

Data Collection Survey on the Special Economic Zones in Bangladesh

Final Report

Annex IV: Results of the Questionnaire Survey

• The following is our request for a response to the questionnaire survey.

Dear Business Owner,
Officer in Charge of the Overseas Production Base, Officer in Charge

Consortium for Information Collection and Confirmation Study
on Economic Zones in Bangladesh
(Administrative agent: World Business Associates)

**Request for Cooperation with our
“Questionnaire Survey on Overseas Production Bases”
Related to the Work of the Japan International Cooperation Agency
(JICA)**

The above-mentioned consortium (World Business Associates, Japan Research Institute, and Nikken Sekkei Civil Engineering) has been entrusted with “information collection and study of the economic zones in Bangladesh” by the Japan International Cooperation Agency (JICA), and it was decided to perform a questionnaire survey on Japanese companies’ overseas production bases as part of this work. The purpose of this survey is to establish what Japanese companies that have overseas business bases think about the transfer of the production bases, and thereby help the Japanese Government to set up supportive measures for the improvement of the surrounding infrastructures related to the development of the economic zones (including industrial complexes) planned in Bangladesh. We realize that you are very busy, but we would like you to cooperate with us by responding to the attached questionnaire. We wish to use the results of the questionnaire survey as a valuable reference for JICA’s support in the planning of economic zones in Bangladesh.

With regard to the results of the survey, under the contract with JICA, individual companies’ names and their answers will remain confidential in accordance with the provisions concerning personal information and the World Business Associates’ rules concerning the protection of personal information. We are also planning to present general trends of the answers and Japan’s future policies at the “Seminar for the Promotion of Investment in Economic Zones in Bangladesh (tentative name),” which is scheduled to be held around June this year.

- The following are the questions and the received responses.
- Number of companies that responded: 179
- “SA” stands for single answer; “MA” stands for multiple answers.
- Free answers were classified according to the meaning, and only the main answers were summarized.

First of all, we would like to ask if your company considers establishing a new overseas production base.

Q1: Regarding your company’s stance on the establishment of an overseas production base, choose the most appropriate answer:

Choices	SA
During the past year, we considered establishing a new overseas production base and have decided in which country we will establish it.	49
We are considering to establish a new overseas production base and are busy selecting a country.	26
We are not specifically considering it, but are highly likely to consider it within a couple of years.	52
We do not consider it now, and will not consider it in the future, either.	45

Q2: If you chose (1), (2), or (3) as the answer for Q1, choose the most appropriate answer about the content of the consideration.

Choices	SA
“Addition or expansion of a new production base” for the purpose of expanding the production capacity	88
“Transfer or dispersion of the production base” accompanied by reduction or withdrawal of the production function or capacity in Japan	15
“Transfer or dispersion of the production base” accompanied by reduction or withdrawal of the production function or capacity of the existing overseas bases	20

Q3: We ask all companies the following question: When your company considers the establishment of a new overseas production base, on what factors do you place importance? Choose up to five appropriate answers.

Choices	MA
The condition of the basic infrastructure	158
The degree of development of the industrial infrastructure	125
The possibility of securing land	58
The labor conditions (e.g. labor cost)	143
The country risk	127
The living environment (residential environment for Japanese staff, etc.)	47
The local laws and regulations, companies' social and environmental compliance	33
The accessibility to foreign markets	61
The accessibility to ASEAN countries and India	8
Whether it is an ASEAN country	1
Preferential treatment for FDI*	36
The protection of intellectual property	6
Others	11

Q4: We ask all companies the following question: When your company considers establishing a new overseas production base, which countries are selected as candidates? Choose all candidate countries.

Choices	MA
Singapore	11
Malaysia	28
Thailand	61
Indonesia	67
Vietnam	71
Philippines	29
Myanmar	45
Cambodia	14
Laos	13
Brunei	0
China	35
India	54
Bangladesh	18
Others	22

Q5: We ask all companies the following question: Supposing that your company is considering Bangladesh as one of the candidate countries for a new production base, which factors make Bangladesh inferior to other countries? Choose all appropriate answers.

Choices	MA
The condition of the basic infrastructure	108
The degree of development of the industrial infrastructure	83
The possibility of securing land	17
The labor conditions (e.g. labor cost)	34
The country risk	80
The living environment (residential environment for Japanese staff, etc.)	74
The local laws and regulations, companies' social and environmental compliance	31
The accessibility to foreign markets	31
The accessibility to ASEAN countries and India	2
Whether it is an ASEAN country	10
Preferential treatment for FDI*	10
The protection of intellectual property	12
No appropriate answers (no inferior factors)	0
We cannot choose any factors as we do not know it well.	46
Others	8

< Basic infrastructure (Q6) >

Q6-1: On which items does your company place importance when selecting a production base (country, specific district, specific industrial complex, etc.)? Choose all appropriate items.

Choices	MA
Stable power supply	161
Low power cost	71
Stable water supply	96
Low water cost	42
Stable fuel supply	61
Low fuel cost	31
Waste treatment system	73
Accessibility to port terminals	104
Possibility of securing land	109
Possibility to lease land	17
Possibility to lease a factory	21
The condition concerning overseas flights	49
The communication infrastructure	77
Others	9

Q6-2: Of the items you chose in response to Q6-1, what are essential items (if these conditions are not fulfilled, the country cannot be selected as a production base)? Choose all appropriate items.

Choices	MA
Stable power supply	143
Low power cost	28
Stable water supply	79
Low water cost	13
Stable fuel supply	46
Low fuel cost	9
Waste treatment system	41
Accessibility to port terminals	59
Possibility of securing land	75
Possibility to lease land	7
Possibility to lease a factory	11
The condition concerning overseas flights	25
The communication infrastructure	38
Others	7

Q6-3: We ask the following question to those who chose (9) the possibility to lease land or (10) the possibility to lease a factory in Q6-2 above. Choose the area of the land or factory your company wants.

<The possibility to lease land>

Choices	SA
Up to 1 ha	1
1 ha to 2 ha	1
2 ha to 5 ha	2
5 ha to 10 ha	2
More than 10 ha	1

<The possibility to lease a factory>

Choices	SA
Up to 250 m ²	1
250 m ² to 500 m ²	1
500 m ² to 1,000 m ²	0
1,000 m ² to 2,000 m ²	3
More than 2,000 m ²	6

< Industrial infrastructure (Q7) >

Q7-1: Which “items does your company place importance on” when selecting a production base (country, specific district, specific industrial complex, etc.)? Choose all appropriate items.

Choices	MA
The condition concerning local logistics companies	86
The possibility of procuring raw materials	132
The condition concerning local subcontractors	49
Large enough domestic market and ease of building a sales system	62
Others	6

Q7-2: Of the items you chose in Q7-1, which are “essential items (as explained in Q6-2)”? Choose all appropriate items.

Choices	MA
The condition concerning local logistics companies	62
The possibility of procuring raw materials	87
The condition concerning local subcontractors	31
Large enough domestic market and ease of building a sales system	42
Others ()	7

< Condition concerning labor (Q8) >

Q8-1: Which “items does your company place importance on” when selecting a production base (country, specific district, specific industrial complex, etc.)? Choose all appropriate items.

Choices	MA
Ease of securing a factory and other business sites	83
Low labor cost	116
Ease of securing workers	130
Ease of securing engineers (at university graduate level)	64
Ease of securing managers (in charge of general affairs, personnel affairs, etc.)	76
Ease of securing English-speaking human resources	58
Ease of securing Japanese-speaking human resources	66
Ease of securing human resources who can understand Japanese companies' culture and customs	45

Nationality characteristics that facilitate with the creation of sound labor-management relationships	116
Others	6

Q8-2: Of the items you chose above, which are “essential items (as explained in Q6-2)”?
Choose all appropriate items.

Choices	MA
Ease of securing a factory and other business sites	65
Low labor cost	86
Ease of securing workers	100
Ease of securing engineers (at university graduate level)	33
Ease of securing managers (in charge of general affairs, personnel affairs, etc.)	37
Ease of securing English-speaking human resources	33
Ease of securing Japanese-speaking human resources	31
Ease of securing human resources who can understand Japanese companies’ culture and customs	18
Nationality characteristics that facilitate with the creation of sound labor-management relationships	55
Others	3

< Country risk (Q9) >

Q9-1: Which “items does your company place importance on” when selecting a production base (country, specific district, specific industrial complex, etc.)? Choose all appropriate items.

Choices	MA
Unnecessary to worry about bribes	72
High safety because of low crime rate such as robberies or murder cases	139
No antigovernment conflicts, rebellions, or disputes	144
Stable political situation	149
Stable foreign exchange system/rate	67
Lenient regulation of foreign exchange/remittances	83
Stable economic policy	71
Few natural disasters	96
Others	4

Q9-2: Of the items you chose above, which are “essential items (as explained in Q6-2)”?
Choose all appropriate items.

Choices	MA
Unnecessary to worry about bribes	20
High safety because of low crime rate such as robberies or murder cases	107
No antigovernment conflicts, rebellions, or disputes	120
Stable political situation	118
Stable foreign exchange system/rate	28
Lenient regulation of foreign exchange/remittances	42
Stable economic policy	32
Few natural disasters	51
Others	3

< Living environment (Q10) >

Q10-1: Which “items does your company place importance on” when selecting a production base (country, specific district, specific industrial complex, etc.)? Choose all appropriate items.

Choices	MA
There are residential districts and accommodation facilities where Japanese people can stay in safety	165
There are schools to which Japanese people can go in safety	38
There are restaurants to which Japanese people can go in safety	88
Availability for Japanese foodstuff	41
There are amusement facilities (e.g. golf courses) to which Japanese people can go in safety	28
There are hospitals to which Japanese people can go in safety.	132
Location near a large city area	54
Others	3

Q10-2: Of the items you chose above, which are “essential items (as explained in Q6-2)”?
Choose all appropriate items.

Choices	MA
There are residential districts and accommodation facilities where Japanese people can stay in safety	161
There are schools to which Japanese people can go in safety	15
There are restaurants to which Japanese people can go in safety	43

Availability for Japanese foodstuff	10
There are amusement facilities (e.g. golf courses) to which Japanese people can go in safety	4
There are hospitals to which Japanese people can go in safety.	102
Location near a large city area	21
Others	3

< Local laws and regulations, companies' social and environmental compliance (Q11) >

Q11-1: Which “items does your company place importance on” when selecting a production base (country, specific district, specific industrial complex, etc.)? Choose all appropriate items.

Choices	MA
Agency for EIA procedures (application for permission, regular monitoring reports)	66
Local laws and regulations fulfilling the international environmental standards (e.g. emission control)	107
Local companies (such as subcontractors) fulfilling the international environmental standards	55
Local laws and regulations fulfilling the international social standards (e.g. child labor)	107
Local companies (such as subcontractors) fulfilling the international environmental standards	43
Others	3

Q11-2: Of the items you chose above, which are “essential items (as explained in Q6-2)”? Choose all appropriate items.

Choices	MA
Agency for EIA procedures (application for permission, regular monitoring reports)	44
Local laws and regulations fulfilling the international environmental standards (e.g. emission control)	82
Local companies (such as subcontractors) fulfilling the international environmental standards	31
Local laws and regulations fulfilling the international social standards (e.g. child labor)	76
Local companies (such as subcontractors) fulfilling the international	25

environmental standards	
Others	2

< Accessibility of the final markets (Q12) >

Q12-1: Which “items does your company place importance on” when your company selects a production base (country, specific district, specific industrial complex, etc.)? Choose all appropriate items.

Choices	MA
Accessibility of the ASEAN market (proximity in distance, level of logistics services (international sea/air services), most-favored nation treatment, application of FTA/EPA, etc. (the same applies hereinafter))	123
Accessibility of the Japanese market	93
Accessibility of the Indian and Middle East markets	45
Accessibility of the European and US markets	38
Others	9

Q12-2: Of the items you chose above, which are “essential items (as explained in Q6-2)”? Choose all appropriate items.

Choices	MA
Accessibility of the ASEAN market (proximity in distance, level of logistics services (international sea/air services), most-favored nation treatment, application of FTA/EPA, etc. (the same applies hereinafter))	103
Accessibility of the Japanese market	77
Accessibility of the Indian and Middle East markets	25
Accessibility of the European and US markets	27
Others	8

Q13: If your company places importance on other elements and items when selecting a production base, describe them as concretely as possible in the following free writing space:

Our company will not move out unless our manufacturing clients move out.
Measures against anti-Japan sentiment and new diseases that we did not care about in the past
Existence of partners with whom to cooperate
Our company is a manufacturing subsidiary of Soken Chemical & Engineering Group. We cannot decide about overseas advancement, because it is determined by the parent company.

Lastly, tell us about your company itself (choose the most appropriate answer).

Q14-1: Type of industry

Choices	SA
Food and beverages	15
Textiles	7
Wood and pulp	1
Chemical and medicine	19
Oil	1
Rubber and leather	6
Glass and quarrying	3
Iron and non-ferrous metals	15
General machines and appliances	1
Production machines and appliances	12
Business machines and appliances	1
Electronic parts, devices, and circuits	18
Electric equipment and appliances	16
Communications equipment and appliances	0
Transport-related machinery	25
Those categorized under "Other manufacture"	34

Q14-2: Capital

Choices	SA
- 10 million yen	1
10 million- 100 million yen	55
100 million - 300 million yen	27
300 million - 1 billion yen	29
1 billion yen or more	63

Q14-3: Sales (on a consolidated basis)

Choices	SA
- 10 billion yen	58
10 billion - 30 billion yen	47
30 billion - 100 billion yen	39
100 billion yen or more	29

- The following are the main results of free answers:

Q3: Free writing

Distance from the car maker's plant

Demand from clients

Possibility to procure materials, size of the domestic market

High marketability

Existing businesses (quantity and quality)

Q4: Free writing

Mexico

Mexico

South Korea

Taiwan

USA

North America, Central America

Q5: Free writing

We have not understood the domestic situation in Bangladesh well.

Construction sites are limited.

Complicated procedures for permission and slow treatment

Q6-1: Free writing

We have clients here.

We have not given consideration.

The domestic situation is stable.

Marketability is high.

Access to the client (car maker) has been established.

Q6-2: Free writing

The domestic situation is stable.

Access to the client (car maker) has been established.

Q7-1: Free writing

Clients have advanced into the country.

Q7-2: Free writing

Clients have advanced into the country.

Q8-1: Free writing

Wages are expected to rise in the future.

It is easy to find honest hard workers.

Q12-1: Free writing

Size of the local market

Access to the domestic market

Access to the client (car maker) has been established.

Q12-2: Free writing

Size of the local market

Access to the domestic market

Access to the client (car maker) has been established.

Data Collection Survey on the Special Economic Zones in Bangladesh

Final Report

Annex V: Reconnaissance Survey Data on the Candidate SEZ Sites

Data Collection Survey on Special Economic Zones in Bangladesh
Check list for required Data and Information

A. Land /Site Related Information (Narsingdi)

- i) Geographical location of the site
 - a) Village /Ward /Mouza: Baghata, Mohishasura, Balushair
 - b) Union/Pourashava: Silmandi, Mohishsura
 - c) Upazilla/Thana: Narsingdi Sadar
 - d) District : Narsingdi
 - e) Latitude:
 - f) Longitude:
 - g) Boundaries of the site:

East: Mohishasura

West: Baghata

North: Baghata

South: Balusair

ii) Approximate total area (ha) of the site?

Size: 690.20 acres/279.43 hectare

iii) Shape (type) of the site?

Answer : Rolling hill

iv) Possibility of Expandability of the site?

Answer: yes possible at high cost

v) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer : Agricultural land (1 crop)

vi) Possibility of convertibility to industrial use?

Answer: Yes possible at high cost

vii) Number of land owners in the site?

Answer: 100 above land owner

viii) Major occupation of the land owners

Answer; Agriculture, small business ,Day labor

ix) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : 100 above agreement to land acquisition

x) What is the existing land value of the proposed site?

Answer:

a)Market price of land in this region is between Tk. 50,000 to Tk. 300,000 per decimal.

xi) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: No resettlement

xii) Magnitude to compensation (cost to be incurred for resettlement)

Answer: No Magnitude compensation

xiii) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability

Answer: 100 above land owner

xiv) Level of Land fill required?

Answer; About 15-16 feet of land fill will be required for the site

B. Surrounding Area

i) What is the distance of the site from District / Upazilla / Union /Municipality Headquarter?

a) District Head quarter : 4 km

b) Upazilla Head quarter: 4 km

c) Union/Municipality : 2 km

- ii) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Answer: Within 2 (two) kilometers of radius the following are available:-

Primary Schools – 4

High Schools – 3

College – 2

Post Office – 1

Bazaar (Market place) – 2

Police Station – 1

- iii) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

a) Dhaka : 51 Km

b)Chittagong : 289 km

- iv) Availability of labor forces?

Answer : Available

- v) Capacity of labor supply

Answer: 5,000 – 10,000 persons (male/female)

- vi) Quality of laborers

Answer: A mixer , very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages

- vii) Availability of skilled labor/manager?

Answer : Available

- viii) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

ix) Quality of labor managers

Answer: Very good and Good

x) Distance from forward and backward linkages industries

Answer : Backward linkage industries within 5 Km from site

xi) What is the distance from Existing Industrial Cluster?

Answer: 100 km

C. Natural Disaster

i) Does the area affect by flood?

Yes

✓ No

Note: Here is caused heavy rain but there is no possibility of flood.

ii) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

iii) Can you please explain the damage due to the last flood?

a) Damage of crops/ agricultural land

b) Damage of Shelter

c) Others

iv) Probability of the area being affect by earthquake? Mention the earthquake zone

Answer: The area has high probability of being affected in case there is an earthquake

v) Risk of sub-merge?

Answer: $0/10 < F \leq 1/10$

$0 < D \leq 0.1m$

vi) Risk of land erosion?

Answer: low risk

vii) Risk of landslide

Answer: low risk

viii) Risk of cyclone/

Answer: No risk

D. Infrastructure

i) Distance from main town?

Answer: District town (Narsingdi) – 4 km & Upazilla town (Narsingdi) – 4 km

ii) Availability of amenities in main town?

Answer: Very good

iii) Distance (KM) from national highway?

Answer ; 1.3 km(Dhak Sylhet Highway)

iv) Distance (KM) from regional highway?

Answer:0 Km (Narsingdi District road)

v) Distance (KM) from Railway?

Answer ; The nearest railway track is about 2.7 km

vi) Distance (KM) from Seaport?

Answer :289 (Chittagong)

vii) Distance (KM) from River port?

Answer :40 Narayanganj km

viii) Distance (KM) from Airport port?

Answer : 60 Km(Dhaka International Air port)

ix) Distance from inland container depot?

Answer : 50(Pangaon karaniganj)

x) Distance from land port / Customs?

Answer: Within 65 Km Akhaura land port Comilla, Bibir bajar land port comilla

xi) Distance (KM) from Nation Power Grid?

Answer: Close to the site

xii) Supply capacity (electricity)

Answer : 33000v

xiii) Power frequency of outage (electricity?)

Answer: per day frequency $0/10 < 1/10$

xiv) Distance (KM) from gas pipeline network ?

Answer : Very close to the site, 500 meters away

xv) Gas supply capacity?

Answer : Per day 27 to 40 MMSCFD

Note: 1m^3 (1 meter qbic/Normal qbic meter) = 35.3147 qbic feet of gas

$$\text{Cft} = \text{mmscft}/10^6 * 24$$

$$\text{MMSCFD} = \text{cfth} * 24 * 10^6$$

xvi) Distance from water supply source?

Answer : 500 m (Narsingdi)

xvii) Water capacity and water quality?

Answer : per day $1000 < 2500$ (m³)

xviii) Distance from effluent treatment plant? If available

Answer : Not Available

Note: A lot of industries have private ETP plants within 10-12 Km of their areas

Government C ETP is situated in Savar distance from Narsingdi site 58 Km

xix) Distance from Solid Waste Treatment plant? If available

Answer : Very close to the site

xx) Distance from telecommunication network

Answer : Close to the site

xxi) Availability of public transport to the site

Answer : Available

E. Environmental Restriction/ Special Defects

i) Contamination of Land?

Answer ; No contamination

ii) Nature of wild life conservation(describe)

Answer: No

iii) Objection from surrounding community (describe)

Answer: None

iv) Any objection regarding land acquisition (dispute on land)

Answer : None

v) Size of urban and/or rural population

Answer: Rural and Urban population mixed

vi) Whether women and their livelihood will be affected because of the EZ

Answer: No

vii) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business

etc

Answer : Small business and Agriculture

Data Collection Survey on Special Economic Zones in Bangladesh
Check list for required Data and Information

F. Land /Site Related Information (AK Khan SEZ Site)

xv) Geographical location of the site

h) Village /Ward /Mouza: Islam para

i) Union/Pourashava: Danga

j) Upazilla/Thana: Palash

k) District : Narayanganj

l) Latitude:

m) Longitude:

n) Boundaries of the site:

East: Dangaa

West:

Sitolokha river

North: Sitolokha river

South: Dohor

xvi) Approximate total area (ha) of the site?

Answer: 250 acre (101 ha)

(150 acre land is ready with acquire and 100 acre are under filling and acquiring process)

xvii) Shape (type) of the site?

Answer : Rolling hill

xviii) Possibility of Expandability of the site?

Answer: yes possible.

xix) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer : no crops

xx) Possibility of convertibility to industrial use?

Answer: Yes possible

xxi) Number of land owners in the site?

Answer: One land owner

xxii) Major occupation of the land owners

Answer; Land developer company.

xxiii) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Any agreement private land developer company with possible

xxiv) What is the existing land value of the proposed site?

Answer:

xxv) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: No resettlement

xxvi) Magnitude to compensation (cost to be incurred for resettlement)

Answer : No Magnitude compensation

xxvii) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability

Answer : Private sector(one land owner) involvement in the site , their technical and financial capability is very high.

xxviii) Level of Land fill required?

Answer; About 4-6 feet of land fill will be required for the site

G. Surrounding Area

i) What is the distance of the site from District / Upazilla / Union /Municipality
Headquarter?

a)District : 14 km from the Narshingdi District Headquarter

b)Upazilla : The proposed site is approximately 10 km from palash Upazila
Headquarters

c)Union/Municipality : 2 km

xii) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in
main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Within 2 (one) kilometers the following are available:-

Primary Schools – 1

High Schools – 1

College – 1(10 km)

Post Office – 1

Bazaar (Market place) – 2

Police Station – 1

Bank-6

Hospital/clinic-10 km

xiii) What is the distance of the site from the main city (Dhaka /Chittagong) and
approximate commuting time?

a) Dhaka : The site 52 km from Dhaka

b)Chittagong : 283 km from the Chittagong City Centre

xiv)Availability of labor forces?

Answer : Available

xv) Capacity of labor supply

Answer: 10,000 – 30,000 persons (male/female)

xvi) Quality of laborers

Answer: A mixer of excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages

xvii) Availability of skilled labor/manager?

Answer : Available

xviii) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

xix) Quality of labor managers

Answer: Excellent, Very good and Good

xx) Distance from forward and backward linkages industries

Answer : Backward linkage industries within 10 km(Gorashal) from site

xxi) What is the distance from Existing Industrial Cluster?

Answer: 50 km(old Dhaka)

H. Natural Disaster

ix) Does the area affect by flood?

Yes

No

x) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

xi) Can you please explain the damage due to the last flood?

- d) Damage of crops/ agricultural land
- e) Damage of Shelter
- f) Others

xii) Probability of the area being affected by earthquake? Mention the earthquake zone

Answer: The area has high probability of being affected in case there is an earthquake

xiii) Risk of sub-merge?

Answer: $0/10 < F \leq 1/10$
 $0 < D \leq 0.1\text{m}$

xiv) Risk of land erosion?

Answer: No risk

xv) Risk of landslide

Answer: low risk

xvi) Risk of cyclone/

Answer: No risk

I. Infrastructure

i) Distance from main town?

Answer: District town (Norshingdi) – 14 km & Kaligonj town (a river is in the middle named Sitolokha)

ii) Availability of amenities in main town?

Answer: good

iii) Distance (km) from national highway?

Answer ; Dhaka Shylet highway distance of the site 12 km, Dhaka kaligonj Baipass distance 2 km but a river sitolokha which has no bridge

iv) Distance (km) from regional highway?

Answer: Within 2 km

v) Distance (km) from Railway?

Answer ; The Narshingdi Railway Station is approximately 14 km has a river sitolokha of 2 km to be crossed from the site

vi) Distance (km) from Seaport?

Answer : 276 km from the Port of Chittagong .

vii) Distance (km) from River port?

Answer :32 Narayanganj km

viii) Distance (km) from Airport port?

Answer : 32 km from the Dhaka Airport if cross the river sitolokha and 60 km if go with Dhaka sylet highway.

ix) Distance (km) from inland container depot?

Answer : 35 (Pangaon karaniganj)

x) Distance from land port / Customs?

Answer: Within 70 Km Akhaura land port Comilla,Bibir bajar land port comilla

xi) Distance (km) from Nation Power Grid?

Answer: Very close to the site,30 meters away (Polli biedhut)

xii) Supply capacity (electricity)

Answer : No high voltage power establishment available nearby. Gorashal power plant centre is far from 12 km.

xiii)Power frequency of outage (electricity?)

Answer: per day frequency $2/10 < F < 10/10$

xiv) Distance (km) from gas pipeline network ?

Answer : 1 km there is sitolokha river in the middle.

xv) Gas supply capacity?

Answer : $25 \leq V < 50$

xvi) Distance from water supply source?

Answer : 14Km (Narsingdi)

xvii) Water capacity and water quality?

Answer : : per day $5000 < V < 7500$ (m³)

xviii) Distance from effluent treatment plant? If available

Answer : There exists no effluent treatment plant (ETP) or waste treatment plant in the surrounding area

xix) Distance from Solid Waste Treatment plant? If available

Answer : There exists no waste treatment plant in the surrounding area

xx) Distance from telecommunication network

Answer : Mobile network available. Land phone distance from 2 km

xxi) Availability of public transport to the site

Answer : (poor)

J. Environmental Restriction/ Special Defects

viii) Contamination of Land?

Answer ; No contamination(None)

ix) Nature of wild life conservation(describe)

Answer: No

x) Objection from surrounding community (describe)

Answer: None

xi) Any objection regarding land acquisition (dispute on land)

Answer : None

xii) Size of urban and/or rural population

Answer: The site has a rural community within 1 km.

xiii) Whether women and their livelihood will be affected because of the EZ

Answer: If EZs are established in this area, local women will have new opportunities for jobs and women will be empowered

xiv) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business etc

Answer : Business ,small business, day labor, Skilled and unskilled industrial labor

Note

:There are no existing power networks on the site, however, high tension, voltage lines passes through the site.

:There is no existing water network to the site, but ground water (bore holes) is available within the site.

: There is existing gas connection at close to the site

:There is no existing telecom connection on the site but it is available.

High voltage power line is within about close to the the site.

Data Collection Survey on Special Economic Zones in Bangladesh
Check list for required Data and Information

K. Land /Site Related Information (Kaliganj ; Muslin Cotton Mills Site)

xxix) Geographical location of the site

o) Village /Ward /Mouza: Vardhati

p) Union/Pourashava: kaligonj

q) Upazilla/Thana: Kaliganj

r) District Gazipur

s) Latitude:

t) Longitude:

u) Boundaries of the site:

East: Kalogonj Bazar

West:

west vardhati

North: Sitolokha river

South:

Vardhati

xxx) Approximate total area (ha) of the site?

Size: Total 300 bigha(35 dec=1 bigha) 185 bigha mill area.other 125 bigha pond
and outside mill area. Total 99 acre(40.08 hec)

xxxii) Shape (type) of the site?

Answer : Rolling hill

xxxiii) Possibility of Expandability of the site?

Answer: possible but very cost

xxxiiii) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer : no crops

xxxiv) Possibility of convertibility to industrial use?

Answer: Yes, possible

xxxv) Number of land owners in the site?

Answer: 50 above land owner(Family)

xxxvi) Major occupation of the land owners

Answer;

xxxvii) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Difficult.

xxxviii) What is the existing land value of the proposed site?

Answer: About 80 lac to 1 crore per bigha

xxxix) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: 100 above officers and labor quarter and cotton mill factory

xl) Magnitude to compensation (cost to be incurred for resettlement)

Answer : Muslim Cotton mill factory

xli) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability

Answer: Private sector and bank involvement

xlii) Level of Land fill required?

Answer: No land fill required (H=om)

L. Surrounding Area

i) What is the distance of the site from District / Upazilla / Union /Municipality Headquarter?

- a) District : Gajipur - 30 km
- b) Upazilla : Kaligonj - 1 km
- c) Union/Municipality - 1 km

xxii) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer: Within 3 kilometers of radius the following are available:-

Primary Schools – 4

High Schools – 3

College – 2

Post Office – 1

Bazaar (Market place) – 2

Police Station –

xxiii) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

- a) Dhaka : 30 km
- b) Chittagong : 270 km

xxiv) Availability of labor forces?

Answer : Available.

xxv) Capacity of labor supply

Answer : : 30,000 – 50,000 persons (male/female)

xxvi) Quality of laborers

Answer: A mixer of excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages very good.

xxvii) Availability of skilled labor/manager?

Answer : Available

xxviii) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

xxix) Quality of labor managers

Answer: Excellent, Very good and Good

xxx) Distance from forward and backward linkages industries

Answer : 22 km Tongi,Gajipur.

xxxi) What is the distance from Existing Industrial Cluster?

Answer: 30 km Gajipur.

M. Natural Disaster

xvii) Does the area affect by flood?

Yes

✓ No

xviii) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

xix) Can you please explain the damage due to the last flood?

g) Damage of crops/ agricultural land

h) Damage of Shelter

i) Others

xx) Probability of the area being affect by earthquake? Mention the earthquake zone

Answer: The area has low probability of being affected in case there is an earthquake

xxi) Risk of sub-merge?

Answer: F=0/10

D=0m

xxii) Risk of land erosion?

Answer: No risk

xxiii) Risk of landslide

Answer: No risk

xxiv) Risk of cyclone/

Answer: No risk.

N. Infrastructure

i) Distance from main town?

Answer: 1 km(kaligonj)

ii) Availability of amenities in main town?

Answer: Good.

iii) Distance (km) from national highway?

Answer ; 1 km

iv) Distance (km) from regional highway?

Answer: 1 km

v) Distance (km) from Railway?

Answer ; 1 km kaligonj railway station

vi) Distance (km) from Seaport?

Answer : 278 Chittagong seaport

vii) Distance (km) from River port?

Answer : 40 km Narayangonj.

viii) Distance (km) from Airport port?

Answer: 35km from shahjalal international airport,Dhaka

ix) Distance (km) from inland container depot?

Answer : 40 km pangaon keranigonj

x) Distance from land port / Customs?

Answer: Within 110 km Bibir bazaar Land port comilla, Haluaghat land port Mymensingh,Karaitoli land port Mymensingh

xi) Distance (km) from Nation Power Grid?

Answer: 0 km

xii) Supply capacity (electricity)

Answer : 33000 volt

Xiii) Power frequency of outage (electricity?)

Answer: $1/10 < F < 2/10$

xiv) Distance Gas from Gas network:?

Answer : 1 km

xv) Gas supply capacity?

Answer : per day $2500 < V < 5000$ (m³) (Gets pipeline network close to the site)

xvi) Distance from water supply source?

Answer : Tongi,Gajipur. 21 km

xvii) Water capacity and water quality?

Answer : $5000 < V < 7500$

xviii) Distance from effluent treatment plant? If available

Answer :Not available

xix) Distance from Solid Waste Treatment plant? If available

Answer : Not available.

xx) Distance from telecommunication network

Answer : Mobile and telephone available in 1km

xxi) Availability of public transport to the site

Answer : Good.

O. Environmental Restriction/ Special Defects

xv) Contamination of Land?

Answer ; No contamination.

xvi) Nature of wild life conservation(describe)

Answer: None.

xvii) Objection from surrounding community (describe)

Answer: None

xviii) Any objection regarding land acquisition (dispute on land)

Answer : Size of urban and/or rural population

xix) Size of urban and/or rural population

Answer: The land is leased under bank. So land acquisition is very tuff

xx) Whether women and their livelihood will be affected because of the EZ

Answer

xxi) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business

etc

Answer :

Note

: There are a existing power network on the site, however, high tension, voltage lines passes

through the site.

: There is a existing gas connection at close to the site

: There is a existing telecom connection on the site but it is available.

High voltage power line is within about close to the the site.

Data Collection Survey on Special Economic Zones in Bangladesh
Check list for required Data and Information

P. Land /Site Related Information (Sreepur ; Cotton Research Center)

- xliii) Geographical location of the site
- v) Village /Ward /Mouza: Beth juri ,shirir chal(Cotton development area)
 - w) Union/Pourashava: Sreepur Municipality ,Bawalghar union
 - x) Upazilla/Thana: Gazipur sadar , Sreepur
 - y) District : Gazipur
 - z) Latitude:
 - aa) Longitude:
 - bb) Boundaries of the site:
- East: Shirir Chala West: Dhaka Mymenshing highway
North: Shirir Chala South: Bethjuri
- xliv) Approximate total area (ha) of the site?
60(ha)
- xlv) Shape (type) of the site?
Answer : Rolling hill
- xlvi) Possibility of Expandability of the site?
Answer: very difficult
- xlvii) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?
Answer : Agriculture,(per year 01 crops cotton)
- xlviii) Possibility of convertibility to industrial use?
Answer: Yes possible
- xlix) Number of land owners in the site?

Answer: Public land(Government)

l) Major occupation of the land owners

Answer; Government

li) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Government (Cotton Development Board) will be land acquisition

lii) What is the existing land value of the proposed site?

a) Average 03 to 05 lac taka

liii) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: 3000 trees will be resettlement

liv) Magnitude to compensation (cost to be incurred for resettlement)

Answer : 2 crore taka=20 million

lv) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability)

Answer : Cotton development Board owner of the site

Q. Surrounding Area

i) What is the distance of the site from District / Upazilla / Union /Municipality

Headquarter?

a) District : 25 km(Gazipur)

b) Upazilla : 5 km (Sreepur)

c) Union/Municipality : 2 km

xxxii) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer: Within 5 (five) kilometers of radius the following are available:-

Primary Schools – 4

High Schools – 2

College – 1

Post Office – 1

Bazaar (Market place) – 2

Police Station – 1

xxxiii) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

a) Dhaka : 75 km

b) Chittagong : 322 km

xxxiv) Availability of labor forces?

Answer : Available

xxxv) Capacity of labor supply

Answer: 30,000 – 50,000 persons (male/female)

xxxvi) Quality of laborers

Answer: A mixer of excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages

xxxvii) Availability of skilled labor/manager?

Answer : Available

xxxviii) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

xxxix) Quality of labor managers

Answer: very Good

xl) Distance from forward and backward linkages industries .

Answer ; No significant forward and backward industries within 5 km of the site however within 8 km there are number of of backward and forward linkage industries

xli) What is the distance from Existing Industrial Cluster?

Answer : 25 km(Gazipur)

R. Natural Disaster

xxv) Does the area affect by flood?

Yes

✓ No

xxvi) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

xxvii) Can you please explain the damage due to the last flood?

j) Damage of crops/ agricultural land

k) Damage of Shelter

l) Others N/A

xxviii) Probability of the area being affect by earthquake? Mention the earthquake zone

Answer: The area has high probability of being affected in case there is an earthquake

xxix) Risk of sub-merge?

Answer: F=0/10

D=0m

xxx) Risk of land erosion?

Answer: No risk

xxxi) Risk of landslide

Answer: No risk

xxxii) Risk od cyclone/

Answer: No risk

S. Infrastructure

i) Distance from main town?

Answer: District town (Gazipur) – 25 km & Upazilla town (Sreepur) – 5 km

ii) Availability of amenities in main town?

Answer: Very good.

iii) Distance (km) from national highway?

Answer ; Near of the site.

iv) Distance (km) from regional highway?

Answer: 02 km

v) Distance (km) from Railway?

Answer ; 25 km (Gazipur)

vi) Distance (km) from Seaport?

Answer : 322 km (Chittagong)

vii) Distance (km) from River port?

Answer : 60 km(Sadar ghat Dhaka)

viii) Distance (km) from Airport port?

Answer : 47 Km(Hazrat Sha jalal Airport)

ix) Distance (km) from inland container depot?

Answer : 75 Km

x) Distance from land port / Customs?

Answer: Above 100 km haluaghat Mymenshing,Gobrakura land port
Mymenshing,Karaitoli land port Mymenshing

xi) Distance (km) from Nation Power Grid?

Answer : : Close to the site, 30 meters away

xii) Supply capacity (electricity)

Answer : 33000 v.

xiii) Power frequency of outage (electricity?)

Answer: per day frequency $0/10 < 1/10$

xiv) Distance (km) from gas pipeline network ?

Answer : Very close to the site, 30 meters away.

xv) Gas supply capacity?

Answer :Per day 27 to 40 MMSCFD

xvi) Distance from water supply source?

Answer : 25 km (Gazipur)

xvii) Water capacity and water quality?

Answer : per day $1000 < 2500$ (m³)

xviii) Distance from effluent treatment plant? If available

Answer : Not Available.

xix) Distance from Solid Waste Treatment plant? If available

Answer : Not available

xx) Distance from telecommunication network

Answer : Close to the site

xxi) Availability of public transport to the site

Answer : Available

T. Environmental Restriction/ Special Defects

i) Contamination of Land?

Answer ; No contamination

ii) Nature of wild life conservation(describe)

Answer : No wild life habitat is near the site.

iii) Objection from surrounding community (describe)

Answer: None

iv) Any objection regarding land acquisition (dispute on land)

Answer : None

v) Size of urban and/or rural population

Answer: Rural population.

vi) Whether women and their livelihood will be affected because of the EZ

Answer No

vii) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business etc

Answer : Agriculture, Small business

Data Collection Survey on Special Economic Zones in Bangladesh
Check list for required Data and Information

U. Land /Site Related Information (Savar)

lvi) Geographical location of the site

cc) Village /Ward /Mouza: Balimaliaa. Boliarpur, Kandi Boliarpur

dd) Union/Pourashava: Tatuljura, Bonogram

ee) Upazilla/Thana: Savar

ff) District : Dhaka

gg) Latitude:

hh) Longitude:

ii) Boundaries of the site:

East: Modhumoti Model Town

West: Jodurchar(Hemayet pur)

North: Dhak Aricha High way

South: Varkurta

lvii) Approximate total area (ha) of the site?

Answer: 162 hectares

lviii) Shape (type) of the site?

Answer : Rolling hill

lix) Possibility of Expandability of the site?

Answer: yes possible/ expandable

lx) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer : Land is owner by the Land developer company however it is not required to grow crops

lxi) Possibility of convertibility to industrial use?

Answer: Yes possible

- lxii) Number of land owners in the site?
Answer: one land developer company
- lxiii) Major occupation of the land owners
Answer; Land development business
- lxiv) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)
Answer : Any agreement private land developer company with possible
- lxv) What is the existing land value of the proposed site?
b) Market price of land in this region is between Tk. 30,000 to Tk. 50,000 per decimal
- lxvi) Number of resettlement (households, trees, livestock, fisheries, etc)
Answer: No resettlement
- lxvii) Magnitude to compensation (cost to be incurred for resettlement)
Answer : No Magnitude compensation
- lxviii) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability)
Answer : Private sector has involvement in the site, their technical and financial capacity very high
- lxix) Level of land fill required?
Answer: About 12-14 feet of land fill will be required for the site.

V. Surrounding Area

- i) What is the distance of the site from District / Upazilla / Union /Municipality Headquarter?
a) District :15 km (Gubtoli 5 km)

- b) Upazilla : 10 km
- c) Union/Municipality : 1.5 km

- ii) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Answer: Within 3 kilometers of radius the following are available:-

- Primary Schools – 4
- High Schools – 2
- College – 2
- Post Office – 1
- Bazaar (Market place) – 2
- Police Station –

- iii) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?
 - a) Dhaka : 15 km (Gubtoli 5 km)
 - b) Chittagong : 280 km

- iv) Availability of labor forces?

Answer : Available

- v) Capacity of labor supply

Answer: 30,000 – 50,000 persons (male/female)

- vi) Quality of laborers

Answer: A mixer of excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages

- vii) Availability of skilled labor/manager?

Answer : Available

viii) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

ix) Quality of labor managers

Answer: ,Excellent, Very good and Good

x) Distance from forward and backward linkages industries

Answer : Available (within 5 km Amin bajar))

xi) What is the distance from Exiting Industrial Cluster?

Answer: 20 km(Old Dhaka)

W. Natural Disaster

xxxiii) Does the area affect by flood?

Yes

✓ No

xxxiv) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

xxxv) Can you please explain the damage due to the last flood?

Answer: N/A

m) Damage of crops/ agricultural land

n) Damage of Shelter

o) Others

xxxvi) Probability of the area being affected by earthquake? Mention the earthquake zone

Answer: The area has high probability of being affected in case there is an earthquake

xxxvii) Risk of sub-merge?

Answer: $0/10 < F \leq 2/10$

$0.1\text{m} < D \leq 0.1\text{m}$

xxxviii) Risk of land erosion?

Answer: low

xxxix) Risk of landslide

Answer: low

xl) Risk of cyclone/

Answer: No risk

X. Infrastructure

i) Distance from main town?

Answer: District town (Dhaka) – 15 km Amin Bajar Dhaka 5 Km & Upazilla town (Savar) – 10 km

ii) Availability of amenities in main town?

Answer: Very good (Amin Bajar Gubtoli)

iii) Distance (KM) from national highway?

Answer ; Very close to the site,30 meters away(Dhaka Aricha high Way)

iv) Distance (KM) from regional highway?

Answer:0 km

v) Distance (km) from Railway?

Answer ; 12 km Air port Rail station,Kamalapur Rail Station 20 km

vi) Distance (km) from Seaport?

Answer: 280km(Chittagong seaport)

vii) Distance (km) from River port?

Answer :22 km pangaon, Sadar ghat 20 km,Aricha River port 42 km

viii) Distance (km) from Airport port?

Answer : 15 km Dhaka International Air port

ix) Distance (km) from inland container depot?

Answer :22km (Pangaon Karanigonj)

x) Distance from land port / Customs?

Answer: Within 110 km Bibir bazaar Land port comilla, Haluaghat land port Mymensingh, Karaitoli land port Mymensingh.

xi) Distance (km) from Nation Power Grid?

Answer : Very close to the site,30 meters away

xii) Power Supply capacity?

Answer : 33000 v. ,230 Kv

xiii) Power frequency of outage?

per day frequency $0/10 < 1/10$

xiv) Distance (KM) from gas pipeline network ?

Answer ; Very close to the site,50 meters away

xv) Gas supply capacity?

Answer :Per day 25 to 40 MMSCFD

Note: 1m^3 (1meter qbic/Normal qbic meter)=35.3147qbic feet of gas

$$\text{Cft} = \text{mmscft} / 10^6 * 24$$

$$\text{MMSCFD} = \text{cft} * 24 * 10^6$$

xvi) Distance from water supply source?

Answer : 5 km

xvii) Water capacity and water quality?

Answer : per day 2500<_v5000(m3)

xviii) Distance from effluent treatment plant? If available

Answer :Not available

Note: A lot of industries have private ETP plants within 02-5 Km of their areas
Government C ETP is situated in Savar distance from Mayakanoon hamayetpur site
10 Km

xix) Distance from Solid Waste Treatment plant? If available

Answer : Not available

xx) Distance from telecommunication network

Answer : 10 m

xxi) Availability of public transport to the site

Answer : Available (very good)

Y. Environmental Restriction/ Special Defects

xxii) Contamination of Land?

Answer ; No contamination

xxiii) Nature of wild life conservation(describe)

Answer: No wild life habitat is near the site

xxiv) Objection from surrounding community (describe)

Answer: No

xxv) Any objection regarding land acquisition (dispute on land)

Answer : None

xxvi) Size of urban and/or rural population

Answer: Rural and Urban population mixed of

vi) Whether women and their livelihood will be affected because of the EZ(**Surrounding Area**)

Answer If EZs are established in this area, local women will have new opportunities for jobs and women will be empowered.

xxvii) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business etc

Answer : not applicable

Note

:There are no existing power networks on the site, however high tension, voltage lines passes through the site.

:There is no existing water network to the site, but ground water (bore holes) is available within the site.

:There is no existing gas connection at the site but close to the site

:There is no existing telecom connection on the site but it is available.

High voltage power line is within about close to the the site.

It can provide enough power for the zone

Check list for required Data and Information

Z. Land /Site Related Information (Maowa)

- lxx) Geographical location of the site
- jj) Village /Ward /Mouza:Keawatkhali
- kk) Union/Pourashava:sologhar
- ll) Upazilla/Thana:Sreenagar
- mm) Diswtrict:Munshigonj
- nn) Latitude:
- oo) Longitude:
- pp) Boundaries of the site:

East: Keawatkhali

West:

Arialkha bill

North:Daka Aricha High way

South:Hasara

- lxxi) Approximate total area (ha) of the site?

Answer: 600(ha)

- lxxii) Shape (type) of the site?

Answer: Flood plain

- lxxiii) Possibility of Expandability of the site?

Answer: Yes possible

- lxxiv) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer: per year 01 time paddy and 01 time Robi crops(Vegetable)

- lxxv) Possibility of convertibility to industrial use?

Answer :Possible

lxxvi) Number of land owners in the site?

Answer:100 above land owner

lxxvii) Major occupation of the land owners?

Answer : Agriculture , small business, expatriate

lxxviii) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Any agreement private land developer with possible

lxxix) What is the existing land value of the proposed site?

c) 2 lac to 2.5 lac Tk decimal

lxxx) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer : 10 above will be resettlemen

lxxxi) Magnitude to compensation (cost to be incurred for resettlement)

Answer : No required

lxxxii) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability)

Answer: Private sector has involvement in the site as land developer

lxxxiii) Level of land fill required?

Answer: About12-14 feet of land fill will be required for the site.

AA. Surrounding Area

xlii) What is the distance of the site from District / Upazilla / Union /Municipality Headquarter?

a) District 10 km

b) Upazilla 3 km

c) Union/Municipality :1 km

xliii) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Within 3 kilometers of radius the following are available:-

Primary School and High School-2 distance

College distance -1

Hat /Bajar distance -1

Post office-1

Hospital -1

xliv) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

a) Dhaka : 30 km

b) Chittagong: 285 Km

xlvi) Availability of labor forces?

Answer : Available(Not satisfactory)

xlvii) Capacity of labor supply

Answer: 5,000 – 10,000 persons (male/female)

xlviii) Quality of laborers

Answer: A mixer of very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages

xlix) Availability of skilled labor/manager?

Answer : Available(not satisfactory)

l) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

l) Quality of labor managers

Answer: Good

li) Distance from forward and backward linkages industries

Answer : Backward linkage industries within 24(Karaniganj) km from site

lii) What is the distance from Existing Industrial Cluster?

Answer: 24(Karani ganj) km :

Note:Surrounding area is a hub industries and land develop projects. The industries and land developer are located within a 5-10 km radius of the site

BB. Natural Disaster

xli) Does the area affect by flood?

✓ Yes

No

xlii) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:2011..... Duration of flooding:

xliii) Can you please explain the damage due to the last flood?

p) Damage of crops/ agricultural land

Damage of Shelter

Others

xliv) Probability of the area being affect by earthquake? Mention the earthquake zone

Answer: The area has low probability of being affected in case there is an earthquake

xlvi)Risk of sub-merge?

Answer: $0/10 < F \leq 1/10$

$0 < D \leq 0.1m$

xlvii) Risk of land erosion?

Answer: low

xlvi) Risk of landslide

Answer: low

xlvi) Risk of cyclone.

Answer: No risk

CC. Infrastructure

i) Distance from main town?

Answer: District town (Munshiganj) – 10 km & Upazilla town (Sreenagar) – 5 km

ii) Availability of amenities in main town?

Answer: Good .

iii) Distance (km) from national highway?

Answer ; 200m(Dhaka Maowa high way.

iv) Distance (km) from regional highway?

Answer :1 km(Munshiganj maowa high way.

v) Distance (km) from Railway?

Answer : 35 km(Kamalapur)

vi) Distance (km) from Seaport?

Answer:285 km(Chittagong)

vii) Distance (km) from River port?

Answer : Maowa ghat 7 km, Dhak Sadar Ghat 35 Km

viii)Distance (km) from Airport port?

Answer : 46 Km (Sha jalal international Air port)

ix) Distance (km) from inland container depot?

Answer : 24 km pangaon karaniganj, 35 km kamalapur Dhaka

x) Distance from land port / Customs?

Answer: within 60 km Bibir bajar land port comilla, Akhaura land port

Bhahmanbaria. within 140km haluaghat Mymenshing, Gobrakura land port

Mymenshing, Karaitoli land port Mymenshing

xi) Distance (km) from Nation Power Grid?

Answer ; 1 00m

xii) Supply capacity (electricity)

Answer: 33000 volt(.5 km)

xiii) Power frequency of outage (electricity?)

Answer: per day frequency $2/10 < F_{10/10}$

xiv) Distance (km) from gas pipeline network ?

Answer : 8km

xv) Gas supply capacity?

Answer : Per day 10 to 20 MMSCFD

xvi) Distance from water supply source?

Answer : 10 km

xvii) Water capacity and water quality?

Answer : per day $v < 100$

xviii) Distance from effluent treatment plant? If available

Answer : Not Available

Note: A lot of industries have private ETP plants within 08-10 KMs of their areas

Government ETP is situated in Savar distance from Dhamrie site 25 Km

xix) Distance from Solid Waste Treatment plant? If available

Answer : Not available

xx) Distance from telecommunication network

Answer : 3 km

xxi) Availability of public transport to the site

Answer : Available(Good)

DD. Environmental Restriction/ Special Defects

i) Contamination of Land?

Answer : No contamination land

ii) Nature of wild life conservation(describe)

Answer : : No wild life habitat is near the site

iii) Objection from surrounding community (describe)

Answer : They have objection but may be result

iv) Any objection regarding land acquisition (dispute on land)

Answer : They have objection but may be result

v) Size of urban and/or rural population

Answer: Rural population

vi) Whether women and their livelihood will be affected because of the EZ

Answer : None

vii) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business etc

Answer : Note

: There are no existing power networks on the site, however high tension, voltage lines passes through the site.

: There is no existing water network to the site, but ground water (bore holes) is available within the site.

: There is no existing gas connection at the site (Gas connection very difficult)

: There is no existing telecom connection on the site but it is available.

High voltage power line is within about close to the the site.

It can provide enough power for the zone

Data Collection Survey on Special Economic Zones in Bangladesh
Check list for required Data and Information

EE. Land /Site Related Information (Rupgonj)

lxxxiv) Geographical location of the site

qq) Village /Ward /Mouza: Golakanadil,Kornogoap

rr) Union/Pourashava: Golakandail. Taravo

ss) Upazilla/Thana: Rupganj

tt) District : Narayangang

uu) Latitude:

vv) Longitude:

ww) Boundaries of the site:

East: Dhaka Sylhet highway

West: Sing love

North: Gousia

South: Borpa

lxxxv) Approximate total area (ha) of the site?

Answer: 92.40 acre (37.40 ha)

lxxxvi) Shape (type) of the site?

Answer : Rolling hill

lxxxvii) Possibility of Expandability of the site?

Answer: yes possible at high cost

lxxxviii) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer : 1 crops(50 acro)

lxxxix) Possibility of convertibility to industrial use?

Answer: Yes possible

xc) Number of land owners in the site?

Answer: One land owner

xcii) Major occupation of the land owners

Answer; Business

xciii) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Any agreement one land owner with possible

xciv) What is the existing land value of the proposed site?

Answer: 4 lac per decimal

xcv) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: No resettlement

x cvi) Magnitude to compensation (cost to be incurred for resettlement)

Answer : No Magnitude compensation

x cvii) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability

Answer : Private sector(one land owner) involvement in the site , their technical and financial capability is very high.

x cviii) Level of Land fill required?

Answer; About 5-6 feet of land fill will be required for the site

FF. Surrounding Area

i) What is the distance of the site from District / Upazilla / Union /Municipality Headquarter?

- a) District : 11 km from the Narayanganj District Headquarter
- b) Upazilla : The proposed site is approximately 4 km from Rupganj Upazila Headquarters
- c) Union/Municipality : 1 Km

ii) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Within 3 kilometers the following are available:-

Primary Schools – 4

High Schools – 3

College – 2

Post Office – 1

Bazaar (Market place) – 2

Police Station – 1

Bank-6

Hospital/clinic-2 above

iii) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

a) Dhaka : The site 36 km from Dhaka

b) Chittagong : 270 km from the Chittagong City Centre

iv) Availability of labor forces?

Answer : Available

v) Capacity of labor supply

Answer: 30,000 – 50,000 persons (male/female)

vi) Quality of laborers

Answer: A mixer of excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages

vii) Availability of skilled labor/manager?

Answer : Available

viii) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

ix) Quality of labor managers

Answer: Excellent, Very good and Good

x) Distance from forward and backward linkages industries

Answer : Backward linkage industries within 5 Km from site

xi) What is the distance from Existing Industrial Cluster?

Answer: 30 km

GG. Natural Disaster

xlix) Does the area affect by flood?

Yes

✓ No

l) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

li) Can you please explain the damage due to the last flood?

q) Damage of crops/ agricultural land

r) Damage of Shelter

s) Others

lii) Probability of the area being affected by earthquake? Mention the earthquake zone

Answer: The area has high probability of being affected in case there is an earthquake

liii) Risk of sub-mergence?

Answer: $0/10 < F \leq 1/10$

$0 < D \leq 0.1\text{m}$

liv) Risk of land erosion?

Answer: No risk

lv) Risk of landslide

Answer: low risk

lvi) Risk of cyclone/

Answer: No risk

Comments : The site experiences cyclones and tidal surges however, the site itself showed no evidence of contamination. A more detailed Environmental Impact Assessment will need to be undertaken at a later date

HH. Infrastructure

i) Distance from main town?

Answer: District town (Naryangang) – 11 km & Upazilla town (Rupganj) – 4 km

ii) Availability of amenities in main town?

Answer: good

iii) Distance (km) from national highway?

Answer ; 1m

iv) Distance (km) from regional highway?

Answer: Within 1 km

v) Distance (km) from Railway?

Answer ; The Narayangang Railway Station is approximately 11 km from the site

vi) Distance (km) from Seaport?

Answer : 271 km from the Port of Chittagong .

vii) Distance (km) from River port?

Answer : 12 Narayanganj km

viii) Distance (km) from Airport port?

Answer : 40 km from the Dhaka Airport

ix) Distance (km) from inland container depot?

Answer : 25 (Pangaon karaniganj)

x) Distance from land port / Customs?

Answer: Within 75 Km Akhaura land port Comilla, Bibir bajar land port comilla

xi) Distance (km) from Nation Power Grid?

Answer: Very close to the site, 30 meters away

xii) Supply capacity (electricity)

Answer : No high voltage power establishment available nearby. There is need to build a Sub-station for power supply

Xiii) Power frequency of outage (electricity?)

Answer: per day frequency $0/10 < 1/10$

xiv) Distance (KM) from gas pipeline network ?

Answer : Very close to the site, 0 meters away

xv) Gas supply capacity?

Answer :Per day 27 to 40 MMSCFD

Note: 1m^3 (1meter qbic/Normal qbic meter)=35.3147qbic feet of gas

Cft= mmscft/ 10^6 * 24

MMSCFD = cfth * $24*10^6$

xvi) Distance from water supply source?

Answer : 11km (Narayangang)

xvii) Water capacity and water quality?

Answer : : per day 5000<_v7500(m3)

xviii) Distance from effluent treatment plant? If available

Answer : There exists no effluent treatment plant (ETP) or waste treatment plant in the surrounding area

Note: A lot of industries have private ETP plants within 4-5 Km of their areas

xix) Distance from Solid Waste Treatment plant? If available

Answer : There exists no waste treatment plant in the surrounding area

xx) Distance from telecommunication network

Answer : Mobile telecommunication or landlines facilities available

xxi) Availability of public transport to the site

Answer : Available (good)

II. Environmental Restriction/ Special Defects

xxviii) Contamination of Land?

Answer ; No contamination(None)

xxix) Nature of wild life conservation(describe)

Answer: No

xxx) Objection from surrounding community (describe)

Answer: None

xxxii) Any objection regarding land acquisition (dispute on land)

Answer : None

xxxiii) Size of urban and/or rural population

Answer: The site has a rural @ urban community mixed within 1 km.

xxxiv) Whether women and their livelihood will be affected because of the EZ

Answer: If EZs are established in this area, local women will have new opportunities for jobs and women will be empowered

xxxv) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business etc

Answer : Business ,small business, day labor, Skilled and unskilled industrial labor

Note

:There are no existing power networks on the site, however high tension, voltage lines passes through the site.

:There is no existing water network to the site, but ground water (bore holes) is available within the site.

: There is existing gas connection at close to the site

:There is no existing telecom connection on the site but it is available.

High voltage power line is within about close to the the site.

It can provide enough power for the zone

Data Collection Survey on Special Economic Zones in Bangladesh

Check list for required Data and Information

JJ. Land /Site Related Information (Araihazar)

xcviii) Geographical location of the site

xx) Village /Ward /Mouza: Baghbari

yy) Union/Pourashava: Rasulpur

zz) Upazilla/Thana: Arihazar

aaa) District :Narayanganj

bbb) Latitude:

ccc) Longitude:

ddd) Boundaries of the site:

East: Rohinadi

West: Rasulpur

North: Satgram

South: Dhaka Sylhet Highway

xcix) Approximate total area (ha) of the site?

Size: 100 acre

c) Shape (type) of the site?

Answer :Rolling hill

ci) Possibility of Expandability of the site?

Answer: Yes possible at high cost

cii)Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer : 02 crops

ciii) Possibility of convertibility to industrial use?

Answer: Yes possible at high cost

civ) Number of land owners in the site?

Answer: One land woner

cv) Major occupation of the land owners

Answer; Business

cvi) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Any agreement private land owner with possible

cvii) What is the existing land value of the proposed site?

Answer: 3 to 4 lac per decimal

cviii) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: No resettlement

cix) Magnitude to compensation (cost to be incurred for resettlement)

Answer : No Magnitude compensation

cx) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability)

Answer Only 1 land owner

cxii) Level of Land fill required?

Answer: About 7-8 feet of land fill will be required for the site

KK. Surrounding Area

liii) What is the distance of the site from District / Upazilla / Union /Municipality Headquarter?

a) District : 15 km from the Narayangang District Headquarter

b) Upazilla : The proposed site is approximately 10 km from Arihajar Upazila Headquarters

c) Union/Municipality : 2 km

liv) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Within 1 (one) kilometers of Madobdi Twon the following are available:-

Primary Schools – 4

High Schools – 3

College – 2

Post Office – 1

Bazaar (Market place) – 2

Police Station – 1

Bank-6

Hospital/clinic-4 abobe

lv) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

a) Dhaka : 40 km

b) Chittagong : 278 km

lvi) Availability of labor forces?

Answer : Available

lvii) Capacity of labor supply

Answer: 10000<_N<30000

lviii) Quality of laborers

Answer: very good

lix) Availability of skilled labor/manager?

Answer : Available

lx) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

lxi) Quality of labor managers

Answer: Excellent, Very good and Good

lxii) Distance from forward and backward linkages industries

Answer : within 2 km (Madobdi bajar)

lxiii) What is the distance from Existing Industrial Cluster?

Answer: 40 Km (Old Dhaka)

LL. Natural Disaster

lvii) Does the area affect by flood?

Yes

✓ No

lviii) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

lix) Can you please explain the damage due to the last flood?

t) Damage of crops/ agricultural land

u) Damage of Shelter

v) Others

lx) Probability of the area being affect by earthquake? Mention the earthquake zone

Answer: The area has high probability of being affected in case there is an earthquake

lxi) Risk of sub-merge?

Answer: $0/10 < F \leq 2/10$

$$0.1m < D \leq 0.1m$$

lxii) Risk of land erosion?

Answer: low

lxiii) Risk of landslide

Answer : low

lxiv) Risk of cyclone/

Answer: No risk

MM. Infrastructure

i) Distance from main town?

Answer: 1 km Madobdi Twon

ii) Availability of amenities in main town?

Answer: good

iii) Distance (km) from national highway?

Answer ; 0km

iv) Distance (km) from regional highway?

Answer: 2 km

v) Distance (km) from Railway?

Answer ; narshingdi rail station 14

vi) Distance (km) from Seaport?

Answer : 278

vii) Distance (km) from River port?

Answer : 16 Km Narayangang

viii) Distance (km) from Airport port?

Answer : Dhaka Hajrat Sha Jalal international Airport distance 47 km

ix) Distance (km) from inland container depot?

Answer : 33 km(Pangaon karaniganj)

x) Distance from land port / Customs?

Answer: : Within 75 km Akhaura land port Comilla,Bibir bajar land port comilla

xi) Distance (km) from Nation Power Grid?

Answer: 1m

xii) Supply capacity (electricity)

Answer : 3300volt

xiii)Power frequency of outage (electricity?)

Answer: per day frequency $1/10 < F < 2/10$

xiv)Distance from Gas supply Network?

Answer: 20meter

xv) Gas supply capacity?

Answer : $25 \leq V < 50$

Note: 1m^3 (1meter qbic/Normal qbic meter)=35.3147qbic feet of gas

$$\text{Cft} = \text{mmscft}/10^6 * 24$$

$$\text{MMSCFD} = \text{cfth} * 24 * 10^6$$

xvi) Distance from water supply source?

Answer : 16 km Narayangang twon

xvii) Water capacity and water quality?

Answer : per day 5000<_v7500(m3)

xviii) Distance from effluent treatment plant? If available

Answer : Not available

xix) Distance from Solid Waste Treatment plant? If available

Answer : Not available

xx) Distance from telecommunication network

Answer : 3km Madobdi Twon

xxi) Availability of public transport to the site

Answer : Available

NN. Environmental Restriction/ Special Defects

xxxv) Contamination of Land?

Answer ;

xxxvi) Nature of wild life conservation(describe)

Answer:

xxxvii) Objection from surrounding community (describe)

Answer:

xxxviii) Any objection regarding land acquisition (dispute on land)

Answer : Size of urban and/or rural population

xxxix) Whether women and their livelihood will be affected because of the EZ

Answer

x1) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business
etc

Answer :

Check list for required Data and Information

OO. Land /Site Related Information (Sangu River)

- cxii) Geographical location of the site
- eee) Village /Ward /Mouza: New Char Land(Baskhali)
 - fff) Union/Pourashava: Raipur
 - ggg) Upazilla/Thana: Baskhali
 - hhh) District : Chittagong
 - iii) Latitude:
 - jjj) Longitude:
 - kkk) Boundaries of the site:
 - East: Shankha River
 - West: Bay of Bengal
 - North: Gohira village
 - South: Bay of Bengal
- cxiii) Approximate total area (ha) of the site?
Size: 285 acres/115.38 hectares
- cxiv) Shape (type) of the site?
Answer : Flood plain
- cxv) Possibility of Expandability of the site?
Answer: yes possible
- cxvi) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?
Answer : The lands are currently rarely utilized for occasional cultivation.
- cxvii) Possibility of convertibility to industrial use?
Answer: Yes possible
- cxviii) Number of land owners in the site?

Answer: This site is comprised of government owned Kash(state owned land) lands

cxix) Major occupation of the land owners

Answer; Mostly fishermen and agricultural labours. Hence the area has a number of unskilled labourers. Retraining will have to be encouraged

cxx) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Land is Kash(state owned land), owned by the government

cxxi) What is the existing land value of the proposed site?

Answer: This site is comprised of government owned khas lands and land

cxxii) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: Some resettlement is required:The site does not require any resettlement

cxxiii) Magnitude to compensation (cost to be incurred for resettlement)

Answer : No Magnitude compensation

cxxiv) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability

Answer : Land is kash(state owned land) owned by the government

cxxv) Level of Land fill required?

Answer; About 15-16 feet of land fill will be required for the site

Comments : The site is comprised of khas lands and does not need to be acquired. The lands are prone to natural disasters and will need significant investment to protect the lands. The site is also currently not well connected to access roads or national transport infrastructure. The site is a distance from urban amenities. There is no existing industrial activity in the surrounding area

PP. Surrounding Area

lxiv) What is the distance of the site from District / Upazilla / Union /Municipality Headquarter?

- a) District : 32 km from the Chittagong District Headquarter
- b) Upazilla : The proposed site is approximately 14 km from Anwara Upazila Headquarters
- c) Union/Municipality : 2 km

lxv) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Nearest rural settlements are located within 1 km and the Fakirhat Bazaar is about 1 km away from the site.

A primary school is located within 1 km. A high school and college is about 6 km away.

Within 2 (two) kilometers of radius the following are available:-

lxvi) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

- a) Dhaka : The site is 309 km from Dhaka
- b) Chittagong : 33 km from the Chittagong City Centre

lxvii) Availability of labor forces?

Answer : There are few skilled labourers in the area

lxviii) Capacity of labor supply

Answer: Not available

lxix) Quality of laborers

Answer: A mixer , very good (semi-skilled) and good/non-skilled laborers are available in the surrounding villages

lxx) Availability of skilled labor/manager?

Answer : Not Available

lxxi) Capacity of skilled labor manager supply?

Answer: Adequate number of skilled labor managers are available

lxxii) Quality of labor managers

Answer: Not Available

lxxiii) Distance from forward and backward linkages industries

Answer : Backward linkage industries within 5 Km from site

lxxiv) What is the distance from Existing Industrial Cluster?

Answer: 35 km(Chittagong)

QQ. Natural Disaster

lxv) Does the area affect by flood?

Yes

✓ No

lxvi) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

lxvii) Can you please explain the damage due to the last flood?

w) Damage of crops/ agricultural land

x) Damage of Shelter

y) Others

lxviii) Probability of the area being affect by earthquake? Mention the earthquake

zone

Answer: The area has high probability of being affected in case there is an earthquake

lxix) Risk of sub-merge?

Answer: $0/10 < F \leq 1/10$

$$0 < D \leq 0.1\text{m}$$

lxx) Risk of land erosion?

Answer: low risk

lxxi) Risk of landslide

Answer: low risk

lxxii) Risk of cyclone/

Answer: High risk

Comments : The site experiences cyclones and tidal surges however, the site itself showed no evidence of contamination. A more detailed Environmental Impact Assessment will need to be undertaken at a later date

RR. Infrastructure

i) Distance from main town?

Answer: District

ii) Availability of amenities in main town?

Answer: Very good

iii) Distance (km) from national highway?

Answer ; 20 km from the Dhaka-Chittagong-Cox's Bazar Highway

iv) Distance (km) from regional highway?

Answer: 20 km

Note: , The site is not easily accessible from the national and regional highways, but it does have direct access from adjacent waterways, which are accessible year round.

v) Distance (km) from Railway?

Answer ; The Chittagong Railway Station is approximately 32 km from the site

vi) Distance (km) from Seaport?

Answer : 39 km from the Port of Chittagong , Chittagong Port is only 4 km by sea.

vii) Distance (km) from River port?

Answer : 40 Narayanganj km

viii) Distance (km) from Airport port?

Answer : 46 km from the Chittagong Airport 60, 315 km from the Dhaka Airport

ix) Distance (km) from inland container depot?

Answer : 35 Km (Chittagong)

x) Distance from land port / Customs?

Answer: Within 65 Km Akhaura land port Comilla, Bibir bajar land port comilla

xi) Distance (km) from Nation Power Grid?

Answer: Electricity network is about 1 km from the site

xii) Supply capacity (electricity)

Answer : No high voltage power establishment available nearby. There is need to build a Sub-station for power supply

xiii) Power frequency of outage (electricity?)

Answer: per day frequency $0/10 <_1/10$

xiv) Distance (km) from gas pipeline network ?

Answer : 5 km.

xv) Gas supply capacity?

Answer : $25 \leq V < 50$

xvi) Distance from water supply source?

Answer : 33 km (Chittagong)

xvii) Water capacity and water quality?

Answer : $1000 \leq V < 2500$

xviii) Distance from effluent treatment plant? If available

Answer : There exists no effluent treatment plant (ETP) or waste treatment plant in the surrounding area

Note: A lot of industries have private ETP plants within 300-35 Km of their areas

xix) Distance from Solid Waste Treatment plant? If available

Answer : There exists no waste treatment plant in the surrounding area

xx) Distance from telecommunication network

Answer : Mobile telecommunication facilities available but no landlines available

xxi) Availability of public transport to the site

Answer : The site is also currently not well connected to access roads or national transport infrastructure

SS. Environmental Restriction/ Special Defects

xli) Contamination of Land?

Answer ; No contamination

xlii) Nature of wild life conservation(describe)

Answer: No

xliii) Objection from surrounding community (describe)

Answer: None

xliv) Any objection regarding land acquisition (dispute on land)

Answer : The site is comprised of khas lands and does not need to be acquired. The lands are prone to natural disasters and will need significant investment to protect the lands.

xliv)Size of urban and/or rural population

Answer: The site has a rural community within 1 km. There are a number of scattered fishing villages around the site.

xlvi) Whether women and their livelihood will be affected because of the EZ

Answer: If EZs are established in this area, local women will have new opportunities for jobs and women will be empowered

xlvi) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business etc

Answer : Small business and Agriculture

Final Recommendation: Although the site is Khas lands, it also has several location disadvantages such as, it is prone to natural disasters (cyclones and tidal surges), has poor connectivity to national transport systems, lacks on and off-site infrastructure and utility networks, and has limited access to modern amenities required for international investors. Significant capital investment is required for this site, unless it was to be developed and used for the shipbuilding sector.

Data Collection Survey on Special Economic Zones in Bangladesh
Check list for required Data and Information

TT. Land /Site Related Information (Matarbari)

cxxvi) Geographical location of the site

lll) Village /Ward /Mouza: Matarbari

mmm) Union/Pourashava: Matarbari

nnn) Upazilla/Thana: Maheshkhali,

ooo) District : Cox's Bazar

ppp) Latitude:

qqq) Longitude:

rrr) Boundaries of the site:

East: Kohalia river and Kalarmarchhara

West: Bay of Bengal

North: Kohalia River

South:

Mahurighona

cxxvii) Approximate total area (ha) of the site?

Size: 300 hectares

cxxviii) Shape (type) of the site?

Answer: Flood plain

cxxix) Possibility of Expandability of the site?

Answer: yes possible

cxxxi) Existing land use (agriculture: No. of Annual harvest /industrial/residential)?

Answer: No cultivation.

cxlxi) Possibility of convertibility to industrial use?

Answer: Yes possible

cxxxii) Number of land owners in the site?

Answer: This site is comprised of government owned khas(State owned land) lands

cxxxiii) Major occupation of the land owners

Answer; Mostly fishermen and agricultural labours. Hence the area has a number of unskilled labourers. Retraining will have to be encouraged

cxxxiv) Agreement to Land Acquisition (how many agreements need to acquisition/any agreement with the private land developer)

Answer : Land is khas(State owner Land), owned by the government

cxxxv) What is the existing land value of the proposed site?

Answer: This site is comprised of government owned khas (State owner land)lands

xi) Number of resettlement (households, trees, livestock, fisheries, etc)

Answer: No resettlement

xii) Magnitude to compensation (cost to be incurred for resettlement)

Answer : No Magnitude compensation

xiii) Existing Proponent (Is there any public /private sector involvement? In case of private sector involvement, their technical and financial capability

Answer : Land is khas,(state owner land) owned by the government

xiv) Level of Land fill required?

Answer; $2m < H \leq 5m$

Comments: The site is comprised of khas lands and does not need to be acquired. The lands are prone to natural disasters and will need significant investment to protect the lands. The site is also currently not well connected to access roads or national transport infrastructure. The site is a distance from urban amenities. There is no existing industrial activity in the surrounding area

UU. Surrounding Area

lxxv) What is the distance of the site from District / Upazilla / Union / Municipality Headquarter?

- a) District : 50 km from the Cox's Bazar District Headquarter
- b) Upazilla : 20 km from : Maheshkhali Upazila Headquarters
- c) Union/Municipality : 5 km

lxxvi) Availability of amenities (school, college, hospital, bazaar, bank, police station, etc) in main town (district/Upazilla/ Union/Municipality) with specific number

Answer : Nearest rural settlements are located within 20 km and the Union Bazaar is about 5 km away from the site.

A primary school is located within 5km. A high school and is about 6 km away. Within 20 (two) kilometers of radius the following are available:-

lxxvii) What is the distance of the site from the main city (Dhaka /Chittagong) and approximate commuting time?

- a) Dhaka : The site is 385 km from Dhaka
- b) Chittagong : 100 km from the Chittagong City Centre

lxxviii) Availability of labor forces?

Answer : Not available

lxxix) Capacity of labor supply?

Answer: poor (N<5000)

lxxx) Quality of laborers

Answer: Poor

lxxxi) Availability of skilled labor/manager?

Answer : Not Available

lxxxii) Capacity of skilled labor manager supply?

Answer: poor

lxxxiii) Quality of labor managers

Answer: Poor

lxxxiv) Distance from forward and backward linkages industries

Answer : Backward linkage industries within 100 km from site (Chittagong)

lxxxv) What is the distance from Exiting Industrial Cluster?

Answer: 100 km (Chittagong)

VV. Natural Disaster

lxxiii) Does the area affect by flood?

Yes

✓ No

lxxiv) If yes, when did the last flood occur? And how long it existed? And risk of submerge

Year:(N/A)..... Duration of flooding:

lxxv) Can you please explain the damage due to the last flood?

z) Damage of crops/ agricultural land

aa) Damage of Shelter

bb) Others

lxxvi) Probability of the area being affect by earthquake? Mention the earthquake zone

Answer: The area has high probability of being affected in case there is an earthquake

lxxvii) Risk of sub-merge?

Answer: $0/10 < f \leq 1/10$

$0 < D \leq 0.1\text{m}$

lxxviii) Risk of land erosion?

Answer: low risk

lxxix) Risk of landslide

Answer: low risk

lxxx) Risk of cyclone/

Answer: High risk

Comments : The site experiences cyclones and tidal surges however, the site itself showed no evidence of contamination. A more detailed Environmental Impact Assessment will need to be undertaken at a later date

WW. Infrastructure

i) Distance from main town?

Answer: 20 km

ii) Availability of amenities in main town?

Answer: poor

iii) Distance (km) from national highway?

Answer ; 20 km from the Dhaka-Chittagong-Cox's Bazar Highway

iv) Distance (km) from regional highway?

Answer: 20 km

Note: , The site is not easily accessible from the national and regional highways, but it does have direct access from adjacent waterways, which are accessible year round.

v) Distance (km) from Railway?

Answer ; The Chittagong Railway Station is approximately 100 km from the site

vi) Distance (km) from Seaport?

Answer : 100 km from the Port of Chittagong , Chittagong Port is only 15 km by sea.

vii) Distance (km) from River port?

Answer :100 Km Karnofully river port

viii) Distance (km) from Airport port?

Answer : 103 km from the Chittagong Airport , 388 km from the Dhaka Airport

ix) Distance (km) from inland container depot?

Answer : 102(Chittagong))

x) Distance from land port / Customs?

Answer: Within 150 km Akhaura land port Comilla,Bibir bajar land port comilla

xi) Distance (km) from Nation Power Grid?

Answer: Electricity network is about 10 km from the site

xii) Supply capacity (electricity)

Answer : $10\text{MW} \leq P \leq 25\text{MW}$

xiii)Power frequency of outage (electricity?)

Answer: per day frequency $0/10 < F_2/10$

xiv) Distance (km) from gas pipeline network ?

Answer :100 Km Chittagong

xv) Gas supply capacity?

Answer : $25 \leq V < 50$

xvi)Distance from water supply source?

Answer : 50 km Cox's Bazar

xvii)Water capacity and water quality?

Answer : $1000 \leq V \leq 2500$

xviii) Distance from effluent treatment plant? If available

Answer : 100Km Chittagong

xix) Distance from Solid Waste Treatment plant? If available

Answer : 100 Km Chittagong

xx) Distance from telecommunication network

Answer : Mobile telecommunication facilities available but No land lines available
(poor)

xxi) Availability of public transport to the site

Answer : Not available (Poor)

XX. Environmental Restriction/ Special Defects

xlvi) Contamination of Land?

Answer ; No contamination

xlix) Nature of wild life conservation(describe)

Answer: No

l) Objection from surrounding community (describe)

Answer: None

li) Any objection regarding land acquisition (dispute on land)

Answer : The site is comprised of khas(State owned land) lands and does not need to be acquired. The lands are prone to natural disasters and will need significant investment to protect the lands.

lii) Size of urban and/or rural population

Answer: The site has a rural community within 10 km. There are a number of scattered villages around the site.

liii) Whether women and their livelihood will be affected because of the EZ

Answer: If EZs are established in this area, local women will have new opportunities for jobs and women will be empowered

liv) List the main livelihood of the inhabitants- fishing, farming, grazing cattle, small business etc

Answer : Small business and Agriculture.fishing

Final Recommendation: Although the site is Khas lands, it also has several location disadvantages such as, it is prone to natural disasters (cyclones and tidal surges), has poor connectivity to national transport systems, lacks on and off-site infrastructure and utility networks, and has limited access to modern amenities required for international investors. Significant capital investment is required for this site, unless it was to be developed and used for the shipbuilding sector.

Data Collection Survey on the Special Economic Zones in Bangladesh

Final Report

Appendix VI: Scorecards on the candidate SEZ sites

Table VI-1 Scorecard (Narsingdi)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.1 : Narsingdi)					
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores		
			Summary	Score	
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	279 ha, Oblong figure	5	
		Expandability	Possible at high cost	3	
	Level of Landfill Required		2m<H≤5m	2	
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)		Agricultural land (1 crop)	4
		Convertibility to Industrial Use		Possible at high cost	4
	Land Ownership	Number of Land Owners		100 above land owner	1
		Major Occupation		Agriculture, small business ,Day labor	1
	Resettlement & Compensation	Agreement to Land Acquisition		100 above agreement to land acquisition	2
		Number of Resettlements		No resettlement	5
		Magnitude of Compensation		No Magnitude compensation	5
	Existence of Supporter	Public Sector (Past Experience)		Bangaldesh Government proposed	4
		Private Sector (Technical/Financial Capability)		100 above land owner	1
Contamination of Land			Little	4	
Soil Bearing Capacity			Swamp, Paddy field	1	
Sub Total					
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	District Head quarter : 4 km	5	
		Availability of Amenities in Main Town	Very good and Good	4	
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	2.0hr<T	1	
	Labor Market	Availability of labor force	5,000 – 10,000 persons (male/female)	3	
		Quality of Labor	Good (semi-skilled) and good/non-skilled laborers are available	3	
		Quality of Middle Managers	Very good and Good	4	
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters		100 km	3
Adjacent Development			Industries surrounding the site	3	
Sub Total					
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	1/10<F≤2/10 0.1m<D≤0.5m	3	
		Risk of Land Erosion	Low risk	3	
		Risk of Land Slides	No risk	5	
	Risk of Cyclone		No risk	5	
	Risk of Earthquake		Low risk	3	
Sub Total					
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	1.3 km (Dhak Sylhet Highway)	5	
		Access to Railway Line	2.7 km	5	
		Access to Major Port	289 km (Chittagong)	1	
		Access to Major Airport	60 km (Dhaka International Air port)	3	
		Access to Inland Container Terminal	50km (Pangaon karaniganj)	3	
		Access to Land Port/Customs	65 km Akhaura, Bibir bajar land port comilla	2	
	Power Supply	Access to National Grid		Close to the site	5
		Supply Capacity		33kV	3
		Frequency of Outage		1/10<F≤2/10	3
	Gas Supply	Access to Gas Pipeline Network		500m	5
		Supply Capacity		760,000-1,130,000m3/d	3
	Water Supply and Sewage	Distance to Water Supply Source		500m	5
		Supply Capacity & Water Quality		1000<V≤2500 m3/d	3
		Distance to Effluent Treatment		Not Available	1
	Solid Waste Treatment	Distance to Solid Waste Treatment		No solid waste treatment plant within 20 Km	1
	Telecommunication			Close to the site	5
	Availability of Public Transport to Site			Available	5
Sub Total					
Grand Total (1,000 points)					

Table VI-2 Scorecard (A K Khan)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.2 : A K Khan)					
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores		
			Summary	Score	
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	101ha, Polygonal shape	3	
		Expandability	Possible	3	
		Level of Landfill Required	About 1-2m of land fill	3	
		Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	No crops	3
			Convertibility to Industrial Use	Possible	4
		Land Ownership	Number of Land Owners	One land owner	4
			Major Occupation	Land developer company	4
			Agreement to Land Acquisition	Easy	4
		Resettlement & Compensation	Number of Resettlements	No resettlement	5
			Magnitude of Compensation	No Magnitude compensation	5
		Existence of Supporter	Public Sector (Past Experience)	Have experience work with public sector	3
			Private Sector (Technical/Financial Capability)	Private sector (one land owner)	3
		Contamination of Land		None	5
		Soil Bearing Capacity		Sand, Cultivation	3
Sub Total					
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	District Head quarter : 14 km	5	
		Availability of Amenities in Main Town	Good	3	
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Dhaka : 30km + Boat (1.5hr<T≤2.0hr)	2	
		Labor Market	Availability of labor force	10,000 – 30,000 persons (male/female)	3
			Quality of Labor	Excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available	4
			Quality of Middle Managers	Excellent, Very good and Good	5
		Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	50 km (old Dhaka)	3
	Adjacent Development		Industries unlocated near to the site (opposite bank of the river)	3	
Sub Total					
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	1/10<F≤2/10 0.1m<D≤0.5m	3	
		Risk of Land Erosion	High risk	2	
		Risk of Land Slides	No risk	5	
	Risk of Cyclone		No risk	5	
	Risk of Earthquake		Low risk	3	
Sub Total					
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	12 km (Dhak Sylhet Highway)	3	
		Access to Railway Line	14 km	3	
		Access to Major Port	276km (Chittagong)	1	
		Access to Major Airport	32 km (Crossing river, Dhaka International Air port)	4	
		Access to Inland Container Terminal	0km (A K Khan Terminal)	5	
		Access to Land Port/Customs	70 km Akhaura, Bibir bajar land port comilla	2	
		Access to National Grid	Very close to the site (30m)	4	
	Power Supply	Supply Capacity	No high voltage power establishment available nearby	3	
		Frequency of Outage	2/10<F≤10/10	2	
		Gas Supply	Access to Gas Pipeline Network	1km	4
	Water Supply and Sewage	Supply Capacity	25≤V<50 (10^3Nm3/day)	3	
		Distance to Water Supply Source	500m	3	
		Supply Capacity & Water Quality	5000<V≤7500 m3/d	2	
	Solid Waste Treatment	Distance to Effluent Treatment	Not Available	1	
		Distance to Solid Waste Treatment	Not Available	1	
	Telecommunication		Mobile network available. Land phone distance from 2 km	3	
	Availability of Public Transport to Site		Poor	2	
Sub Total					
Grand Total (1,000 points)					

Table VI-3 Scorecard (Kaliganj)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.3 : Kaliganj)				
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores	
			Summary	Score
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	40 ha, Oblong figure	1
		Expandability	Possible at high cost	1
	Level of Landfill Required		No land fill required (H=om)	5
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	No crops	5
		Convertibility to Industrial Use	Possible	5
	Land Ownership	Number of Land Owners	50 above land owner (Family	2
		Major Occupation	Skilled labor available	4
		Agreement to Land Acquisition	Difficult	2
	Resettlement & Compensation	Number of Resettlements	100 above officers and employe Quarter	1
		Magnitude of Compensation	Muslim Cotton mill factory	3
	Existence of Supporter	Public Sector (Past Experience)	Public sector not involve	1
		Private Sector (Technical/Financial Capability)	Private sector and bank involvement	2
	Contamination of Land		Little	4
Soil Bearing Capacity		(Old factory)	5	
Sub Total				
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	1 km	5
		Availability of Amenities in Main Town	Good	3
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Dhaka : 30km (1.5hr<T≤2.0hr)	2
	Labor Market	Availability of labor force	30,000 – 50,000 persons (male/female)	4
		Quality of Labor	Excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available	4
		Quality of Middle Managers	Very good	4
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	30 km	4
	Adjacent Development		Industries are located in the surrounding site	4
Sub Total				
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	0/10<F≤1/10 0<D≤0.1m	4
		Risk of Land Erosion	No risk	5
		Risk of Land Slides	No risk	5
	Risk of Cyclone		No risk	5
	Risk of Earthquake		Low risk	3
Sub Total				
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	1 km	5
		Access to Railway Line	1 km	5
		Access to Major Port	278 km (Chittagong)	1
		Access to Major Airport	35 km (Dhaka International Air port)	4
		Access to Inland Container Terminal	40km (Pangaon karaniganj)	4
		Access to Land Port/Customs	110 km Akhaura, Bibir bajar land port comilla	2
	Power Supply	Access to National Grid	Close to the site	5
		Supply Capacity	33kV	3
		Frequency of Outage	1/10<F≤2/10	3
	Gas Supply	Access to Gas Pipeline Network	1km	5
		Supply Capacity	25≤V<50 (10^3Nm3/day)	3
	Water Supply and Sewage Treatment	Distance to Water Supply Source	20km<D	1
		Supply Capacity & Water Quality	5000<V≤7500 m3/d	3
		Distance to Effluent Treatment	Not Available	1
	Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available	1
	Telecommunication		1km	5
	Availability of Public Transport to Site		Very Good	4
Sub Total				
Grand Total (1,000 points)				

Table VI-4 Scorecard (Sreepur)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.4 : Sreepur)					
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores		
			Summary	Score	
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	60 ha, Oblong figure	2	
		Expandability	Very difficult	2	
	Level of Landfill Required		No land fill required (H=om)	5	
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	Agriculture (1crops cotton)		3
		Convertibility to Industrial Use	Possible		5
	Land Ownership	Number of Land Owners	Public land (Government)		5
		Major Occupation	Researcher		4
		Agreement to Land Acquisition	Easy		4
	Resettlement & Compensation	Number of Resettlements	No resettlement (Except trees)		5
		Magnitude of Compensation	Approx. 20 mil TAKA		5
	Existence of Supporter	Public Sector (Past Experience)	Cotton development Board		4
		Private Sector (Technical/Financial Capability)	Private sector not involve		1
	Contamination of Land		Little		5
	Soil Bearing Capacity		Upland		5
Sub Total					
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	25km	5	
		Availability of Amenities in Main Town	Very good	4	
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Dhaka : 45km (1.0hr<T≤1.5hrr)	3	
	Labor Market	Availability of labor force	30,000 – 50,000 persons (male/female)		4
		Quality of Labor	Excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available		5
		Quality of Middle Managers	Very good		4
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	30 km (But Very near HONDA in near future)		5
	Adjacent Development		Many industries are located situated in the surrounding site		4
Sub Total					
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	F=0/10 D=0m	5	
		Risk of Land Erosion	No risk	5	
		Risk of Land Slides	No risk	5	
	Risk of Cyclone		No risk	5	
	Risk of Earthquake		Low risk	4	
Sub Total					
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	Roadside	5	
		Access to Railway Line	10km<D≤25km	3	
		Access to Major Port	322 km (Chittagong)	1	
		Access to Major Airport	47 km (Dhaka International Air port)	5	
		Access to Inland Container Terminal	75km (Pangaon karanigarj)	5	
		Access to Land Port/Customs	100 km Akhaura, Bibir bajar land port comilla	2	
	Power Supply	Access to National Grid	Close to the site		5
		Supply Capacity	33kV		4
		Frequency of Outage	0/10<F≤1/10		4
	Gas Supply	Access to Gas Pipeline Network	Close to the site		5
		Supply Capacity	760,000–1,130,000m3/d		3
	Water Supply and Sewage Treatment	Distance to Water Supply Source	25km		1
		Supply Capacity & Water Quality	1,000<V≤2,500 m3/d		3
		Distance to Effluent Treatment	Not Available		1
		Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available	
	Telecommunication		Close to the site		5
	Availability of Public Transport to Site		Available		5
	Sub Total				
Grand Total (1,000 points)					

Table VI-5 Scorecard (Savar)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.5 : Savar)					
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores		
			Summary	Score	
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	220 ha, Polygonal shape	4	
		Expandability	Possible	2	
	Level of Landfill Required		About 3.5-4.5m of land fill	2	
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	Agriculture (2crops) paddy and vegetable		2
		Convertibility to Industrial Use	Possible		4
	Land Ownership	Number of Land Owners	One land owner		4
		Major Occupation	Land developer company		4
		Agreement to Land Acquisition	Very easy		5
	Resettlement & Compensation	Number of Resettlements	No resettlement		5
		Magnitude of Compensation	No Magnitude compensation		5
	Existence of Supporter	Public Sector (Past Experience)	Public sector not involve		1
		Private Sector (Technical/Financial Capability)	Private sector (one land owner)		5
	Contamination of Land		Little		4
Soil Bearing Capacity		Paddy field, cultivation		2	
Sub Total					
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	5km	5	
		Availability of Amenities in Main Town	Very good	4	
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Dhaka : 16km (T≤0.75hr)	5	
	Labor Market	Availability of labor force	30,000 – 50,000 persons (male/female)		5
		Quality of Labor	Excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available		5
		Quality of Middle Managers	Excellent, Very good and Good		5
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	20 km		5
	Adjacent Development		industries are located in surrounding area ,Dhaka city corporation area distance only 3		4
Sub Total					
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	5/10<F 1.0m<D	1	
		Risk of Land Erosion	Low risk	4	
		Risk of Land Slides	No risk	5	
	Risk of Cyclone		No risk	5	
	Risk of Earthquake		Low risk	4	
Sub Total					
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	Roadside	5	
		Access to Railway Line	12km	3	
		Access to Major Port	280 km (Chittagong)	1	
		Access to Major Airport	15 km (Dhaka International Air port)	5	
		Access to Inland Container Terminal	22km (Pangaon karaniganj)	5	
		Access to Land Port/Customs	Within 110 km Bibir bajar, Haluaghat, Karaitoli	1	
	Power Supply	Access to National Grid	Close to the site		5
		Supply Capacity	33kV, 230kV		4
		Frequency of Outage	0/10<F≤1/10		4
	Gas Supply	Access to Gas Pipeline Network	Close to the site		5
		Supply Capacity	760,000-1,130,000m3/d		4
		Distance to Water Supply Source	5km<D≤10km		4
		Supply Capacity & Water Quality	2,500<V≤5,000 m3/d		5
		Distance to Effluent Treatment	Not Available		1
	Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available		1
	Telecommunication		Close to the site		5
	Availability of Public Transport to Site		Available		5
Sub Total					
Grand Total (1,000 points)					

Table VI-6 Scorecard (Maowa)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.6 : Maowa)				
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores	
			Summary	Score
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	600 ha, Polygonal shape	5
		Expandability	Possible	3
	Level of Landfill Required		About 4-5m of land fill	2
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	Agriculture (2crops)	2
		Convertibility to Industrial Use	Possible	3
	Land Ownership	Number of Land Owners	100 above land owner	1
		Major Occupation	Agriculture, small business	1
		Agreement to Land Acquisition	Difficult	2
	Resettlement & Compensation	Number of Resettlements	0<N≤50	4
		Magnitude of Compensation	No Magnitude compensation	5
	Existence of Supporter	Public Sector (Past Experience)	Public sector not involve	1
		Private Sector (Technical/Financial Capability)	Private sector (one land owner)	4
	Contamination of Land		Little	4
Soil Bearing Capacity		Paddy field, cultivation	2	
Sub Total				
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	10km	5
		Availability of Amenities in Main Town	Good	3
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Dhaka : 35km (1.0hr<T≤1.5hr)	3
	Labor Market	Availability of labor force	5,000 – 10,000 persons (male/female)	3
		Quality of Labor	Very good (semi-skilled) and good/non-skilled laborers are available	3
		Quality of Middle Managers	Good	3
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	24 km	5
Adjacent Development		within 20 km Adjacent development not well	2	
Sub Total				
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	2/10<F≤5/10 0.5m<D≤1.0m	2
		Risk of Land Erosion	Low risk	3
		Risk of Land Slides	No risk	5
	Risk of Cyclone		No risk	5
	Risk of Earthquake		Low risk	3
Sub Total				
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	Roadside	5
		Access to Railway Line	35km	2
		Access to Major Port	285km (Chittagong)	1
		Access to Major Airport	46 km (Dhaka International Air port)	4
		Access to Inland Container Terminal	24km (Pangaon karaniganj)	3
		Access to Land Port/Customs	Within 60km Bibir bajar	3
	Power Supply	Access to National Grid	Close to the site	5
		Supply Capacity	33kV	3
		Frequency of Outage	2/10<F≤10/10	2
	Gas Supply	Access to Gas Pipeline Network	8km	4
		Supply Capacity	280,000–560,000m ³ /d	3
	Water Supply and Sewage Treatment	Distance to Water Supply Source	10km	3
		Supply Capacity & Water Quality	V<1000 m ³ /d	1
		Distance to Effluent Treatment	Not Available	1
	Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available	1
	Telecommunication		3km	3
Availability of Public Transport to Site		Available	3	
Sub Total				
Grand Total (1,000 points)				

Table VI-7 Scorecard (Rupgonj)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.7 : Rupgonj)				
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores	
			Summary	Score
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	37.4 ha, Oblong figure	1
		Expandability	Possible at high cost	2
	Level of Landfill Required		About 1.5-2.0m of land fill	3
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	1 crop	3
		Convertibility to Industrial Use	Possible	4
	Land Ownership	Number of Land Owners	One land owner	4
		Major Occupation	Business	5
		Agreement to Land Acquisition	Normal	3
	Resettlement & Compensation	Number of Resettlements	No resettlement	5
		Magnitude of Compensation	No Magnitude compensation	5
	Existence of Supporter	Public Sector (Past Experience)	Public sector not Involve	1
		Private Sector (Technical/Financial Capability)	Private sector (one land owner)	4
	Contamination of Land		Little	4
	Soil Bearing Capacity		Vacant site, Level ground	5
Sub Total				
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	11 km	5
		Availability of Amenities in Main Town	Good	3
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Dhaka : 25km (0.75hr<T≤1.0hr)	4
	Labor Market	Availability of labor force	30,000 – 50,000 persons (male/female)	4
		Quality of Labor	Excellent (skilled), very good (semi-skilled) and good/non-skilled laborers are available	4
		Quality of Middle Managers	Excellent, Very good and Good	4
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	30 km	4
Adjacent Development		Industries are located surrounding the site	4	
Sub Total				
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	0/10<F≤1/10 0<D≤0.1m	4
		Risk of Land Erosion	No risk	5
		Risk of Land Slides	No risk	5
	Risk of Cyclone		No risk	5
	Risk of Earthquake		Low risk	3
Sub Total				
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	Roadside	5
		Access to Railway Line	11 km	3
		Access to Major Port	271 km (Chittagong)	1
		Access to Major Airport	40 km (Dhaka International Air port)	4
		Access to Inland Container Terminal	25km (Pangaon karaniganj)	3
		Access to Land Port/Customs	75 km Akhaura, Bibir bajar land port comilla	3
	Power Supply	Access to National Grid	Close to the site	5
		Supply Capacity	100MW≤P<200MW	4
		Frequency of Outage	0/10<F≤1/10	4
	Gas Supply	Access to Gas Pipeline Network	Close to the site	5
		Supply Capacity	760,000-1,130,000m3/d	4
	Water Supply and Sewage	Distance to Water Supply Source	11km	3
		Supply Capacity & Water Quality	5000<V≤7500 m3/d	4
		Distance to Effluent Treatment	Not Available	1
	Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available	1
	Telecommunication		Mobile telecommunication or landlines facilities available	4
	Availability of Public Transport to Site		Good	3
Sub Total				
Grand Total (1,000 points)				

Table VI-8 Scorecard (Araihazar)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.8 : Araihazar)					
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores		
			Summary	Score	
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	40 ha, Oblong figure	1	
		Expandability	Possible at high cost	1	
	Level of Landfill Required		About 1.5-2.0m of land fill	2	
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)		2 crops	2
		Convertibility to Industrial Use		Possible	2
	Land Ownership	Number of Land Owners		One land owner	4
		Major Occupation		Business	3
		Agreement to Land Acquisition		Normal	3
	Resettlement & Compensation	Number of Resettlements		No resettlement	5
		Magnitude of Compensation		No Magnitude compensation	5
	Existence of Supporter	Public Sector (Past Experience)		Public sector not involve	1
		Private Sector (Technical/Financial Capability)		Private sector (one land owner)	1
Contamination of Land			Little	4	
Soil Bearing Capacity			Cultivation	3	
Sub Total					
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	1km	5	
		Availability of Amenities in Main Town	Good	3	
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Dhaka : 40km (1.5hr<T≤2.0hr)	2	
	Labor Market	Availability of labor force	10,000 – 30,000 persons (male/female)	3	
		Quality of Labor		Good	3
		Quality of Middle Managers		Very good	4
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters		40 km	4
Adjacent Development			Industries are located in the surrounding area	3	
Sub Total					
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	0/10<F≤1/10 0<D≤0.1m	4	
		Risk of Land Erosion	No risk	5	
		Risk of Land Slides	No risk	5	
	Risk of Cyclone		No risk	5	
	Risk of Earthquake		Low risk	3	
Sub Total					
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	Roadside	5	
		Access to Railway Line	14 km	3	
		Access to Major Port	278 km (Chittagong)	1	
		Access to Major Airport	47 km (Dhaka International Air port)	4	
		Access to Inland Container Terminal	22km (Pangaon karanihari)	3	
		Access to Land Port/Customs	75km<D≤100km	2	
		Power Supply	Access to National Grid	Close to the site	5
		Supply Capacity	33kV	3	
		Frequency of Outage	1/10<F≤2/10	3	
	Gas Supply	Access to Gas Pipeline Network	Close to the site	5	
		Supply Capacity	25≤V<50 (10^3Nm3/day)	3	
	Water Supply and Sewage Systems	Distance to Water Supply Source	16km	2	
		Supply Capacity & Water Quality	5000<V≤7500 m3/d	3	
		Distance to Effluent Treatment	Not Available	1	
	Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available	1	
	Telecommunication		Good	3	
	Availability of Public Transport to Site		Good	3	
Sub Total					
Grand Total (1,000 points)					

Table VI-9 Scorecard (Sangu River)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.9 : Sangu River)				
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores	
			Summary	Score
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	75 ha, Oblong figure	2
		Expandability	Possible	2
	Level of Landfill Required		About 4-5m of land fill	2
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	Agricultural land (occasional cultivation)	3
		Convertibility to Industrial Use	Possible	3
	Land Ownership	Number of Land Owners	70% Government owned	4
		Major Occupation	Mostly fishermen and agricultural labours	4
		Agreement to Land Acquisition	Easy	4
	Resettlement & Compensation	Number of Resettlements	No resettlement	5
		Magnitude of Compensation	No Magnitude compensation	5
	Existence of Supporter	Public Sector (Past Experience)	Public sector not involve	1
		Private Sector (Technical/Financial Capability)	Ananda group	3
	Contamination of Land		Little	4
Soil Bearing Capacity		Swamp, Paddy field	1	
Sub Total				
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	District Head quarter : 32 km	4
		Availability of Amenities in Main Town	Very good	4
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Chittagong : 32km (1.0hr<T≤1.5hr)	3
	Labor Market	Availability of labor force	10000≤N<30000	3
		Quality of Labor	Good (semi-skilled) and good/non-skilled laborers are available	3
		Quality of Middle Managers	Not available	1
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	100 km	3
	Adjacent Development		Adjecent site are not develop	1
Sub Total				
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	5/10<F 1.0m<D	1
		Risk of Land Erosion	High	2
		Risk of Land Slides	No risk	5
	Risk of Cyclone		Very high	1
	Risk of Earthquake		Low risk	3
Sub Total				
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	20 km	3
		Access to Railway Line	32 km	2
		Access to Major Port	39 km (Chittagong)	5
		Access to Major Airport	46 km (Dhaka International Air port)	4
		Access to Inland Container Terminal	35 Km distance chittagong	2
		Access to Land Port/Customs	75km<D≤100km	2
	Power Supply	Access to National Grid	Close to the site	5
		Supply Capacity	No high voltage power	2
		Frequency of Outage	1/10<F≤2/10	3
	Gas Supply	Access to Gas Pipeline Network	No gas network	1
		Supply Capacity	Not available	1
		Distance to Water Supply Source	Not Available	1
	Water Supply and Sewage Treatment	Supply Capacity & Water Quality	Not Available	1
		Distance to Effluent Treatment	Not Available	1
		Distance to Solid Waste Treatment	Not Available	1
	Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available	1
	Telecommunication		Good	3
	Availability of Public Transport to Site		Available	3
Sub Total				
Grand Total (1,000 points)				

Table VI-10 Scorecard (Matarbari)

Evaluation Scorecard for the proposed SEZ Sites in Bangladesh (Candidate No.10 : Matarbari)				
Key Aspect	Evaluation Points	Specific Requirements	Evaluation Scores	
			Summary	Score
Locations (350 points)	Total Area (ha)	Size & Shape of the Site	920ha, Polygonal shape	5
		Expandability	Possible	4
	Level of Landfill Required		About 10 m of land fill	1
	Existing Land Use & Zoning	Existing Land Use (Number of Annual Harvests)	Salt field	3
		Convertibility to Industrial Use	Possible	3
	Land Ownership	Number of Land Owners	Mostly Government owned	5
		Major Occupation	Mostly fishermen and agricultural labours	4
		Agreement to Land Acquisition	Easy	4
	Resettlement & Compensation	Number of Resettlements	Village translation	1
		Magnitude of Compensation	No Magnitude compensation	4
	Existence of Supporter	Public Sector (Past Experience)	Public sector not involve	1
		Private Sector (Technical/Financial Capability)	Private sector not involve	1
	Contamination of Land		Little	5
Soil Bearing Capacity		Swamp, Paddy field	1	
Sub Total				
Surrounding Area (200 points)	Distance to Main Towns	Physical Distance to the available amenities	20 Km Mahashes khali	5
		Availability of Amenities in Main Town	Very good	2
		Commuting Time from Prime Residential Areas in Dhaka/Chittagong	Chittagong : 90km (2.0hrCT)	1
	Labor Market	Availability of labor force	10000≤N<30000	3
		Quality of Labor	good/non-skilled laborers are available	2
		Quality of Middle Managers	Not available	1
	Linkage with Forward/Backward Industry	Distance from Existing Industrial Clusters	100 km	3
Adjacent Development		No industries within 20 Km	1	
Sub Total				
Natural Disaster (150 points)	Risk of Flood & Land Erosion	Risk of Submersion	5/10<F 1.0m<D	1
		Risk of Land Erosion	High	2
		Risk of Land Slides	No risk	5
	Risk of Cyclone		Very high	1
	Risk of Earthquake		Low risk	3
Sub Total				
Infrastructure (300 points)	Transportation (Availability & Distance)	Access to Main Highway	23 km	3
		Access to Railway Line	70 km	1
		Access to Major Port	90 km (Chittagong)	3
		Access to Major Airport	95 km (Chittagong International Air port)	2
		Access to Inland Container Terminal	90 km (Chittagong)	1
		Access to Land Port/Customs		1
	Power Supply	Access to National Grid	(JICA FS- Power plant in future)	2
		Supply Capacity	No high voltage power	1
		Frequency of Outage		1
	Gas Supply	Access to Gas Pipeline Network	No gas network	2
		Supply Capacity	Not available	3
	Water Supply and Sewage	Distance to Water Supply Source	Not Available	1
		Supply Capacity & Water Quality	Not Available	1
		Distance to Effluent Treatment	Not Available	1
		Solid Waste Treatment	Distance to Solid Waste Treatment	Not Available
	Telecommunication		Good	3
	Availability of Public Transport to Site		Very poor	1
Sub Total				
Grand Total (1,000 points)				

Data Collection Survey on the Special Economic Zones in Bangladesh

Final Report

Annex VII: Presentation Materials at the Workshop in Bangladesh



Data Collection Survey on
Special Economic Zones in Bangladesh

**WORKSHOP
ON
FINDINGS OF THE SURVEY**

June 9, 2013

Lakeshore Hotel, Dhaka



Member of the Survey Team

Junichiro Motoyama	Team Leader/SEZ	World Business Associates Co., Ltd.
Tetsuo Yasui	SEZ Legal Systems/ Structure (1)	World Business Associates Co., Ltd.
Saji Minoru	Land-use Evaluation/ Off-site Infrastructure Development (1)	Nikken Sekkei Civil Engineering Ltd.
Zakir Hossain	Land-use Evaluation/ Off-site Infrastructure Development (2)	Young Consultants (National Consultant)
Yasuhiro Yamano *	SEZ Legal Systems/ Structure (2)	The Japan Research Institute, Limited
Gen Hashimoto *	Environmental & Social Considerations	The Japan Research Institute, Limited
Akihisa Yamata *	Environmental & Social Considerations (Domestic)	The Japan Research Institute, Limited



Agenda

1. Geo-political Advantages of Bangladesh, Business Opportunities and its Constraints
2. Summary of Questionnaire Survey to Japanese Firms
3. Types and Classifications of SEZ/EPZ and Industrial Parks in Bangladesh
4. "Best Practices in SEZ Development " in Asian Countries
5. Financing SEZ Project in Bangladesh
6. Brief Introduction of Candidate SEZ Sites
7. Directives on the Assistance by JICA for the development of SEZs in Bangladesh.



I. Geo-political Advantages of Bangladesh, Business Opportunities and its Constraints



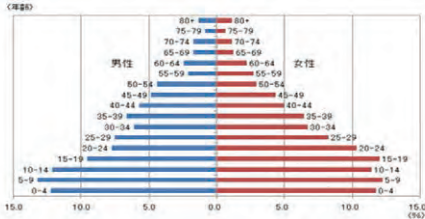
Junichiro Motoyama, Ph.D.
Team Leader/SEZ



Advantages of Bangladesh and its Potential

- Dominant Distribution of Younger Generation in Demographic Structure

No.	Population(2011)	Million	Population Density(2009)	P/Km2	GDP(PPP-based)(2011)	Billion US\$
1	China	1,353	Bangladesh	1,127	U.S.A.	15,064
2	India	1,198	Taiwan	637	China	11,316
3	U.S.A.	314	South Korea	485	India	4,469
4	Indonesia	229	Netherlands	399	Japan	4,395
5	Brazil	193	India	364	Germany	3,089
6	Pakistan	180	Haiti	362	Russia	2,376
7	Bangladesh	162	Belgium	349	Brazil	2,309
8	Nigeria	154	Japan	336	England	2,253
9	Russia	140	Sri Lanka	308	France	2,216
10	Japan	127	Philippines	307	Italy	1,828
			Bangladesh (43rd)			258

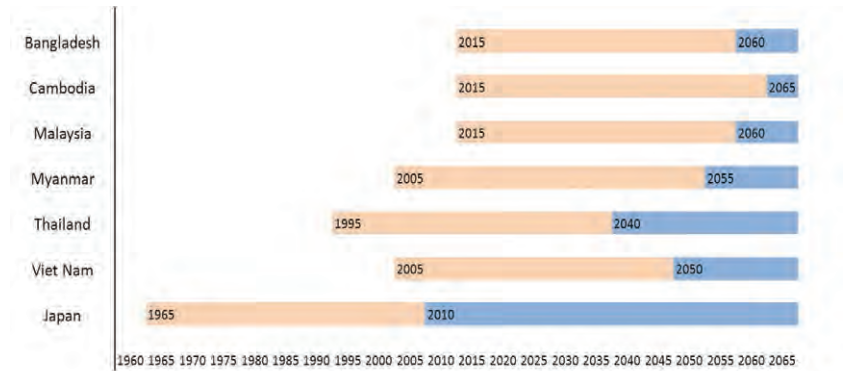


Data Collection Survey on SEZs in Bangladesh



Prolonged Population Bonus Period

Bangladesh has a prolonged Population Bonus Period until 2060s, compare to other Asian Competing Countries



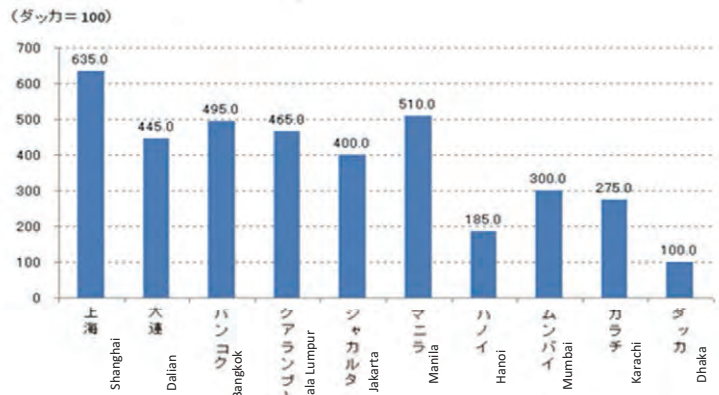
Source: UNDP "World Population Prospects"

Data Collection Survey on SEZs in Bangladesh



Competitive and Sizable Labor Market

(Comparative Table among major Asian Cities in their Annual Labor Costs to be paid for General Workers)



Source: JETRO 20th Investment Cost Comparison Survey in Asian Major Cities and Regions

Data Collection Survey on SEZs in Bangladesh



Outlook for expanding Domestic Markets

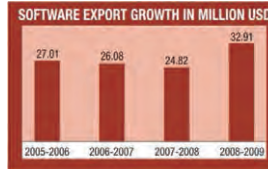
- Currently approx. 30 Millions out of 160 Millions of Population constitutes Consumer's Market
- Expanding Consumer Market by Increasing Annual Incomes which derived by transferring employees from Primary Industry to Services Industry
- Ample money transfer from overseas Bangladesh Workers which fills gaps of deficit of Trade Balance and supports vigorous domestic consumptions
- Expected improvement on Balance of Trade due to flourishing new export-oriented industries such as Shoes-making, Ship-building, Pharmaceutical and IT Services after RMG Industry
- Population below 20 years old constitutes 2/3 of the entire population which behaves as mass-purchaser of such durable products as houses, automobile, electrical appliances, electronics after 5-10 years

Data Collection Survey on SEZs in Bangladesh



Flourishing several Export-oriented Industries

Prospectus on Shoe-making, Ship-building, Pharmaceutical, IT Services & Other Emerging Industries



Attracting BOP Business

The World Economic Pyramid



Bangladesh: A Democratic yet Pro-Japanese Nation

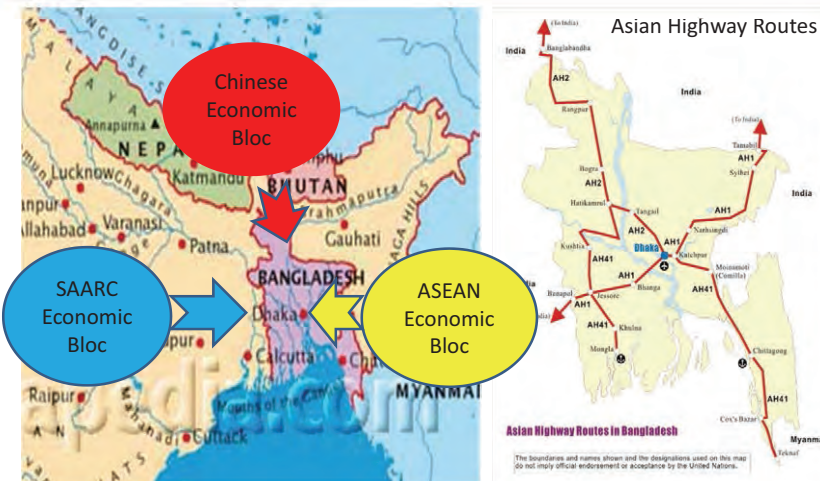
- Adopted a democratic political systems within the background of moderate Islamic culture
 - Japanese Govt. is one of the Nations who recognized the independent of Bangladesh in early stage and maintains the position of top-donor to Bangladesh
 - Assistance Policy of GoJ/JICA to Bangladesh
- Priority Area 1: Acceleration of Economic Activities**
- “Development and Strengthen Industries” which functions as an Engine for Economic Growth
 - “Infrastructure Development” which help support Economic growth and Competitiveness
 - “Orderly Development and Expansion of Mega Cities” which are the cores of Economic Growth
- Priority Area 2: Conquering Fragility of Society**
- Social Development (Education/Welfare) which is required after achieving MDGs
 - Quality Improvement in the Public Administration through participation of habitant to administrative processes
 - Assistance to rural area where are used to be left behind from Economic Growth
 - Prevention of Natural Disasters and measures for Climate Change in order to mitigate fragility

Data Collection Survey on SEZs in Bangladesh

Source : JICA Web Site 10



Geo-political Advantages of Bangladesh



Data Collection Survey on SEZs in Bangladesh



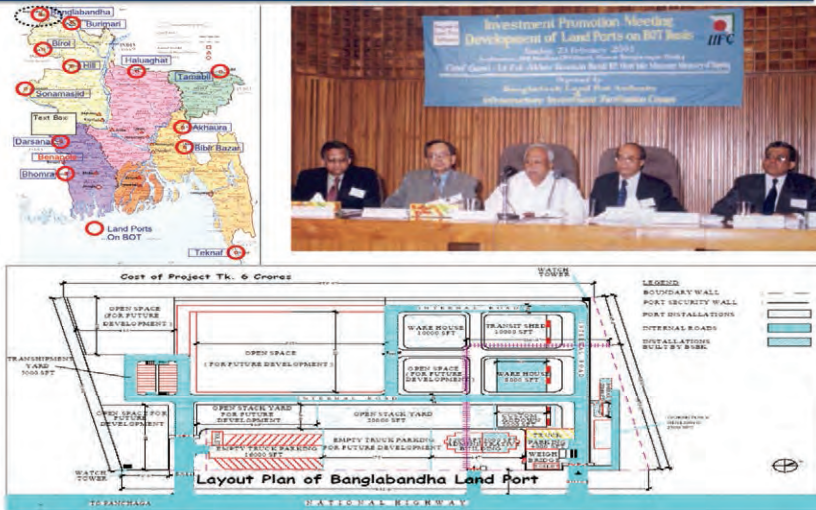
Bangladesh: A Linking-Pin between SAARC Economic Bloc and ASEAN Economic Bloc

- Expansion of Global Supply Chain among ASEAN Member Countries based on the “Fragmentation Theory”
- Realization of ASEAN Singular Market in 2015 and shifting production venue to Emerging Countries
- Bangladesh stands strategic location between ASEAN and SAARC Economic Blocs
- Infrastructure Development towards a “Seamless Asia”
- Promotion of Regional Trade and Investment by introduction of new structure and systems
- Promotion of Development Programs through activating the functions of Bay of Bengal Initiative for Multi-Sectorial Technical and Economic Cooperation (BIMSTEC)

Data Collection Survey on SEZs in Bangladesh



Cross-border Trades and Land Port Systems



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Sovereign Risks for FDI in Bangladesh

- Lower Global Competitiveness: 118th among 144 Nations
- Lack of Infrastructure and Public Utilities
- Out-break of Governance Issues
- Frequent Changes of Administration and Political unrest



Data Collection Survey on SEZs in Bangladesh

Country	Ranking
Thailand	38
Indonesia	50
India	59
Philippine	65
Sri Lanka	68
Viet Nam	75
Cambodia	85
Bangladesh	118
Pakistan	124
Lao	N/A

Global Competitiveness Report 2012/2013



Calamity by Natural Disasters & Poor Working Conditions



Data Collection Survey on SEZs in Bangladesh



II. Summary of Questionnaire Survey to Japanese Firms



Junichiro Motoyama, Ph.D.
Team Leader/SEZ

Data Collection Survey on SEZs in Bangladesh



Selection and Industrial Distribution of the firms surveyed

Criteria for selection of the firms to be surveyed

- Those Japanese Firms who are deemed to be coping with China Risks by relocating their factory or setting up new one to another country, manufacturing industries are focused.

Industrial distribution of the firms selected

- Japanese Manufacturing Firms that have a production base in China and having consolidated annual sales over 5 billion yen. total number accounts 1,867 firms.
- Distribution of the Firms : Electric machine and appliance (325), General machine and appliance (321), Chemical engineering (213), Transport machinery (178), Metal manufacturing (126), Food and beverage (123), Steel and non-ferrous metal (110), Precision and Medical Equipment (66)



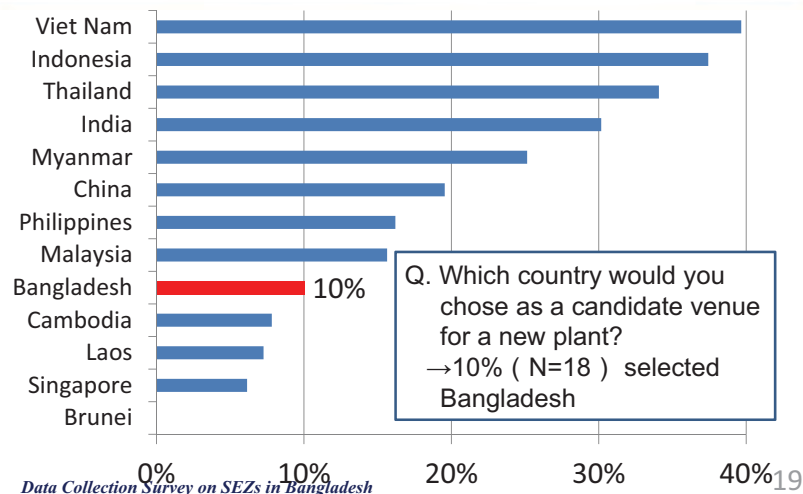
Distribution of the Answered Firms by Industry

- Business Lines: Major Industry was Transport machinery, followed by Chemical engineering, Electronic component and device, and others.
- Capital : Half of the answered firms are small and medium enterprises, capitalized at 300 million or less.

category of business	N	capital	N
those categorized as other manufacture	34	~ 10million	1
transport machinery	25	10 ~ 100million	55
chemical engineering	19	100 ~ 300million	27
electronic component and device	18	300 ~ 1,000million	29
electric machine and appliance	16	1,000million ~	63
food and beverage	15		
iron and non-ferrous metal	15		
production machine and appliance	12		
other than above	20		



Popularity of Bangladesh as a production base

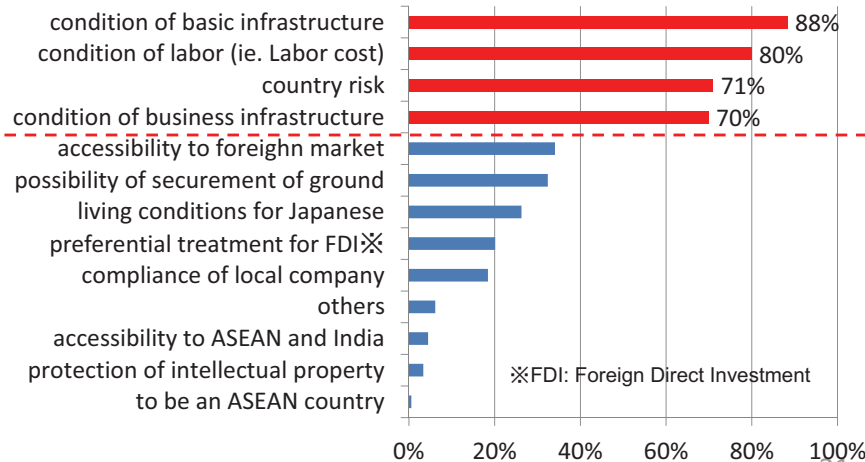


Distribution of Firms which selected Bangladesh

capital	N	category of business	N
~ 10million	0	electronic component and device	4
10 ~ 100million	8	textile	3
100 ~ 300million	2	chemical engineering	3
300 ~ 1,000million	2	rubber and leather	2
1,000million ~	6	iron and non-ferrous metal	2
		food and beverage	1
		glass / soil and stone	1
		production machine and appliance	1
		those categorized as other manufacture	1



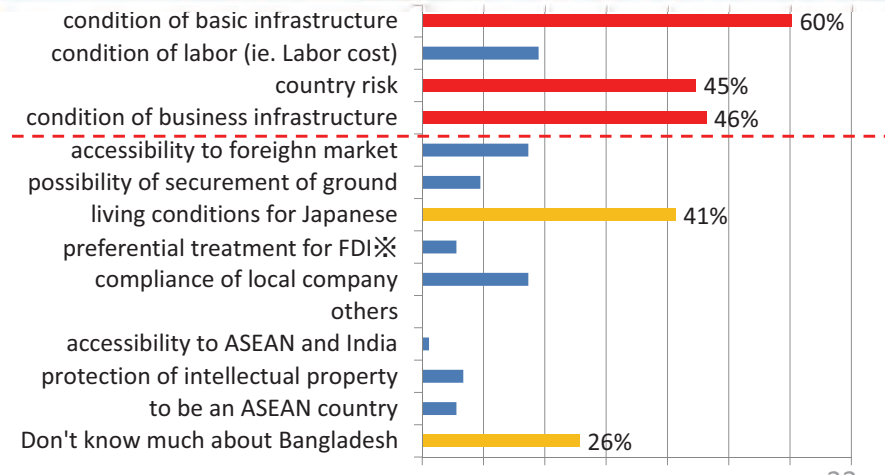
Important elements in choosing production venue



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Disadvantage of Bangladesh felt by Japanese FDIs



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Definitions of the Infrastructures

Under this Survey, the following definitions were used:

Basic infrastructure

- Conditions of Infrastructure and Public Utilities
Electricity supply, Water supply, Gas & fuel supplies, Information & Communication Environment, Waste treatment system, Accessibility to port terminal, etc

Business infrastructure

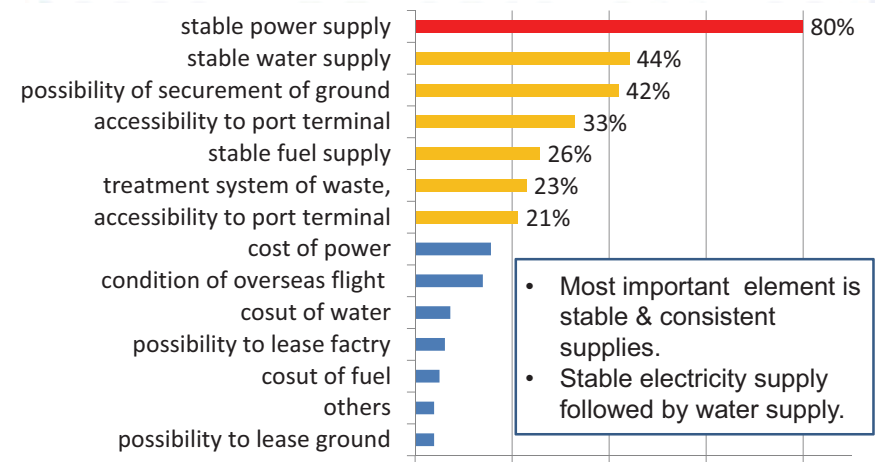
- Service level of local logistics operators and subcontractors, possibility of procuring law materials

Q: Among above elements, what's the indispensable one?

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Indispensable basic infrastructures for Japanese FDIs

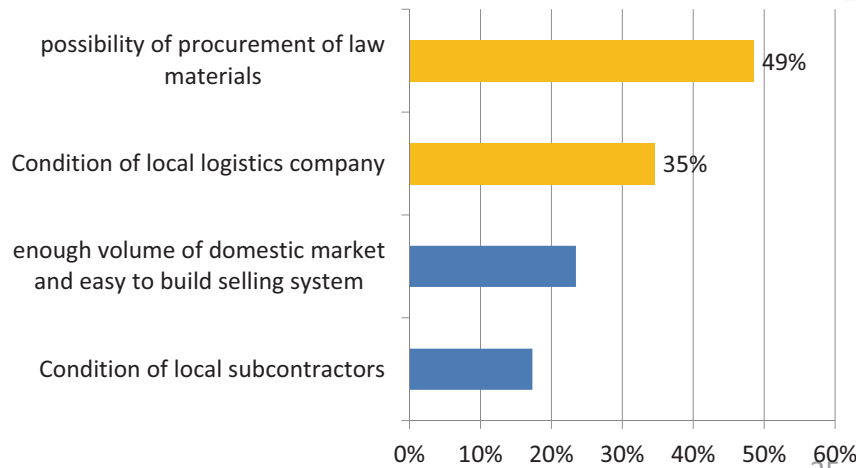


- Most important element is stable & consistent supplies.
- Stable electricity supply followed by water supply.

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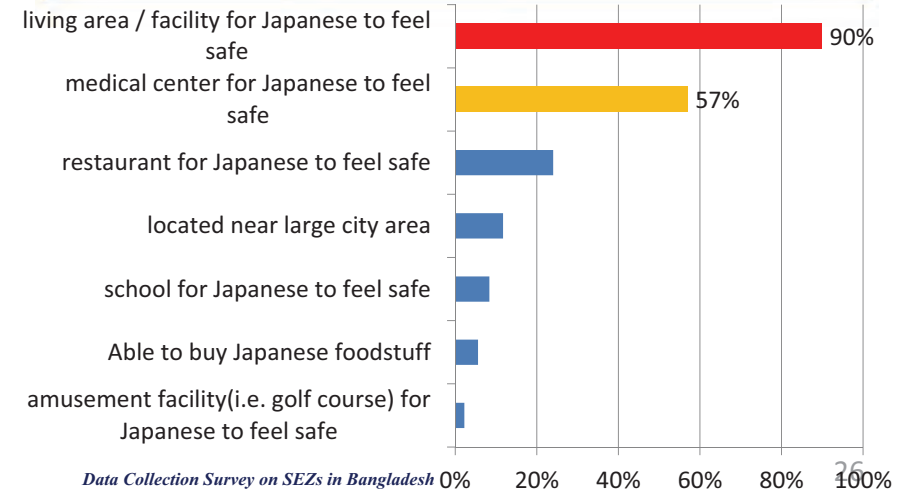
Indispensable business infrastructure for Japanese FDIs



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Indispensable living conditions for Japanese Business Persons



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III. Type and Classification of Industrial Parks in Bangladesh



Tetsuo Yasui

Economic Zone Legal Systems and Structure Analysis (1)

Data Collection Survey on SEZs in Bangladesh



4 Types of Industrial Park in Bangladesh

Type of Industrial Park	Characteristics
Export Processing Zones (EPZ)	Bonded Area - For Export oriented industries
Private Export Processing Zones (Private EPZ)	Bonded Area - For Export oriented industries
Special Economic Zones (Bangladesh Economic Zones Act, 2010 defines as "Economic Zones")	Bonded Area - For Export oriented industries
	Domestic Area - For Domestic Market oriented industries
	Industrial Park for specialized Industries
Industrial Estate	Domestic Small and Medium Size Enterprise

Data Collection Survey on SEZs in Bangladesh



1. Export Processing Zones (EPZ) Outlines

- **Governing law:** BEPZA Act 1980 & Foreign Investment Act 1980.
- **Government Organization:** EPZ is owned and operated by Bangladesh Export Processing Zone Authority
- **Function of EPZ:** to provide special area where potential investors would find a congenial investment environment, free from cumbersome procedures.
- **Objective:** Promotion of foreign (FDI) & local investment, Diversification of export, Dev. of backward & forward linkages , Generation of employment, Transfer of technology, Upgrading of skill, Development of management
- **8 EPZ:** First EPZ was established at Chittagong in 1983, now there are 8 EPZ in 7 Divisions: Chittagong, Dhaka, Karnaphuli , Comilla , Mongla , Adamjee , Ishiwardi , and Uttara



1.1 EPZ Key features & Incentives

- **Total Space:** 2,572 Acres
- **Employment:** 358,772 (Feb. 2013)
- **Numbers of companies:** 378 companies invested
- **Export:** USD4,210 million (2011-2012) mostly garment
- **Incentives:**
 - Tax Holiday (for 5 years Y1-2:100%, Y3-4:50%, Y5:25%)
 - Duty free import of construction materials, Duty free import of machineries, office equipment & spare parts etc.
 - Duty free import and export of raw materials and finished goods
 - Relief from double taxation
 - Exemption from dividend tax
 - GSP facility available
 - Accelerated depreciation on machinery or plant allowed
 - Remittance of royalty, technical and consultancy fees allowed

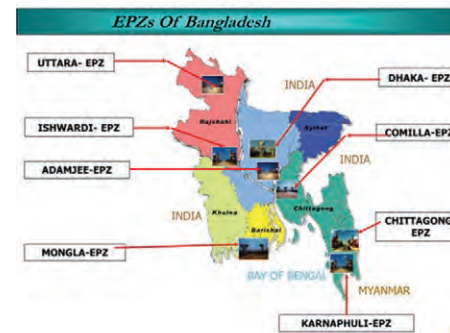


1.2 EPZ Incentives & Facilities

- **Non-Fiscal Incentives:**
 - 100% foreign ownership permissible
 - Enjoy MFN (most favored nation) status
 - No ceiling on foreign and local investment
 - Full repatriation of capital & dividend
- **Facilities:**
 - No UD, IRC, ERC and renewal of Bond license
 - Work permits issued by BEPZA
 - Secured and protected bonded area
 - Off-Shore banking available
 - Customs clearance at factory site
 - Simplified sanction procedure



1. EPZ Issues



Issues on EPZ:

There is no vacant plot in EPZ except Uttara and Mongla.

Government neither encourages new EPZ development nor expansion of the existing one.

Opportunity Loss?!
Bangladesh is missing the opportunity for FDI!

Special Economic Zone will also have export processing area for foreign investors but no SEZ exists so far for investment.



2. Private Export Processing Zones (Private EPZ)

- Governing law: the Bangladesh Private Export Processing Zones Act, 1996.
- Government Organization: Private EPZ Governor's Board regulates, approves and monitors Private EPZ development.
- There is one Private EPZ in operation: Korean EPZ.
- Korean EPZ is owned and operated by private developer, Korean EPZ(KEPZ) Corporation(BD) Ltd. , which is local subsidiary of Youngone Corporation, a Seoul based company.
- History: Set up in 1996, Operation license in 2007, Environmental assessment in 2009, Bonded license in 2010, started the first factory (shoe factory) in 2012 by Youngone Group.
- Another Private EPZ, Rangunia Export Processing Zone in Chittagong was approved in June 2012. Presently, there is no visible development of this zone.



3. Special Economic Zones (SEZ)

- Governing law: Bangladesh Economic Zones Act 2010
- Under the law, SEZ is named as "Economic Zone" in Bangladesh, while "SEZ" is commonly used globally.
- Government Authority: Bangladesh Economic Zones Authority (BEZA)
- BEZA aims to establish economic zones with a view to encouraging rapid economic development through increase and diversification of industry, employment, production and export.
- BEZA is mandated to establish, license, operate, manage and control economic zones in Bangladesh.



3.1 SEZ Categories and Division into areas

4 Categories of SEZ

1. Public and Private Partnership by local or foreign company
2. Private Economic Zones established by private sector
3. Government Economic Zones established or owned by Government
4. Special Economic Zones established privately, or by public-private partnership or by government initiative

Division of SEZ into areas

1. Export Processing Area
 - Export oriented industries
2. Domestic Processing Area
 - Meet the demand of the domestic market
3. Commercial Area
 - Banks, warehouses, Offices
4. Non-Processing Area
 - Residence, health, education, amusement, amenities etc.



3.2 SEZ Benefits in SEZ

- Financial benefits: same kind of financial incentives and benefits as EPZ will be provided under the Act.
- Authority shall make arrangement to facilitate the developer and individual units in respect of legal documents such as declaration of SEZ, clearance, certificate, permit of repatriation of capital and dividends, visas, work permit, construction permit etc. through "a **one stop service**".
- Banking activities are approved in SEZ.
- Any sector of industry may be set up in SEZ.



3.3 SEZ Duties and functions of BEZA

Duties and functions of BEZA

- Identify and select sites
- Acquire land for SEZ
- Appoint SEZ developer
- Prepare infrastructure development plan
- Allot or lease or rent of land
- Ensure infrastructure for development of SEZ
- Create opportunities of employment
- and more

BEZA is governed by a 3-level management structure

- Governing Board
 - Formulate policy
 - Monitor activity
 - approve proposals for SEZ etc.
- Executive Board
 - Chairman and three members
- BEZA office/secretariat
 - Appointment and the terms and conditions of services of Secretary, officers and staff, ...
 - auditors shall be determined by regulations.

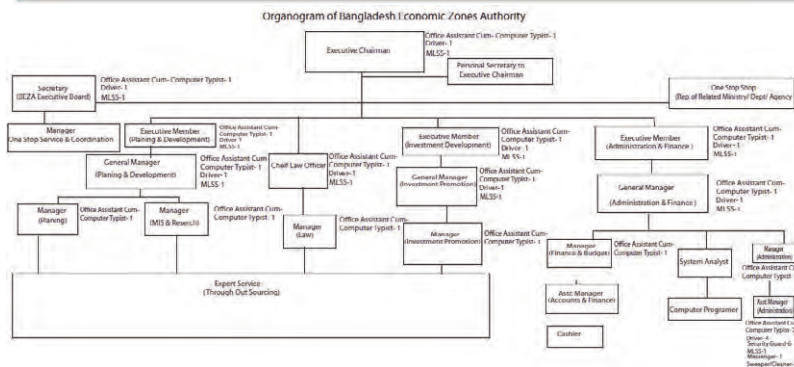


3.4 SEZ Comparison EPZ vs SEZ

EPZ	SEZ
Investors in EPZ are mostly RMG and other existing industries	New industries and diversification of industry are expected
Investors in EPZ are export oriented industries by foreign investment or local investment	Aiming at industrial linkage of and diversification at <ul style="list-style-type: none"> - Export oriented (bonded) area - Domestic Processing Area - Commercial Area, and
Owned and operated by government	Private developer and PPP are encouraged.
Financial incentive and benefit One stop service	Same kind of incentives and benefits and one stop service are expected



SEZ Organogram of BEZA and issues



(Staffs 82名 in March 2013)

Project Implementation Unit (PIU) will be established, tendering all necessary assistance to the zone Developer/Operator/Investor as one stop Concrete plan will be required.



3.5 SEZ Recent progress

- BEZA/Prime Minister's Office selected following five sites for SEZ development:

- Mirershorai (Chittagong)
- Anwara (Gohira)
- Sherpur (Syllet)
- Sirajgonj (Rajshahi)
- Mongla (Bagerhat)

- Mirershorai, Anwara and Sherpur sites will be evaluated through conducting feasibility study.
- For developing Sirajgonj and Mongla sites BEZA already invited international zone developers, who will conduct FS.
- There are initiatives from the private sector for developing special economic zone.





3.6 SEZ Current issues

- Although the government has already selected the sites for SEZ development, BEZA Regulations 2011 has yet to be vetted by the ministry of law. BEZs Regulations are required to regulate, manage and operate SEZs, in absence of which SEZ development process is severely affected.
- Neither Concrete roadmap, milestone, plan & target year of towards development SEZ are not clear for the public.
- Foreign investors have options to choose the country where they will invest.
- More than 200 Japanese investor visit to Bangladesh every month. Many of them go back to Japan disappointedly and reluctantly
- Japanese investors worry about when SEZ will be established in Bangladesh.
- The issue of Korean EPZ may cause negative effect to foreign investors.



3.7 SEZ An ever first Hi-Tech Park in Bangladesh

- Kailakoir Hi-Tech Park is established under The Bangladesh Hi-Tech Park Authority Act, 2010, initiated by the government.
- The developer of Kailakoir Hi-Tech Park will be selected shortly. It has 232 acres of land, where facilities such as electricity, water pump, 3 storied administrative building, internal roads, telephone sub exchange, fiber optic connectivity, etc., are already in place.

The Park is getting ready to open for the investors!



IV. “Best Practices in SEZ Development” in Asian Countries



Yasuhiro Yamano

Economic Zone Legal Systems and Structure Analysis (2)



Comparison with the SEZ systems of other countries

Executive summary

- There are two cases of SEZ schemes.
 - Special Economic Zone: India, Cambodia, Myanmar, etc.
 - Investment Promotion act: Thailand, Malaysia, Viet Nam, etc.
- SEZ mainly focuses on specific areas to develop, on the other hand, Investment Promotion act aims to invite foreign investment whole country especially rural area.
 - In Thailand, rural areas far from Bangkok have large incentives to encourage investment. Now the system is under revision, as it prayed its original roll.
 - Cambodia, 2005, and Myanmar, 2011, are promoting the positive attraction of foreign investment, with the special economic zone act.
- Common incentives;
 - Exemption of tax; income tax, customs duty etc.
 - Single window service for government approvals. However the actual performance of one stop service may vary from country to country.
 - Malaysian model of one stop service (MIDA) is evaluated ad one of the best practice by foreign investors.



1. Malaysia

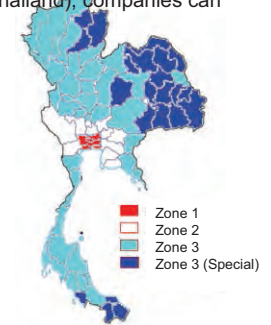
- No SEZ act; Based on various acts, such as investment promotion act (1986), income tax act (1967), custom duty(1967), etc., tax incentives can be enjoyed
- These incentives focuses on encouraged industries, such as manufacturing industry, agriculture, service industry, R&D, vocational training, environmental protection.
- In Free Zone, set up in 1990, export company can enjoy incentives of exemption of custom duty, sales tax, service tax etc.
- The government of Malaysia intend to develop Kuala Lumpur International Financial District (KLIFD), the center of Islamic financial center.
- Companies can enjoy incentives in the district below.
 - (1) Income tax 100% exemption for 10 years
 - (2) Tax incentives in depreciation for industrial buildings
 - (3) Income tax 70% exemption for 5 years, for developers



2. Thailand

- No SEZ act; Based on investment promotion act (1997), tax incentives can be enjoyed.
- BOI (Thailand Board of Investment) has zone incentive system which has three zones based on distance from Bangkok.
 - Now BOI intends to set up new system based on industry, instead of existing.
- In industrial estates of IEAT (Industrial Estate Authority of Thailand), companies can enjoy other incentives in addition to BOI's

Zone	Income tax	Import tax for machineries	Import tax for materials
1	In industrial area: 3 years exemption	50% exemption	1 year exemption (extendable)
2	In industrial area: 5 years exemption Out of industrial area: 3 years exemption	50% exemption	1 year exemption (extendable)
3	8 years exemption In industrial area: additional 5 years 50% Out of industrial area Infrastructure expense deduction	100% exemption	5 years exemption (extendable)



Source: Board of Investment, Thailand

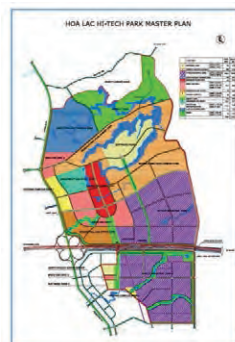


3. Viet Nam

- No SEZ act; Based on income tax act, tax incentives can be enjoyed.
- For balanced development of the country, many investment areas are specified.
- three Hi-tech park have set up to invite hi-tech industry; income tax exemption (90% for 15 years. Hoa Lak Hi-tech park case is below.



- Total area : 1586 ha (app. 4000 acres)
- Location : in the area of Hanoi Capital, convenient for transportation to Noi Bai International Airport and Hai Phong deep Seaport
- Population : over 200,000 people working and living



Source : <http://www.htpp.gov.vn/>



4. India

- 2006 SEZ act.
- 158 SEZs are in operation out of 583 approved SEZs.
- Developers and Investors can enjoy incentives below.

For Investors

- Duty free import/domestic procurement of goods for development, operation and maintenance of SEZ units
- 100% Income Tax exemption on export income for SEZ units under Section 10AA of the Income Tax Act for first 5 years, 50% for next 5 years thereafter and 50% of the ploughed back export profit for next 5 years.
- Exemption from minimum alternate tax under section 115JB of the Income Tax Act.
- External commercial borrowing by SEZ units upto US \$ 500 million in a year without any maturity restriction through recognized banking channels.
- Single window clearance for Central and State level approvals.

For Developers

- Exemption from customs/excise duties for development of SEZs for authorized operations approved by the BOA.
- Income Tax exemption on income derived from the business of development of the SEZ in a block of 10 years in 15 years under Section 80-IAB of the Income Tax Act.
- Exemption from minimum alternate tax under Section 115 JB of the Income Tax Act.
- Exemption from dividend distribution tax under Section 115O of the Income Tax Act.
- Exemption from Central Sales Tax (CST).
- Exemption from Service Tax (Section 7, 26 and Second Schedule of the SEZ Act).

Source : <http://www.sezindia.nic.in/>



5. Cambodia

- December 2005, the SEZ system executed. 8 SEZs are under operation, out of approved 22 SEZs. See below table.
- Two incentives for investment to SEZs.
 - Financial: exemption of tax, such as profit tax, import tax, vat, etc.
 - Non financial: Simple customs clearance system, single window service

No.	SEZ Name	# of Company	Company's Invested Capital (US\$ million)	Areas (m ²)	Labor
1	Manhattan SEZ (MSEZ)	15	69.4	529,127	7,124
2	Phnom Penh SEZ (PPSEZ)	34	207.6	853,452	28,820
3	Tai Seng Bavet SEZ (TSEZ)	13	86.0	340,594	5,042
4	Poi Pet O'Neang SEZ	1	0.8	12,385	635
5	Neang Kok Koh Kong SEZ (KKSEZ)	3	69.0	328,000	16,000
6	Goldfame Pak Sban SEZ	3	26.6	393,000	3,702
7	Sihanouk Ville SEZ (SSEZ)	20	56.3	157,590	18,537
8	Sihanouk Ville SEZ 1	1	195.4	200,000	130
Total		90	711.1	2,814,148	79,990

Source: JICA report

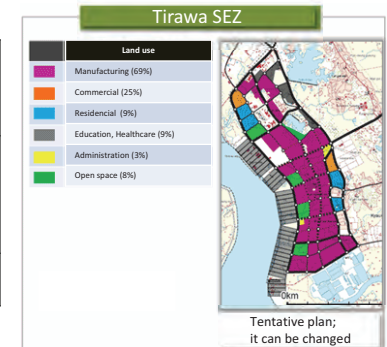


6. Myanmar

- SEZ act in 2011 January.
- Industries to operate: product processing industry, high-tech industry, other manufacturing, service industry, infrastructure construction industry, etc. is enabled.
- 4 areas are under approval; Daway, Tirawa, and other two areas.

Land use	Minimum 30 years and updating is allowed • large investment : 30+15 (Max 75 years) • Medium investment : 15+15 (Max 60 years) • Small investment : 5+5 (Max 40 years)
Profit tax	Exemption for export profit • 1st 5 years : 100% • 2nd 5 years : 50% • 3rd 5 years : 50% (re-investment of export profit)
Commercial tax and VAT	Exemption for export products

Source: Myanmar SEZ act



V. Financing SEZ Project in Bangladesh

FINANCE

Zakir Hossain

Land-use Evaluation and Off-site Infrastructure (2)



Institutions Promoting SEZs, Private EPZs and Industrial Estates in Bangladesh

- BEPZA promoted export processing zones which were fully funded by the government of Bangladesh
- Board of Governors of Private EPZ Cell promotes setting up EPZs through private initiatives
- BSCIC establishes industrial estates for small and cottage industries
- Bangladesh Economic Zones Authority (BEZA) has been established to promote economic zones, free zones and special economic zones under public-private partnership, private initiative and joint venture with foreign EZ developers

National Industrial Policy also encourages setting up industrial parks under private initiatives



SEZ Development and Financing Needs

Off-site infrastructure	On-site infrastructure
<ul style="list-style-type: none"> • Access and Link roads connecting Zones • Linking with national Railway track • Connecting with national utility networks (gas, electricity and water network) • Inland Container Terminal , • Customs Facilities (bonded warehouse, land port, etc.) • Industrial water supply systems • Solid Waste Treatment and Disposal unit <p style="text-align: center;">Government Funding</p>	<ul style="list-style-type: none"> • Land acquisition and Development • Establishing internal utility networks • Water and sewerage network • Power Generation unit • Factory Building (domestic and export processing areas) • Central ETP • Commercial areas development • Non-commercial areas • Amenities (intl. schools, hospital, sports club, community centers, <p style="text-align: center;">Zone Developer Funding</p>



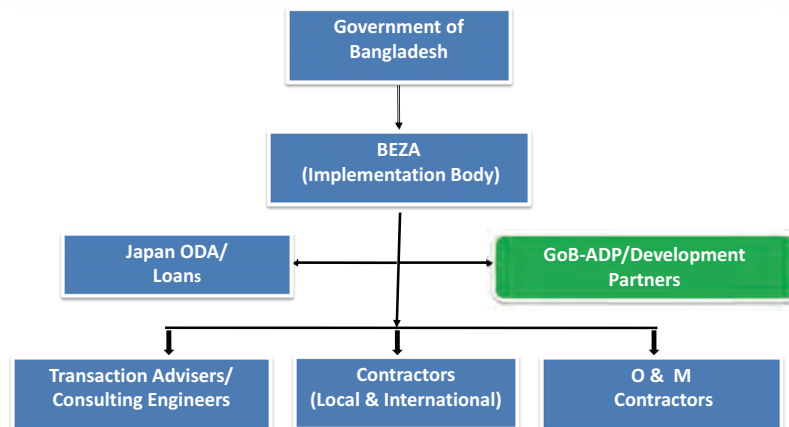
SEZ Financing Models in Bangladesh

In Bangladesh, SEZ may be developed under the following three financing models:

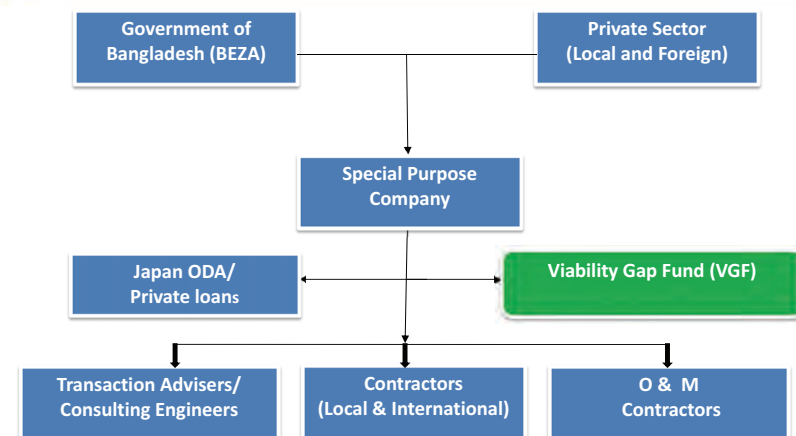
- Fully implemented by the Government of Bangladesh
- Public-Private Partnership
- Private-Private Partnership (Local and Foreign)



Fully Implemented by Government of Bangladesh

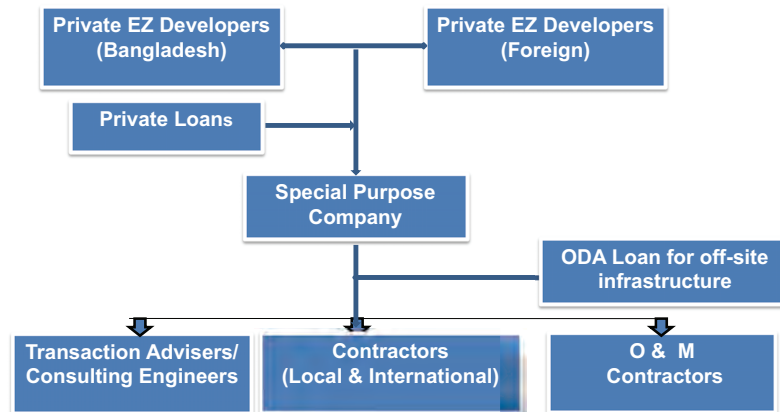


Public-Private Partnership





Private-Private Partnership



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57



Specialized Financial Institutions for Infrastructure Projects in Bangladesh (including SEZs)

IDCOL

The Infrastructure Development Company Limited (**IDCOL**) was established on 14 May 1997 and licensed by Bangladesh Bank as a NBF on 5 January 1998. Since its inception, IDCOL is playing a major role in bridging the financing gap for developing medium and large-scale infrastructure and renewable energy projects in Bangladesh. The company now stands as the market leader in private sector energy and infrastructure financing in Bangladesh.

BIFFL

The Bangladesh Infrastructure Finance Fund Limited (**BIFFL**) was incorporated by the Ministry of Finance in 2011 to provide long-term financing in local currency to infrastructure projects that meet BIFFL's investment criteria. BIFFL seeks to attract investment from both institutional and retail investors (including non-resident Bangladeshis and overseas foreign workers) to provide an alternative savings/investment vehicle in the Bangladesh market.

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58



Infrastructure Financing available in Bangladesh

a. Government-owned Specialized FIs	b. Donors' Funding	c. Private Financing (Banks and NBFs)
IDCOL	Investment Promotion and Financing Facility (IPFF)-IDA, World Bank	Non-banking Financial Institutions (IIFDC, IDLC, UFIL)
BIFFL	JICA Funds For off-site infrastructure (upcoming)	Commercial Banks (Public and Private) DBL, NCCBL, UCBL, EBL, Janata Bank, Agrani Bank
		IFC infrastructure financing

****Viability Gap Fund**

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59



Japanese ODA Funds can be utilized for Off-site Infrastructure for SEZs

Funding Modalities

- Japanese ODA loan is basically provided in Yen (Japanese currency)
- It is a concessional loan / soft and untied loans
- It is being provided government to government
- Borrower: Ministry of Finance, Government of Bangladesh
- Implementing agencies : Line Ministries and Other Govt. Agencies

Terms and Conditions

- Terms of loan: 40 years
- Rate of Interest: 0.01%
- Grace period: 10 years
- Project implementation period: 5-7 years
- Accrual of interest: First day of disbursement of loans (Yen)

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60



Common Terms and Conditions of the Infrastructure Project Financing in Bangladesh by Private Banks and FIs

- **Debt-equity Ratio:** 80 %: 20%, 70% : 30%
- **Rate of Interest:** LIBOR + less than 1% + 2.5% margin of Local Financial Institutions
- **Repayment Period:** 10-15 years
- **Legal entity:** A Special Purpose Company needs to be formed
- **Grace period:** 5-7 years



Challenges and Constraints in Project Financing in Bangladesh

- Lengthy approval process involving several ministries and authorities
- Lengthy process in obtaining foreign loans approval
- Lack of capacity of local banks and related regulatory authorities
- Lack of experience of Local Developers in infrastructure development, financing and management
- No local administrative capacity to implement zone development projects
- Poor project management causes delay in initiating commercial operation



Proposed Measures for Solving Issues

- **Strengthening institutional capacity of government institutions (IDCOL, BIFFL, PPP office, BEZA, BB, etc)**
- **Capacity building of relevant government officials, banks and FIs**
- **Capacity building and enhanced exposure of local government bodies**
- **Coaching the local Zone developers and contractors who can work for international contracting businesses**
- **Simplify various approval processes of the relevant government agencies**
- **Capacity building in management of infrastructure projects**



• Viability Gap Fund

The Viability Gap Fund, or VGF, will provide supplementary government financing to projects that the PPP Unit deems economically vital to the public interest but that may not be fully financially viable on a commercial basis. VGF monies can be used to share the up-front cost of a project or provided on an annual basis to effectively subsidize PPP project costs.

• Investment Promotion and Financing Facility

The objective of the IPFF Project for Bangladesh is to accelerate private sector-led growth through providing term finance for infrastructure development and promoting domestic infrastructure finance capacity.



VI. Brief Introduction of Candidate SEZ



Minoru Saji & Zakir Hossain

Land-use Evaluation and
Off-site Infrastructure



1. Approach and Methodology

1) Approach

- Candidate Sites of past survey by BEZA, World Bank
- Suitable Sites that were found on the site survey, or introduced

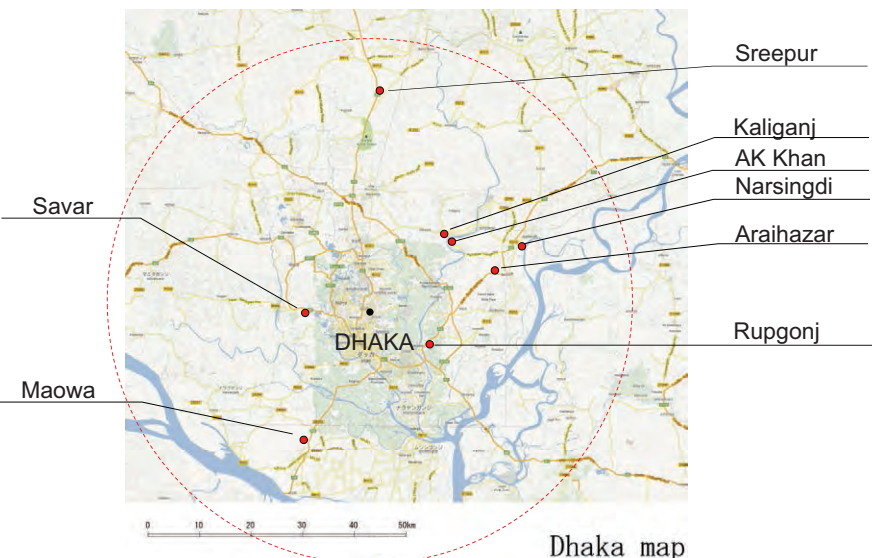
2) Methodology

- The site shall be located within about one and half hours from Dhaka, Chittagong city (Residential area for foreigner), in consideration of commuting.
- The site shall not be the development restrict area for the rare and endangered species, or the debatable ground.
- No heavy opposition of local government and people
- We passed over the Dhamrai Site, Anwara Site from our short list because of their severe social or natural condition.



Proposed Candidate SEZ Sites in Bangladesh

No.	Name of Proposed Site	Location	Proponent	Region
1	Narsingdi	Baghata, Narsingdi	Narsingdi District Commissioner	Narsingdi / Kaliganj Areas
2	AK Khan	Polash, Narsingdi	A.K. Khan & Co., Ltd.	
3	Kaliganj	Kaliganj, Gazipur	Private Sector	
4	Sreepur	Sreepur, Gazipur, Dhaka	Cotton Development Board	Gazipur Area
5	Savar	Savar, Dhaka	Bengal Development Corporation	Savar / Padma Areas
6	Maowa	Sreenagar, Munshiganj, near Maowa Ferry Gat	Amin Mohammad Foundation	
7	Rupgonj	Golakandail, Rupganj, Narayanganj	Private Sector	Dhaka Bypass Areas
8	Araihazar	Rasulpur, Araihazar, Narayanganj	Private Sector	
9	Sangu River	Sangu River Estuary, Banshkhali, Chittagong	Chittagong District Commissioner	Chittagong Areas
10	Matarbari	Matarbari, Masheshkali, Cox's Bazar	Cox's Bazar District Commissioner	Cox's Bazar Areas





Sangu River

CHITTAGONG

Matarbari

Chittagong map

Data Collection Survey on SEZs in Bangladesh



1. Narsingdi

Location : Narsingdi Sadar, Narsingdi

Area : Approx. 280ha

Existing Land Use : Agricultural land

Ownership :

More than 100 land owners

Distance from Dhaka :

Approx. 55km



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1. Narsingdi



Site Location

- About 2.5 km away from Dhaka-Sylhet Highway
- Roadside of Regional Highway
- About 3.5 km away from Railway Station
- About 40 km away from Dhaka Airport
- About 285 km away from Chittagong Sea-port (Note: Direct distance)

Data Collection Survey on SEZs in Bangladesh



1. Narsingdi



Data Collection Survey on SEZs in Bangladesh



1. Narsingdi

Strengths	Weaknesses
The site is about 1/2 km from Narsingdi Sadar main road and about 2.5 km from Dhaka-Sylhet N/Highway	New railway link needs to be constructed.
International Air Port is about 40 km	The site is about 285 km from Sea Port at Chittagong
Meghna River is about 2.5 km	No piped water supply available
Site is close to Urban Amenities	The area is flood prone
Gas network exists within 5 km	12-15ft land filling will be required
No resettlement is required	No ETP or waste water treatment plant exists within the surroundings
High voltage power line is about 400m	
The site falls in low earthquake zone.	



2. AK Khan

Location : Palash, Narayanganj

Area : Approx. 100ha

Existing Land Use : Under construction, No crop.

Ownership :

One land developer company

Distance from Dhaka :

Approx. 30km + boat



2. AK Khan



Site Location

- About 12 km. away from Dhaka-Sylhet Highway
 - About 2 km away from Regional Highway
 - About 14 km away from Railway Station
 - About 32 km away from Dhaka Airport
 - About 276 km away from Chittagong Sea-port
- (Note: Direct distance)



2. AK Khan





2. AK Khan

Strengths	Weaknesses
The site is acquired and developed as SEZ (250 acres/101 hectares)	Railway is 14 km from the site
The proposed Inland Container Terminal is adjacent to the site	The site is about 276 km from Sea Port at Chittagong
The site is on the bank of the Shitalakha River	Access road to the site is narrow
The site is near to the existing Industrial Cluster	Embankment needs to be constructed around the site
This site is 32 km from International Airport	No piped water supply available
Gas and electricity supply network is within 1km from the site	No urban amenities nearby
Labour force is easily available	
No resettlement is required	



3. Kaliganj

Location : Kaliganj, Gazipur

Area : Approx. 40ha

Existing Land Use : Muslin Cotton Mills (abandoned) , No crop.

Ownership :

More than 50 land owners

Distance from Dhaka :

Approx. 30km



3. Kaliganj



Site Location

- About 11 km away from National Highway
 - Roadside of Regional Highway
 - About 1 km away from Railway Station
 - About 35 km away from Dhaka Airport
 - About 278 km away from Chittagong Sea-port
- (Note: Direct distance)



3. Kaliganj





3. Kaliganj

Strengths	Weaknesses
The site is already developed having all utilities available	Size is comparatively small having no scope for expansion
Nearest Railway track is within 1 km	Land is owned by a family having too many heirs/successors
Good access to road networks and International airport is 25 km from the site	Land is mortgaged with banks and resettlement will be costly & difficult
The site is near to the linkage industry (Forward and backward)	The site is about 278 km from Sea Port at Chittagong
Proposed AK Khan Container Terminal is adjacent to the site	No effluent /waste treatment plants nearby



4. Sreepur

Location : Sreepur, Gazipur

Area : Approx. 60ha

Existing Land Use :

Cotton Research Farm

Ownership :

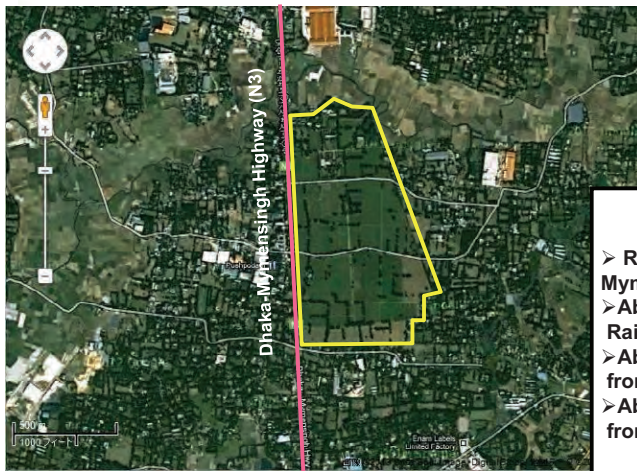
Public (Government)

Distance from Dhaka :

Approx. 45km



4. Sreepur



Site Location

- Roadside of Dhaka-Mymensingh Highway
 - About 20 km away from Railway Station
 - About 37 km away from Dhaka Intl. Airport
 - About 322 km away from Chittagong Sea-port
- (Note: Direct distance)



4. Sreepur



Gate



Dhaka-Mymensingh Highway(N3)





4. Sreepur

Strengths	Weaknesses
Land of the site is ready for SEZ development	Size is comparatively small having some expandability
Good connectivity (Adjacent to Dhaka-Mymensingh highway)	Railway track is 20 km far from the site
Land acquisition could be easier if the government agrees to relocate	The site is about 322 km from Chittagong Sea Port
Utilities are available at the site	River port is 60 km from the site
The site is within Industrial Cluster	International airport is 37 km far
Skilled labor force is available	CDB may not agree to relocate
The proposed Inland Container Terminal (Dhirashram) is nearby	Compensation of natural resources is required



5. Savar

Location : Savar, Dhaka

Area : Approx. 220ha

Existing Land Use :

Partly agricultural land

Ownership :

One land developer company

Distance from Dhaka :

Approx. 16km



5. Savar



Site Location

- Roadside of Dhaka-Aricha Highway
 - About 12 km away from Railway Station
 - About 15 km away from Dhaka Airport
 - About 280 km away from Chittagong Sea-port
- (Note: Direct distance)



5. Savar





5. Savar

Strengths	Weaknesses
Land is already acquired by one land developer company	The site needs adequate provision for drainage and flood control
Size of the land is large having scope for expansion	At least 4 meter earth filling will be required
Adjacent to Dhaka-Aricha Highway and 15 km from Intl. airport	Chittagong Sea Port is 280 km
Skilled labor force is available	Nearest railway track is 14 km far from the site
Close to urban amenities	
Required utilities are available	
Central ETP is nearby	



6. Maowa

Location : Sreenagar, Munshingonj

Area : Approx. 600ha

Existing Land Use :

Agricultural land

Ownership :

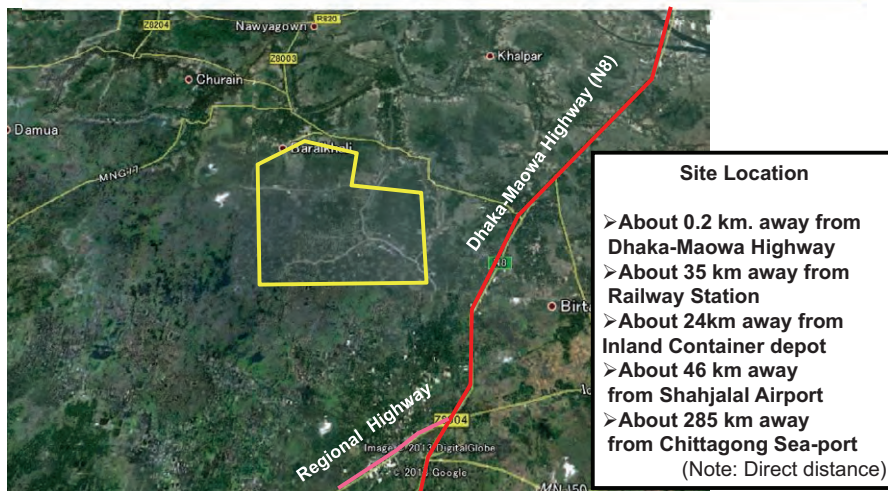
More than 100 land owners

Distance from Dhaka :

Approx. 35km



6. Maowa



Site Location

- About 0.2 km. away from Dhaka-Maowa Highway
 - About 35 km away from Railway Station
 - About 24km away from Inland Container depot
 - About 46 km away from Shahjalal Airport
 - About 285 km away from Chittagong Sea-port
- (Note: Direct distance)



6. Maowa





6. Maowa

Near Site/ Construction Site of Padma Bridge (Reclaimed)



Data Collection Survey on SEZs in Bangladesh



6. Maowa

Strengths	Weaknesses
A part of the land is owned by Private Land Developer willing to set-up SEZ	The site needs to construct embankment for flood protection
Size of the land is large having scope for further expansion	At least 4m earth filling will be required
Adjacent to the proposed Padma Bridge	Chittagong Sea Port is about 285 km from the site
Adjacent to Dhaka-Maowa Highway	No gas network and nearest gas network is 10 km from the site
Strategic location to connect Western By-pass with Dhaka-Chittagong corridor	No solid and ETP is nearby
Near to the Pangaon Inland Container Terminal	International airport is 46 km and Railway is 35 km far from the site

Data Collection Survey on SEZs in Bangladesh



7. Rupgonj

Location : Rupgonj, Narayanganj

Area : Approx. 37ha

Existing Land Use :

Vacant ground, Agricultural land

Ownership : One land owner

Distance from Dhaka :
Approx. 25km



Data Collection Survey on SEZs in Bangladesh



7. Rupgonj



Site Location

- Roadside of Dhaka-Sylhet Highway
 - About 11 km away from Railway Station
 - About 40 km away from Dhaka Airport
 - About 271 km away from Chittagong Sea-port
- (Note: Direct distance)

Data Collection Survey on SEZs in Bangladesh



7. Rupgonj



Data Collection Survey on SEZs in Bangladesh



7. Rupgonj

Strengths	Weaknesses
The land is owned by only one owner and ready to use for industry	Some land filling will be required to prepare the site
Adjacent to Dhaka-Sylhet Highway	Size of the land is small for SEZ development
Skilled labor force is available	Chittagong Sea Port is 271 km from the site
All utilities exist on the site	Railway is 11 km far from the site
The site is within Industrial cluster	International airport is 40 km
The site can be reached within one and half hours from Dhaka city	No solid and ETP is nearby
No settlement is required	

Data Collection Survey on SEZs in Bangladesh



8. Araihasar

Location : Araihasar, Narayanganj

Area : Approx. 40ha

Existing Land Use :

Agricultural land

Ownership : One land owner

Distance from Dhaka :

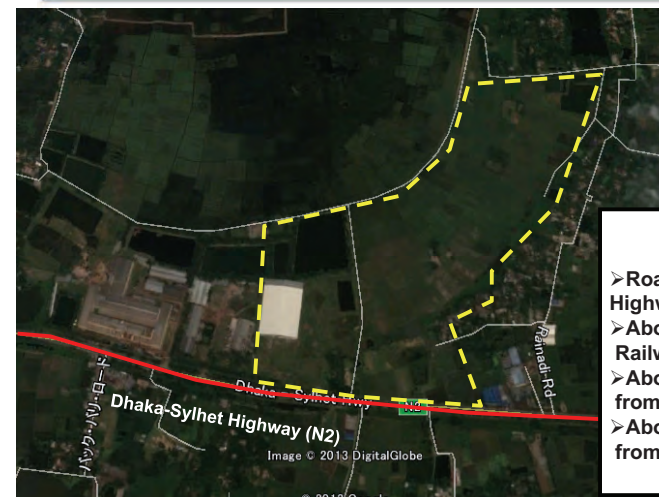
Approx. 40km



Data Collection Survey on SEZs in Bangladesh



8. Araihasar



Site Location

- Roadside of Dhaka-Sylhet Highway
 - About 14 km away from Railway Station
 - About 47 km away from Dhaka Airport
 - About 278 km away from Chittagong Sea-port
- (Note: Direct distance)

Data Collection Survey on SEZs in Bangladesh



8. Arai hazar



Data Collection Survey on SEZs in Bangladesh



8. Arai hazar

Strengths	Weaknesses
The land is singly owned and acquisition will be easier	At least, 2 meter land filing will be required to prepare the site
The site is adjacent to Dhaka-Sylhet Highway	Size of the land is small for SEZ development
The site can be reached within one and half hours from Dhaka city	Agricultural land producing two crops
Skilled labor force is available	Chittagong Sea Port is 278 km from the site
Necessary utilities can be accessed	Railway is 14 km & International airport is 47 km far from the site
No settlement is required	No solid and ETP is nearby

Data Collection Survey on SEZs in Bangladesh



9. Sangu River

Location : Banshkhali, Chittagong

Area : Approx. 75ha

Existing Land Use :
(Occasional cultivation)

Ownership :

Approx. 70% Government

Approx. 30% Village people

Distance from Chittagong :

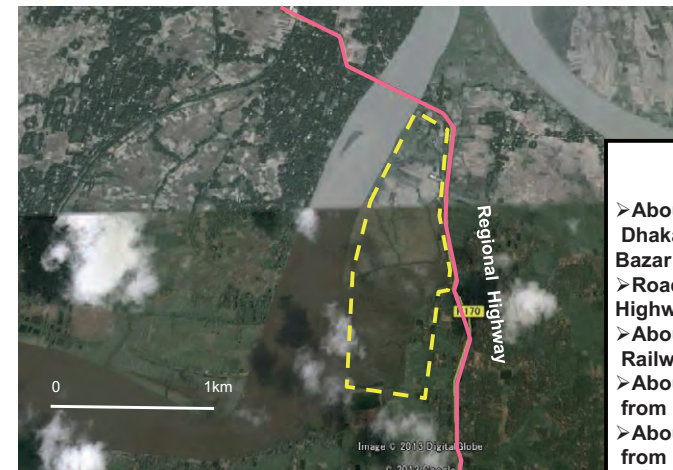
Approx. 23km



Data Collection Survey on SEZs in Bangladesh



9. Sangu River



Site Location

- About 20 km. away from Dhaka-Chittagong-Cox's Bazar Highway
- Roadside of Regional Highway
- About 30 km away from Railway Station
- About 40 km away from Chittagong Airport
- About 37 km away from Chittagong Sea-port

Data Collection Survey on SEZs in Bangladesh



9. Sangu River



Raised floor 4-5m

Office of Coast Guard



Data Collection Survey on SEZs in Bangladesh



9. Sangu River

Strengths	Weaknesses
Major portion of lands is owned by the government (70%)	Lands are vulnerable to cyclones and tidal surges
Can obtain skilled and unskilled labour from Chittagong	Lands flood and need to be raised
Has good access to waterways (sea)	Not accessible to national infrastructure
No resettlement will be required	No on or off-site infrastructure
No contamination at initial review	Smaller size, but scope of expansion

Data Collection Survey on SEZs in Bangladesh



10. Matarbari

Location : Matarbari, Cox's Bazar

Area : Approx. 920ha

Existing Land Use :

Salt field, Village

Ownership :

More than 100 land owners

Distance from Chittagong :

Approx. 90km

(Distance from Cox's Bazar

Approx. 65km)



Data Collection Survey on SEZs in Bangladesh



10. Matarbari



Site Location

- About 22km. away from Chittagong-Cox's Bazar Highway
- About 5 km away from Regional Highway
- About 80 km away from Railway Station
- About 65 km away from Cox's Bazar Airport
- About 110 km away from Chittagong Sea-port

Data Collection Survey on SEZs in Bangladesh



10. Matarbari



Data Collection Survey on SEZs in Bangladesh



10. Matarbari

Strengths	Weaknesses
The area of land is large and the site is strategically important	Lands are vulnerable to cyclones and tidal surges
Can obtain skilled and unskilled labour from Chittagong	No on or off-site infrastructure
No contamination at initial review	No good access road to the site
Good access to waterways (sea)	Some resettlement required
Bay of Bengal is adjacent of the site	
Cox's air port is 65km from the site	

Data Collection Survey on SEZs in Bangladesh



Conceptual Plan

Short Term

Development after about 3 years
 Model site : Sreepur SEZ (Gazipur)

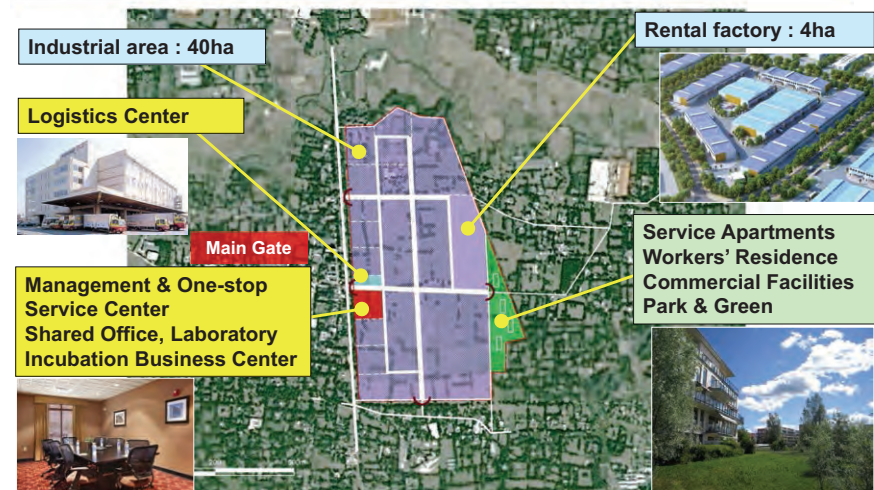
Long Term

Development after about 10 years
 Model site : Matarbari SEZ (Cox's Bazar)

Data Collection Survey on SEZs in Bangladesh



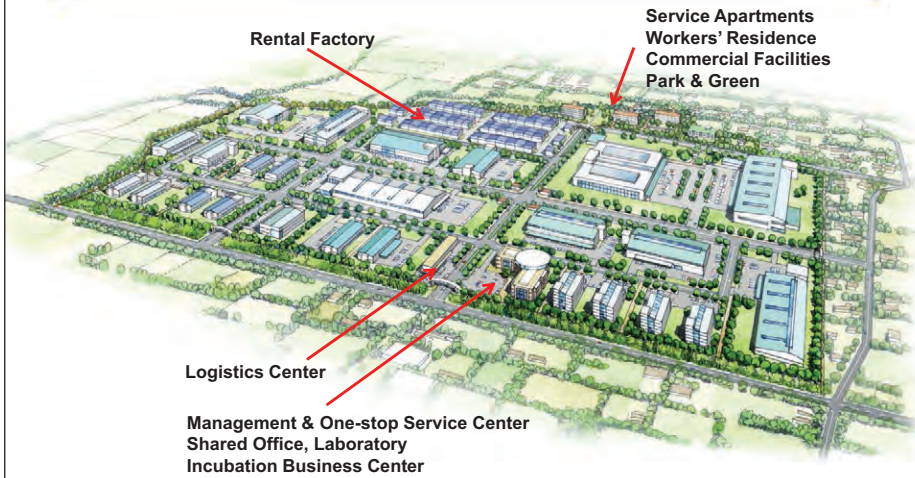
Sreepur SEZ Conceptual Plan (Short term)



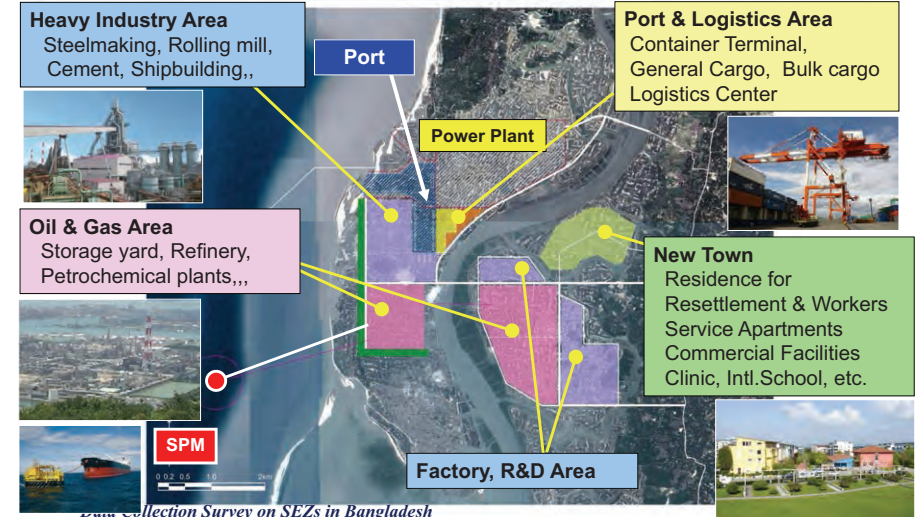
Data Collection Survey on SEZs in Bangladesh



Sreepur SEZ Conceptual Plan (Short term)



Matarbari SEZ Conceptual Plan (Long term)



Matarbari SEZ Conceptual Plan (Long term)



Available Industrial Parks

There are some available industrial parks that Japanese company will be able to embark within one or two years.

KALIAKOIR Hi-Tech Park

Under construction.

KUNIMOTO Industrial Park

Under construction.

Floor Area: Approx. 2500m2 , 8-story

SOUTH DHAKA JAPAN Industrial Park

Under construction.

Floor Area: Approx. 1300m2 , 5-story

HAQ'S BAY Industrial Park

Vacant site

Approx. 5 acres (expansible with more 8 acres)



Dhaka map

Data Collection Survey on SEZs in Bangladesh

KALIAKOIR HTP



KUNIMOTO IP



HAQ'S BAY IP

SOUTH DHAKA JAPAN IP



VII. Directives on the Assistance by JICA for the development of SEZs in Bangladesh



Junichiro Motoyama, Ph.D.
Team Leader/SEZ

Data Collection Survey on SEZs in Bangladesh



Candidate SEZ Sites in Bangladesh (As of June 2013)

No.	Name of Proposed Site	Location	Proponent	Region
1	Narsingdi	Baghata, Narsingdi	Narsingdi District Commissioner	Narsingdi / Kaliganj Areas
2	AK Khan	Polash, Narsingdi	A.K. Khan & Co., Ltd.	
3	Kaliganj	Kaliganj, Gazipur	Private Sector	Gazipur Area
4	Sreepur	Sreepur, Gazipur, Dhaka	Cotton Development Board	
5	Savar	Savar, Dhaka	Bengal Development Corporation	Savar / Padma Areas
6	Maowa	Sreenagar, Munshiganj, near Maowa Ferry Gat	Amin Mohammad Foundation	
7	Rupgonj	Golakandail, Rupganj, Narayanganj	Private Sector	Dhaka Bypass Areas
8	Araihazar	Rasulpur, Araihazar, Narayanganj	Private Sector	
9	Sangu River	Sangu River Estuary, Banshkhali, Chittagong	Chittagong District Commissioner	Chittagong Areas
10	Matarbari	Matarbari, Masheshkali, Cox's Bazar	Cox's Bazar District Commissioner	Cox's Bazar Areas

Data Collection Survey on SEZs in Bangladesh



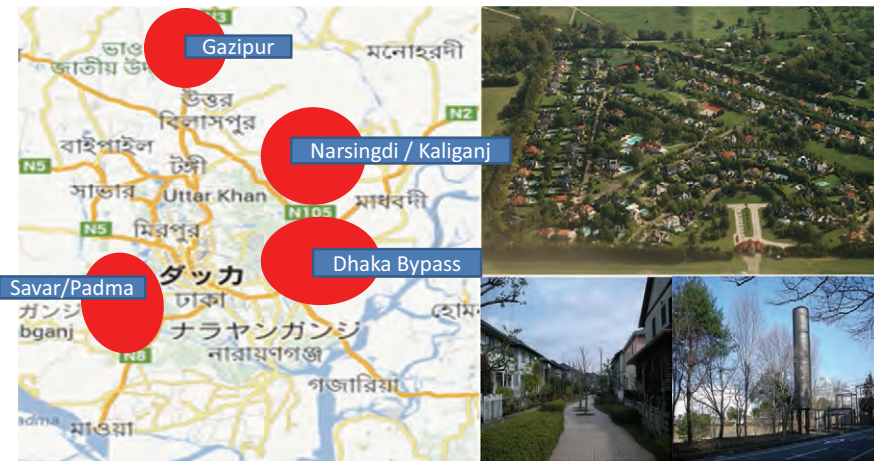
Location Map of Candidate SEZ Sites in Bangladesh



Data Collection Survey on SEZs in Bangladesh



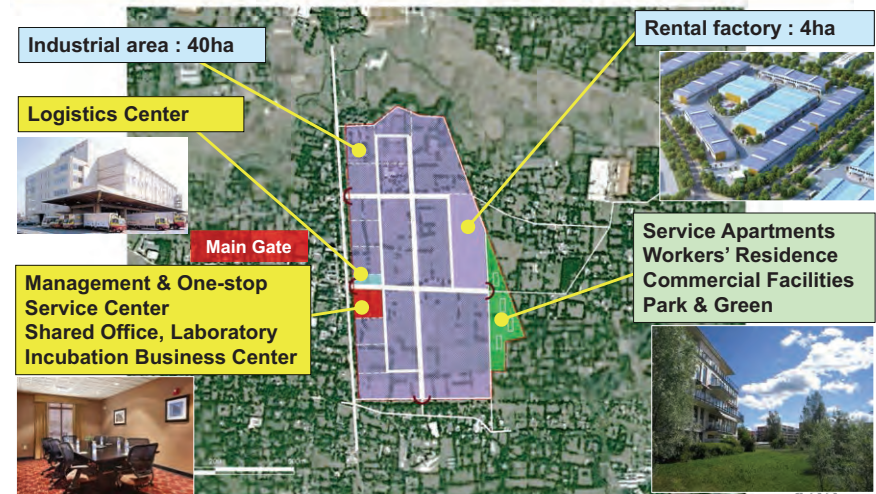
Recommendation 1: Development of Satellite Cities cored by SEZs at the vicinity of Dhaka City



Data Collection Survey on SEZs in Bangladesh



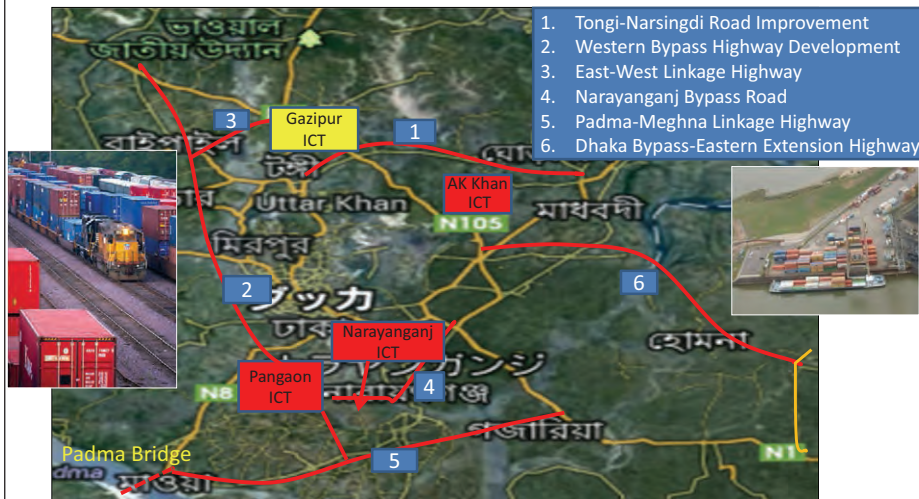
Sreepur SEZ Conceptual Plan (Short term)



Data Collection Survey on SEZs in Bangladesh



Recommendation 2: Developing Logistic Networks connecting SEZs



Data Collection Survey on SEZs in Bangladesh



Recommendation 3: Promoting Regional Development at Western Vicinity of Dhaka City applying for a River-basin Water Resources and Flood Mitigation Study



Data Collection Survey on SEZs in Bangladesh



Recommendation 4: Development of a Deep-sea Port and a SEZ for developing Fundamental Industries/Utilities



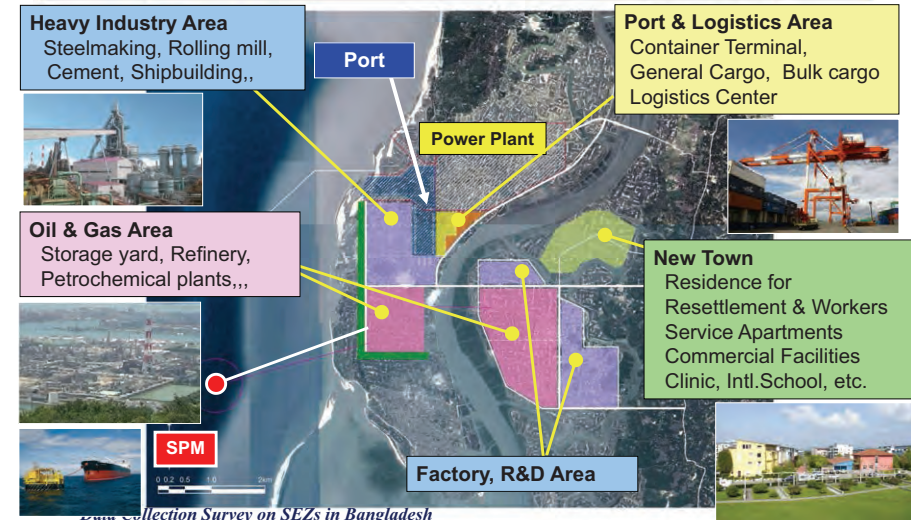
- Coal-fired Power Station
- Coal Terminal
- LNG Terminal
- Oil, Gas, Chemical Industries
- Dry Dock
- Steel & Reolling Industries
- Cement Industries
- International Container Port
- Bulk & Grain Terminals



Data Collection Survey on SEZs in Bangladesh



Matarbari SEZ Conceptual Plan (Long term)



Data Collection Survey on SEZs in Bangladesh



Recommendation 5: Development of Private-EPZs adjacent to the major Land Ports



Data Collection Survey on SEZs in Bangladesh



Recommendation 6: Converting Non-performing Plant/Site owned by the State Enterprises into SEZ/Industrial Park

Since the establishment of the Privatization Board in 1993 and the Privatization Commission in 2000, 74 State Owned Enterprises (SOEs) have been privatized. However, there are still a lot of properties which are non-performing and abandoned in Bangladesh.



Data Collection Survey on SEZs in Bangladesh



Recommendation 7: Provision of a Multi-sectorial Project Loan for the development of Off-site Infrastructure & Utility

- Data Collection Survey on the development of Off-site Infrastructure and Utility to SEZs
- Conduct of a Master Plan and Feasibility Study and Project Formulation
- Negotiation with Bangladesh Government and the Implementation Agency, and Appraisal of the Project
- Pledge of a Multi-sectorial Yen Project Loan to Bangladesh
- Application for Loan to Off-site Infrastructure and Utility Development by the Local Government and Private Sector
- Design and Construction of the Off-site Infrastructure and Utility facilities



Proposed Implementation Plan for the Development of Off-site Infrastructure & Utility to SEZs

No.	Work Items	2013	2014	2015	2016	2017	Remarks
1	Data Collection Survey on Off-site Infrastructure Development to SEZs		■				
2	Master Plan & Feasibility Study on Off-site Infrastructure Development to SEZs		■				
3	Appraisal and Negotiation with Implementation Agency			■			
4	Pledge of a Project Loan			◆			
5	Application for Loan to Off-site Infrastructure Development by Local Govt. and Private Sector			■			
6	Implementation of Off-site Infrastructure Development Sub-projects				■	■	



Recommended Counter Measures to be implemented by the Government of Bangladesh

1. Earlier Acquisition of the Project Sites
2. Familiarization of BEZA Act and earlier announcement of related Rules and Regulations
3. Provision of Attractive Incentives to the SEZ and Industrial Park Developers
4. Improvement of BEZA Administrative Services and Realization of One-stop Services to the FDIs
5. Enhancement of Promotional Activities for attracting more FDIs to Bangladesh
6. Close Coordination and Collaboration with FDIs already invested



Data Collection Survey on Special Economic Zones in Bangladesh

WORKSHOP ON FINDINGS OF THE SURVEY

Thank you for your attention !

June 9, 2013

Lakeshore Hotel, Dhaka

