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**Government's Legal Documents**



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### Investment in construction and business of Dam Nha Mac Industrial Zone Infrastructure in Quang Yen town

**PROJECT NAME**  
INVESTMENT IN CONSTRUCTION AND BUSINESS OF DAM NHA MAC INDUSTRIAL ZONE INFRASTRUCTURE IN QUANG YEN TOWN

**GENERAL INFORMATION**  
**1. Location:** Located in Quang Yen town including all the Dam Nha Mac area and the area along the Bach Dang river and Chanh river covering 4 villages: Phong Coc, Yen Hai, Lien Vi, Tien Phong of Quang Yen town  
+ North and Northeast: adjacent to QH road and connecting 18 Highway with 5B Highway  
+ South, Southeast: adjacent to the Bach Dang river and Cai Trap Canal  
+ East: adjacent to the Chanh river

**2. Status:** mangrove swamp, aquaculture farm  
**3. Regional connection:** In Gulf of Tonkin and 2 economic belts between Vietnam and China  
+ 136 km from Hanoi (on National Highway No. 18)  
+ 40 km from Ha Long city centre (on National Highway No. 18)  
+ 213 km from Mong Cai border gate (on National Highway No. 18)  
+ 39 km from Cai Lan port (on National Highway No. 18)  
+ 60 km from Hai Phong port (on National Highway No. 18)

**4. Objectives, Scale:**  
- Approved construction area: 3,170 ha (including Industrial Zone land 1,500 ha)  
- Industrial construction services associated with the operation of logistic services, high capacity port, large and modern scale projects function as driving force for economic-social development and trading region with other neighbouring and international countries of Quang Ninh province in particular, the key economic region in the North as well as North East and the North of Viet Nam in general.  
- By 2015, basic conditions are prepared for the establishment and development of Dam Nha Mac Industrial Service area in terms of external infrastructure, particularly ports and roads connecting Hai Phong, Highway No. 18, and Highway to Mong Cai...

- For the 2020-2025 period basically complete the modern and sustainable industrial services area.

**5. Estimated project cost:** USD 2,000÷3,000 million

**6. Project owner:** N/A

**7. Scope of investment:** Infrastructure Construction Industrial Park

**8. Current Project status:**

- Currently Dam Nha Mac Industrial Zone is under study by Japanese Group SE on Planning and Investment Project named Dam Nha Mac Industrial Zone (letter 5459/UBND-QH3 dated November 2nd 2012 by Quang Ninh Provincial People's Committee)

**9. Project schedule:**

- 2013: To develop project preparation activities, select project owner, verify and grant Investment licence
- 2013 - 2015: To invest in the construction phase 1 and put the project into operation of phase 1 (around 1.000 ha).
- 2016 - 2017: To continue to complete the construction of the entire project items.
- 2018: To put the whole project into operation.

**10. Form of Investment:** 100% foreign capital investment

**11. Preferential policies:**

1. **Land rental cost:** the Investor is exempted from rent of land, land use during BT project construction period and 11 years following the completion of the project (the project under operation);  
- Land rent rate = 0.75% (minimum rate) x Land price.  
- Permanent land rent for (05) year

2. **Tax policy:**

- Personal income tax: Vietnamese and foreign people working for the project enjoy 50% income tax reduction applied to those having taxable income;
- Investors enjoy preferential import tax on goods imported for construction of the project in accordance with the law on export and import tax.

**12. Commitment of the Province::**

1. **Site clearance:** The Investor will be given in advance 30% the cost of compensation, site clearance and resettlement in case the investor has paid at least 50% of the total value of the approved compensation and site clearance method...

2. **Technical utilities:**

- To ensure the provision of water, electricity, communication to project fence In case the investor builds the infrastructure to the project fence, they will be reimbursed the amount spent by deducting the investment cost which has been used for the respective services until they get the compensation for their spent amount or get paid in the form of cash.

- The Province will support 30% of total investment in wastewater treatment system and the payment is made as soon as the Investor completes the project construction. The maximum support is VND 30 billion.

3. **Labor:** To support the cost of training and suitable employment for the project. The support amount is 1.5 times the minimum wage/training course

4. **Administrative procedures:** To proceed all the procedures via single window scheme, and provide strong support to the investor during the implementation of the project.

**13. Information for reference**

**1. Land rent:** USD 36 /m2/45 years, land use tax in accordance with the Provincial regulation

**2. Sanitation fee:** USD 0.28 /m2/year (including infrastructure maintainance, security, sanitation fees outside the Project fence).

**3. Infrastructure usage fee:** USD 0.26 /m2/year

- For production activities: USD 0.37 /m3

- For services, tourism, construction: USD 0.54 /m3

**4. Transportation cost:**

- By water way: USD 4.8 - USD 5.7 /ton

- By road: USD 190.5 /container

**5. Labor cost:** minimum salary USD 82.5 /month

**6. Management fee:** USD 1.0 /m2/year.

**7. Gasoline price:** USD 1.1 /litre

**Administrative Map**




**Focus News**




**Ha Long Bay listed in top ten attractive tourist destinations in Southeast Asia in autumn**  
(9/30/2016 10:05:00 AM)



**Van Don island district ready for the 2016 tourism season**  
(4/27/2016 10:25:00 AM)



**Fireworks to be displayed at Ha Long Carnival 2016**  
(4/22/2016 8:20:00 AM)



**Quang Ninh ranked 3th in PCI rankings**  
(4/1/2016 10:05:00 AM)



**Miss Sea Vietnam 2016 pageant to be held in Tuan Chau island**  
(3/31/2016 9:05:00 AM)

**Useful information**



Weather



Market prices

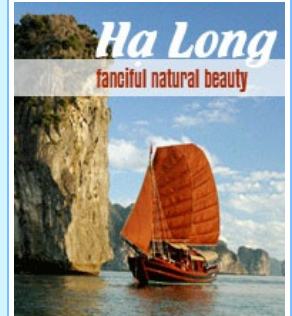


Exchange rate



Telephone number

**Photo album**



#### 14. Project implementation procedure:

1. The investor submits the offer/proposal and project document to the Provincial Project Agency for approval of the investment;
2. The investor prepares the Project document (including Environment Impact Assessment report) and submits to Provincial Project Agency for issuance of Investment License;
3. The Province carries out the compensation as well as site clearance and hands over the clear site to the Investor;
4. The Investor proceeds land lease agreement and receives the Land Use Certificate;
5. The Investor constructs and develops the project operation.

#### 15. Contact point

##### Provincial Project Agency

##### QUANG NINH INVESTMENT PROMOTION AGENCY

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Tel: +84-33-3533 686 Fax: +84-33-3533 586

E-mail: ipa@quangninh.gov.vn

Website: [www.investinquangninh.vn](http://www.investinquangninh.vn)

IPA Quang Ninh

#### Các bài mới:

- ▶ Construction of Export Garment Factory in Hai Yen Industrial Zone, Mong Cai city and Dong Mai Industrial Zone, Quang Yen town 13/09/2013
- ▶ Construction of Electric Cable Factory in Dong Mai Industrial Zone, Quang Yen town 13/09/2013
- ▶ Construction of Electronic Components Assembly and Production Factory in Viet Hung Industrial Zone, Ha Long city and Dong Mai Industrial Zone, Quang Yen town 13/09/2013
- ▶ Construction of Infrastructure of Quan Trieu Industrial Zone in Dong Trieu District 13/09/2013
- ▶ Construction and Business Investment of Viet Hung Industrial Zone in Ha Long city (Stage 2) 13/09/2013
- ▶ Infrastructure construction of Hai Ha Port Industrial Zone 13/09/2013
- ▶ Non-tariff, clean industrial zone in Van Don Economic Zone 13/09/2013
- ▶ Upgrading Cai Rong Port in Van Don Economic Zone 13/09/2013
- ▶ Hon Gai Tourist Port, Ha Long city 13/09/2013
- ▶ Van Tien Bridge in Van Don Economic Zone 13/09/2013

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