



NYARI RESIDENTS WELFARE SOCIETY

Welcome to Nyari Estate

Visitor & Resident Information Booklet

ESTATE BYLAWS · FACILITIES GUIDE · VISITOR INFORMATION

NAIROBI, KENYA · REVISED 2026



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IMPORTANT NOTICE – DISCLAIMER REQUIRED

All non-resident visitors who intend to use the lake(s) **must sign the Disclaimer Form** on the final page of this booklet. Please tear out and leave the signed page with the Nyari Office. You will not be permitted on the water without completing this form.

"Nyari Estate is a special place – a community that values environmental stewardship, peaceful coexistence, and respect for shared resources. Your cooperation in adhering to these rules ensures that Nyari remains a healthy, safe, and beautiful environment for all."

— Nyari Main Committee



SECTION 1

Welcome to Nyari Estate

Thank you for participating in our community, whether you do so as a visitor or as a resident. This booklet introduces you to the facilities in the estate — in particular the **water bodies and wetland areas** which, together with the tree-planted road verges and children's spaces, are an integral part of our lives here and make healthy living possible for all of us.

This booklet also serves as a guide to Nyari's bylaws that all of us adhere to and follow. Follow the rules and regulations in this booklet so that we can all live together harmoniously.

We, the Nyari Main Committee, are writing to inform you about the bylaws of the estate with particular regard to those that govern the lake and the reason for their enactment. The lake is a highly sensitive environment subject to abuse through actions that you might not have considered. For this reason, we have separate guidelines and rules for the lake from the general rules covering the other environs of the estate.

SECTION 2

Governance & Authority

The **Water Resources Management Authority (WRMA)** and the **National Environmental Management Authority (NEMA)** have delegated authority for the care and upkeep of the estate, including its lakes, to the **Nyari Residents Welfare Society (NRWS)**.

LEGAL AUTHORITY

NRWS therefore informs you that failure to follow the rules contained in the bylaws will lead to your being **sanctioned by the estate**, referred to the relevant management committee, and possibly even to **prosecution**. NRWS has been charged with and given authority to manage the lake and its environs by WRMA and NEMA, and as such acts as their agent and is obligated to report any transgressions.



SECTION 3

Estate Facilities & Environment

Water Bodies & Wetlands

The lakes and wetland areas are the ecological heart of Nyari Estate, providing mosquito control, water purification, wildlife habitat, and aesthetic value. Nyari maintains a list of **37 regular bird species** including cormorants, egrets, coots, Egyptian Geese, Fish Eagles, and cattle egrets.

Reed Beds

The reed beds surrounding the lakes play a vital role in maintaining water quality by filtering heavy metals and other contaminants, reducing evaporation by moderating wind speeds, and providing essential habitat for numerous bird species.

Tree-Planted Road Verges

The tree-lined roads throughout the estate provide shade, improve air quality, and contribute to the overall aesthetic appeal of Nyari. These trees are **protected community assets** and must not be damaged or removed without explicit permission from the NRWS committee.

Children's Spaces

Designated play areas for children are maintained throughout the estate. Children regularly play on the roads and ride bicycles. You are ordered to maintain **driving speed below 40 km/h** at all times within the estate.

SECTION 4

Lake Access & Safety Protocols

Resident & Visitor Access

Residents living on the lakes are permitted to be on the lakes at any time.

Visitors must inform the office every time they come to the estate with the intention of boating, fishing, sailing, or making any other use of the lake(s). The office requires all non-resident/visitor users to **sign a disclaimer form** every time they intend to be on the water. If you are found on the lake without having signed the disclaimer form, you will be removed from the lake by security.



SECTION 5

Nyari Lake Bylaws

NRWS · NEMA · WRMA – LEGALLY BINDING

These bylaws are fully backed by NEMA and WRMA. If any member fails to follow these rules, the NRWS will have no recourse but to refer that member to the police, NEMA, and/or WRMA. Involvement of these authorities can result in fines, court cases, and ongoing monitoring.

1 No visitor is permitted on any estate lake without the written permission of the resident whose guest they are, authenticated at the Nyari Office.

The office requires all non-resident/visitor users to sign the Nyari disclaimer before being permitted on the water. *Residents are entirely responsible for any visitor they allow on the lake.* Any violation of these bylaws by a visitor is the entire responsibility of the resident who allowed them in.

2 No one is permitted on the lake after 6:00 pm.

Security: Our guards have been instructed to arrest anyone found on the lake after 6pm. **Wildlife:** We once had many hundreds of cattle egrets that returned to roost at the northwest end of the lake just after 6pm each evening. People disregarding this rule frightened them away permanently. Please help us protect the wildlife that remains.

3 No fishing or boating in front of other plots. Maintain a minimum 25-metre distance from all plot frontages.

Your fishing lure should not be able to reach the reeds at the front of any person's plot. Keep to the area close to your plot or the plot from which you entered the lake. *The small lake at the western end and the eastern exit of the main lake are both fish hatcheries and bird roosts – keep well away from these areas.*

4 Limit the number of visitors to your plot, especially when you are not present to supervise them.

The peace and quiet of the lake environment is paramount — to residents and to the bird life and fish alike. Control the noise that visitors generate. Loud music is not permitted after 11pm under city-wide bylaws: violations will be reported to the police and NEMA if necessary.



6

Do not damage the reeds in any way.

Reeds prevent water loss, purify the water by removing heavy metals, and provide habitat for many bird species. If your lure becomes stuck in the reeds: *tie a small float (an empty water bottle) to your line, cut the line, and leave it floating.* Nyari maintenance patrols the lake weekly and will clear the line. Do not leave loose line in the water — it injures fish and birds.

7

Do not cut back or damage any plant life on or near the water.

Trees around the lake margin stabilize the banks, provide bird habitat, and oxygenate the environment. **Do not cut any trees on the lake margins** except with written permission of the NRWS committee. Trees may only be removed after careful consideration of the ecological consequences.

8

No motor boats, internal combustion engines, or jet skis are permitted on the water.

Permitted: Electric motors, oar-powered boats, sails, windsurfers, sailing dinghies, kite surfers.

Not Permitted: Motor boats, internal combustion engines, jet skis, or any RC (remotely controlled) vehicles without the express and written permission of Nyari Security. This includes surface and submersible RC (remotely controlled) vehicles (boats and drones).

9

Bright lights are not permitted on the lake or lake margins.

Bright lights disturb your neighbours, scare away bird life, and prevent our guards from seeing the water surface clearly at night. Light pollution is a significant global problem. Please be mindful of our dark-sky environment.

10

Keep all septic tanks functioning properly.

Overflowing effluent can lead to a "Nairobi Dam scenario" — that lake is now a solid piece of land. We do not want this to happen here. Attempts to drain our lake for real estate development have already been thwarted; let's not revisit that nightmare by allowing septic overflow to kill the ecosystem.



12

Farm animals (chickens, ducks, geese, goats) are not permitted within the estate.

Per Nairobi City Council bylaws, these animals are considered a health risk and are not permitted within city limits. Nyari is well within city limits. Note: wild Egyptian Geese and other non-domestic wild animals are common on our lake and are not covered by this bylaw.

13

Do not pump lake water to irrigate your gardens.

The lake risks drying up if water is pumped out. Please use City Council mains water for gardening. Additionally, lake water is **not suitable for drinking** and contact with human skin can spread disease. The NRWS regularly tests the water — *bilharzia has been detected in the past*. Bilharzia can be contracted through skin contact and can lead to bladder cancer.

14

All persons use the lake entirely at their own risk.

NRWS is not responsible for any accident, illness, or injury — including death — to any member, visitor, or other person. Three drownings have occurred on our lake. Some residents have contracted bilharzia after swimming. The NRWS cannot treat the water and bears no responsibility.

SECTION 6

Enforcement & Compliance

The NRWS takes its mandate from WRMA and NEMA seriously. Violations of these bylaws are not merely internal estate matters but can result in referral to national authorities.

Consequences of non-compliance may include:

- Estate sanctions and restrictions on access
- Referral to the NRWS management committee
- Referral to police, NEMA, and/or WRMA
- Fines and legal proceedings
- Ongoing monitoring (probation) by regulatory authorities



SECTION 7

Contact Information

Please report any and all environmental concerns, incidents, or violations directly to the Nyari Office:

**MOBILE**

+254 738 543 865 | +254 720 577 924

**LANDLINE**

+254 20 712 3306

Security emergencies on the estate should also be reported directly to the office. Office hours apply for administrative matters; security line is available at all times.



SECTION 8

Visitor Disclaimer & Sign-Off Form

REQUIRED — PLEASE SIGN AND LEAVE THIS PAGE WITH THE NYARI OFFICE

By signing below, you confirm that you have read and understood the full contents of this booklet, including the bylaws and safety notices, and agree to be fully bound by them. Unsigned visitors will not be permitted on the lake and may be removed from the estate by security.

FULL NAME (FIRST & SURNAME)

P.O. BOX NUMBER

CITY / TOWN

PHYSICAL ADDRESS

GUEST OF (NYARI MEMBER NAME)

HOUSE NUMBER OF MEMBER

INTENDED ACTIVITY ON THE LAKE

DATE OF VISIT

I acknowledge that I have read and understood the full contents of this booklet including the NRWS bylaws, safety notices, and the authority of NEMA and WRMA. I agree to abide by all rules and regulations stated herein, and I hold the Nyari Residents Welfare Society harmless from any incident arising from my use of the lake and estate facilities.

VISITOR SIGNATURE

DATE SIGNED