitorimng and Evaluation Plan	Nationwide	X	X	X	X	2,000,000.00	500,000.00	-	X		MWHWR, HQ	All Directorates, Department sand Agencies
Implement the Communication Strategy	Nationwide	X	X	X	X	3,000,000.00	1,500,000.00	-	X		MWHWR, HQ	All Directorates, Department sand Agencies
Implement Knowledge Learning and Management plan	Nationwide	X	X	X	X	500,000.00	500,000.00	-		X	MWHWR, HQ	All Directorates, Departments and Agencies

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Sub-Total						9,000,000.00	4,500,000.00	-				
PROGRAMME: Engineering Practice and Regulation												
Monitoring/Standards Enforcement on the performance of Engineering Practitioners, Firms and units, Engineering Educational Units, Garages and Vendors.	Nationwide	X	X	X	X	1,000,000.00	1,500,000.00	-		X	Engineering Council	, GNFS, GPS, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, GSA, MMDAs
Certify Professional Engineers, Engineering Firms and Engineering Educational Units	Nationwide	X	X	X	X	300,000.00	480,000.00	-		X	Engineering Council	, GHIE, IET
Media engagements and sensitization programmes for Engineering Practitioners/Firms/Educational Units	Nationwide	X	X	X	X	500,000.00	600,000.00	-		X	Engineering Council	MMDAs, GhIE, IET, Media Houses
Collaborate with State Agencies to enforce engineering standards	Nationwide	X	X	X	X	500,000.00	650,000.00	-	X		Engineering Council	, GNFS, GPS, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, GSA, MMDAs
Organize training programmes and workshops for Engineering Practitioners	Nationwide	X	X	X	X	820,000.00	500,000.00	-	X		Engineering Council	
Organize Annual Engineering Conference	Greater Accra	X	X	X	X	1,000,000.00	1,500,000.00	2,000,000.00	X		Engineering Council	GHIE, IET
Publicity/Branding/Social Media (Promotion of Image and Mandate of the Council)	Nationwide	X	X	X	X	500,000.00	500,000.00	-		X	Engineering Council	
Sub-Total						4,620,000.00	5,730,000.00	2,000,000.00				
PROGRAMME: Revenue Enhancement Programme												
Embark on Revenue Enhancement Drive	Nationwide	X	X	X	X	500,000.00	-	-		X	Engineering Council	, MoF
ICT and Digital Transformation Project	Nationwide	x	x	x	x		27,000,000.00			X	AESL	PPA, GOG, Ministries, RCCs, Government Agencies ,MMDAS
Sub-Total						500,000.00	27,000,000.00	-				
PROGRAMME: Consultancy Services												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Institutional Capacity Development Project		x	x	x	x	32,000,000.00	-	-		x	AESL	PPA, GOG, Ministries, RCCs, Government Agencies ,MMDAS
Sub-Total						32,000,000.00	-	-				
Objective: Reduce the National Housing Deficit by 10% by 2029												
Programme: Affordable Housing Development Programme												
Saglemi Affordable Housing Project	Saglemi	x	x	x	x	-	-	736,000,000.00		x	Housing Directorate , MWHWR	MoF, Private Sector, MMDAs
Pokuase-Afiaman Affordable Housing Project	Pokuase	x	x	x	x	200,000,000.00	99,752,157.68	-		x	Housing Directorate , MWHWR, SHCL, TGL	MoF, Private Sector, MMDAs
Dedesua Affordable Housing Project	Dedesua	x	x	x	x	232,000,000.00	18,540,350.59	-	x		Housing Directorate , MWHWR, SHCL	MoF, SHCL, Private Sector, MMDAs
Koforidua Affordable Housing Project	Effiduase	x	x	x	x	-	-	42,579,000.00		x	Housing Directorate , MWHWR	MoF, SHCL, TGL, Private Sector, MMDAs
Tamale Affordable Housing Project	Wamale	x	x	x	x	-	-	27,000,000.00		x	Housing Directorate , MWHWR	MoF, SHCL, TGL, Private Sector, MMDAs
Wa Affordable Housing Project	Wa	x	x	x	x	-	-	19,440,000.00		x	Housing Directorate , MWHWR	MoF, SHCL, TGL, Private Sector, MMDAs
Kpone Affordable Housing Project	Kpone	x	x	x	x	-	125,400,000.00	-		x	TGL	MoF, MWHWR, Private Sector, MMDAs
Sub-Total						432,000,000.00	243,692,508.27	825,019,000.00				
Programme: Security Services Housing Programme												
Develop Project Concept Note and Project Feasibility Study reports for the Security Services Housing Project (Phase IV)	Accra	x				2,800,000.00	-	-	x		Housing Directorate , MWHWR	MoF, Ghana Prison Service, Ghana Army, Ghana Fire Service, Private Sector, MMDAs
Sub-Total						2,800,000.00	-	-				
Programme: Redevelopment Programme												
Construction of No. 12 Multi-Storey Office Complex for Government Ministries, Department and Agencies	Accra	x	x	x	x	3,000,000.00	-	10,000,000.00	x		Housing Directorate , MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Construction of 30 Ministerial Townhouses Roman Ridge and Labone	Roman Ridge, Accra	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 64 Apartment Units and 10 Ministerial Townhouses at Lartebikorshie and Osu Residential	Lartebikorshie and Osu R.E	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 66No. housing units at Lartebikorshie (Nkrumah flats)	Lartebikorshie	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 12No. Townhouses at Labone (1st Labone Street)	Labone	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 10 No. Ministerial Townhouses at Roman Ridge (Onyasia close)	Roman Ridge, Accra	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 224No housing units by Goldkey Properties Limited. (Opposite Jubilee House) at Burma Camp, Sowutuom and Nkrumah flats		x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 8No. Townhouses Penergy Ghana Limited at Labone (2nd Labone Street)		x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 12No. Townhouses by Messrs Casilda Company Limited at Labone, Accra		x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Sub-Total						6,200,000.00	-	10,000,000.00				
Programme: Digitalization Programme												
Development and Operationalization of Online Portal/Platform for the Management of the Government Residential properties	Accra	x				100,000.00	-	-		x	MWHWR	MoF, Private Sector, NITA
Develop an Estate Management Software for SHCL	Accra	x	x	x	x	-	2,548,563.30	-		x	SHCL	MoF, Private Sector, NITA
Rent Control Office Digitalization Project	Ashanti and Greater Accra Region	x	x	x	x	1,800,000.00				x	RCD	MWHWR, MJAGD
Sub-Total						1,900,000.00	2,548,563.30	-				
Programme: Rental Management Service Programme												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Data base for Landlords and Tenants Registration	Nationwide	x	x	x	x	5,000,000.00			x		RCD	MWHWR, REAC
Landlords and Tenants Registration	Nationwide	x	x	x	x	1,000,000.00	200,000.00		x		RCD	REAC
Procurement of 3 pick-up vehicle	Head Office	x	x	x	x	3,000,000.00			x		RCD	MWHWR, MoF
Monitoring and Evaluation	Nationwide	x	x	x	x	400,000.00	100,000.00			x	RCD	
Education and Sensitization Campaign	Nationwide	x	x	x	x	1,000,000.00	200,000.00		x		RCD	MMDAs, REAC
To settle 18,000 rental cases	Nationwide	x	x	x	x	600,000.00	200,000.00			x	RCD	Judicial Service, Police Service, AG Department
Completion of Upper West Regional Office	Wa	x	x	x	x	1,800,000.00				x	RCD	MWHWR, AESL
Expansion and equitable coverage of Rent Control Office	Savana, North East, Volta, Greater Accra, Eastern, Western, Central, Ashanti and Oti	x	x	x	x	1,000,000.00	200,000.00		x		RCD	MMDAs
Sub-Total						13,800,000.00	900,000.00	-				
Programme: Revenue Enhancement Programme												
Review of fees and charges	Head Office	x	x	x	x	40,000.00	-			x	RCD	MWHWR, MoF
Enforce the payment of Rent tax	Head Office	x	x	x	x	-	100,000.00		x		RCD	MWHWR, MoF, GRA
Propose for % allocation of rent tax	Head Office	x	x	x	x		-	-	x		RCD	MWHWR, MJAGD
Compulsory assessment of public rentals	Nationwide	x	x	x	x	200,000.00	100,000.00	-	x		RCD	MWHWR, MoF
Sub-Total						240,000.00	200,000.00	-				
Programme: Legal and institutional Reform Programme												
Review of Rent Bill	Accra	x				300,000.00	-	-		x	MWHWR	RCD, AG-MJAG
Review of Architect Act NLCD 357	Accra	x				300,000.00	-	-		x	MWHWR	RCD, AG-MJAG
Review of National Housing Policy	Accra	x				600,000.00	-	-		x	MWHWR	MJAG, NDPC
Review of the Rent Act (ACT, 220)	Head Office	x	x	x	x	500,000.00	100,000.00	-		x	RCD	MWHWR, MJAGD

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Capacity Building	Nationwide	x	x	x	x	400,000.00	400,000.00	-	x		RCD	MWHWR, MJAGD, CSTC, GIS
Enforcement and Prosecution	Nationwide	x	x	x	x	300,000.00	50,000.00	-		x	RCD	MWHWR, MJAGD, Judicial Service
Upgrade RCD to Authority/Agency	Head Office	x		x		3,000,000.00	200,000.00	-		x	RCD	MWHWR, MJAGD
Sub-Total						5,400,000.00	750,000.00	-				
Programme: Resettlement housing programme												
Akosombo Dam Spillage And Flood Victims' Resettlement Programme	South, north and central tongu	x	x	x	x	261,126,871.85				x	MWHWR	MoF, LUSPA, MMDAs, Private Sector
Sub-Total						261,126,871.85	-	-				
Programme: Public Servants Housing Loans Scheme												
Disburse Loans to support Housing acquisition	Nationwide	x	x	x	x	20,000,000.00		10,000,000.00		x	PSHLSB	MWHWR, MoF, GRA
Review of the Public Servants Housing Loans Scheme Act	Nationwide	x	x	x	x	500,000.00	400,000.00			x	PSHLSB	MWHWR, MoF, GRA, MOJAD, Parliament
Embark on sensitization campaign.	Nationwide	x	x	x	x	500,000.00	300,000.00			x	PSHLSB	MWHWR, MoF, GRA
Sub-Total						21,000,000.00	700,000.00	10,000,000.00				
Objectives: Increase the use and uptake of Local Building Materials (LBM) in housing projects by 40% by 2029												
Programme: District Housing Programme												
Completion of construction of 700 housing units in 17 districts under the District Housing Programme		x	x	x	x	400,000.00		18,000,000.00		x	MWHWR	NHF, DRH
Sub-Total						400,000.00	-	18,000,000.00				
Programme: Mixed-Use Housing Development Programme												
Surge Homes Housing Project	Amrahia	x	x	x	x	-	137,380,356.40	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
MD'S Court Housing Project	North Kaneshie	x	x	x	x	-	8,250,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
SHC Gardens Housing Project	Adenta	x	x	x	x	-	10,320,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Urban Premier Annex II Housing Project	Adenta	x	x	x	x	-	5,600,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Ohene's Court Housing Project	Kumasi	x	x	x	x	-	14,902,977.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Townhouses Project	Takoradi	x	x	x	x	-	1,246,974.48	-	x		SHCL	MWHWR, MoF, EPA, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Kaizer Flats Redevelopment Project	Tema Comm. 4	x	x	x	x	-	5,041,110.00	-		x	TGL	MWHWR, MoF, EPA, MMDAs, Private Sector
Sub-Total						-	182,741,417.88	-				
Programme: Land Bank Programme												
Facilitate the acquisition and documentation of land banks for the Ministry		x	x	x	x	8,000,000.00	-	-		x	MWHWR	LC, Traditional Authorities, Private Sector
Sub-Total						8,000,000.00	-	-				
Programme: Sustainable Construction and Local Building Materials Promotion Programme												
Sensitization, awareness and advocacy campaigns on the use of LBM's	Nationwide	x	x	x	x	80,000	20,000	-		x	DRH	MMDA's, DRH Regional Offices, TVET, NVTI, Traditional Authorities
Establishment of CEB Production for District Housing	Nationwide		x	x	x	650,000	-	-	x		DRH	MMDA's, DRH Regional Offices, NHF, Private partnership.
Technical Skills training and demonstration on Production and use of LBM's	Nationwide		x	x	x	160,000	-	-		x	DRH	MMDA's, DRH Regional offices, Private Construction institutions
Rural Housing rehabilitation programme	Nationwide		x	x	x	300,000	-	7,000,000	x		DRH	MMDA's, DRH Regional Office, Traditional Authorities
Operationalisation of the Decentralised Housing Departments at the District Assemblies	Nationwide		x	x	x	500,000	-	15,000,000	x		DRH	MMDA's, OHLGS, LUSPA, DRH Regional Office, Traditional Authorities
Sub-Total						1,690,000.00	20,000.00	22,000,000.00				
Objective: Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029												
Programme: 1. Informal Settlement Upgrading and Slum Prevention Programme												
Implement the Community Upgrading Works under the GARID Project	Akweteyman, Alogboshie, Accra	x	x	x	x	-	-	4,500,000.00		x	Works Directorate	MWHWR, MMDAs, Private Sector, ECG, GWL
Coordinate the implementation of the Ministry's component of the Slump Upgrading and Prevention Strategy	Nationwide	x	x	x	x	500,000.00	-	-		x	Housing Directorate	MWHWR, MLGCRA, MMDAs, DPs, Private Sector
Sub-Total						500,000.00	-	4,500,000.00				
Objective: Develop a resilient and competitive real estate industry by 2029.												
Programme: Real Estate Practice and Regulation Programme												
Stakeholders Engagement	Across the Country	x	x	x	x	542,567.57	813,851.35	-		x	REAC	MWHWR, RCD, GREDA, GhIS, GAREB, GREPA, FIC, GRA, Lands Commission, EOCO
Public Awarenesscampaign	Across the Country	x	x	x	x	542,276.40	813,414.60	-		x	REAC	MWHWR, RCD, Media Houses, FIC

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Development of Educational Curriculum	Accra	x				500,000.00	-	-		x	REAC	MWHWR, GREDA, GhIS, GREPA, GAREB
Running of Educational Programme (Training and examination)	Across the Country	x	x	x	x	236,840.00	355,260.00	-	x		REAC	MWHWR, CSTC
Development of licensing software	Nationwide	x				1,200,000.00	-	-		x	REAC	MWHWR
Development of Real Estate Stakeholders Database	Nationwide	x				648,000.00	-	-	x		REAC	MWHWR
Purchase of Computer Hardware	Nationwide	x				1,500,000.00	-	-	x		REAC	MWHWR
IT Support & Maintainance	Nationwide	x	x	x	x	111,412.35	167,118.53	-	x		REAC	MWHWR
Licencing of Real Estate Practitioners	Accra	x	x	x	x	4,309.14	6,463.72	-		x	REAC	MWHWR
Monitoring, Inspection, Compliance and Enforcement Exercise	Nationwide	x	x	x	x	103,377.70	155,066.56	-	x		REAC	MWHWR, MWHWR, GREDA, GhIS, GREPA, GAREB
Sub-Total						5,388,783.17	2,311,174.75	-				
Programme: Architectural Practice and Regulation Programme												
Registration and Induction of Architects	Accra			X	X	-	194,200.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Advocacy drive on architectural practice and regulation	Nationwide	X	X	X	X	-	50,000.00	-		X	ARC	MWHWR, GIA, SOA, MDAs, MMDAs,
Review of the Architects Act 1969, NLCD 357	Accra	X	X	X	X	-	400,000.00	-		X	ARC	MWHWR, GIA, SOA,
Monitoring of schools of Architecture	All Schools of Architecture	X	X	X	X	-	200,000.00	-		X	ARC	GIA, SOAs,
Continuous Professional development (CPD) for Architects	Nationwide		X	X	X	-	-	50,000.00	X		ARC	GIA, MDAs, MMDAs,
Publication of List of Architects and Firms in Good Standing	Accra					-	20,000.00	-		X	ARC	MWHWR, GIA, MDAs, MMDAs,
Capacity Building(Training of staff and Board development	Accra					-	300,000.00	-		X	ARC	MWHWR,

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Renovation and Expansion of office Block for the ARC	Accra	X	X	X	X	2,000,000.00	-	-		X	ARC	MWHWR,
Purchase of Official Vehicles	Accra	X	X	X	X	1,000,000.00	-	-	X		ARC	MWHWR,
Sub-Total						3,000,000.00	1,164,200.00	50,000.00				
Programme: Revenue Enhancement Programme												
Review of the Fees and Charges for	Accra	X	X	X	X	500,000.00	-	-		X	ARC	MWHWR, GIA, MDAs, MMDAs,
Programme for Monitoring compliance with the Architects Act 1969, NLCD 357	Nationwide	X	X	X	X	-	200,000.00	-		X	ARC	MWHWR, GIA, MDAs, MMDAs,
Sub-Total						500,000.00	200,000.00	-				
Programme: Water Sector Governance and Regulatory Enforcement Programme (WaSGREP)												
Roll out the key recommendations of the Water SAP	Accra	x	x	x	x	10,000.00		10,000.00		x	Water Directorate	PURC, DPs, GWL, CWSA, WRC, SWEs, CONIWAS, FDA, GSA, World Bank
Organise Meetings for National Technical Working Group on Water	Accra	x	x	x	x	36,000.00		60,000.00		x	Water Directorate	PPBME, EHSD, RSIM, GWL, CWSA, WRC, DPs, GHS, GES
Organise WASH Sector Working Group Meetings	Accra	x	x	x	x	20,000.00		30,000.00		x	Water Directorate	GWL, OHLGS, PPBME, DPs, CWSA, CONIWAS, WRC, PURC, EHSD, GES, GHS, MEST
Dissemination of the Drinking Water Quality Management Framework/Water Safety Plan	Nationwide	x	x	x	x	40,000.00		100,000.00		x	Water Directorate	GWL, PPBME, DPs, MLGCRA, CWSA, GWL, CONIWAS, MMDA's
Implementation of Water Safety Campaign Messages	Nation wide	x	x	x	x	62,000.00		118,000.00		x	Water Directorate	EHSD, PPBME CWSA, GWL, WRC, GHS, WHO, UNICEF, MLGCRA
Implementation of recommendation on the WSP Audit on Water Systems	Nation wide	x	x	x	x	20,000.00		50,000.00		x	Water Directorate	WD, EHSD, PPBME CWSA, GWCL, WRC, OHLGS, MLGRD, SWEs, DP
Finalisation of certification and audit tools for WSP implementation	Accra	x	x	x	x	15,000.00		20,000.00	x		Water Directorate	KNUST, UNICEF, PURC, CWSA, GWL, GSA, WHO
Digitisation and hosting of WSP audit tools and Sanitary Inspection forms on mWater Platform	Accra	x	x	x	x	15,000.00		50,000.00		x	Water Directorate	KNUST, WHO, UNICEF,

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Organise Trackfin	Accra	x	x	x	x	10,000.00		55,000.00		x	Water Directorate	MLGCRA -EHSD, MWHWR (RSIM and F&A), CWSA, GWCL, WRC, UNICEF, WHO, Water AID,
Dissemination of the National Water Policy	Nationwide	x	x	x	x	50,000.00		100,000.00		x	Water Directorate	PPBME, RSIM,, GWL, CWSA, WRC, MLGCRA
Organise Meetings of the National Coordinating Committee on Drinking Water Quality Management	Accra		x		x	10,000.00		15,000.00		x	Water Directorate	GSA, EPA, PURC, WRI, CWSA, GWL, MLGCRA, WRC, WHO, UNICEF, FDA
Finalisation of Technical Guidelines for WASH implementation in Early Childhood Development Centers	Accra	x	x	x	x	10,000.00		10,000.00		x	Water Directorate	MoGCSP, Dept of Social Welfare EHSD, PPBME, UNICEF, World Vision
Sub-Total						298,000.00	-	488,000.00				
Objective: Increase ambient water quality by 34% by 2029												
Programme: Water Sector Sustainable Financing and Investment Programme (WSS-FIP)												
Review the Fees and Charges for the Commission	Accra	x	x			-	-	-	x		MWHWR	MoF, WRC
Provide logistics (e.g. operational vehicles and field equipment) to all offices.	Accra, Wa, Bolgatanga, Koforidua, Kumasi, Sogakope, Sunyani	x	x	x	x	35,000,000.00	1,400,000.00	-	x		MWHWR	WRC,
Develop integrated evidence-based models (e.g. allocation) for decision making.	Nationwide	x	x	x	x	-	3,500,000.00	-	x		WRC	MWHWR
Sub-Total						35,000,000.00	4,900,000.00	-				
Programme: Water Sector Governance and Regulatory Enforcement Programme (WaSGREP)												
Complete the development, ensure adoption and administer the Buffer Zone LI and the Water Pollution Control and Wastewater discharge LI	Nationwide	x				-	-	-		x	WRC	MWHWR
Establish the procedures including adequate awareness and training of staff and initiate the administration of the newly adopted LIs	Nationwide	x	x	x	x	7,000,000.00	1,400,000.00	-		x	WRC	MWHWR,

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Legally pursue major non-compliant water users (VRA and BPA) and drillers (Drillers Association).	Nationwide	x	x	x	x	-	700,000.00	-	x		MWHWR	MoF, MWHWR, WRC
Engage water-related regulatory agencies (e.g. EPA) to establish MoUs to address conflicting regulatory responsibilities.	Nationwide	x	x	x	x	-	140,000.00	-	x		WRC	MWHWR,
Sub-Total						7,000,000.00	2,240,000.00	-				
Programme: Transboundary Water Resources Development and Sharing Programme												
Sign the Baku Declaration	Accra	x				140,000.00	-	-	x		WRC	MWHWR
Prompt Payment of financial commitment to the Volta Basin Authority	Accra	x	x	x	x	21,000,000.00	-	-		x	MWHWR	WRC, MWHWR
Adoption of Charter of the Volta Basin Authority	Accra	x				70,000.00	-	-	x		MWHWR	WRC
Incorporate water and transboundary water into the National Adaption Plan and National determined contributions	Nationwide	x	x	x	x	70,000.00	-	-		x	MWHWR	WRC, MWHWR
Participate in International Meetings and Conferences	Nationwide	x	x	x	x	-	280,000.00	-		x	WRC	MWHWR
Develop quarterly monitoring for all programmes	Nationwide	x	x	x	x	-	-	-		x	WRC	MWHWR
Develop an annual evaluation matrix for the programmes	Nationwide				x	-	-	-		x	WRC	MWHWR
Sub-Total						21,280,000.00	4,760,000.00	-				
Objective : Improve Access to safe , reliable and sustainable water supply services for all												
Programme : Urban Water Infrastructure Development Program												
Keta Water Supply And Expansion Project	Keta / Volta Region	x	x	x	x	-	-	197,216,222.00		x	GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Damongo Water Supply Project	Damongo / Savannah Region	x	x	x	x	-	-	130,340,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Tamale Water Supply Project	Tamale / Northern Region	x	x	x	x	-	-	593,180,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Construction And Rehabilitation Of Buildings	Nationwide	x	x	x	x	-	2,580,000,000.00	-	x		GWL	

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
And Pipeline Improvement Works												
Sub-Total						-	2,580,000,000.00	920,736,222.00				
Programme : Urban Water Service Improvement Program												
Maintenance Of Electro-Mechanical Equipment	Nationwide	x	x	x	x	-	374,000,000.00	-		x	GWL	
Implementation Of Water Safety Plans And Water Quality Management Systems	Nationwide	x	x	x	x	-	541,300,000.00	-		x	GWL	
Procurement Of Water Treatment Chemicals	Nationwide	x	x	x	x	-	390,135,796.45	-		x	GWL	
Replacement Of Old Inefficient Pipelines	Nationwide	x	x	x	x	-	143,797,500.00	-		x	GWL	
Sub-Total						-	1,449,233,296.45	-				
Programme : Revenue Enhancement Program												
Replacement / Installation Of Meters	Nationwide	x	x	x	x	-	305,561,817.46	-		x	GWL	
Training Of Staff	Nationwide	x	x	x	x	-	1,540,000.00	-		x	GWL	
Non-Revenue Water Awareness Campaign	Nationwide	x	x	x	x	-	275,000.00	-		x	GWL	
Revenue Mobilisation	Nationwide	x	x	x	x	-	1,650,000.00	-		x	GWL	
Sub-Total						-	309,026,817.46	-				
Objective: Increase population with basic access to drinking water by 14% by 2029												
Programme: Rural Water Infrastructure Development Programme												
Rehabilitation and Construction Works												
Construction of the water system.	Kasoa Cluster of communities	X	X	X	X	266,431,400.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Extension of transmission pipeline.	Adidome to Akatsi	X	X	X	X	37,801,200.00					CWSA	WRC, EPA, MDAs, MMDAs
Construction of the Water System	Bamboi	X	X	X	X	30,000,000.00					CWSA	WRC, EPA, MDAs, MMDAs
Improvement of water supply.	Bole	X	X	X	X	9,164,000.00					CWSA	WRC, EPA, MDAs, MMDAs
Improvement of water system	Amedzofe	X	X	X	X	9,276,800.00					CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation of the Water System	Dambai	X	X	X	X	25,219,600.00					CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation of the Water System	Damanko Kpassa	X	X	X	X	71,597,600.00					CWSA	WRC, EPA, MDAs, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Rehabilitation of 25no. Water system in 12 regions	Ashanti, Bono, Bono East, Eastern, North East, Northern, Oti, Savannah, Upper East, Upper West, Volta, Western North	X	X	X	X	1,420,000,000.00					CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						1,869,490,600.00	-	-				
Programme: Rural Water Service Improvement Program												
Non-revenue water management											CWSA	WRC, CWSA, EPA, MDAs, MMDAs
Repair and maintenance of leakages	Nationwide	X	X	X	X	20,365,340.50				X	CWSA	WRC, CWSA, EPA, MDAs, MMDAs
Investment in technologies to detect leakages	Nationwide	X	X	X	X	14,255,738.35				X	CWSA	WRC, EPA, MDAs, MMDAs
Community education on water theft	Nationwide	X	X	X	X	2,036,534.05				X	CWSA	WRC, EPA, MDAs, MMDAs
Media engagement	Nationwide	X	X	X	X	4,073,068.10				X	CWSA	WRC, EPA, MDAs, MMDAs
Procurement of water service equipment	Nationwide	X	X	X	X	13,408,200.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Enhancing water quality												
Community education on safe water treatment	Nationwide	X	X	X	X	4,881,024.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Purchase water treatment chemicals	Nationwide	X	X	X	X	7,321,536.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Conduct regular water quality test	Nationwide	X	X	X	X	2,440,512.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Purchase water treatment machines	Nationwide	X	X	X	X	17,083,584.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Purchase water safety kits	Nationwide	X	X	X	X	12,202,560.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Embark on water-related hygiene promotion	Nationwide	X	X	X	X	4,881,024.00			X		CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						102,949,121.00	-	-				
Water governance and reform programme												
Printing and submission of the policy document and the Cabinet memo to Cabinet	Graeter Accra	X	X	X	X	40,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Engagement of Attorney General, parliamentary select committee, and NDPC	Graeter Accra	X	X	X	X	30,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Drafting and passage of bill and legislative instrument (Printing, workshops, conferences)	Graeter Accra	X	X	X	X	450,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Policy dissemination and stakeholder sensitization	Graeter Accra	X	X	X	X	500,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						1,020,000.00	-	-				
GRAND TOTAL						4,233,253,376.02	4,824,017,978.11	4,114,793,222.00				

6.3 2027 Annual Action Plan

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Objective: Increase kilometers of coastline protected by 30% by 2029												
Programme: Coastal Protection and Resilience Programme												
Ningo - Prampram Coastal Protection Project	Greater Accra	x	x	x	x	20,000,000.00	-	-		x	HYDRO	MWHWR, NPMA
Dansoman Emergency Sea Defence Project	Greater Accra	x	x	x	x	15,000,000.00	-	-		x	HYDRO	MWHWR, GAMA, AWMA
Cape Coast Coastal Protection Project	Central Region	x	x	x	x	20,000,000.00	-	-		x	HYDRO	MWHWR, CCMA
Anomabu Coastal Protection Project	Central Region	x	x	x	x	30,000,000.00	-	-		x	HYDRO	MWHWR, MMA
Komenda Coastal Protection Works	Central Region	x	x	x	x	10,000,000.00	-	-		x	HYDRO	MWHWR, KEEAMA
New Takoradi Emergency Sea Defence Project (Phase III)	Western Region	x	x	x	x	10,000,000.00	-	-		x	HYDRO	MWHWR, STMA
Aboadze Coastal Protection Project (Phase II)	Western Region	x	x	x	x	30,000,000.00	-	-		x	HYDRO	MWHWR, SDA
Dixcove Emergency Sea Defence Project	Western Region	x	x	x	x	25,000,000.00	-	-		x	HYDRO	MWHWR, AHWMA
Cape Coast Protection Works (Phase II)	Central Region	x	x	x	x	180,000,000.00	-	-		x	HYDRO	MWHWR, CCMA
Dansoman Emergency Sea Defence Project (Phase II)	Greater Accra	x	x	x	x	140,000,000.00	-	-		x	HYDRO	MWHWR, GAMA, AWMA
Blekusu Coastal Protection Project (Phase II)	Amutinu, Salakophe, Agavadzi	x	x	x	x	200,000,000.00	-	-		x	HYDRO	MWHWR, KSMA, VRCC
Shama Sea Defence Project	Western Region	x	x	x	x	50,000,000.00	-	-	x		HYDRO	MWHWR, SDA
Ningo-Prampram Coastal Protection Project (Section B)	Greater Accra	x	x	x	x	50,000,000.00	-	-	x		HYDRO	MWHWR, NPMA
West African Coastal Areas (WACA) Project	Accra, Keta, densu delta	X	X	X	X			65,000,000.00		x	Works Directorate	Hydro, mesti, Luspa, FC-Wildlife Division, coda, Ministry of Lands
Sub-Total						780,000,000.00	-	65,000,000.00				
Objective: Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029												
Programme: Integrated Stormwater Management and Infrastructure Programme												
2026 National Flood Control Works	Nationwide	x	x			320,000,000.00	-	-		x	HYDRO	MWHWR, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
2027 National Flood Control Works	Nationwide		x	x	x	320,000,000.00	-	-	x		HYDRO	MWHWR, MMDAs
National Drainage Masterplan Project	Nationwide	x	x	x	x	100,000,000.00	-	-		x	HYDRO	MWHWR, MMDAs, WRC, GMET, NADMO
Gariba Lodge Drain construction project	Tamale	x	x			-	-	50,000,000.00		x	HYDRO	MWHWR, TaMA
LAFAs Drain construction project	Greater Accra	x	x			-	-	400,000,000.00		x	HYDRO	MWHWR, GAMA, AWMA
Adambrobesi Drain construction project	Greater Accra	x	x	x	x	20,000,000.00	-	-	x		HYDRO	MWHWR, GAMA
Sisan/Wiwi Drain construction project	Kumasi	x	x	x	x	-	-	200,000,000.00	x		HYDRO	MWHWR, OFMA
Greater Accra Resilient and Integrated Development (GARID) Project	Accra	X	X	X	X	-	-	800,000,000.00		X	Works Directorate	HYDRO, PPBME, GMET, WRC, LOCAL GOV. WORLD BANK, NADMO, LUSPA, MMDAs
Finalization of the MWHWR guidelines for the certification of contractors	Accra	X	X	X	X	1,000,000.00	-	-	x		Works Directorate	RGD, RSIM, PPBME, PROCUREMENT, etc
Sub-Total						761,000,000.00	-	1,450,000,000.00				
Programme: Hydrological Monitoring and Flood Early Warning Programme												
Accra FEWS Center Project	Greater Accra	x	x	x	x	3,500,000.00	-	-		x	HYDRO	GMET, NADMO, WRC, MMDAs
Hydrological Monitoring System Replacement Works	Nationwide	x	x	x	x	150,000.00	50,000.00	-	x		HYDRO	N/A
Sub-Total						3,650,000.00	50,000.00	-				
Programme: Legal and Institutional Reform Programme												
Hydrological Regulation L.I	Greater Accra	x	x	x	x	900,000.00	250,000.00	-		x	HYDRO	MWHWR, AG's Dept, Parliament
Sub-Total						900,000.00	250,000.00	-				
Objective: Ensure compliance of 60% of all public buildings and critical state assets to standardized maintenance framework by 2029												
Programme: General Maintenance Management Programme												
Rehabilitation of bungalows, Flats and Junior Quarters	Accra	x	x	x	x	5,850,000.00	1,000,000.00	-		x	PWD	MWRWH, Private Sector

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Rehabilitation of Ministerial bungalows	Accra	x	x	x	x	8,190,000.00	1,200,000.00	-		x	PWD	MWRWH, Private Sector
Develop maintenance framework for public landed properties	Accra	x	x	x	x	2,000,000.00	-	-	x		PWD	MWRWH, MLGCRA, MRH, MoT, MoF, MDAs, MMDAs, Private Sector
Procurement of tools and equipment for the artisans	Accra		x	x		2,500,000.00	-	-	x		PWD	MWRWH, Private Sector
Sub-Total						18,540,000.00	2,200,000.00	-				
OBJECTIVE: Build a competitive and modern construction industry by 2029												
PROGRAMME: General Administration and Management												
Provide General Administration and Management services	Nationwide	x	x	x	x	3,850,000.00	2,300,000.00	-	x		MWHWR, HQ	All Directorates, Department sand Agencies
Implement the Monitoring and Evaluation Plan	Nationwide	x	x	x	x	2,200,000.00	550,000.00	-	x		MWHWR, HQ	All Directorates, Department sand Agencies
Implement the Communication Strategy	Nationwide	x	x	x	x	3,300,000.00	1,650,000.00	-	x		MWHWR, HQ	All Directorates, Department sand Agencies
Implement Knowledge Learning and Management plan	Nationwide	x	x	x	x	550,000.00	550,000.00	-		x	MWHWR, HQ	All Directorates, Departments and Agencies
Sub-Total						9,900,000.00	5,050,000.00	-				
PROGRAMME: Engineering Practice and Regulation												
Monitoring/Standards Enforcement on the performance of Engineering Practitioners, Firms and units, Engineering Educational Units, Garages and Vendors.	Nationwide	x	x	x	x	1,150,000.00	1,725,000.00	-		x	Engineering Council	MWHWR, GNFS, GPS, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, GSA, MMDAs
Certify Professional Engineers, Engineering Firms and Engineering Educational Units	Nationwide	x	x	x		345,000.00	552,000.00	-		x	Engineering Council	MWHWR, GHIE, IET
Media engagements and sensitization programmes for Engineering Practitioners/Firms/Educational Units	Nationwide	x	x	x	x	575,000.00	690,000.00	-		x	Engineering Council	MMDAs, GhIE, IET, Media Houses

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Collaborate with State Agencies to enforce engineering standards	Nationwide	X	X	X	X	575,000.00	747,500.00	-		X	Engineering Council	MWHWR, GNFS, GPS, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, GSA, MMDAs
Organize training programmes and workshops for Engineering Practitioners	Nationwide	X	X	X	X	943,000.00	575,000.00	-		X	Engineering Council	
Organize Annual Engineering Conference	Greater Accra	X	X	X	X	1,150,000.00	1,725,000.00	2,300,000.00		X	Engineering Council	GHIE, IET
Publicity/Branding/Social Media (Promotion of Image and Mandate of the Council)	Nationwide	X	X	X	X	575,000.00	575,000.00	-		X	Engineering Council	
Sub-Total						3,243,000.00	3,047,500.00	2,300,000.00				
PROGRAMME: Revenue Enhancement Programme												
Embark on Revenue Enhancement Drive	Nationwide	X	X	X	X	575,000.00	-	-		X	Engineering Council	MWHWR, MoF
Economic Resilience and Sustainable Financing Project	Nationwide	x	x	x	x		33,000,000.00		x		AESL	PPA, GOG, Ministries, RCCs, AfCFTA, government Agencies ,MMDAS, PPP, Development Partners,
Sub-Total						575,000.00	33,000,000.00	-				
PROGRAMME: Consultancy Services												
Infrastructure Development and Sustainability Project	Nationwide	x	x	x	x	35,000,000.00	-	-	x		AESL	PPA, GOG, Ministries, RCCs, government Agencies ,MMDAS, Private Sector
Sub-Total						35,000,000.00	-	-				
Objective: Reduce the National Housing Deficit by 10% by 2029												
Programme: Affordable Housing Development Programme												
Saglemi Affordable Housing Project	Saglemi	x	x	x	x	-	-	936,000,000.00		x	Housing Directorate, MWHWR	MoF, Private Sector, MMDAs
Pokuase-Afiaman Revised Affordable Housing Project	Pokuase	x	x	x	x	200,000,000.00	175,389,382.80	-		x	Housing Directorate, MWHWR, SHCL, TGL	MoF, Private Sector, MMDAs
Dedesua Affordable Housing Project	Dedesua	x	x	x	x	236,000,000.00	92,701,752.93	-	x		Housing Directorate, MWHWR, SHCL	MoF, SHCL, Private Sector, MMDAs
Koforidua Affordable Housing Project	Effiduase	x	x	x	x	-	-	42,579,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs
Tamale Affordable Housing Project	Wamale	x	x	x	x	-	-	27,000,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Wa Affordable Housing Project	Wa	x	x	x	x	-	-	19,440,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs
Kpone Affordable Housing Project	Kpone	x	x	x	x	-	125,400,000.00	-		x	TGL	MoF, MWHWR, Private Sector, MMDAs
Sub-Total						436,000,000.00	393,491,135.73	1,025,019,000.00				
Programme: Security Services Housing Programme												
Construction of 400No. Housing units under the Security Services Housing Project (Phase IV)	Accra		x	x	x	242,666,666.67	-	-	x		Housing Directorate, MWHWR	MoF, Ghana Prison Service, Ghana Army, Ghana Fire Service, Private Sector, MMDAs
Sub-Total						242,666,666.67	-	-				
Programme: Redevelopment Programme												
Construction of No. 12 Multi-Storey Office Complex for Government Ministries, Department and Agencies	Accra	x	x	x	x	-	-	15,000,000.00	x		Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 30 Ministerial Townhouses Roman Ridge and Labone	Roman Ridge, Accra	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 64 Apartment Units and 10 Ministerial Townhouses at Lartebikorshie and Osu Residential	Lartebikorshie and Osu R.E	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 66No. housing units at Lartebikorshie (Nkrumah flats)	Lartebikorshie	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 12No. Townhouses at Labone (1st Labone Street)	Labone	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 10 No. Ministerial Townhouses at Roman Ridge (Onyasias close)	Roman Ridge, Accra	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 224No housing units Opposite Jubilee House) at Burma Camp, Sowutuom and Nkrumah flats	Burma Camp, Sowutuom and Nkrumah flats	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 8No. Townhouses at Labone (2nd Labone Street)	Labone	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Construction of 12No. Townhouses at Labone, Accra	Labone	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Sub-Total						3,200,000.00	-	15,000,000.00				
Programme: Rental Management Service Programme												
Landlords and Tenants Registration (2027)	Nationwide	x	x	x	x	4,000,000.00	200,000.00			x	RCD	MMDAs
To settle 19,000 rent cases	Nationwide	x	x	x	x	600,000.00	500,000.00			x	RCD	Judicial Service, Police Service
Procurement of 3 pick-up vehicle	Ashanti, Eastern and Werstern Regional Offices		x	x	x	3,300,000.00				x	RCD	MWHWR, MoF
Monitoring and Evaluation	Nationwide	x	x	x	x	400,000.00	100,000.00					
Education and Sensitization Campaign	Nationwide	x	x	x	x	800,000.00	200,000.00			x	RCD	MMDAs
Completion of Jurapa Rent Office	Jurapa	x	x	x	x	2,000,000.00				X	RCD	MWHWR, AESL
Expansion and equitable coverage of Rent Control Office	All the Regions	x	x	x	x	1,500,000.00	300,000.00			x	RCD	MMDAs
Sub-Total						12,600,000.00	1,300,000.00	-				
Programme: Revenue Mobilization Program												
Enforce the payment of Rent tax	Head Office	x	x	x	x		500,000.00	100,000.00	x		RCD	MWHWR, MoF, GRA
Propose for 100% retension of IGF	Head Office	x	x	x	x			50,000.00	x		RCD	MWHWR, MJAGD
Compulsory assessment of public rentals	Nationwide	x	x	x	x		200,000.00	100,000.00		x	RCD	MWHWR, MoF
Lincesing of privait hostel owners, lanlords and rental agents	Nationwide	x	x	x	x		500,000.00	500,000.00	x		RCD	
Sub-Total						-	1,200,000.00	750,000.00				

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Programme: Digitalization Programme												
Development and Operationalization of Online Portal/Platform for the Management of the Government Residential properties	Accra	x	x	x	x	100,000.00	-	-		x	MWHWR	MoF, Private Sector, NITA
Develop an Estate Management Software for SHCL	Accra	x	x	x	x	-	1,699,042.20	-		x	SHCL	MoF, Private Sector, NITA
Rent Control Office Digitalization Project	All District Offices	x	x	x	x		2.50			x	RCD	MWHWR, Supper Tech
Sub-Total						100,000.00	1,699,044.70	-				
Programme: Legal and institutional Reform Programme												
Review of National Housing Policy	Accra	x	x	x	x	600,000.00	-	-		x	MWHWR	MJAG, NDPC
Capacity Building	Nationwide	x	x	x	x		400,000.00	300,000.00	X		RCD	MWHWR, MJAGD, CSTC, GIS
Enforcement and Prosecution	Nationwide	x	x	x	x		300,000.00	50,000.00		x	RCD	MWHWR, MJAGD
Sub-Total						600,000.00	700,000.00	350,000.00				
Programme: Resettlement housing programme												
Akosombo Dam Spillage And Flood Victims' Resettlement Programme	South, north and central tongu	X	X	X	X	183,767,861.35				X	MWHWR	LUSPA, MMDAs
Sub-Total						183,767,861.35	-	-				
Programme: Public Servants Housing Loans Scheme programme												
Disburse Loans to support Housing acquisition	Nationwide	x	x	x	x	22,000,000.00		12,000,000.00		x	PSHLSB	MWHWR, MoF, GRA
Embark on sensitization campaign.	Nationwide	x	x	x	x	600,000.00	400,000.00			x	PSHLSB	MWHWR, MoF, GRA
Sub-Total						22,600,000.00	400,000.00	12,000,000.00				
Objectives: Increase the use and uptake of Local Building Materials (LBM) in housing projects by 40% by 2029												
Programme: District Housing Programme												
Completion of construction of 700 housing units in 17	TBD	x	x	x	x	400,000.00		20,000,000.00		x	MWHWR	NHF, DRH

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
districts under the District Housing Programme												
Sub-Total						400,000.00	-	20,000,000.00				
Programme: Mixed-Use Housing Development Programme												
Surge Homes Housing Project	Amrahia	x	x	x	x	-	29,438,647.80	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
MD'S Court Housing Project	North Kaneshie	x	x	x	x	-	2,200,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
SHC Gardens Housing Project	Adenta	x	x	x	x	-	5,160,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Urban Premier Annex II Housing Project	Adenta	x	x	x	x	-	1,200,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Ohene's Court Housing Project	Kumasi	x	x	x	x	-	11,922,381.60	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Townhouses Project	Takoradi	x	x	x	x	-	3,740,923.44	-	x		SHCL	MWHWR, MoF, EPA, MMDAs
Kaizer Flats Redevelopment Project	Tema Comm. 4	x	x	x	x	-	15,123,330.00	-		x	TGL	MWHWR, MoF, EPA, MMDAs, Private Sector
Sub-Total						-	68,785,282.84	-				
Programme: Land Bank Programme												
Facilitate the acquisition and documentation of land banks for the Ministry	Nationwide	x	x	x	x	10,000,000.00				x	MWHWR	LC
Sub-Total						10,000,000.00	-	-				
Programme: Sustainable Construction and Local Building Materials Promotion Programme												
Sensitisation, awareness and advocacy on use of LBM's	Nationwide	x	x	x	x	88,000.00				x	DRH	MMDA's, DRH Regional Offices, TVET,NVTI
Research on sustainable local building materials	Nationwide	x	x	x	x	150,000.00				x	DRH	CSIR-BRRI, BRU of Forestry Commission, Brick & tile Association, Geological Survey Dept.,GSA
Establish CEB production centres for District Housing	Nationwide	x	x	x	x				x		DRH	MWHWR,MMDA's, DRH Regional Offices

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Technical skills training and demonstration on production and use of LBM's	Nationwide	x		x		176,000.00				X	DRH	MMDA's, DRH Regional offices, Private Construction institutions
Technical backstopping/Capacity Building to Regions.	Nationwide	x	x	x	x	120,000.00				X	DRH	DRH Regional Offices, MMDA's
Rural Housing rehabilitation programme	Nationwide	x	x	x	x			10,000,000.00	X		DRH	MWHWR, LUSPA, Private partnership
Operationalisation of the Decentralised Housing Departments at the District Assemblies	Nationwide		x	x	x	500,000	-	15,000,000	X		DRH	MMDA's, OHLGS, LUSPA, DRH Regional Office, Traditional Authorities
Sub-Total						1,034,000.00	-	25,000,000.00				
Objective: Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029												
Programme: 1. Informal Settlement Upgrading and Slum Prevention Programme												
Implement the Community Upgrading Works under the GARID Project	Akweteyman, Alogboshie, Accra	x	x	x	x	-	-	6,000,000.00		x	Works Directorate	MWHWR, MMDAs, Private Sector, ECG, GWL
Coordinate the implementation of the Ministry's component of the Slump Upgrading and Prevention Strategy	Nationwide	x	x	x	x	600,000.00	-	-		x	Housing Directorate	MWHWR, MLGCRA, MMDAs, DPs, Private Sector
Sub-Total						600,000.00	-	6,000,000.00				
Objective: Develop a resilient and competitive real estate industry by 2029.												
Programme: Real Estate Practice and Regulation Programme												
Stakeholders Engagement	Nationwide	X	X	X	X	493,297.06	739,945.58			X	REAC	MWHWR, RCD, GREDA, GhIS, GAREB, GREPA, FIC, GRA, Lands Commission, EOCO
Public Awareness campaign	Nationwide	X	X	X	X	492,818.60	739,227.91			X	REAC	MWHWR, RCD, Media Houses, FIC
Running of Educational Programme (Training and examination)	Nationwide	X	X	X	X	260,524.00	390,786.00		X		REAC	MWHWR, CSTC
IT Support & Maintenance	Nationwide	X				122,553.60	183,830.40			X	REAC	MWHWR
Licensing of Real Estate Practitioners	Nationwide	X	X	X	X	4,740.06	7,110.09			X	REAC	MWHWR

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Monitoring, Inspection, Compliance and Enforcement Exercise	Nationwide	X	X	X	X	113,715.47	170,573.21		X		REAC	MWHWR, CSTCMWHWR, MWHWR, GREDA, GhIS, GREPA, GAREB
Sub-Total						1,487,648.80	2,231,473.19	-				
Programme: Architectural Practice and Regulation Programme												
Registration and Induction Ceremony	Accra			X	X	-	194,200.00	-		X	ARC	MWHWR, GIA, MDAs, MMDAs,
Advocacy drive on architectural practice and regulation	Nationwide	X	X	X	X	-	50,000.00	-		X	ARC	MWHWR, GIA, SOA, MDAs, MMDAs,
Review of the Architects Act 1969, NLCD 357	Accra	X	X	X	X	-	400,000.00	-		X	ARC	MWHWR, GIA, SOA,
Monitoring of schools of Architecture	All Schools of Architecture	X	X	X	X	-	200,000.00	-		X	ARC	GIA, SOAs,
Continuous Professional development (CPD) for Architects	Nationwide	X	X	X	X	-	-	-	X		ARC	GIA, MDAs, MMDAs,
Publication of List of Architects and Firms in Good Standing	Accra	X	X	X	X	-	20,000.00	-		X	ARC	MWHWR, GIA, MDAs, MMDAs,
Capacity Building(Training of staff and Board development)	Accra	X	X	X	X	-	300,000.00	-		X	ARC	MWHWR,
Renovation and Expansion of office Block for the ARC	Accra	X	X	X	X	1,000,000.00	-	-		X	ARC	MWHWR,
Purchase of Official Vehicles	Accra	X	X	X	X	-	-	-	X		ARC	MWHWR,
Sub-Total						1,000,000.00	1,164,200.00	-				
Programme: Revenue Enhancement Programme												
Programme for Monitoring compliance with the Architects Act 1969, NLCD 357	Nationwide	X	X	X	X	-	200,000.00	-		X	ARC	MWHWR, GIA, MDAs, MMDAs,
Sub-Total						-	200,000.00	-				
Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Rollout of key recommendations on sector Reforms	Accra	x	x	x	x	15,000.00	-	15,000.00		x	Water Directorate	PURC, DPs, GWL, CWSA, WRC, SWEs, Private Partners, CONIWAS, FDA, GSA
Organise Meetings for National Technical Working Group on Water	Accra	x	x	x	x	39,600.00	-	64,000.00		x	Water Directorate	PPBME, EHSD, RSIM, GWL, CWSA, WRC, DPs, GHS, GES
Organise WASH Sector Working Group Meetings	Accra	x	x	x	x	25,000.00	-	35,000.00		x	Water Directorate	GWL, OHLGS, PPBME, DPs, CWSA, CONIWAS, WRC, PURC, EHSD, GES, GHS, MEST, MDA
Dissemination of the Drinking Water Quality Framework to MMDAs & Service Providers	Nationwide	x	x	x	x	44,000.00	-	106,000.00		x	Water Directorate	GWL, MWHWR (PPBME), DPs, MLGCRA, CWSA, GWL, CONIWAS, MMDA's
Monitor the implementation of Water Safety Campaign Messages	Nation wide	x	x	x	x	20,000.00	-	35,000.00		x	Water Directorate	EHSD, MWHWR (PPBME) CWSA, GWL, WRC, GHS, WHO, UNICEF, MLGCRA
Undertake WSP audit	Nationwide	x	x	x	x	25,000.00	-	55,000.00		x	Water Directorate	WD, EHSD, MWHWR (PPBME), CWSA, GWCL, WRC, OHLGS, MLGRD, SWEs, DP
Organise Global Analysis and Assessment for Sanitation and Drinking Water (GLAAS)	Accra	x	x	x	x	30,000.00	-	45,000.00		x	Water Directorate	MLGCRA(EHSD), MWHWR(HR, F&A, RSIM) CWSA, GWL, WRC, UNICEF, WHO, Water Aid, CONIWAS, DPs
Dissemination of Trackfin results	Accra	x	x	x	x	20,000.00	-	10,000.00		x	Water Directorate	MLGCRA(EHSD), MWHWR (PPBME, RSIM), CWSA, GWL, WRC, DPs, CONIWAS
This will be part of the sector reforms stated in the first item in this Plan	Nationwide	x	x	x	x	50,000.00	-	100,000.00		x	Water Directorate	PPBME, RSIM,, GWL, CWSA, WRC, MLGCRA, NDPC, OHLGS,UNICEF, IRC, WHO, WORLD BANK, WATERAID, CONIWAS
Organise Meetings of the National Coordinating Committee on Drinking Water Quality Management	Accra		x		x	16,500.00	-	16,500.00		x	Water Directorate	WD, EHSD, CWSA, GWL, WRC, EPA, PURC, FDA,GSA, CSIR

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Support the piloting of Technical Guidelines for WASH in Early Childhood Development Centers	Accra	x	x	x	x	12,000.00	-	13,000.00		x	MoGCSP, Water Directorate	WD, EHSD, PPBME, UNICEF, World Vision, WATERAID
Sub-Total						297,100.00	-	494,500.00				
Objective: Knowledge Increase, Capacity Building and Inculcating Best practices for all Water Stakeholders												
Programme: Water Sector Governance and Regulatory Enforcement Programme (WaSGREP)												
Development of training materials and curriculum	Accra	x	x	x	x	-	700,000.00	-	x		WRC	MoE GoG
Identifying and Securing land for new head office (to house the training centre)	Accra	x	x			280,000.00	-	-		x	GoG	WRC
Construction of new office building	Accra			x	x	21,000,000.00	-	-	x		GoG	WRC
Develop quarterly monitoring for all programmes	Nationwide	x	x	x	x	-	-	-	x		WRC	MWHWR
Develop an annual evaluation matrix for the programmes	Nationwide				x	-	-	-	x		WRC	MWHWR
Sub-Total						21,280,000.00	700,000.00	-				
Programme : Urban Water Infrastructure Development Program												
Keta Water Supply And Expansion Project	Keta / Volta Region	x	x	x	x	-	-	-		x	GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Damongo Water Supply Project	Damongo / Savannah Region	x	x	x	x	-	-	205,800,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Tamale Water Supply Project	Tamale / Northern Region	x	x	x	x	-	-	936,600,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Yendi Water Supply Project	Yendi / Northern Region	x	x	x	x	-	-	105,000,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Techiman Water Supply Project	Techiman / Bono-East Region	x	x	x	x	-	-	280,000,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Construction And Rehabilitation Of Buildings And Pipeline Improvement Works	Nationwide	x	x	x	x	-	4,192,500,000.00	-	x		GWL	MWHWR, MMDAs, Pipeline
Sub-Total						-	4,192,500,000.00	1,527,400,000.00				
Programme : Urban Water Service Improvement Program												
Maintenance Of Electro-Mechanical Equipment	Nationwide	x	x	x	x	-	411,400,000.00	-		x	GWL	MWHWR, MMDAs, Pipeline
Implementation Of Water Safety Plans And Water Quality Management Systems	Nationwide	x	x	x	x	-	395,430,000.00	-		x	GWL	MWHWR, MMDAs, Pipeline
Procurement Of Water Treatment Chemicals	Nationwide	x	x	x	x	-	429,149,376.13	-		x	GWL	MWHWR, MMDAs, Pipeline
Replacement Of Old Inefficient Pipelines	Nationwide	x	x	x	x	-	158,177,250.00	-		x	GWL	MWHWR, MMDAs, Pipeline
Sub-Total						-	1,394,156,626.13	-				
Programme : Revenue Enhancement Program												
Replacement / Installation Of Meters	Nationwide	x	x	x	x	-	336,117,999.21	-		x	GWL	
Training Of Staff	Nationwide	x	x	x	x	-	1,694,000.00	-		x	GWL	
Non-Revenue Water Awareness Campaign	Nationwide	x	x	x	x	-	302,500.00	-		x	GWL	
Revenue Mobilisation	Nationwide	x	x	x	x	-	1,815,000.00	-		x	GWL	
Sub-Total						-	339,929,499.21	-				
Objective: Increase population with basic access to drinking water by 14% by 2029												
Programme: Rural Water Infrastructure Development Programme												
Rehabilitation of the Water Ssystem	Ketekrachi	X	X	X	X	7,353,000.00	-	-	X		CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation of the Water System	Nkwanta	X	X	X	X	8,912,600.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Construction of the Water System	Kwame Danso	X	X	X	X	70,205,600.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Reconstruction of the water system	Parambo-Prang	X	X	X	X	65,366,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation of the Water System	Chereponi	X	X	X	X	43,207,600.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation of Water system	Zabzuzgu	X	X	X	X	7,220,400.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Construction/rehabilitation of 10 No. pump houses	Central, Ashanti, Western North, Upper West, Upper East, Western, Oti, Savannah, Greater Accra, Volta	X	X	X	X	800,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Construction/rehabilitation of 4No. water systems offices	Central, Ashanti, Western North, Upper West, Upper East	X	X	X	X	6,000,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Drilling and mechanization of 15No. boreholes	Western North, Ahafo, Greater Accra	X	X	X	X	57,028,500.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation of 5 high-level tanks	Western North, Ahafo, Greater Accra	X	X	X	X	1,750,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Laying of 30 km HDPE and UPVC pipelines on water systems in Ahafo, Eastern, Volta, Ashanti, Upper East, Northern, Bono East, Bono, Savannah, Oti and Western Regions	Ahafo, Eastern, Volta, Ashanti, Upper East, Northern, Bono East, Bono, Savannah, Oti and Western Regions	X	X	X	X	6,500,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						274,343,700.00	-	-				
Programme: Rural Water Service Improvement Program												
Non-revenue water management												
repair and maintenance of leakages	Nationwide	X	X	X	X	5,091,335.13	-	-		x	CWSA	WRC, CWSA, EPA, MDAs, MMDAs
Investment in technologies to detect leakages	Nationwide	X	X	X	X	3,563,934.59	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q1	Q2	Q3	Q4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Community education on water theft	Nationwide	X	X	X	X	509,133.51	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
media engagement	Nationwide	X	X	X	X	1,018,267.03	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Procurement of water service equipment		X	X	X	X	18,371,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Enhancing water quality												
Community education on safe water treatment	Nationwide	X	X	X	X	3,581,024.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Purchase of water treatment chemicals	Nationwide	X	X	X	X	5,371,536.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Regular water quality test	Nationwide	X	X	X	X	1,790,512.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Purchase of water treatment machines	Nationwide	X	X	X	X	12,533,584.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Purchase of water safety kits	Nationwide	X	X	X	X	8,952,560.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Embark on water-related hygiene promotion	Nationwide	X	X	X	X	3,581,024.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						64,363,910.26	-	-				
GRAND TOTAL						2,889,148,887.07	6,442,054,761.80	4,149,313,500.00				

6.4 2028 Annual Action Plan

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Objective: Increase kilometers of coastline protected by 30% by 2029												
Programme: Coastal Protection and Resilience Programme												
Cape Coast Coastal Protection Project	Central Region	x	x	x	x	20,000,000.00	-	-		x	HYDRO	MWHWR, CCMA
Anomabu Coastal Protection Project	Central Region	x	x	x	x	20,000,000.00	-	-		x	HYDRO	MWHWR, MMA
Komenda Coastal Protection Works	Central Region	x	x	x	x	5,000,000.00	-	-		x	HYDRO	MWHWR, KEEAMA
New Takoradi Emergency Sea Defence Project (Phase III)	Western Region	x	x	x	x	5,000,000.00	-	-		x	HYDRO	MWHWR, STMA
Aboadze Coastal Protection Project (Phase II)	Western Region	x	x	x	x	20,000,000.00	-	-		x	HYDRO	MWHWR, SDA
Dixcove Emergency Sea Defence Project	Western Region	x	x	x	x	20,000,000.00	-	-		x	HYDRO	MWHWR, AHWMA
Cape Coast Protection Project (Phase II)	Central Region	x	x	x	x	200,000,000.00	-	-		x	HYDRO	MWHWR, CCMA
Dansoman Emergency Sea Defence Project (Phase II)	Greater Accra	x	x	x	x	180,000,000.00	-	-		x	HYDRO	MWHWR, GAMA, AWMA
Blekusu Coastal Protection Project (Phase II)	Amutinu, Salakophe, Agavadzi	x	x	x	x	240,000,000.00	-	-		x	HYDRO	MWHWR, KSMA, VRCC
Shama Sea Defence Project	Western Region	x	x	x	x	100,000,000.00	-	-		x	HYDRO	MWHWR, SDA
Ningo-Prampram Coastal Protection Project (Section B)	Greater Accra	x	x	x	x	90,000,000.00	-	-		x	HYDRO	MWHWR, NPMA
La and Teshie Coastal Protection Works	Greater Accra	x	x	x	x	95,000,000.00	-	-	x		HYDRO	MWHWR, LEDMA, LaDMA
Maritime University Coastal Protection Project	Greater Accra	x	x	x	x	110,000,000.00	-	-	x		HYDRO	MWHWR, TWMA
West African Coastal Areas (WACA) Project	Accra, Keta, densu delta	X	X	X	X	-	-	45,000,000.00		x	Works Directorate	Hydro, mesti, Luspa, FC-Wildlife Division, coda, Ministry of Lands
Sub-Total						1,105,000,000.00	-	45,000,000.00				
Objective: Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Programme: Integrated Stormwater Management and Infrastructure Programme												
2027 National Flood Control Works	Nationwide	x	x			320,000,000.00	-	-		x	HYDRO	MWHWR, MMDAs
2028 National Flood Control Works	Nationwide		x	x	x	320,000,000.00	-	-	x		HYDRO	MWHWR, MMDAs
Adambrobesi Drain construction project	Greater Accra	x	x			20,000,000.00	-	-		x	HYDRO	MWHWR, GAMA
Sisan/Wiwi Drain construction project	Kumasi	x	x			-	-	200,000,000.00		x	HYDRO	MWHWR, OFMA
Kpeshie Basin Drainage Works	Greater Accra	x	x	x	x	-	-	30,000,000.00	x		HYDRO	MWHWR, LEDMA
Sakumo drainage basin	Greater Accra	x	x	x	x	-	-	50,000,000.00	x		HYDRO	MWHWR, TWMA
Greater Accra Resilient and Integrated Development (GARID) Project - Phase II	Accra	X	X	X	X	-	-	400,000,000.00		X	Works Directorate	HYDRO, PPBME, GMET, WRC, LOCAL GOV. WORLD BANK, NADMO, LUSPA, MMDAs
Sub-Total						660,000,000.00	-	680,000,000.00				
Programme: Hydrological Monitoring and Flood Early Warning Programme												
Hydrological Monitoring System Replacement Works	Nationwide	x	x	x	x	210,000.00	60,000.00	-	x		HYDRO	N/A
Sub-Total						210,000.00	60,000.00	-				
Objective: Ensure compliance of 60% of all public buildings and critical state assets to standardized maintenance framework by 2029												
Programme: General Maintenance Management Programme												
Rehabilitation of bungalows, Flats and Junior Quarters	Accra	x	x	x	x	7,605,000.00	1,500,000.00	-		x	PWD	MWRWH, Private Sector
Rehabilitation of Ministerial bungalows	Accra	x	x	x	x	6,000,000.00	1,800,000.00	-		x	PWD	MWRWH, Private Sector
Dissemination of maintenance framework	Accra	x	x	x	x	1,000,000.00	-	-		x	PWD	MWRWH, MLGCRA, MRH, MoT, MoF, MDAs, MMDAs, Private Sector
Sub-Total						14,605,000.00	3,300,000.00	-				
OBJECTIVE: Build a competitive and modern construction industry by 2029												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
PROGRAMME: General Administration and Management												
Provide General Administration and Management services	Nationwide	X	X	X	X	4,427,500.00	2,645,000.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Implement the Monitoring and Evaluation Plan	Nationwide	X	X	X	X	2,530,000.00	632,500.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Implement the Communication Strategy	Nationwide	X	X	X	X	3,795,000.00	1,897,500.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Implement Knowledge Learning and Management plan	Nationwide	X	X	X	X	632,500.00	632,500.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Sub-Total						11,385,000.00	5,807,500.00	-				
PROGRAMME: Engineering Practice and Regulation												
Monitoring/Standards Enforcement on the performance of Engineering Practitioners, Firms and units, Engineering Educational Units, Garages and Vendors.	Nationwide	X	X	X	X	1,380,000.00	2,070,000.00	-		X	Engineering Council	MWHWR, Ghana National Fire Service, Ghana Police Service, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, Ghana Standards Authority etc.
Certify Professional Engineers, Engineering Firms and Engineering Educational Units	Nationwide	X	X	X		414,000.00	662,400.00	-		X	Engineering Council	MWHWR, GHIE, IET
Media engagements and sensitization programmes for Engineering Practitioners/Firms/Educational Units	Nationwide	X	X	X	X	690,000.00	828,000.00	-		X	Engineering Council	MMDAs, GhIE, IET, Media Houses
Collaborate with State Agencies to enforce engineering standards	Nationwide	X	X	X	X	690,000.00	897,000.00	-		X	Engineering Council	MWHWR, Ghana National Fire Service, Ghana Police Service, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, Ghana Standards Authority etc.
Organize training programmes and workshops for Engineering Practitioners	Nationwide	X	X	X	X	1,131,600.00	690,000.00	-		X	Engineering Council	
Organize Annual Engineering Conference	Greater Accra	X	X	X	X	1,380,000.00	2,070,000.00	2,760,000.00		X	Engineering Council	GHIE, IET
Publicity/Branding/Social Media (Promotion of Image and Mandate of the Council)	Nationwide	X	X	X	X	690,000.00	690,000.00	-		X	Engineering Council	

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Sub-Total						6,375,600.00	7,907,400.00	2,760,000.00				
PROGRAMME: Revenue Enhancement Programme												
Embark on Revenue Enhancement Drive	Nationwide	X	X	X	X	690,000.00	-	-		X	Engineering Council	MWHWR, MoF
Comprehensive SWOT-Based Strategy Project	Nationwide	x	x	x	x		35,000,000.00		x		AESL	GOG, Ministries, RCCs, Government Agencies, MMDAS
Sub-Total						690,000.00	35,000,000.00	-				
PROGRAMME: Consultancy Services												
Regulatory Compliance and Service Optimization Project	Nationwide	x	x	x	x	38,000,000.00	-	-		x	AESL	Ghana Standard Authority, GIET, ARC, GIA, GIS, GhIE, PPA, GOG, Ministries, RCCs, Government Agencies, MMDAS
Sub-Total						38,000,000.00	-	-				
Objective: Reduce the National Housing Deficit by 10% by 2029												
Programme: Affordable Housing Development Programme												
Saglemi Affordable Housing Project	Saglemi	x	x	x	x	-	-	936,000,000.00		x	Housing Directorate, MWHWR	MoF, Private Sector, MMDAs
Pokuase-Afiaman Revised Affordable Housing Project	Pokuase	x	x	x	x	20,000,000.00	330,223,245.60	-		x	Housing Directorate, MWHWR, SHCL, TGL	MoF, Private Sector, MMDAs
Dedesua Affordable Housing Project	Dedesua	x	x	x	x	23,600,000.00	111,242,103.51	-	x		Housing Directorate, MWHWR, SHCL	MoF, Private Sector, MMDAs
Koforidua Affordable Housing Project	Effiduase	x	x	x	x	-	-	85,158,000.00		x	Housing Directorate,	MoF, SHCL, TDCL, Private Sector, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
											MWHWR	
Tamale Affordable Housing Project	Wamale	x	x	x	x	-	-	54,000,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs
Wa Affordable Housing Project	Wa	x	x	x	x	-	-	38,880,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs
Kpone Affordable Housing Project	Kpone	x	x	x	x	-	125,400,000.00	-		x	TGL	MoF, MWHWR, Private Sector, MMDAs
Sub-Total						43,600,000.00	566,865,349.11	1,114,038,000.00				
Programme: Security Services Housing Programme												
Construction of 400No. Housing units under the Security Services Housing Project (Phase IV)	Accra		x	x	x	242,666,666.67	-	-		x	Housing Directorate, MWHWR	MoF, Ghana Prison Service, Ghana Army, Ghana Fire Service, Private Sector, MMDAs
Sub-Total						242,666,666.67	-	-				
Programme: Redevelopment Programme												
Construction of No. 12 Multi-Storey Office Complex for Government Ministries, Department and Agencies	Accra	x	x	x	x	-	-	20,000,000.00		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 224No housing units Opposite Jubilee House) at Burma Camp, Sowutuom and Nkrumah flats	Burma Camp, Sowutuom and Nkrumah flats	x	x	x	x	280,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 8No. Townhouses at Labone (2nd Labone Street)	Labone	x	x	x	x	300,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Construction of 12No. Townhouses at Labone, Accra	Labone	x	x	x	x	200,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Sub-Total						780,000.00	-	20,000,000.00				
Programme: Rental Management Service Programme												
Landlords and Tenants Registration (2027)	Nationwide	x	x	x	x	2,000,000.00	200,000.00			x	RCD	MMDAs
To settle 21,000 rent cases	Nationwide	x	x	x	x	800,000.00	600,000.00			x	RCD	Judicial Service, Police Service
Procurement of 3 pick-up vehicle	Bono East, Northern and Upper East Regional Offices		x	x	x	3,300,000.00				x	RCD	MWHWR, MoF
Monitoring and Evaluation	Nationwide	x	x	x	x	400,000.00	100,000.00					
Education and Sensitization Campaign	Nationwide	x	x	x	x	800,000.00	200,000.00			x	RCD	MMDAs
Construction of Ashanti Regional Office	Jurapa	x	x	x	x	6,000,000.00			x		RCD	MWHWR, AESL
Expansion and equitable coverage of Rent Control Office	All the Regions	x	x	x	x	1,500,000.00	300,000.00			x	RCD	MMDAs
Sub-Total						14,800,000.00	1,400,000.00	-				
Programme: Revenue Mobilization Program												
Enforce the payment of Rent tax	Head Office	x	x	x	x	500,000.00	100,000.00		x		RCD	MWHWR, MoF, GRA
Compulsory assessment of public rentals	Nationwide	x	x	x	x	300,000.00	200,000.00			x	RCD	MWHWR, MoF
Licensing of private hostel owners, landlords and rental agents	Nationwide	x	x	x	x	200,000.00	200,000.00			x	RCD	
Sub-Total						1,000,000.00	500,000.00	-				
Programme: Digitalization Programme												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Development and Operationalization of Online Portal/Platform for the Management of the Government Residential properties	Accra	x	x	x	x	100,000.00	-	-		x	MWHWR	MoF, Private Sector, NITA
Rent Control Office Digitalization Project	All District Offices	x	x	x	x	2,500,000.00	-	-		X	RCD	MWHWR, Supper Tech
Sub-Total						2,600,000.00	-					
Programme: Legal and institutional Reform Programme												
Capacity Building	Nationwide	x	x	x	x	500,000.00	500,000.00		X		RCD	MWHWR, MJAGD, CSTC, GIS
Enforcement and Prosecution	Nationwide	x	x	x	x	300,000.00	200,000.00			X	RCD	MWHWR, MJAGD, Judicial Service
Sub-Total						800,000.00	700,000.00	-				
Programme: Resettlement housing programme												
Akosombo Dam Spillage And Flood Victims' Resettlement Programme	South, north and central tongu	X	X	X	X	183,767,861.35				X	MWHWR	LUSPA, MMDAs
Sub-Total						183,767,861.35	-	-				
Programme: Public Servants Housing Loans Scheme Programme												
Disburse Loans to support Housing acquisition	Nationwide	x	x	x	x	23,000,000.00		15,000,000.00		x	PSHLS B	MWHWR, MoF, GRA
Embark on sensitization campaign.	Nationwide	x	x	x	x	600,000.00	400,000.00			x	PSHLS B	MWHWR, MoF, GRA
Sub-Total						23,600,000.00	400,000.00	35,000,000.00				
Objectives: Increase the use and uptake of Local Building Materials (LBM) in housing projects by 40% by 2029												
Programme: District Housing Programme												
Completion of construction of 700 housing units in 17 districts under the District Housing Programme		x	x	x	x	400,000.00		25,000,000.00		x	MWHWR	NHF, DRH
Sub-Total						400,000.00	-	25,000,000.00				
Programme: Mixed-Use Housing Development Programme												
Surge Homes Housing Project	Amrahia	x	x	x	x	-	19,625,765.20	-		X	SHCL	MWHWR, MoF, EPA, MMDAs
MD'S Court Housing Project	North Kaneshie	x	x	x	x	-	550,000.00	-		X	SHCL	MWHWR, MoF, EPA, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
SHC Gardens Housing Project	Adenta	x	x	x	x	-	860,000.00	-		X	SHCL	MWHWR, MoF, EPA, MMDAs
Urban Premier Annex II Housing Project	Adenta	x	x	x	x	-	1,200,000.00	-		X	SHCL	MWHWR, MoF, EPA, MMDAs
Ohene's Court Housing Project	Kumasi	x	x	x	x	-	2,980,595.40	-		X	SHCL	MWHWR, MoF, EPA, MMDAs
Townhouses Project	Takoradi	x	x	x	x	-	7,481,846.88	-	X		SHCL	MWHWR, MoF, EPA, MMDAs
Kaizer Flats Redevelopment Project	Tema Comm. 4	x	x	x	x	-	15,123,330.00	-		X	TGL	MWHWR, MoF, EPA, MMDAs, Private Sector
Sub-Total						-	22,605,176.88	-				
Programme: Land Bank Programme												
Facilitate the acquisition and documentation of land banks for the Ministry	Nationwide	x	x	x	x	12,000,000.00				x	MWHWR	LC
Sub-Total						12,000,000.00	-	-				
Programme: Sustainable Construction and Local Building Materials Promotion Programme												
Sensitization and advocacy on use of LBM's	Nationwide	x	x	x	x	96,800.00	-	-		X	DRH	MMDA's, DRH Regional Offices, Educational, Traditional Authorities,
Sustainable local building materials promotion program	Nationwide	x	x	x	x	200,000.00	-	-	X		DRH	CSIR-BRRI, BRU of Forestry Commission, Brick & tile Association,
Technical skills training on production and use of CEB	Nationwide	x	x	x	x	193,600.00	-	-		X	DRH	MMDA's, DRH Regional offices, Private Construction institutions, TVET, NVTI
Rural Housing rehabilitation programme	Nationwide	x	x	x		-	-	15,000,000.00	X		DRH	DRH Regional Office, Private Partnership
Operationalisation of the Decentralised Housing Departments at the District Assemblies	Nationwide		x	x	x	500,000.00	-	15,000,000.00	X		DRH	MMDA's, OHLGS, LUSPA, DRH Regional Office, Traditional Authorities
Sub-Total						990,400.00	-	30,000,000.00				
Objective: Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029												
Programme: 1. Informal Settlement Upgrading and Slum Prevention Programme												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Implement slum upgrading works in selected communities and urban centers	Nationwide	x	x	x	x	-	-	8,000,000.00		x	Works Directorate	MWHWR, MMDAs, Private Sector, ECG, GWL
Coordinate the implementation of the Ministry's component of the Slump Upgrading and Prevention Strategy	Nationwide	x	x	x	x	500,000.00	-	-		x	Housing Directorate	MWHWR, MLGCRA, MMDAs, DPs, Private Sector
Sub-Total						500,000.00	-	8,000,000.00				
Objective: Develop a resilient and competitive real estate industry by 2029.												
Programme: Real Estate Practice and Regulation Programme												
Stakeholders Engagement	Across the Country	x	x	x	x	448,451.87	672,677.81	-		x	REAC	MWHWR, RCD, GREDA, GhIS, GAREB, GREPA, FIC, GRA, Lands Commission, EOCO
Public Awareness	Across the Country	x	x	x	x	448,016.91	672,025.37	-		x	REAC	MWHWR, RCD, Media Houses, FIC
Running of Educational Programme (Training and examination)	Across the Country	x	x	x	x	286,576.40	429,864.60	-	x		REAC	MWHWR, CSTC
IT Support & Maintainance	Accra	x				134,796.96	202,195.44	-		x	REAC	MWHWR
Printing of License	Accra	x	x	x	x	5,214.07	7,821.10	-		x	REAC	MWHWR
Monitoring, Inspection, Compliance and Enforcement Exercise	Across the Country	x	x	x	x	125,087.02	187,630.53	-	x		REAC	MWHWR, MWHWR, GREDA, GhIS, GREPA, GAREB
Sub-Total						1,448,143.23	2,172,214.85	-				
Programme: Architecural Practice and Regulation Programme												
Registration and Induction Ceremony	Accra			x	x	-	213,640.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Advocacy drive on architectural practice and regulation	Nationwide	x	x	x	x	-	60,000.00	-		x	ARC	MWHWR, GIA, SOA, MDAs, MMDAs,
Review of the Architects Act 1969, NLCD 357	Accra	x	x	x	x	-	-	-		x	ARC	MWHWR, GIA, SOA,

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Monitoring of schools of Architecture	All Schools of Architecture	x	x	x	x	-	220,000.00	-		x	ARC	GIA, SOAs,
Continuous Professional development (CPD) for Architects	Nationwide		x	x	x	-	-	70,000.00	x		ARC	GIA, MDAs, MMDAs,
Programme for Monitoring compliance with the Architects Act 1969, NLCD 357	Nationwide	x	x	x	x	-	-	-		x	ARC	MWHWR, GIA, SOA, MDAs, MMDAs,
Publication of List of Architects and Firms in Good Standing	Accra	x	x	x	x	-	30,000.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Capacity Building(Training of staff and Board development)	Accra	x	x	x	x	-	300,000.00	-		x	ARC	MWHWR,
Renovation and Expansion of office Block for the ARC	Accra	x	x	x	x	1,000,000.00	-	-		x	ARC	MWHWR,
Purchase of Official Vehicles	Accra	x	x	x	x	-	-	-	x		ARC	MWHWR,
Sub-Total						1,000,000.00	823,640.00	70,000.00				
Programme: Revenue Mobilisation Programme												
Programme for Monitoring compliance with the Architects Act 1969, NLCD 357	Nationwide	x	x	x	x		220,000.00			x	ARC	MWHWR, GIA, MDAs, MMDAs,
Sub-Total						-	220,000.00	-				
Development of the Water Fund for the water sector	Nationwide	x	x	x	x	55,000.00	-	110,000.00		x	Water Directorate	PPBME, GWL, CWSA, WRC, MLGCRA, NDPC, UNICEF, IRC, WHO, WORLD BANK, WATERAID, CONIWAS, SWE, MoF
Organise Meetings for National Technical Working Group on Water	Accra	x	x	x	x	40,000.00	-	70,000.00		x	Water Directorate	PPBME, EHSD, RSIM, GWL, CWSA, WRC, DPs, GHS, GES
Organise WASH Sector Working Group Meetings	Accra	x	x	x	x	30,000.00	-	40,000.00		x	Water Directorate	GWL, OHLGS, PPBME, DPs, CWSA, CONIWAS, WRC, PURC, EHSD, GES, GHS, MEST

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Monitor and continuous disseminate the DWQMF	Nationwide	x	x	x	x	50,000.00	-	110,000.00		x	Water Directorate	GWL, PPBME, DPs, MLGCRA, CWSA, GWL, CONIWAS, MMDA's
Launch a nationwide implementation of the Water Safety Campaign Messages	Nation wide	x	x	x	x	50,000.00	-	150,000.00		x	Water Directorate	EHSD, PPBME CWSA, GWL, WRC, GHS, WHO, UNICEF, MLGCRA
Disseminate WSP Audit findings	Nationwide	x	x	x	x	25,000.00	-	55,000.00		x	Water Directorate	WD, EHSD, PPBME CWSA, GWCL, WRC, OHLGS, MLGRD, SWEs,DP
Development of a Framework for regulation of Water Services delivery	Nationwide	x	x	x	x	50,000.00	-	50,000.00		x	Water Directorate	PURC, GSA, CWSA, DP's, OHLGS
Disseminate GLAAS findings	Accra	x	x	x	x	10,000.00	-	25,000.00		x	Water Directorate	EHSD, HR, F&A, RSIM, CWSA, GWL, WRC, UNICEF, WHO, Water Aid, CONIWAS, DPs
Dissemination of Trackfin results	Accra	x	x	x	x	20,000.00	-	10,000.00		x	Water Directorate	EHSD, RSIM, CWSA, GWL, WRC, DPs, CONIWAS
Organise Meetings of the National Coordinating Committee on Drinking Water Quality Management	Accra		x		x	16,500.00	-	16,500.00		x	Water Directorate	EHSD, CWSA, GWL, WRC,EPA, PURC,FDA, GSA, CSIR,WHO,UNICEF
Rollout of Guidelines for WASH in ECDC	Accra	x	x	x	x	12,000.00	-	13,000.00		x	MoGCS P, Water Directorate	WD, EHSD, PPBME, UNICEF, World Vision, WATERAID
Sub-Total						358,500.00	-	499,500.00				
Objective: Knowledge Increase, Capacity Building and Inculcating Best practices for all Water Stakeholders												
Programme: Water Sector Governance and Regulatory Enforcement Programme (WaSGREP)												
Development of training materials and curriculum	Accra	x	x	x	x	-	-	-	x		WRC	MoE, MWHWR
Construction of new office building	Accra	x	x	x	x	14,000,000.00	-		x		MWHWR	WRC
Establish a Training Department for the Commission	Accra			x	x	1,260,000.00	140,000.00		x		WRC	MWHWR
Sub-Total						15,260,000.00	140,000.00	-				
Programme : Transboundary Water Resources Development and Sharing Programme												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Sign the financing commitment to the UN Water Convention	Accra				x	-	-		x		WRC	GoG
Develop quarterly monitoring tools for all programmes	Nationwide	x	x	x	x	-	140,000.00		x		WRC	MWHWR
Develop an annual evaluation matrix for the programmes	Nationwide				x	-	70,000.00		x		WRC	MWHWR
Sub-Total						-	210,000.00	-				
Programme : Urban Water Infrastructure Development Program												
Keta Water Supply And Expansion Project	Keta / Volta Region					-	-	-		x	GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Damongo Water Supply Project	Damongo / Savannah Region	x	x	x	x	-	-	137,200,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Tamale Water Supply Project	Tamale / Northern Region	x	x	x	x	-	-	624,400,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Yendi Water Supply Project	Yendi / Northern Region	x	x	x	x	-	-	105,000,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Techiman Water Supply Project	Techiman / Bono-East Region	x	x	x	x	-	-	280,000,000.00	x		GWL	MOF, MWHWR, MMDAs, WRC, EPA, Ghana Highway
Construction And Rehabilitation Of Buildings And Pipeline Improvement Works	Nationwide	x	x	x	x	-	5,160,000,000.00		x		GWL	
Sub-Total						-	5,160,000,000.00	1,146,600,000.00				
Programme : Urban Water Service Improvement Program												
Maintenance Of Electro-Mechanical Equipment	Nationwide	x	x	x	x	-	452,540,000.00	-		x	GWL	
Implementation Of Water Safety Plans And Water Quality Management Systems	Nationwide	x	x	x	x	-	645,973,000.00	-		x	GWL	
Procurement Of Water Treatment Chemicals	Nationwide	x	x	x	x	-	472,064,313.74	-		x	GWL	
Replacement Of Old Inefficient Pipelines	Nationwide	x	x	x	x	-	173,994,975.00	-		x	GWL	

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Sub-Total						-	1,744,572,288.74	-				
Programme : Revenue Enhancement Program												
Replacement / Installation Of Meters	Nationwide	x	x	x	x	-	369,729,799.13	-		x	GWL	
Training Of Staff	Nationwide	x	x	x	x	-	1,863,400.00	-		x	GWL	
Non-Revenue Water Awareness Campaign	Nationwide	x	x	x	x	-	332,750.00	-		x	GWL	
Revenue Mobilisation	Nationwide	x	x	x	x	-	1,996,500.00	-		x	GWL	
Sub-Total						-	373,922,449.13	-				
Objective: Increase population with basic access to drinking water by 14% by 2029												
Programme: Rural Water Infrastructure Development Programme												
Construction of 10no boreholes and polytanks in schools and clinics, including institutional latrines	Upper West, Upper East, North East, Central, and Oti Regions	x	x	x	x	4,000,000.00	-	-	x		CWSA	WRC, EPA, MDAs, MMDAs
Supply and Installation of 10No. Packaged Water Treatment Plants North Regions	Ashanti, Western, Western North Central, North East, Ahafo, Upper East, Upper West	x	x	x	x	35,000,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Reconstruction of Water Supply System	Lawra	x	x	x	x	30,000,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation and expansion work	Agona Nkwanta	x	x	x	x	7,997,500.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation and expansion of the Water supply.	Juaso	x	x	x	x	10,215,500.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation and expansion of the Water supply System.	Akrokeri	x	x	x	x	5,032,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Rehabilitation and expansion of the Water supply System.	Bekwai	x	x	x	x	72,000,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Construction of 15No. Limited Water Systems in 15 selected communities	Volta, Eastern, Upper West, Upper East, Bono	x	x	x	x	2,550,000.00	-	-		x	CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						166,795,000.00	-	-				
Programme: Rural Water Service Improvement Program												
Non-revenue water management												
Repair and maintenance of leakages	Nationwide	X	X	X	X	17,865,340.50	-	-			CWSA	WRC, CWSA, EPA, MDAs, MMDAs
Investment in technologies to detect leakages	Nationwide	X	X	X	X	12,505,738.35	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Community education on water theft	Nationwide	X	X	X	X	1,786,534.05	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Media engagement	Nationwide	X	X	X	X	3,573,068.10	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Procurement of water service equipment	Nationwide	X	X	X	X	37,315,500.00	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Enhancing water quality												
Community education on safe water treatment	Nationwide	X	X	X	X	4,081,024.00	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Purchase of water treatment chemicals	Nationwide	X	X	X	X	6,121,536.00	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Conduct regular water quality test	Nationwide	X	X	X	X	2,040,512.00	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Purchase water treatment machines	Nationwide	X	X	X	X	14,283,584.00	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Purchase water safety kits	Nationwide	X	X	X	X	10,202,560.00	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Embark on water-related hygiene promotion	Nationwide	X	X	X	X	4,081,024.00	-	-			CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						113,856,421.00	-	-				

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
GRAND TOTAL												
						2,662,488,59 2.25	7,926,606,01 8.71	3,106,967,50 0.00				

6.5 2029 Annual Action Plan

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Objective: Increase kilometers of coastline protected by 30% by 2029												
Programme: Coastal Protection and Resilience Programme												
Dixcove Emergency Sea Defence Project	Western Region	x	x	x	x	10,000,000.00	-	-		x	HYDRO	MWHWR, AHWMA
Cape Coast Protection Works (Phase II)	Central Region	x	x	x	x	230,000,000.00	-	-		x	HYDRO	MWHWR, CCMA
Dansoman Emergency Sea Defence Project (Phase II)	Greater Accra	x	x	x	x	240,000,000.00	-	-		x	HYDRO	MWHWR, GAMA, AWMA
Blekusu Coasstal Protection Project (Phase II)	Amutinu, Salakophe, Agavadzi	x	x	x	x	240,000,000.00	-	-		x	HYDRO	MWHWR, KSMA, VRCC
Shama Sea Defence Project	Western Region	x	x	x	x	120,000,000.00	-	-		x	HYDRO	MWHWR, SDA
Ningo-Prampram Coastal Protection Project (Section B)	Greater Accra	x	x	x	x	110,000,000.00	-	-		x	HYDRO	MWHWR, NPMA
La and Teshie Coastal Protection Works	Greater Accra	x	x	x	x	100,000,000.00	-	-		x	HYDRO	MWHWR, LedMA, LaDMA
Maritime University Coastal Protection Project	Greater Accra	x	x	x	x	110,000,000.00	-	-		x	HYDRO	MWHWR, TWMA
Ezinlibo Sea Defence Project	Western Region	x	x	x	x	50,000,000.00	-	-	x		HYDRO	MWHWR, JMA
Kokrobite Coastal Protection Works	Greater Accra	x	x	x	x	50,000,000.00	-	-	x		HYDRO	MWHWR, GAMA, GSMA
Bortianor Coastal Protection Project	Greater Accra	x	x	x	x	50,000,000.00	-	-	x		HYDRO	MWHWR, GAMA, GSMA
Sub-Total						1,310,000,000.00	-	-				
Objective: Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029												
Programme: Integrated Stormwater Management and Infrastructure Programme												
2028 National Flood Control Works	Nationwide	x	x			320,000,000.00	-	-		x	HYDRO	MWHWR, MMDAs
2029 National Flood Control Works	Nationwide		x	x	x	320,000,000.00	-	-	x		HYDRO	MWHWR, MMDAs
Kpeshie Basin Drainage Works	Greater Accra	x	x			-	-	75,000,000.00		x	HYDRO	MWHWR, LEDMA
Sakumo Basin Drainage Works	Greater Accra	x	x			-	-	50,000,000.00		x	HYDRO	MWHWR, TWMA
Chemu West Basin Drainage Works	Greater Accra	x	x	x	x	-	-	50,000,000.00	x		HYDRO	MWHWR, AWMA

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Sango Basin Drainage Works	Greater Accra	x	x	x	x	-	-	50,000,000.00	x		HYDRO	MWHWR, LEDMA
Greater Accra Resilient and Integrated Development (GARID) Project - Phase II	Accra	X	X	X	X	-	-	600,000,000.00		X	Works Directorate	HYDRO,PPBME, GMET, WRC, LOCAL GOV. WORLD BANK, NADMO, LUSPA, MMDAs
Sub-Total						640,000,000.00	-	825,000,000.00				
Objective: Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029												
Programme: Hydrological Monitoring and Flood Early Warning Programme												
Hydrological Monitoring System Replacement Works	Nationwide	x	x	x	x	150,000.00	60,000.00	-	x		HYDRO	N/A
Sub-Total						150,000.00	60,000.00	-				
Objective: Ensure compliance of 60% of all public buildings and critical state assets to standardized maintenance framework by 2029												
Programme: General Maintenance Management Programme												
Rehabilitation of bungalows, Flats and Junior Quarters	Accra	x	x	x	x	9,886,500.00	-	-		x	PWD	MWRWH, Private Sector
Rehabilitation of Ministerial bungalows	Accra	x	x	x	x	7,800,000.00	-	-		x	PWD	MWRWH, Private Sector
Procurement of tools and equipment for the artisans	Accra		x	x		2,000,000.00	-	-	x		PWD	MWRWH, Private Sector
Sub-Total						17,686,500.00	-	-				
OBJECTIVE: Build a competitive and modern construction industry by 2029												
PROGRAMME: General Administration and Management												
Provide General Administration and Management services	Nationwide	X	X	X	X	5,313,000.00	3,174,000.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Implement the Monitoring and Evaluation Plan	Nationwide	X	X	X	X	3,036,000.00	759,000.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Implement the Communication Strategy	Nationwide	X	X	X	X	4,554,000.00	2,277,000.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Implement Knowledge Learning and Management plan	Nationwide	X	X	X	X	759,000.00	759,000.00	-	X		MWHWR, HQ	All Directorates, Departments and Agencies
Sub-Total						13,662,000.00	6,969,000.00	-				

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
PROGRAMME: Engineering Practice and Regulation												
Monitoring/Standards Enforcement on the performance of Engineering Practitioners, Firms and units, Engineering Educational Units, Garages and Vendors.	Nationwide	X	X	X		1,725,000.00	2,587,500.00	-		X	Engineering Council	MWHWR, Ghana National Fire Service, Ghana Police Service, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, Ghana Standards Authority etc.
Certify Professional Engineers, Engineering Firms and Engineering Educational Units	Nationwide	X	X	X		517,500.00	828,000.00	-		X	Engineering Council	MWHWR, GHIE, IET
Media engagements and sensitization programmes for Engineering Practitioners/Firms/Educational Units	Nationwide	X	X	X	X	862,500.00	1,035,000.00	-		X	Engineering Council	MMDAs, GhIE, IET, Media Houses
Collaborate with State Agencies to enforce engineering standards	Nationwide	X	X	X	X	862,500.00	1,121,250.00	-		X	Engineering Council	MWHWR, Ghana National Fire Service, Ghana Police Service, NADMO, 48 Engineers Regiment of the Ghana Armed Forces, Ghana Standards Authority etc.
Organize training programmes and workshops for Engineering Practitioners	Nationwide	X	X	X	X	1,414,500.00	862,500.00	-		X	Engineering Council	
Organize Annual Engineering Conference	Greater Accra	X	X	X	X	1,725,000.00	2,587,500.00	3,450,000.00		X	Engineering Council	GHIE, IET
Publicity/Branding/Social Media (Promotion of Image and Mandate of the Council)	Nationwide	X	X	X	X	862,500.00	862,500.00	-		X	Engineering Council	
Sub-Total						3,139,500.00	3,450,000.00	3,450,000.00				
PROGRAMME: Revenue Enhancement Programme												
Embark on Revenue Enhancement Drive	Nationwide	X	X	X	X	862,500.00	-	-		X	Engineering Council	MWHWR, MoF
Cross-Border Engagement Project	Nationwide	x	x	x	x		38,000,000.00		x		AESL	PPA, GOG, Ministries, RCCs, AfCFTA, Government Agencies, MMDAS, PPP Etc.,
Sub-Total						862,500.00	38,000,000.00	-				

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
PROGRAMME: Consultancy Services												
Climate Change and Disaster Risk Management Project	Nationwide	x	x	x	x	40,000,000.00	-	-	x		AESL	EPA, PPA, GOG, Ministries, RCCs, Government Agencies, MMDAS, Private Sector
Sub-Total						40,000,000.00	-	-				
Objective: Reduce the National Housing Deficit by 10% by 2029												
Programme: Affordable Housing Development Programme												
Saglemi Affordable Housing Project	Saglemi	x	x	x	x	-	-	936,000,000.00		x	Housing Directorate, MWHWR	MoF, Private Sector, MMDAs
Pokuase-Afiaman Revised Affordable Housing Project	Pokuase	x	x	x	x	20,000,000.00	82,489,065.12	-		x	Housing Directorate, MWHWR, SHCL, TGL	MoF, Private Sector, MMDAs
Dedesua Affordable Housing Project	Dedesua	x	x	x	x	23,600,000.00	148,322,804.68	-	x		Housing Directorate, MWHWR, SHCL	MoF, Private Sector, MMDAs
Koforidua Affordable Housing Project	Effiduase	x	x	x	x	-	-	85,158,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs
Tamale Affordable Housing Project	Wamale	x	x	x	x	-	-	54,000,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs
Wa Affordable Housing Project	Wa	x	x	x	x	-	-	38,880,000.00		x	Housing Directorate, MWHWR	MoF, SHCL, TDCL, Private Sector, MMDAs
Kpone Affordable Housing Project	Kpone	x	x	x	x	-	41,800,000.00	-		x	TGL	MoF, MWHWR, Private Sector, MMDAs
Sub-Total						43,600,000.00	272,611,869.80	1,114,038,000.00				
Programme: Security Services Housing Programme												
Construction of 400No. Housing units under the Security Services Housing Project (Phase IV)	Accra		x	x	x	242,666,666.67	-	-	x		Housing Directorate, MWHWR	MoF, Ghana Prison Service, Ghana Army, Ghana Fire Service, Private Sector, MMDAs
Sub-Total						242,666,666.67	-	-				

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Programme: Redevelopment Programme												
Construction of No. 12 Multi-Storey Office Complex for Government Ministries, Department and Agencies	Accra	x	x	x	x	-	-	25,000,000.00	x		Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 30 Ministerial Townhouses Roman Ridge and Labone	Roman Ridge, Accra	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 64 Apartment Units and 10 Ministerial Townhouses at Lartebiokoshie and Osu Residential	Lartebiokoshie and Osu R.E	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 66No. housing units at Lartebiokoshie (Nkrumah flats)	Lartebiokoshie	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 12No. Townhouses at Labone (1st Labone Street)	Labone	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 10 No. Ministerial Townhouses at Roman Ridge (Onyasias close)	Roman Ridge, Accra	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 224No housing units Opposite Jubilee House) at Burma Camp, Sowutuom and Nkrumah flats	Burma Camp, Sowutuom and Nkrumah flats	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 8No. Townhouses at Labone (2nd Labone Street)	Labone	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Construction of 12No. Townhouses at Labone, Accra	Labone	x	x	x	x	400,000.00	-	-		x	Housing Directorate, MWHWR	MLNR, Lands Commission, GhIS, Private Sector, MMDAs
Sub-Total						3,200,000.00	-	25,000,000.00				
Programme: Rental Management Service Programme												
Landlords and Tenants Registration (2027)	Nationwide	X	X	X	X	3,000,000.00	200,000.00			x	RCD	MMDAs, REAC
To settle 21,000 rent cases	Nationwide	X	X	X	X	800,000.00	700,000.00			x	RCD	Judicial Service, Police Service

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Procurement of 3 pick-up vehicle	Volta, Central, Bono, Regional Offices		X	X	X	3,900,000.00				x	RCD	MWHWR, MoF
Monitoring and Evaluation	Nationwide	X	X	X	X	400,000.00	200,000.00					
Education and Sensitization Campaign	Nationwide	X	X	X	X	800,000.00	200,000.00			x	RCD	MMDAs, REAC
Construction of Ashanti Regional Office	Kumasi	X	X	X	X	6,000,000.00			x		RCD	MWHWR, AESL
Expansion and equitable coverage of Rent Control Office	All Regions	X	X	X	X	1,500,000.00	300,000.00			x	RCD	MMDAs
Sub-Total						16,400,000.00	1,600,000.00	-				
Programme: Digitalization Programme												
Development and Operationalization of Online Portal/Platform for the Management of the Government Residential properties	Accra	x	x	x	x	100,000.00	-	-		x	MWHWR	MoF, Private Sector, NITA
Digitalize Rent Control Offices	Nationwide	X	X	X	X	500,000.00				X	RCD	MWHWR, Supper Tech
Sub-Total						600,000.00	-	-				
Programme: Revenue Mobilization Program												
Enforce the payment of Rent tax	Head Office	X	x	X	x	100,000.00	50,000.00		X		RCD	MWHWR, MoF, GRA
Compulsory assessment of public rentals	Nationwide	X	x	X	x	300,000.00	100,000.00			x	RCD	MWHWR, MoF
Licensing of private hostel owners, landlords and rental agents	Nationwide	x	x	x	x	400,000.00	200,000.00		x		RCD	
Sub-Total						800,000.00	350,000.00	-				
Programme: Legal and institutional Reform Programme												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Review of Rent Bill	Accra	x	x	x	x	300,000.00	-	-		x	MWHWR	RCD, AG-MJAG
Review of Architect Act NLCD 357	Accra	x	x	x	x	300,000.00	-	-		x	MWHWR	RCD, AG-MJAG
Review of National Housing Policy	Accra	x	x	x	x	600,000.00	-	-		x	MWHWR	MJAG, NDPC
Capacity Building	Nationwide	X	X	X	X	400,000.00	100,000.00		X		RCD	MWHWR, MJAGD, CSTC, GIS
Enforcement and Prosecution	Nationwide	X	X	X	X	300,000.00	50,000.00			X	RCD	MWHWR, MJAGD, Judicial Service
Sub-Total						1,900,000.00	150,000.00	-				
Objectives: Increase the use and uptake of Local Building Materials (LBM) in housing projects by 40% by 2029												
Programme: District Housing Programme												
Completion of construction of 700 housing units in 17 districts under the District Housing Programme		x	x	x	x	400,000.00		30,000,000.00		x	MWHWR	NHF, DRH
Sub-Total						400,000.00	-	30,000,000.00				
Programme: Sustainable Construction and Local Building Materials Promotion Programme												
Sensitization, awareness and advocacy on use of LBM's	Nationwide	x	x	x	x	106,480.00	-	-		x	DRH	MMDA's, DRH Regional Offices, Educational Institutions.
Research on sustainable local building materials	Nationwide	x	x	x	x	180,000.00	-	-		x	DRH	BRRRI, BRU of Forestry Commission, Brick & tile Association, Geological Survey Dept., GSA
Technical skills training on use of LBM's	Nationwide	x	x	x		213,960.00	-	-		x	DRH	MMDA's
Rural Housing rehabilitation programme	Nationwide		x	x		-	-	-		x	DRH	DRH Regional offices, MMDA's
Operationalisation of the Decentralised Housing Departments at the District Assemblies	Nationwide	x	x	x	x	-	-	-		x	DRH	MMDA's
Sub-Total						500,440.00	-	-				

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Programme: Mixed-Use Housing Development Programme												
Surge Homes Housing Project	Amrahia	x	x	x	x	-	19,625,765.20	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
MD'S Court Housing Project	North Kaneshie	x	x	x	x	-	550,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
SHC Gardens Housing Project	Adenta	x	x	x	x	-	860,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Urban Premier Annex II Housibg Project	Adenta	x	x	x	x	-	1,200,000.00	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Ohene's Court Housing Project	Kumasi	x	x	x	x	-	2,980,595.40	-		x	SHCL	MWHWR, MoF, EPA, MMDAs
Townhouses Project	Takoradi	x	x	x	x	-	7,481,846.88	-	x		SHCL	MWHWR, MoF, EPA, MMDAs
Kaizer Flats Redevelopment Project	Tema Comm. 4	x	x	x	x	-	15,123,330.00	-		x	TGL	MWHWR, MoF, EPA, MMDAs, Private Sector
Sub-Total						-	47,821,537.48	-				
Programme: Land Bank Programme												
Facilitate the acquisition and documentation of land banks for the Ministry	Nationwide	x	x	x	x	16,000,000.00				x	MWHWR	LC
Sub-Total						16,000,000.00	-	-				
Objective: Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029												
Programme: 1. Informal Settlement Upgrading and Slum Prevention Programme												
Implement slum upgrading works in selected communities and urban centers	Nationwide	x	x	x	x	-	-	8,000,000.00		x	Works Directorate	MWHWR, MMDAs, Private Sector, ECG, GWL
Coordinate the implementation of the Ministry's component of the Slump Upgrading and Prevention Strategy	Nationwide	x	x	x	x	500,000.00	-	-		x	Housing Directorate	MWHWR, MLGCRA, MMDAs, DPs, Private Sector
Sub-Total						500,000.00	-	8,000,000.00				

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Objective: Develop a resilient and competitive real estate industry by 2029.												
Programme: Real Estate Practice and Regulation Programme												
Stakeholders Engagement	Nationwide	x	x	x	x	407,683.52	611,525.28	-		x	REAC	MWHWR, RCD, GREDA, GhIS, GAREB, GREPA, FIC, GRA, Lands Commission, EOCO
Public Awareness	Nationwide	x	x	x	x	407,288.10	610,932.17	-		x	REAC	MWHWR, RCD, Media Houses, FIC
Running of Educational Programme (Training and examination)	Nationwide	x	x	x	x	315,539.60	473,309.40	-	x		REAC	MWHWR, CSTC
IT Support & Maintainance	Nationwide	x				148,437.08	222,655.62	-		x	REAC	MWHWR
Printing of License	Accra	x	x	x	x	5,736.73	8,605.09	-		x	REAC	MWHWR
Monitoring, Inspection, Compliance and Enforcement Exercise	Nationwide	x	x	x	x	137,819.80	206,729.71	-	x		REAC	MWHWR, MWHWR, GREDA, GhIS, GREPA, GAREB
Sub-Total						1,422,504.83	2,133,757.27	-				
Programme: Architecural Practice and Regulation Programme												
Registration and Induction Ceremony	Accra			x	x	-	213,640.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Registration and Induction Ceremony	Accra			x	x	-	213,640.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Advocacy drive on architectural practice and regulation	Nationwide	x	x	x	x	-	60,000.00	-		x	ARC	MWHWR, GIA, SOA, MDAs, MMDAs,
Review of the Architects Act 1969, NLCD 357	Accra	x	x	x	x	-	-	-		x	ARC	MWHWR, GIA, SOA,
Monitoring of schools of Architecture	All Schools of Architecture	x	x	x	x	-	220,000.00	-		x	ARC	GIA, SOAs,

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Continuous Professional development (CPD) for Architects	Nationwide		x	x	x	-	-	80,000.00	x		ARC	GIA, MDAs, MMDAs,
Programme for Monitoring compliance with the Architects Act 1969, NLCD 357	Nationwide	x	x	x	x	-	-	-		x	ARC	MWHWR, GIA, SOA, MDAs, MMDAs,
Publication of List of Architects and Firms in Good Standing	Accra	x	x	x	x	-	30,000.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Capacity Building(Training of staff and Board development)	Accra	x	x	x	x	-	300,000.00	-		x	ARC	MWHWR,
Renovation and Expansion of office Block for the ARC	Accra	x	x	x	x	500,000.00	-	-		x	ARC	MWHWR,
Purchase of Official Vehicles	Accra	x	x	x	x	800,000.00	-	-	x		ARC	MWHWR,
Sub-Total						1,300,000.00	1,037,280.00	80,000.00				
Programme: Revenue Mobilisation Programme												
Programme for Monitoring compliance with the Architects Act 1969, NLCD 357	Nationwide	x	x	x	x	-	220,000.00	-		x	ARC	MWHWR, GIA, MDAs, MMDAs,
Sub-Total						-	220,000.00	-				
Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Monitoring the Implementation of the National Water Policy	Nationwide	x	x	x	x	55,000.00	-	55,000.00		x	Water Directorate	MWHWR (PPBME, RSIM) GWL, CWSA, WRC, MLGCRA, NDPC, OHLGS, UNICEF, IRC, WHO, WORLD BANK, WATERAID, CONIWAS
Organise Meetings for National Technical Working Group on Water	Accra	x	x	x	x	45,000.00	-	75,000.00		x	Water Directorate	PPBME, EHSD, RSIM, GWL, CWSA, WRC, DPs, GHS, GES

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Organise WASH Sector Working Group Meetings	Accra	x	x	x	x	35,000.00	-	50,00.00		x	Water Directorate	GWL, OHLGS, PPBME, DPs, CWSA, CONIWAS, WRC, PURC, EHSD, GES, GHS, MEST
Organise Water Safety Plan Audit for water service providers	Nationwide	x	x	x	x	50,000.00	-	50,000.00		x	Water Directorate	GWL, PPBME, DPs, MLGCRA, CWSA, GWL, CONIWAS, WaterAid, WRC, UNICEF
Monitor the implementation of the Water Safety Campaign	Nation wide	x	x	x	x	50,000.00	-	100,000.00		x	Water Directorate	EHSD, PPBME CWSA, GWL, WRC, GHS, WHO, UNICEF, MLGCRA
Dissemination of Trackfin results	Accra	x	x	x	x	20,000.00	-	10,000.00		x	Water Directorate	EHSD, RSIM, CWSA, GWL, WRC, DPs, CONIWAS
Organise Meetings of the National Coordinating Committee on Drinking Water Quality Management	Accra		x		x	16,500.00	-	16,500.00		x	Water Directorate	EHSD, CWSA, GWL, WRC, EPA, GSA, FDA, CSIR,
Support the monitoring of Technical Guidelines for WASH in ECDC	Accra	x	x	x	x	12,000.00	-	13,000.00		x	MoGCSP, Water Directorate	WD, EHSD, PPBME, UNICEF, World Vision, WATERAID
Sub-Total						283,500.00	-	269,500.00				
Objective: Knowledge Increase, Capacity Building and Inculcating Best practices for all Water Stakeholders												
Programme: Water Sector Governance and Regulatory Enforcement Programme (WaSGREP)												
Design and manage an integrated dynamic M&E system for the capacity Building programme	Accra			x		-	70,000.00	-	x		WRC	MWHWR
Review and update the training programme	Accra			x	x	-	700,000.00	-		x	WRC	MWHWR
Sub-Total						-	770,000.00	-				
Programme: Water Sector Sustainable Financing and Investment Programme (WSS-FIP)												
Provide logistics (e.g. operational vehicles and field equipment) to all offices.	Accra, Wa, Bolgatanga, Koforidua, Kumasi, Sogakope, Sunyani			x	x	-	14,000,000.00	-		x	MWHWR	WRC,

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Sub-Total						-	14,000,000.00	-				
Programme : Urban Water Infrastructure Development Program												
Yendi Water Supply Project	Yendi / Northern Region	x	x	x	x	-	-	126,000,000.00	x		GWL	MOF
Techiman Water Supply Project	Techiman / Bono-East Region	x	x	x	x	-	-	560,000,000.00	x		GWL	MOF
Construction And Rehabilitation Of Buildings And Pipeline Improvement Works	Nationwide	x	x	x	x	-	6,127,500,000.00	-	x		GWL	
Sub-Total						-	6,127,500,000.00	686,000,000.00				
Programme : Urban Water Service Improvement Program												
Maintenance Of Electro-Mechanical Equipment	Nationwide	x	x	x	x	-	497,794,000.00	-		x	GWL	
Implementation Of Water Safety Plans And Water Quality Management Systems	Nationwide	x	x	x	x	-	720,470,300.00	-		x	GWL	
Procurement Of Water Treatment Chemicals	Nationwide	x	x	x	x	-	519,270,745.11	-		x	GWL	
Replacement Of Old Inefficient Pipelines	Nationwide	x	x	x	x	-	191,394,472.50	-		x	GWL	
Sub-Total						-	1,928,929,517.61	-				
Programme : Revenue Enhancement Program												
Replacement / Installation Of Meters	Nationwide	x	x	x	x	-	406,702,779.04	-		x	GWL	
Training Of Staff	Nationwide	x	x	x	x	-	2,049,740.00	-		x	GWL	
Non-Revenue Water Awareness Campaign	Nationwide	x	x	x	x	-	366,025.00	-		x	GWL	
Revenue Mobilisation	Nationwide	x	x	x	x	-	2,196,150.00	-		x	GWL	
Sub-Total						-	411,314,694.04	-				
Objective: Increase population with basic access to drinking water by 14% by 2029												
Programme: Rural Water Infrastructure Development Programme												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
Redevelopment of flooded boreholes and replacement of the submersible pump for the Water System.	Gambaga	X	X	X	X	784,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Expansion of the Water Supply System in the Greater Accra Region	Osudoku	X	X	X	X	30,639,000.00	-	-	X		CWSA	WRC, EPA, MDAs, MMDAs
Expansion of the Water Supply System	Fufulso-Yapei and Kusawgu township and other (5) satellite communities	X	X	X	X	22,512,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Supply of about 5,000No. Prepaid service meters	All Regions	X	X	X	X	33,600,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Establishment of a Project Laboratory	CWSA HQ	X	X	X	X	450,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Establishment of a mini Laboratory for some selected regions	Western, Greater Accra, Volta and Savannah Regions	X	X	X	X	1,200,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Rehabilitation of 10 No. existing treatment plants (aqualite & packaged plants)	All Regions	X	X	X	X	2,000,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Software for engineering design, including training of technical staff	CWSA HQ	X	X	X	X	716,800.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						91,901,800.00	-	-				
Programme: Rural Water Service Improvement Program												
Non-revenue water management												
repair and maintenance of leakages	Nationwide	X	X	X	X	18,865,340.50	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Investment in technologies to detect leakages	Nationwide	X	X	X	X	13,205,738.35	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Community education on water theft	Nationwide	X	X	X	X	1,886,534.05	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
media engagement	Nationwide	X	X	X	X	3,773,068.10	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Procurement of water service equipment	Nationwide	X	X	X	X	42,644,000.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Enhancing water quality												

Projects	Location	Time Frame				Cost (GHS)			Project Status		Implementing Institution/Department	
		Q 1	Q 2	Q 3	Q 4	GoG	IGF	Others	New	Ongoing	Lead	Collaborating
community education on safe water treatment	Nationwide	X	X	X	X	4,281,024.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
purchase of water treatment chemicals	Nationwide	X	X	X	X	6,421,536.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
regular water quality test	Nationwide	X	X	X	X	2,140,512.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
purchase of water treatment machines	Nationwide	X	X	X	X	14,983,584.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
purchase of water safety kits	Nationwide	X	X	X	X	10,702,560.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
regular promotion of water related hygiene	Nationwide	X	X	X	X	4,281,024.00	-	-		X	CWSA	WRC, EPA, MDAs, MMDAs
Sub-Total						123,184,921.00	-	-				
GRAND TOTAL						2,595,760,332.50	8,857,317,656.20	2,706,837,500.00				

CHAPTER SEVEN

MONITORING AND EVALUATION ARRANGEMENTS

7.1 Introduction

The Government of Ghana is dedicated to ensuring prudent management and accountability within the public service, aiming for the effective and efficient delivery of services that benefit all residents of Ghana. Additionally, the government remains committed to aligning development resources with national priorities, policy objectives, and targeted outcomes to maximize value for money in the use of public funds.

In line with this commitment, the Ministry of Works, Housing and Water Resources will actively monitor the implementation of the Sector Medium-Term Development Plan (SMTDP) and conduct periodic evaluations of sector performance. These assessments will support evidence-based decision-making for policy formulation and review, ensuring continuous improvement and alignment with national development goals.

7.2 Stakeholder Analysis

The Ministry of Works, Housing and Water Resources (MWHWR) recognizes that stakeholder engagement is critical to the successful implementation of sector policies, programmes, and the Sector Medium-Term Development Plan (SMTDP). The effectiveness of the SMTDP depends on the active participation of MDAs, MMDAs, organizations, and local communities in its execution, monitoring, and evaluation. **Table 8** outlines their interests and proposed roles in the monitoring and evaluation of the SMTDP.

Table 8: Stakeholder Analysis

S/N	Stakeholders	Classification	Interests & Responsibilities	Involvement in M&E Activities
1.	Ministry of Works, Housing and Water Resources (MWHWR)	Primary	Policy direction, guidelines, decision making, advisory services, adoption of plan, M&E initiator, and results user	M&E plan preparation, M&E seminars/workshops/meetings, project supervision/inspection and evaluation, M&E results reporting and dissemination
2.	Rent Control Department	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting

S/N	Stakeholders	Classification	Interests & Responsibilities	Involvement in M&E Activities
3.	Public Servants Housing Loans Scheme Board	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
4.	Department of Rural Housing	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
5.	Architects Registration Council	Primary	Decision making, regulation of architectural practice in Ghana, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
6.	Engineering Council of Ghana	Primary	Decision making, regulation of engineering practice in Ghana, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
7.	Public Works Department	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
8.	Ghana Water Limited	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
9.	Community Water and Sanitation Agency	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
10.	Water Resources Commission	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
11.	Ghana Hydrological Authority (HYDRO)	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting

S/N	Stakeholders	Classification	Interests & Responsibilities	Involvement in M&E Activities
12.	State Housing Company Limited	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
13.	Real Estate Agency Council	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
14.	National Homeownership Fund (NHF)	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
15.	TDC Development Company Limited	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
16.	Architectural and Engineering Services Limited	Primary	Decision making, adoption of projects for implementation, M&E implementor and results user	M&E plan preparation, project supervision, monitoring and evaluation, and reporting
17.	NDPC	Primary	Policy direction, guidelines, technical support, capacity building, M&E results user, and collaborator	M&E seminars/workshops/meetings, monitoring & evaluation, and reporting
18.	MoF	Primary	Financial resources, advisory services, M&E results user, and collaborator	M&E seminars/workshops/meetings, project inspection & evaluation, M&E results reporting and dissemination
19.	Parliament of Ghana	Primary	Law and decision making, budget approval, transparency and accountability, M&E results user, and collaborator	M&E seminars/workshops/meetings, project supervision/inspection & evaluation, M&E results reporting and dissemination
20.	Building and Road Research Institute	Primary	Research and Development in construction materials and technology	M&E Project Supervision, M&E results reporting and dissemination

S/N	Stakeholders	Classification	Interests & Responsibilities	Involvement in M&E Activities
21.	SIGA	Primary	Technical support, advisory services, performance targets, M&E results user, and collaborator	M&E seminars/workshops/meetings, monitoring & evaluation, and reporting
22.	MMDAs	Primary	By-law formulation, deliberation, adoption of projects, community mobilisation, dispute resolution, producer of M&E data, M&E results user, and collaborator	M&E seminars/workshops/meetings, project supervision/inspection & evaluation, M&E results reporting and dissemination
23.	RCCs	Primary	Advocacy, monitoring and coordination of local development, M&E results user, and collaborator	M&E seminars/workshops/meetings, project monitoring & evaluation, M&E results reporting and dissemination
24.	MLGDRD	Primary	Orderly development of human settlement and accelerated socio-economic development, inclusive participation, M&E results user, and collaborator	M&E seminars/workshops/meetings, monitoring & evaluation, M&E results reporting and dissemination
25.	DPs	Primary	Financial and material resources, technical assistance, advisory services, transparency and accountability, M&E results user, and collaborator	M&E seminars/workshops/meetings, monitoring & evaluation, M&E results reporting and dissemination
26.	Ghana Statistical Service	Primary	Producer of statistical and M&E data, M&E results user, and collaborator	M&E seminars/workshops/meetings, monitoring & evaluation, and M&E results dissemination
27.	Beneficiary communities	Primary	Demand for quality and sustainable services, transparency and accountability, M&E results user, and collaborator	M&E seminars/meetings, project supervision, inspection, evaluation, and M&E results dissemination

S/N	Stakeholders	Classification	Interests & Responsibilities	Involvement in M&E Activities
28.	Ghana Standards Authority	Secondary	Quality compliance monitoring, producer of M&E data, M&E results user, and collaborator	M&E seminars/workshops/meetings, water quality monitoring and results dissemination
29.	Other MDAs	Secondary	Advisory services, advocacy, M&E results user, and collaborator	M&E seminars/workshops/meetings, data collection, M&E results reporting and dissemination
30.	CSOs	Secondary	Advocacy, transparency and accountability, M&E results user, and collaborator	M&E seminars/workshops/meetings, data collection, M&E results reporting and dissemination
31.	Private Sector Organisations/Consultants	Secondary	Technical assistance, M&E results user, and collaborator	M&E seminars/workshops/meetings, data collection and analysis, M&E results reporting and dissemination
32.	Media	Secondary	Transparency and accountability	Project inspection, M&E results dissemination, and communication

7.3 Monitoring Arrangements

The Sector M&E Plan serves as a key tool for the Ministry, its Departments, Agencies, and all stakeholders in the sector to assess progress in implementing the 2026–2029 Plan. To effectively measure sector performance during this period, specific indicators have been developed as essential benchmarks.

The 2026–2029 M&E Framework of the Ministry of Works and Housing (MWH) includes the following components:

- Indicator
- Indicator Definition
- Baseline data
- Target values
- Data disaggregation
- Monitoring frequency
- Responsibilities

Additionally, data collection will be systematically disaggregated across various categories, as outlined in the M&E matrix. **Table 9** below presents the M&E matrix for monitoring the implementation of the SMTDP (2026–2029).

Table 9: Monitoring Matrix

Indicators	Indicator Definition	Indicator Type	Baseline	Targets				Disaggregation	Monitoring Frequency	Responsibility
			2025	2026	2027	2028	2029			
Goal 1: To sustainably develop and manage infrastructure facilities in the area of buildings, flood control systems, coastal protection works and operational hydrology.										
Objective: Increase kilometers of coastline protected by 30% by 2029										
Programme: Coastal Protection and Resilience Programme										
Total length of compliant coastal protection works completed & functional (km)	Cumulative kilometers of groynes/revetments/sea walls meeting standards and still serviceable 12 months after hand-over.	Outcome	110km (20%)	11km (2%)	16.5km (3%)	22km (4%)	27.5km (5%)	Region	Annually	HYDRO (Lead), MWHWR, MMDAs
Average yearly shoreline retreat (m/y)	Average shoreline change as a result of coastal erosion from satellite imagery.	Outcome	TBE	TBE	TBE	TBE	TBE	Region	Annually	HYDRO (Lead), MWHWR, MMDAs
Objective: Reduce the frequency and impact of urban flooding in high-risk areas by 20% by 2029										
Programmes: 1. Integrated Storm-water Management & Infrastructure Programme 2. Hydrological Monitoring & Flood Early-Warning Programme 3. Legal & Institutional Reform Programme										
Total length of functional stormwater drains/channels constructed or rehabilitated (km)	Cumulative kilometers that pass capacity test and remain functional after one rainy season	Outcome	46.7km	60km	70km	80km	90km	Location	Annually	HYDRO (Lead), MWHWR, MMDAs
Detention / retention pond storage volume completed & functional (million m ³)	Cumulative effective storage of ponds that meet design specifications and pass post-rainy season inspection	Outcome	TBE	1350	2100	2700	3400	Basins	Pre Rainy Season/Post Rainy Season	HYDRO (Lead), MWHWR, MMDAs
Flood hotspots with ≥50cm depth reduction after retention pond interventions, construction and rehabilitation of drains (% of hotspots)	% of original hotspots where peak depth during a 1-in-5-yr storm has fallen by ≥ 50 cm vs. 2025 baseline	Outcome	TBE	40%	50%	60%	70%	Basins	Annually	HYDRO (Lead), MWHWR, MMDAs
Public satisfaction with flood early warning services (%)	% of households rating local flood alert “good/very good” (5-point scale)	Outcome	TBE	30%	40%	50%	60%	Basins	Annually	HHYDRO (Lead), MWHWR, MMDAs
Objective: Ensure compliance of 60% of all public buildings and critical state assets to standardized maintenance framework by 2029										
Programmes: General Maintenance Management										
Number of Bungalows, Flats and Junior Quarters renovated and maintained	Count of Bungalows, Flats and Junior Quarters renovated and maintained annually	Output	65	20	40	60	80	Location, Type of Facility	Biannually	PWD, Works Directorate
Share of Public Buildings and Critical State Infrastructure that are compliant to standardized maintenance framework	Percentage of Public Buildings and Critical State Infrastructure that are compliant to standardized maintenance framework annually.	Outcome	TBE	40	45	50	60	Type of Infrastructure	Annually	PWD, Works Directorate
Objective: Build a competitive and modern construction industry by 2029										

Indicators	Indicator Definition	Indicator Type	Baseline	Targets				Disaggregation	Monitoring Frequency	Responsibility
			2025	2026	2027	2028	2029			
Programmes: Engineering Practice and Regulation										
Number of Engineers and Engineering firms licensed	Count of the Number of Engineers licensed annually.	Output	5309	5840	6424	7066	7773	Gender, Location	Semi Annually	Engineering Council of Ghana
Number of construction related										
Goal 2: To ensure safe, secure, accessible, affordable and sustainable housing for all.										
Objective: Reduce the National Housing Deficit by 10% by 2029										
Programmes:										
1. Affordable Housing Development Programme										
2. Security Services Housing Programme										
3. Redevelopment Programme										
4. Resettlement Housing Programme										
5. Public Servants Housing Loans Scheme Programme										
6. Mixed-Use Housing Development Programme										
7. District Housing Programme										
8. Sustainable Construction and Local Building Materials Promotion Programme										
Percentage decrease in housing deficit	% increase in housing supply as a share of the housing deficit annually	Outcome	TBE	TBE	TBE	TBE	TBE		Annually	Housing Dir., SHCL, TDCL, NHF, PSHLSB, DRH
Objective: Increase the use and uptake of Local Building Materials (LBM) in housing projects by 40% by 2029										
Programme:										
1. District Housing Programme										
2. Sustainable Construction and Local Building Materials Promotion Programme										
Number of new housing units built with sustainable materials and practices	Count of the number of housing units constructed with sustainable materials and practices annually	Output	124	441	582	623	750	Location, Type of Facility	Annually	Housing Dir., SHCL, TDCL, NHF, PSHLSB, DRH
Number of Rural Housing Units improved or upgraded	Count of the number of rural housing units improved or upgraded annually.	Output	-	30	50	100	100	Location	Annually	DRH
Objective: Improve basic social infrastructure and services and livelihood conditions of slum communities by 2029										
Programme: Informal Settlement Upgrading and Slum Prevention Programme										
Number of slums/inner city communities upgraded	Count of slum/inner city communities upgraded with drains, roads, pavements, water connection and other basic services annually.	Output	3.00	3	3	3	3	Location	Annually	Housing Dir. Works Dir
Objective: Reduce the National Housing Deficit by 10% by 2029										
Programme: Rental service management program										
Rental Price Change Frequency	Captured the frequency at which rental prices are altered in the housing sector	Impact		2 yrs	2 yrs	2yrs	2 yrs	Regional Basis	Quarterly	RCD
Tenant Eviction Incidence Rate	The proportion of tenants evicted within a specific timeframe, expressed as a percentage of total rental agreement	Outcome	48%	43	40	38	35	Location, Category of Rental Property	Quarterly	RCD
Rent Affordability Index	A measure of the average rents to average household income within a specific location	Impact		0.6	0.65	0.67	70%	District and regional basis	Annually	RCD

Indicators	Indicator Definition	Indicator Type	Baseline	Targets				Disaggregation	Monitoring Frequency	Responsibility
			2025	2026	2027	2028	2029			
Rent Regulation Compliance Rate	Percentage of landlords and tenants comply with rent regulations	Outcome		0.55	0.57	0.61	0.65	Landlords & tenants	Annually	RCD
Objective: Develop a resilient and competitive real estate industry by 2029.										
Programme: Real Estate Practice and Regulation Programme										
No. of Brokers and Agents licensed	Count of license issued nationwide to brokers, agents and facility managers by REAC annually	Output	10	500	1,000	1,500	2,000	Category of license, Gender, Location	Quarterly	REAC
No. of Anti-Money Laundering Cases identified and reported	Count of Anti-Money Laundering cases nationwide reported annually	Output	-	10	20	30	40	Location, Gender	Annually	REAC
Programme: Architectural Practice and Regulation Programme										
No. of Architects licensed	Count of additional architects licensed annually	Output	60	65	70	75	80	Gender, Location	Annually	ARC
No. of Architectural Firms licensed	Count of additional architects licensed annually	Output	10	20	20	20	20	Location	Annually	ARC
No of Architects licenses renewed and published	Count of Architects licenses renewed and published	Output	600	750	800	900	1000	Gender, Location	Annually	ARC
No of Architectural Firms licenses renewed and published	Count of Architectural Firms licenses renewed and published	Output	100	120	150	180	200	Gender, Location	Annually	ARC
Goal 3: To ensure sustainable water resources management and increased access to, and use of safe water for socio-economic development.										
Objective: Increase ambient water quality by 34% by 2029										
Programmes:										
<ol style="list-style-type: none"> 1. Water Sector Sustainable Financing and Investment Programme (WSS-FIP) 2. Water Sector Governance and Regulatory Enforcement Programme (WaSGREP) 3. Transboundary Water Resources Development and Sharing Programme 										
Level of Water Stress (m3/capita)	The amount of available freshwater resources per person, measured in cubic meters per capita per year.	Outcome		1715.67	1783.67	1851.67	1920	N/A	Annually	Water Resources Commission
Proportion of water bodies with good ambient water quality	The percentage of monitored water bodies that meet established ambient water quality standards for safe ecological and human use.	Output	56	66	69	72	75	N/A	Annually	Water Resources Commission
Objective: Increase population with basic access to drinking water by 14% by 2029										
Programmes:										
<ol style="list-style-type: none"> 1. Urban Water Infrastructure Development Programme 2. Urban Water Service Improvement Programme 3. Revenue Enhancement Programme 										
Percentage coverage of urban water supply	Proportion of total number of urban population served within the operational area to the total number of urban population within the operational area	Outcome	96	100	100	100	100	National (Urban Water Operational Areas)	Quarterly	Ghana Water Limited

Indicators	Indicator Definition	Indicator Type	Baseline	Targets					Disaggregation	Monitoring Frequency	Responsibility
			2025	2026	2027	2028	2029				
Percentage of metered customers	Proportion of total number of metered customers to the total number of customers	Output	95	96	97	98	99	National (Urban Water Operational Areas)	Quarterly	Ghana Water Limited	
Non-Revenue Water	Proportion of total volume of water not sold to customers (lost) to the total volume of water produced	Output	50	48	46	43	40	National (Urban Water Operational Areas)	Quarterly	Ghana Water Limited	
Bill Collection ratio	Proportion of total number of bills collected or paid to the total number of bills generated	Output	87	89	91	93	95	National (Urban Water Operational Areas)	Quarterly	Ghana Water Limited	
Volume of water produced	Total volume of water produced annually	Output	348M m3	358M m3	368M m3	378M m3	388M m3	National (Urban Water Operational Areas)	Quarterly	Ghana Water Limited	
Objective: Increase population with basic access to drinking water by 14% by 2029											
Programmes:											
1. Rural Water Infrastructure Development Programme											
2. Rural Water Service Improvement Programme											
3. Water governance and reform programme											
Water Coverage	Proportion of Population served to volume produced	output	59.84	60.07	60.53	60.76	61.00		Annually	CWSA	
Water per capita per day	Volume of water consumed per person per day	output	8.41LT	0.05	0.05	0.05	0.05		Quarterly	CWSA	
Volume Water Produced	Volume of water produce in cubic meters	output	12,525,793.10	15,657,241.38	16,199,553.18	16,523,544.24	16,854,015.13	Location, Water Systems	Quarterly	CWSA	
Bill collection ratio	Revenue collection rate from printed bills.	output	0.86	0.88	0.9	0.92	0.95	Water systems	Quarterly	CWSA	
Non-revenue water	Percentage of water produced but not consumed.	output	0.36	0.34	0.32	0.3	0.28	Water systems	Quarterly	CWSA	

7.4 Evaluation Arrangements

The Ministry aims to integrate comprehensive project and programme evaluations into the implementation of the 2026–2029 Sector Medium-Term Development Plan. Evaluation will be a core component of the execution framework for all plans, programmes, and projects, ensuring accountability and effectiveness. Ultimately, this approach will advance the Ministry’s strategic objectives of learning from experience, promoting transparency and accountability, deepening understanding as well as improving communication.

The evaluation framework for the plan’s implementation will include Ex-Ante Evaluation, conducted before a development intervention begins, and Ex-Post Evaluation, carried out after completion. Additionally, Mid-Term and Terminal Evaluations are scheduled to assess progress in alignment with the national medium-term development policy framework. To support evidence-based policy formulation and decision-making, the Ministry has also integrated impact assessments as a key component.

In accordance with the National Medium-Term Development Policy Framework (NMTDPF), the Ministry will establish evaluation teams and, when necessary, engage consultants to conduct assessments as planned. The findings will be shared across the sector and with relevant stakeholders. Details of the evaluation arrangements are outlined in the Evaluation Matrix attached as **Annex 6**.

7.5 Participatory Monitoring and Evaluation Arrangement

Participatory Monitoring and Evaluation (PM&E) will play a critical role in the implementation of the Sector Medium Term Development Plan (2026-2029). PM&E arrangements centers on the process through which the various stakeholders at various levels as have been outlined in Chapter One (1) of this SMTDP will be engaged in monitoring or evaluating the implementation of the various policies, programmes and project while sharing control over the content, the process and the results of the M&E activity. The PM&E arrangements will also create the necessary platform in taking or identifying corrective actions in the implementation of the SMTDP underpinned by an active engagement of primary stakeholders.

PM&E will be integrated at all levels in the implementation of the SMTDP and the following methods will be adopted in line with the National Monitoring and Evaluation Manual:

- Participatory Rural Appraisal.
- Citizen Report Card.
- Community Score Card.
- Participatory Expenditure Tracking Surveys.

Table 10 below details out the various levels at which the outlined methods of PM&E will be adopted.

Table 10: Details of Participatory M&E Arrangements at Various Levels of Plan Implementation

	Policy Reforms	Public Services	Investment Programs	Institutional Capacity Building
Input	Participatory Expenditure Tracking			
Output	Citizen Report Card			
Outcome	Community Score Card; Participatory Rural Appraisal			
Impact				

7.6 Knowledge Management and Learning Framework

Effective knowledge management is essential for enhancing collaboration, improving decision-making, and fostering innovation within the sector. The Knowledge Management Framework aims to create structured systems for knowledge sharing and learning across MDAs, RCCs, and MMDAs.

This framework will focus on two key areas:

1. **Establishing Communities of Practice (CoPs)** to encourage collaboration among employees working on similar tasks or projects, enabling the exchange of expertise and best practices.
2. **Developing Knowledge Sharing Platforms**, both digital and offline, such as intranets, online forums, and collaboration tools, to facilitate seamless knowledge dissemination and accessibility.

To support effective knowledge management across the sector, a **Knowledge Mapping Matrix** and a **Competency Matrix for Learning** have been developed and attached as **Annex 7 and 8**. These tools will help identify key knowledge areas, assess competencies, and ensure continuous learning and improvement.

By implementing these strategies, the framework will strengthen institutional capacity, improve efficiency, and support continuous learning across all levels of governance.

CHAPTER EIGHT

DEVELOPMENT COMMUNICATION STRATEGY

8.1 Introduction

This Communication Strategy is designed to support the Ministry of Works, Housing and Water Resources (MWHWR) to effectively communicate its mandate, policies, and programs aimed at ensuring sustainable management and provision of public landed properties, flood control systems, coastal protection works, safe water, and affordable housing. Through the application of technical expertise and innovative methods, the Ministry seeks to enhance service delivery for all individuals across the country.

Aligned with the core objectives of the 2026-2029 Sector Medium Term Development Plan (SMTDP), this strategy underscores the importance of streamlined information flow among all relevant stakeholders. Effective communication will ensure a broad understanding of MWHWR's initiatives and encourage active participation from governmental institutions, development partners, private sector entities, and the public. Engaging them will foster transparency, inclusivity, and efficiency in implementing sector-wide programs.

Recognizing the indispensable role of communication within the public sector, this strategy establishes structured mechanisms for information exchange. It ensures that policies, projects, and sector developments are disseminated appropriately, reinforcing accessibility, clarity, and responsiveness. Moreover, the strategy defines stakeholder relationships, communication channels, and dissemination approaches to enhance understanding and engagement throughout the implementation period.

Additionally, this communication strategy integrates specific activities to support the implementation framework outlined in Chapter Four of the SMTDP. The alignment between strategic communication and sector objectives ensures direct support for the Ministry's development agenda, fostering coordination among stakeholders and strengthening public awareness. A structured framework for targeted messaging and outreach throughout the plan period is provided in this chapter.

8.2 Communication Objectives

The Communication Plan will focus on the following objectives:

- a. To effectively inform and educate the public about the key components, objectives, and expected outcomes of the Sector Medium Term Development Plan.
- b. To strengthen sector visibility and establish a platform for various sub-sectors to showcase their initiatives, achievements, and challenges, ensuring transparency and accessibility of information.
- c. To foster strategic partnerships and forge strong collaborations with key stakeholders to improve the implementation, monitoring, and evaluation of the Plan.

- d. To promote stakeholder engagement in performance review.
- e. To create avenues for active stakeholder discussions on development issues within the Works, Housing, and Water Resources sub-sectors.

8.3 Target Audience/ Stakeholders

The audience targeted by this communication strategy is classified into two main categories: primary and secondary stakeholders. Typically, stakeholders are identified based on their roles and defined interests. In the context of this Plan, primary stakeholders encompass individuals, institutions, and agencies directly engaged and are influential in the SMTDP implementation and or are affected by it. On the other hand, secondary stakeholders or audiences are those not directly involved in SMTDP implementation but might be influential and still hold an interest in its outcomes.

Table 11: Categories of Stakeholders

Primary Stakeholders	Secondary Stakeholders
<ul style="list-style-type: none"> • Ministry of Works Housing and Water Resources • Rent Control Department • Department of Rural Housing • Public Servants Housing Loans Scheme Board • Architects Registration Council • Engineering Council of Ghana • Real Estate Agency Council • State Housing Company Limited • TDC Ghana Ltd • Architectural and Engineering Services Limited • Public Works Department • Ghana Hydrological Authority • Water Resources Commission • Community Water and Sanitation Agency • Ghana Water Ltd. • National Development Planning Commission • Ministry of Finance • Ministry of Local Government, Chieftaincy and Religious Affairs • State Interests and Governance Authority (SIGA) • Metropolitan, Municipal and District Assemblies • Development Partners • Beneficiary communities • Media 	<ul style="list-style-type: none"> • Other Ministries, Departments and Agencies • Public Utility Regulatory Commission • Food and Drugs Authority • Ghana Standards Authority • Civil Society Organizations • Faith-Based Organization • Ghana Federation of Disability Organizations • Non-Governmental Organisations • Professional Associations (i.e. GIA, GhIE, GIP, GhIS, etc) • Association of Ghana Industries • Consumer Protection Agency • Private Sector Organisations • Public

8.4 Communication Channel/ Materials

To effectively implement the communication strategy, it is essential to utilize suitable communication materials and channels. The implementation of the SMTDP necessitates an integrated communication mix. Depending on the specific objective, target audience, strategy and activity/tactics, the communication strategy will deploy appropriate channels and materials. Table 12 below presents a compilation of the available communication channels that will be chosen to disseminate information on the implementation of the Plan.

Table 12: Communication Channels

External Communications Mix			
Press <ul style="list-style-type: none"> • Press Conference • Press release • Radio • Opinion editorial • Features • Features advisories 	Online <ul style="list-style-type: none"> • Website • Social Media (Facebook, Instagram, Twitter, LinkedIn) • Newsletter (Electronic or print) 		TV <ul style="list-style-type: none"> • News and features, • Interviews • Advert clips • Long-format programmes • online television options • Documentary
Radio <ul style="list-style-type: none"> • Live Presenter Mention (LPM) • Announcement • Radio Drama • Documentary • Interview • Long Format Programme 	Advertising <ul style="list-style-type: none"> • Print • Radio • Television • Digital 	Print <ul style="list-style-type: none"> • Brochures • Posters • Letters • Leaflets • Survey report 	Public Relations/Events <ul style="list-style-type: none"> • Event/Stunt • Endorsements • Telephone calls • Conferences • Workshops • Seminars • Summits
Internal Communications Mix			
<ul style="list-style-type: none"> • Conference calls • Face-to-face meetings • Memo • Letters • Text Messages (SMS, WhatsApp groups, WhatsApp Community) 			

8.5 Communication Strategy Evaluation Plan

The primary aim of this evaluation plan is to assess the effectiveness of the communication strategy implemented for the SMTDP. The evaluation will focus on key

performance indicators to measure the strategy's impact, identify successful elements, and provide insights for refinement.

Table 13: Key Components of the Evaluation Plan

1. Public Awareness	
<p>Indicators</p> <ul style="list-style-type: none"> • Percentage of target audience demonstrating awareness of SMTDP components through surveys. • Number of public engagements, outreach programs, or informational campaigns conducted. 	<p>Methods</p> <ul style="list-style-type: none"> • Pre- and post-activity surveys.
2. Sector Visibility	
<p>Indicators</p> <ul style="list-style-type: none"> • Number of media publications, press releases, and official statements disseminated. • Level of engagement (views, shares, comments) on digital platforms regarding sector activities. 	<p>Methods</p> <ul style="list-style-type: none"> • Track media publications • Attendance records for events • Social media analytics.
3. Partnerships and Collaborations	
<p>Indicators</p> <ul style="list-style-type: none"> • Number of partnerships formed • Number of formal agreements or collaborations established with stakeholders. • Frequency and participation levels in stakeholder meetings or joint initiatives. 	<p>Methods</p> <ul style="list-style-type: none"> • Partnership agreements and documentation. • Surveys assessing collaboration satisfaction. • Attendance records for stakeholder meetings.
4. Stakeholder Participation	
<p>Indicators</p> <ul style="list-style-type: none"> • Percentage of stakeholder groups involved in performance reviews and feedback sessions. • Number of recommendations from stakeholders integrated into policy adjustments. • Frequency of media coverage. • Public sentiment towards the SMTDP and communication efforts. 	<p>Methods</p> <ul style="list-style-type: none"> • Surveys assessing participation and knowledge levels. • Content Analysis of communication drives • Media monitoring reports. • Analysis of public sentiment through social listening tools

5. Feedback and Response

Indicators	Methods
<ul style="list-style-type: none">• Number of policy discussions, forums, or stakeholder dialogue sessions conducted.• Quality and diversity of contributions from stakeholders in sector deliberations.• Percentage change in target population demonstrating positive behaviour shift related to sector goals.	<ul style="list-style-type: none">• Stakeholder Surveys and Feedback Forms• Participation Metrics• Pre- and post-activity surveys

8.6 Timeline for Monitoring/Evaluation

Monitoring of the communication plan will be conducted quarterly. The evaluation process will be conducted at the end of each year throughout the implementation period. The evaluation cycle will include initial assessments, mid-term reviews, and a final evaluation at the terminal year of the Plan (i.e. 2029).

8.7 Reporting and Adjustments

Annual reports will be generated to communicate findings and recommendations. The communication strategy will be adjusted based on the evaluation outcomes, ensuring continuous improvement and alignment with policy objectives.

8.8 Stakeholder Involvement

Key stakeholders, both state and non-state actors, as well as the general citizenry will be engaged in the evaluation process to gather diverse perspectives and ensure a comprehensive assessment of the communication plan.

8.9 Budget and Resources

A dedicated budget and resources shall be allocated for the implementation of the communication strategy. Also, budget and resources shall be allocated for the evaluation activities, including tools, personnel, and external expertise if needed.

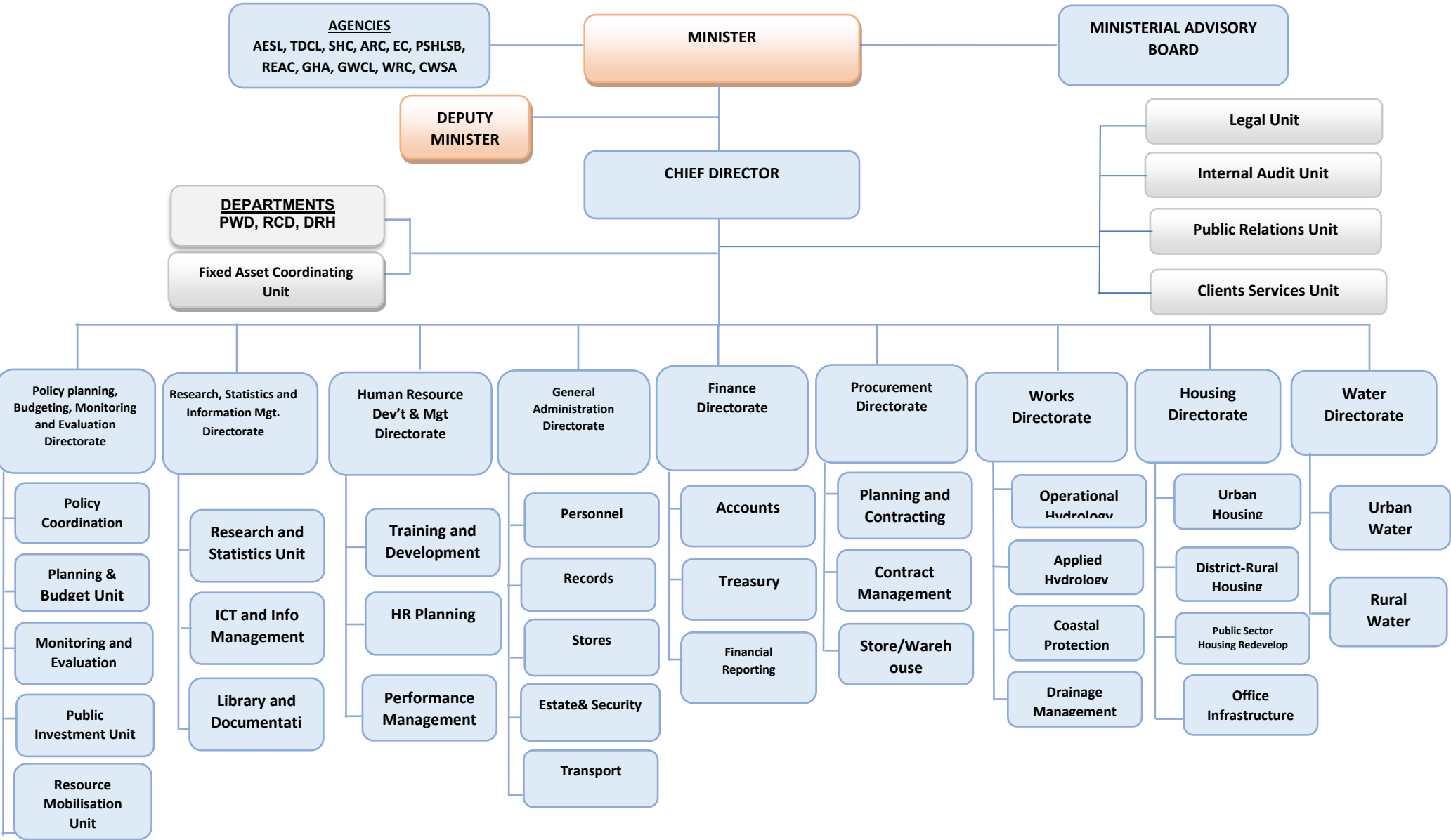
9.0 Ethical Considerations

The evaluation process will adhere to ethical standards, ensuring privacy, confidentiality, and respect for stakeholders' rights.

This evaluation plan aims to provide a systematic and thorough assessment of the communication strategy's impact on the 2026-2029 SMTDP, contributing to ongoing improvements and the successful achievement of sector goals for the medium term

ANNEXES

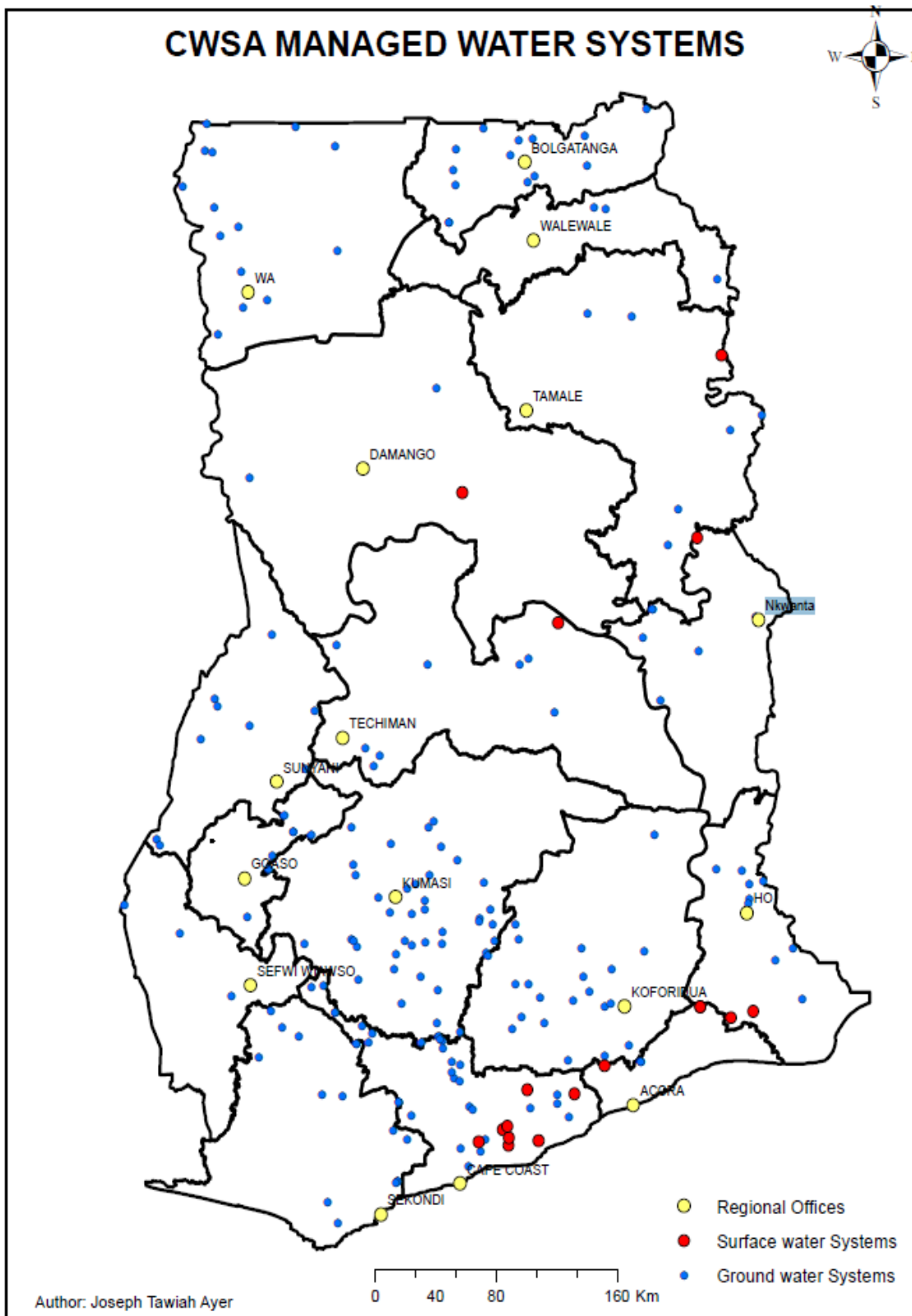
Annex 1: Organizational Structure of the Ministry



Annex 2: Locational Map for the Ministry of Works, Housing and Water Resources

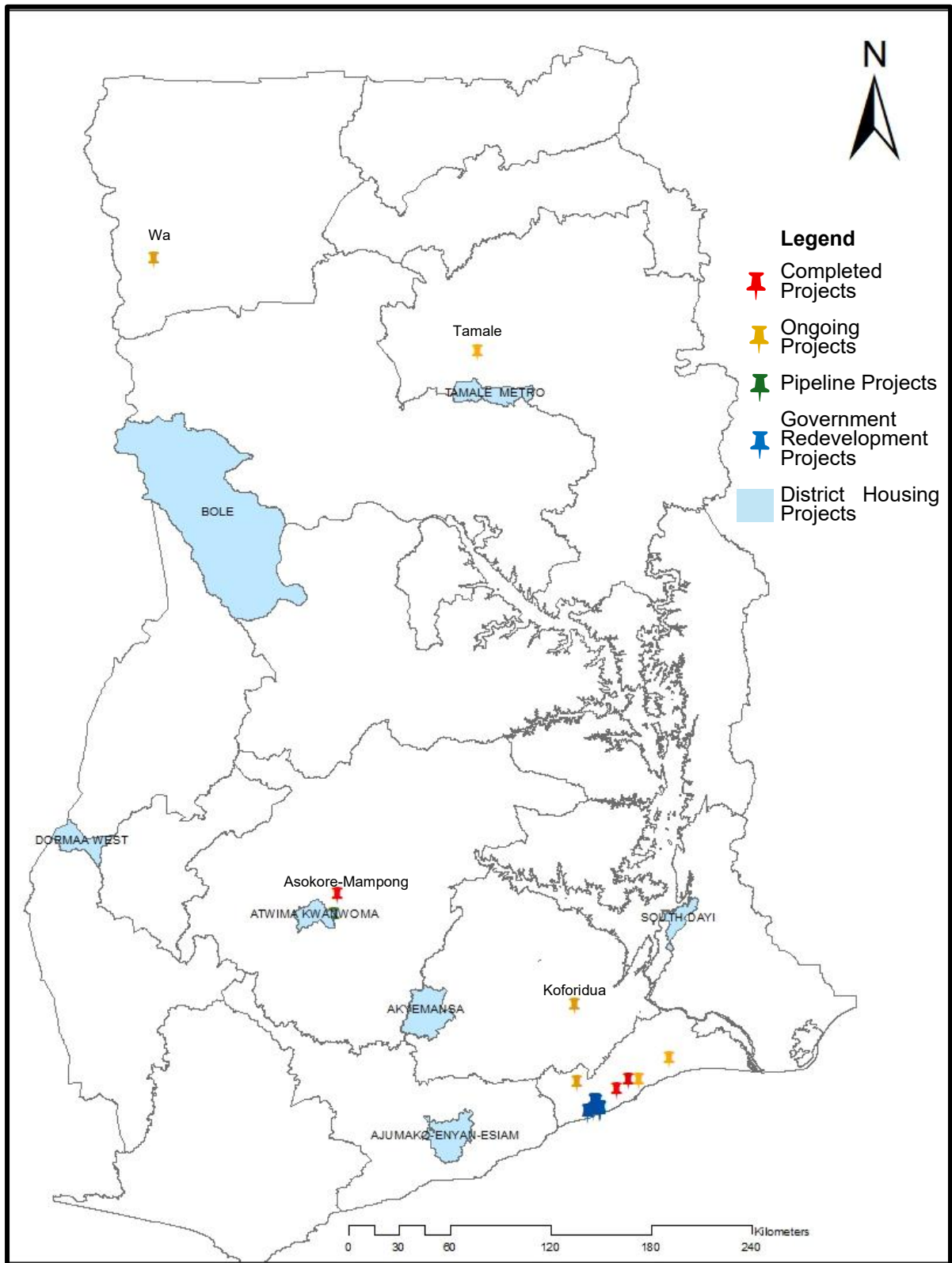


Annex 4: Community Water and Sanitation Agency (CWSA) Managed Water Systems

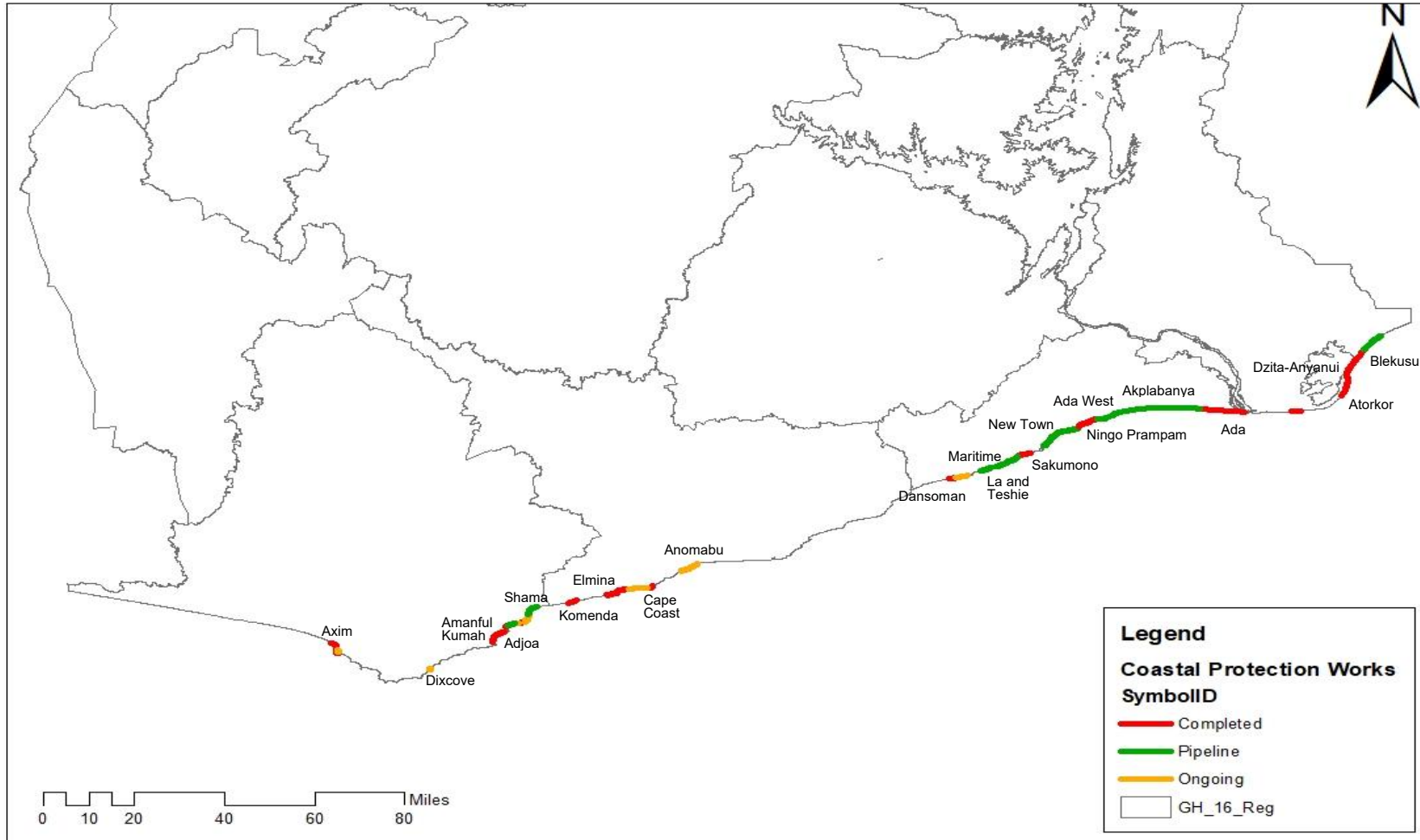


Annex 5: Future Map Based on Development Interventions

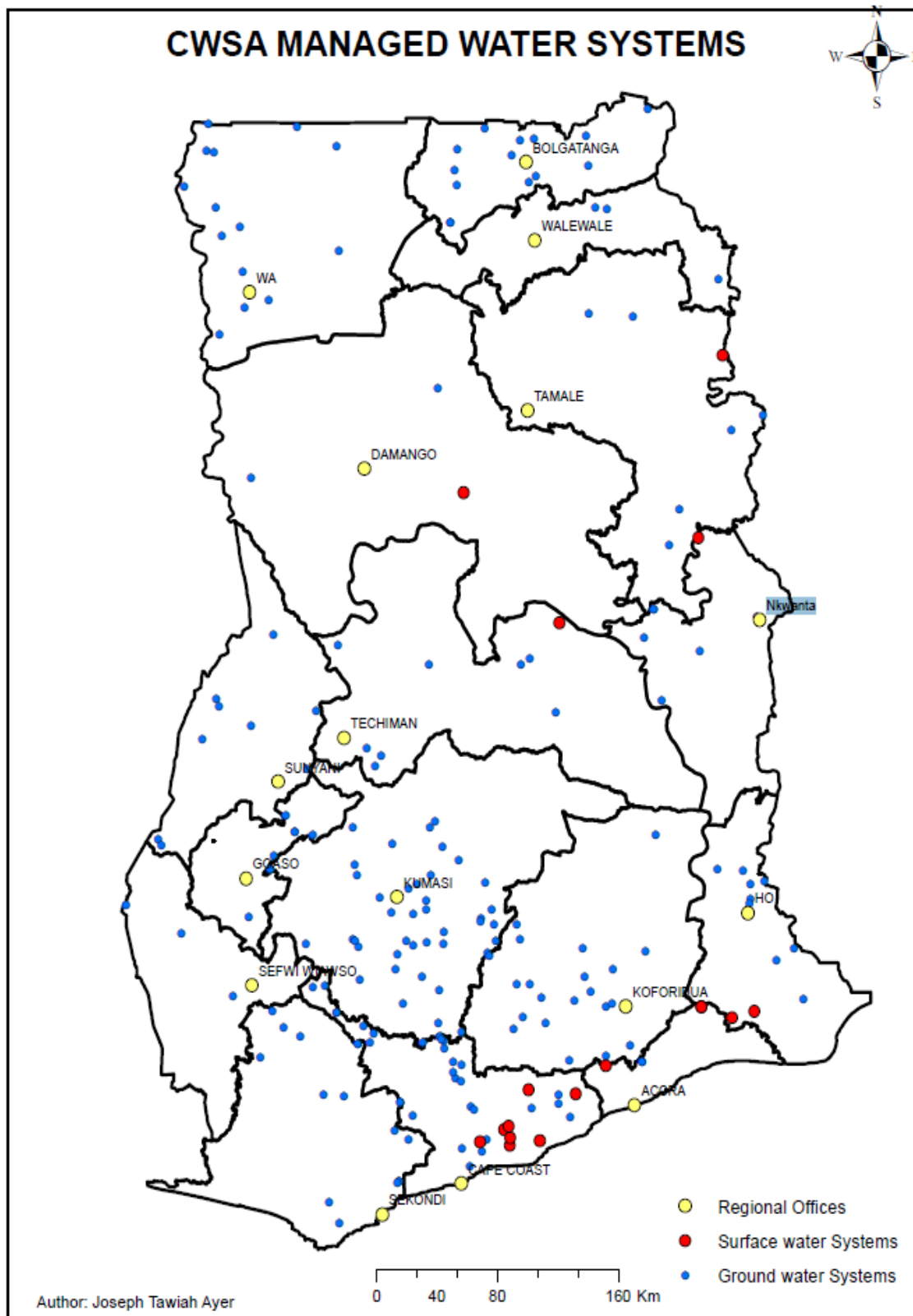
1. Map of Public Housing Delivered by the End of the 2026–2029 Medium-Term Period



2. Map of Coastal Protection by the End of the 2026–2029 Medium-Term Period



4. Map of Rural Water Systems by the End of the 2026–2029 Medium-Term Period



Annex 6: Evaluation Matrix

Evaluation Criteria	Evaluation Questions		Data Needed	Data Sources	Data Collection Methods
	Main Questions	Sub- Questions			
Relevance	<p>1. Are we doing the right things?</p> <p>2. What is the relevance or significance of the intervention regarding local and national requirements and priorities?</p>	<p>1. To what extent does the intervention comply with development policy and planning of the recipient country or the partner government?</p> <p>2. How important is the intervention for the target group and subgroups (e.g. women), and to what extent does it address their needs and interests?</p> <p>3. To what extent do the basic principles of poverty reduction, promotion of democracy and human rights, gender equality, respect for the cultural background and ecology – correspond with the respective strategic goals and programmatic targets?</p>	Secondary Data	Reports, Journals, Publications, progress reports	Document review
Efficiency	<p>1. Are the objectives achieved in a cost-efficient manner by the development intervention?</p> <p>2. How big is the efficiency or utilisation ratio of the utilised resources? (Comparison: provided means – results)</p>	<p>1. Is the relationship between input of resources and results achieved appropriate and justifiable?</p> <p>2. What is the cost-benefit ratio?</p> <p>3. To what extent have individual resources been used economically?</p> <p>4. Are there any alternatives for achieving the same results with less inputs/funds?</p>	Primary and Secondary Data	Field visit, survey, Publication, Field observations, Journal, Progress reports from Sector Directorates, Department and Agencies	Survey, Document Reviews
Effectiveness	<p>1. Have the objectives of the development intervention been achieved?</p> <p>2. How big is the effectiveness or impact of the project compared to the objectives planned (Comparison: result – planning)?</p>	<p>1. To what extent was the objectives of the intervention (most likely) achieved?</p> <p>2. To what extent was the target achieved?</p>	Primary and Secondary Data	Field visit, survey, Publication, Field observations, Journal, Progress reports from Sector Directorates, Department and Agencies	Survey, Document Reviews

Evaluation Criteria	Evaluation Questions		Data Needed	Data Sources	Data Collection Methods
	Main Questions	Sub- Questions			
Impact	<p>1. Does the development intervention contribute to the achievement of overall development objectives (tendentially, overall goal)?</p> <p>2. What is or are the impact(s)/effects of the intervention compared to the total situation of the target group or those affected?</p>	<p>1. What has happened as a result of the programme or project?</p> <p>2. What real difference has the activity made to the beneficiaries?</p> <p>3. How many people have been affected?</p> <p>4. Positive and negative, intended and unintended effects</p> <p>5. Technical, economic, social, cultural, political, ecological effects – disaggregated by sex or other relevant social groups, such as minorities</p>	Primary and Secondary Data	Field visit, survey, Publication, Field observations, Journal, Progress reports from Sector Directorates, Department and Agencies	Survey, Document Reviews
Sustainability	<p>Are the positive effects sustainable? How is the sustainability or the continuity of the intervention and its effects to be assessed?</p>	<p>1. To what extent will the results and effects be expected to continue after the intervention?</p> <p>2. To what extent did the intervention reflect on and consider factors which, by experience, have a major influence on sustainability like e.g. economic, ecological, social and cultural aspects?</p> <p>3. How self-supporting in particular is the assisted local counterpart?</p>	Primary and Secondary Data	Field visit, survey, Publication, Field observations, Journal, Progress reports from Sector Directorates, Department and Agencies	Survey, Document Reviews

Annex 7: Knowledge Mapping Matrix

S/N	Knowledge Area	Knowledge Holders	Knowledge Sources	Knowledge Gaps
1	Financial Management & Taxation	Finance Divisions	GIFMIS Manuals, Tax Laws, Auditing Standards, Public Financial Management & Compliance Training	Poor financial planning, Outdated financial skills, Lack of GIFMIS proficiency, Insufficient knowledge of tax laws, Poor public financial management
2	Governance, Policy & Administration	Admin Officers, PPBME	Civil Service Guidelines, Governance Books, Fundamentals of Public Sector Governance & Ethics	Poor understanding of civil service protocols, Limited knowledge in public sector governance, Lack of systematic policy review skills, Weak understanding of governance structures
3	Audit, Risk & Compliance	Internal Auditors	Audit Manuals, Risk Frameworks, GIFMIS, IFRS, Integrated Audit & Risk Management Training	Lack of skills in audit working papers, Lack of knowledge on audit trends, Weak risk assessment, Lack of knowledge in performance auditing, Limited knowledge in modern auditing tools
4	Project & Programme Management	PPBME	PMBOK, PRINCE2, M&E Manuals, Project Planning, Monitoring & Evaluation (M&E) Using PMBOK & PRINCE2	Inability to assess project performance, Inadequate project planning and execution skills, Poor evaluation of government projects, Lack of skills in resource allocation
5	Public Administration & Service Delivery	Admin Officers	Civil Service Handbook, Government Circulars, Induction Training on Civil Service Operations & Protocols	Lack of knowledge in government administration, Limited engagement in policy discussions

S/N	Knowledge Area	Knowledge Holders	Knowledge Sources	Knowledge Gaps
6	Urban Planning & Infrastructure	Planning Officers, Engineers	Smart City Guidelines, Urban Planning Acts, Sustainable Urban Planning & Smart City Development Programme	Lack of expertise in sustainable infrastructure, Lack of modern construction knowledge, Poor dam risk management knowledge
7	Human Resource & Organizational Development	HR Officers, Directors	HR Manuals, Civil Service Training Policies, Modern Human Resource Management in the Public Sector	Lack of modern HR policies, Weak managerial skills, Lack of leadership mindset development, Limited awareness of job responsibilities
8	ICT & Digital Transformation	RSIM (IT/IM Officers)	ICT Policies, Training Manuals, GIFMIS, Digital Transformation & ICT Policy Implementation in Public Service	Lack of basic ICT skills, Weak networking skills, Limited knowledge of modern workplace technologies, Poor digital literacy
9	Procurement & Contract Management	Procurement Officers, Legal Unit	Public Procurement Laws, Tender Guidelines, Public Procurement & Contract Management Compliance Training	Lack of procurement best practices, Poor negotiation skills, Limited knowledge in procurement compliance
10	Data Management	Prof. Emmanuel A. Donkor	Data Management Training	Advanced Excel
11	Client Service Management	Christopher Bofa	Client Service Management Handouts, CS Training	Emerging trends in client service management
12	Water Distribution Standard Operating Procedures (SOPs)	Ing. Akpanya and Mawunyo Kwami Kofiloto	Training	Lack of knowledge on SOPs

S/N	Knowledge Area	Knowledge Holders	Knowledge Sources	Knowledge Gaps
13	Utility Management	Nancy Godson, Mawunyo Kwami Kofiloto and Ophelia Eyiah	Training	Poor Utility Management
14	Change Management and Paradigm Shift	Mawunyo Kwami Kofiloto and Emmanuel Opoku	Training	Staff resistance to Change

Annex 8: Competency Matrix for Learning

S/N	Competency	Training Programme	Evaluation Criteria	Learning Objectives
1	Communication & Interpersonal Skills	Effective Workplace Communication, Public Engagement Workshops	Pre/Post Assessments, Role Plays	Improve internal/external communication; conflict resolution
2	Digital Literacy & IT Skills	Basic ICT, Advanced Excel, IT Networking, GIFMIS Training	Practical Tests, Assignments	Boost proficiency in office software, data tools, digital transformation
3	Leadership & Strategic Planning	Leadership Development Programme, Strategic Thinking	Simulation Exercises, 360° Feedback	Strengthen decision-making and planning capacity
4	Governance & Ethical Standards	Civil Service Ethics, Accountability & Good Governance	Case Studies	Promote ethical decision-making and policy compliance
5	Project Management & M&E	Project Cycle Management, Results-Based M&E	Logframe Design, Project Reports, Field Visits	Enhance planning, monitoring, and evaluation skills
6	Audit & Risk Management	Public Sector Auditing, Risk Identification & Management	risk mapping exercises, audit reporting evaluations	Improve audit performance and operational risk mitigation
7	Procurement & Compliance	Public Procurement & Tendering, Contract Management	Contract Review Tasks	Ensure compliance with procurement laws and enhance contract negotiation skills
8	ICT Proficiency & Digital Innovation	Basic ICT Skills, Digital Transformation Workshop, GIFMIS	on-the-job assessments, civil service ICT competency checklist	Enhance staff capacity to work in a digital environment
9	HR & Organizational Behavior	Modern HR Practices, Managerial Skills Workshop	post-training performance appraisal with supervisor, Simulations (role-play leadership scenarios),	Develop leadership, performance management, and employee development
10	Technical skills (Pipeline repairs)	Water Distribution Standard Operating Procedures (SOPs)	Performance Assessment	Improved skills in pipeline repair

S/N	Competency	Training Programme	Evaluation Criteria	Learning Objectives
11	Customer Service Skills	Good Customer Service / Relations	360 degree feedback	Improved customer relation
12	Data Analysis / Use of Spreadsheets	Microsoft Excel and Data Analytics	Performance Assessment	Improved skills in data analysis
13	Adaptability to change	Change Management and Paradigm Shift	Customer feedback / Performance Assessment	Improvement in productivity

Annex 9: Communication Plan

Activity	Target	Key Message	Approach	Frequency	Expected Outcome	Budget
Stakeholder Engagement	<ul style="list-style-type: none"> Primary stakeholders Secondary stakeholders 	<ul style="list-style-type: none"> Decent and affordable housing for all Flood mitigation is a collective responsibility Safe water for all 	Meetings	Quarterly	<ul style="list-style-type: none"> All stakeholders informed and educated on the key components, objectives, and expected outcomes of the SMTDP. Improved coordination among MDAs and MMDAs in delivering cross sector projects. 	6,000,000.00
			Press briefings			
			Durbars			
			Focus group discussions			
			Town hall meetings			
Online media engagements						
Media Awareness / Public Education	<ul style="list-style-type: none"> Media Beneficiary Communities Public 		Traditional media (TV, Radio, Print)	Weekly	<ul style="list-style-type: none"> Increased public awareness and understanding of the key components, objectives, and expected outcomes of the SMTDP. Enhanced sector visibility and platforms for various sub-sectors to enhance transparency and public trust. 	8,000,000.00
			Digital media (Infographics, Newsletters, Flyers, Live streaming, sponsored ads, etc.)			

Activity	Target	Key Message	Approach	Frequency	Expected Outcome	Budget
Monitoring/ Evaluation	Stakeholders		<p>Media monitoring</p> <p>Pre-and-post activity surveys</p> <p>Social media analytics</p> <p>Attendance records for events</p> <p>Social listening tools</p> <p>Participation metrics</p>	Quarterly Monitoring and yearly evaluation	<p>Real time tracking to ensure timely adjustment and alignment</p> <p>Assessment of the STMDP's impact to inform future policy design and enhance public trust. .</p>	2,100,000.00