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SEIER 2 Project

Feasibility Study
Suoi Vang 110kV Substation

Volume 2a

Resettlement Plan

Final Version
This Final Version is produced taking into account the comments of
(i) Mr. Bui Ngoc Quang, Environment and Social Development Unit, WB Vietnam
   - E-mail 'Review of Suoi Vang RP/EMP under SEIER2 Project' dated May 28, '08 and,
SEIER 2 Project

Feasibility Study
Suoi Vang 110kV Substation

Volume 2a

Resettlement Plan

Prepared by

PC2
Power Engineering & Consulting Center

Submitted by

South Vietnam Power Management Board

Date ........................................

Date ........................................

Power Company 2
Power Engineering & Consulting Center

June 2008
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Abbreviations

AEC Agricultural Extension Center
BARD Bank for Agricultural and Rural Development
Consultant PC2 Power Engineering & Consulting Center
CPC Commune People’s Committee
CRC Compensation and Resettlement Committee
DARD Department of Agriculture and Rural Development
D/L Distribution Line
DMS Detailed Measurement Survey
DNRE Department of Natural Resources and Environment
DOC Department of Construction
DOF Department of Finance and Pricing
DOI Department of Industry
DP Displaced Person or Project Affected Person
(Pls. see definition in Policy Framework)
DPC District People’s Committee
DPI Department of Planning and Investment
DSS Distribution Sub-Station
EM Ethnic Minority
EMP Ethnic Minority Plan
EVN Electricity of Viet Nam
FS Feasibility Study
GOV Government of Viet Nam
Replacement Cost is the method of valuation of assets that helps determine the amount sufficient to replace lost assets and cover transaction costs. In applying this method of valuation, depreciation of structures and assets should not be taken into. For losses that cannot easily be valued or compensated for in monetary terms (e.g., access to public services, customers, and suppliers; or to fishing, grazing, or forest areas), attempts are made to establish access to equivalent and culturally acceptable resources and earning opportunities. Where domestic law does not meet the standard of compensation at full replacement cost, compensation under domestic law is supplemented by additional measures necessary to meet the replacement cost standard. (Pls see Item 2.2.2 of this RP).


Preface

It is note that the Feasibility Study of the 110kV Transmission Lines and Substations in Southern Vietnam (SEIER 2 project) along with the RAP and EMDP had been prepared during 2004 with the final versions submitted during January 2005, in which, the Suoi Vang Substation component is part of the project.

However, due to the change of the location of the Suoi Vang Substation (agreed by the People’s Committee of Lam Dong Province – their official letter No.1065/UB dt. March 02, 2006), a separate and updated RP and EMP for the Substation’s newly selected location is required.

During the last 4 years, a number of policies/principles related to land acquisition, compensation and resettlement of the GOV and WB have been changed and/or superseded. These changes required to be up-dated in the Policy Frameworks (of the RAP and EMDP of SEIER2 project) to be applied for the RP and EMP of the Suoi Vang Substation component.

The outdated policies/principles related to compensation and resettlement (set forth in the Policy Frameworks of RAP and EMDP of SEIER 2 project):

- The 1993 Land Law
- Decree 87/CP
- Decree 22/1998/ND-CP
- Decree 54/1999/ND-CP
- Circular 145/1998/TT-BTC
- Decree 17/2001/ND-CP
- Compensation unit prices for land, structures, trees, crops
  - OD 4.30 – (RAP)
  - OD 4.20 – (EMDP)

The above mentioned out-dated policies/principles shall be replaced by the prevailing policies/principles:
The 2003 Land Law November 26, 2003
Decree 181/2004/ND-CP October 29, 2004 ‘guiding the implementation of the Land Law’
Decree 188/2004/ND-CP November 16, 2004 ‘methodology for defining land price and land price framework’
Circular 114/2004/TT-BTC November 26, 2004 ‘guiding the implementation of 118/2004/ND-CP’
Decree 197/2004/ND-CP December 3, 2004 ‘compensation, assistance for land acquisition by GOV’
Circular 116/2004/TT-BTC December 7, 2004 ‘guiding the implementation of 197/2004/ND-CP’
Decree 106/2005/ND-CP August 17, 2005 ‘protection of high voltage networks’
Decree 131/2006/ND-CP November 9, 2006 ‘management of ODA’
Decree 84/2007/ND-CP May 25, 2007 ‘compensation, resettlement when land acquired by GOV’

Compensation unit prices for land, structures, trees, crops promulgated by the People’s Committee of Lam Dong province (applicable during 2008)
OP 4.12 – (RP) WB ‘involuntary resettlement’ – Resettlement Plan
OP/BP 4.10 – (EMP) WB ‘indigenous people’ – Ethnic Minority Plan

Apart from the above mentioned changes, all content on level of impacts, entitlement, assistances etc. defined in the Policy Frameworks and Entitlement Matrix of the SEIER 2 project are intact.
Kính gửi

Các Bên Hưu Quan

V/v Báo cáo Kế hoạch Tài chính dự và Kế hoạch Dàn tộc Thiếu số cho Công trình Trạm Biên áp 110 kV Suối Vàng tỉnh Lâm Đồng thuộc Dự án SEIER 2

'Nghiên cứu Khả thi' cùng với 'Kế hoạch Hành động Tài chính dự' và 'Kế hoạch Phát triển Dàn tộc Thiếu số' cho Dự án 'Trạm và Đường dây 110kV ở các tỉnh phi Nam' (SEIER 2) đã được lập trong năm 2004 và các bản cuối cùng đã nộp vào tháng 01 năm 2005, trong đó, công trình Trạm biên áp Suối Vàng thuộc tỉnh Lâm Đồng là một thành phần.

Tuy nhiên, do có sự thay đổi vị trí (đã được UBND tỉnh Lâm Đồng thỏa thuận trong công văn Số 1065/UB ngày 02.03.2006), việc lập lại báo cáo Kế hoạch Tài chính dự và Kế hoạch Dàn tộc Thiếu số riêng cho hạng mục Trạm biên áp Suối Vàng thuộc tỉnh Lâm Đồng là cần thiết.

Trong 4 năm qua, một số chính sách/nuôi nguyên tác liên quan đến biên bản, tài chính dự của Chính phủ và Ngân hàng Thế giới đã thay đổi hoặc được bổ sung. Những thay đổi/đổ bộ sung này cần được cập nhật cho các Kế hoạch Tài chính (cụa 'Kế hoạch Hành động Tài chính dự' và 'Kế hoạch Phát triển Dàn tộc Thiếu số') của Dự án SEIER 2 để áp dụng cho 'Kế hoạch Tài chính dự' và 'Kế hoạch Dàn tộc Thiếu số' của trạm biên áp Suối Vàng, Lâm Đồng.

Những chính sách/nuôi nguyên tác liên quan đến biên bản, tài chính dự đã hết thời hiệu (đưa ra trong các Kế hoạch Tài chính – 'Kế hoạch Hành động Tài chính dự' và 'Kế hoạch Phát triển Dàn tộc Thiếu số' – của Dự án SEIER 2):

Luật Đất đai 1993 14.07.1993
Nghi định 87/CP 17.08.1994
Nghi định 54/1998/ND-CP 08.07.1998
Thông tư 145/1998/TT-BTC 04.11.1999
Nghi định 17/2001/ND-CP 04.05.2001

Đơn giá đến biên bản/kết cấu/cây/mâu:

OD 4.30 – (RAP) Ngân hàng 'tài chính dự miễn ĩươn' –
Kế hoạch Hành động Tài chính dự 'người bán địa' –
Kế hoạch Phát triển Dàn tộc Thiếu số

UBND tỉnh Lâm Đồng

Ngày 04 tháng 02 năm 2008
Những chính sách/nguyên tắc đã hết hiệu lực nếu trên được thay thế/bổ sung bằng các chính sách/nguyên tắc liên quan hiện hành:

Luật Đất đai 2003 26.11.2003 'hướng dẫn thực hiện Luật Đất đai'
Nghi định 181/2004/NĐ-CP 29.10.2004 'phương pháp xác định giá đất và khung giá đất'
Thông tư 114/2004/TT-BTC 26.11.2004 'đề bù, hỗ trợ khi Nhà nước thu hồi đất'
Nghi định 17/2006/NĐ-CP 27.01.2006 'sửa đổi hướng dẫn thi hành Luật Đất đai'
Nghi định 131/2006/NĐ-CP 09.11.2006 'quản lý ODA'
Nghi định 84/2007/NĐ-CP 25.05.2007 'đề bù, tái định cư... khi Nhà nước thu hồi đất'

Đơn giá đề bù đất/kết cấu/cây/mẫu áp dụng cho 2008
UBND tỉnh Lâm Đồng

OP 4.12 – (RP) Ngân hàng 'tái định cư miễn chương' – Kế hoạch Tài chính cựu
OP/BP 4.10 (EMP) Ngân hàng 'người bán địa' – Kế hoạch Đân tộc Thiếu số

Ngoài những thay đổi/bổ sung trên, toàn bộ nội dung về mục ảnh hưởng, các quyền lợi được đề bù, hỗ trợ dựa ra trong Khung Chính sách và Ma trận Quyền lợi thuộc Dự án SEIER 2 được giữ nguyên.
EXECUTIVE SUMMARY

1. Introduction

1.1 The Project

Implementing the Government of Viet Nam’s policy on the national industrialization and modernization program, the state Electricity of Vietnam (EVN) has decided to use the World Bank financial resources for the investment of the SEIER 2 project – '110 kV Transmission Lines and Substations in Southern Vietnam'.

The SEIER 2 project components in Lam Dong province comprise of (i) Da Teh 110kV Substation and Tan Phu – Dai Hoai – Da Teh T/L and, (ii) Suoi Vang 110kV Substation and Da Lat 1 – Da Lat 2 – Suoi Vang T/L.

However, as already mentioned in the Preface, this RP is prepared for the Suoi Vang Substation component only.

PC2, on behalf of EVN, will develop the 110kV Suoi Vang Substation component in Lat commune of Lac Duong district in Lam Dong province.

(Pls. see Appendix 1 for Map of Project Areas).

The efficiency improvement of the power networks in the project area comprises of the construction of the 110kV Suoi Vang Substation with the capacity of 25 MVA and covering an area of 10,979 m² in Lat commune of Lac Duong district, Lam Dong province.

1.2 Policy Framework*

This RP for the sub-projects under PC2 is based on the Policy Framework for Compensation, Resettlement and Rehabilitation of Project Affected Persons.

According to the Policy Framework, eligibility for compensation and rehabilitation entitlement includes all affected persons, households and institutions with or without legal status on their assets included in the RP inventory prior to the RP cut-off date. By the actual RP implementation, PMB/Compensation and Resettlement Committees will organize the survey for the actual prevailing prices for the adjustment of the compensation unit prices, if necessary, and the amount of compensation will be displayed at the Commune/Ward People’s Committee Offices.

* Please see Preface.
1.3 Principles and Objectives

The principles outlined in the WB OP 4.12 (adopted in the Policy Framework) are the basis for the preparation of this RP.

Compensation costs will be based on replacement/market costs. Compensation at replacement cost for land, houses and perennial trees; compensation at market price for annual crops.

Apart from direct compensation, all DPs who permanently losing more than 25% of their residential/productive land or other incomes are entitled to trainings or other restoration measures and who required to be resettled are entitled to (i) transport allowance; (ii) relocating subsidy and (iii) trainings or other restoration measures. However, in this sub-project, there are no DPs losing more than 25% of fixed assets or who will require relocation.

1.4 Existing Power Distribution Situation in Lam Dong Province

The existing power distribution networks in Lam Dong province, in general, are 220kV, 110kV and 35kV and incapable of meeting the current and future demand due to unapt D/Ls (too long distance and/or too small conductor diameter, leading to low service quality and high loss) and also lack of S/Ss.

Please see the table below for details of the existing power distribution situation in Lam Dong province.

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Station</th>
<th>Capacity MVA</th>
<th>Areas of supply</th>
</tr>
</thead>
<tbody>
<tr>
<td>I</td>
<td>Bao Loc Substation 220kV</td>
<td>228</td>
<td>Bao Loc town, part of Di Linh, Bao Lam, Da Hoai, Da Teh and Cat Tien districts.</td>
</tr>
<tr>
<td>II</td>
<td>Da Lat 1 Substation 110kV</td>
<td>40</td>
<td>Da Lat city and Lac Duong district and part of Lam Ha district.</td>
</tr>
<tr>
<td>III</td>
<td>Duc Trong Substation 110kV</td>
<td>40</td>
<td>Duc Trong and Don Duong districts and part of Lam Ha district.</td>
</tr>
<tr>
<td>IV</td>
<td>Di Linh Substation 35kV</td>
<td>6.3</td>
<td>Part of Di Linh district.</td>
</tr>
<tr>
<td>V</td>
<td>Da Hoai Substation 35kV</td>
<td>6.3</td>
<td>Part of Da Hoai district.</td>
</tr>
<tr>
<td>VI</td>
<td>Da Teh Substation 35kV</td>
<td>6.3</td>
<td>Part of Da Teh district.</td>
</tr>
<tr>
<td></td>
<td>Total</td>
<td>326.9</td>
<td></td>
</tr>
</tbody>
</table>
1.5 Projection of Power Distribution Demand in Lam Dong Province

With the ever increasing demand of power supply in the project areas, such forecast and planning for the future (2005 – 2015) power supply demand and distribution networks in the project areas has been prepared by PECC3 and approved by the Ministry of Industry (Decision No. 1990/QD-BCN dated July 31, 2006).

Please see the table below for the details of the power supply demand projection in the project areas.

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Power Supply Areas (district)</th>
<th>2005</th>
<th>2010</th>
<th>2015</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>P (MW)</td>
<td>A (GWh)</td>
<td>P (MW)</td>
<td>A (GWh)</td>
</tr>
<tr>
<td>1</td>
<td>Da Lat city</td>
<td>31.28</td>
<td>117.4</td>
<td>55.82</td>
</tr>
<tr>
<td>2</td>
<td>Lac Duong</td>
<td>0.91</td>
<td>2.65</td>
<td>4.95</td>
</tr>
<tr>
<td>3</td>
<td>Don Duong</td>
<td>9.01</td>
<td>31.93</td>
<td>16.91</td>
</tr>
<tr>
<td>4</td>
<td>Duc Trong</td>
<td>16.25</td>
<td>60.22</td>
<td>34.36</td>
</tr>
<tr>
<td>5</td>
<td>Lam Ha</td>
<td>5.49</td>
<td>17.13</td>
<td>9.47</td>
</tr>
<tr>
<td>6</td>
<td>Da Mrong</td>
<td>0.85</td>
<td>2.55</td>
<td>1.67</td>
</tr>
<tr>
<td>7</td>
<td>Bao Loc town</td>
<td>18.98</td>
<td>66.44</td>
<td>37.53</td>
</tr>
<tr>
<td>8</td>
<td>Bao Lam</td>
<td>5.60</td>
<td>19.46</td>
<td>11.73</td>
</tr>
<tr>
<td>9</td>
<td>Di Linh</td>
<td>8.01</td>
<td>25.72</td>
<td>18.71</td>
</tr>
<tr>
<td>10</td>
<td>Da Hoai</td>
<td>3.18</td>
<td>10.05</td>
<td>8.09</td>
</tr>
<tr>
<td>11</td>
<td>Da Teh</td>
<td>1.77</td>
<td>5.48</td>
<td>6.04</td>
</tr>
<tr>
<td>11</td>
<td>Cat Tien</td>
<td>1.58</td>
<td>4.84</td>
<td>5.51</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
<td><strong>102.91</strong></td>
<td><strong>363.87</strong></td>
<td><strong>210.79</strong></td>
</tr>
</tbody>
</table>

1.6 Project Impacts

Permanent Impacts

Permanent Land Acquisition

- residential land
- productive land

**crop land** 2,754 m²  
**coffee planting land** 8,225 m²  
10,979 m² representing 11.70 % of total productive land holding

(There are no other types of land permanently affected in this project).
Permanent Affected Structures
Nil
Permanent Affected Crops
2,754 m²
Permanent Affected Trees
5,465 coffee trees

Temporary Impacts

There is not any temporary impact in this subproject. Even the temporary land acquisition for temporary access roads during construction is not required since the prevailing roads/paths/lanes and ROW (Da Lat 1 – Da Lat 2 – Suoi Vang T/L) itself shall be used during the construction period.

2. Institutional and Legal Framework

2.1 Institutional Framework

The overall responsibility for enforcement of the Policy Framework and for planning and implementing this RP rests with PC2, South Vietnam Power Project Management Board and the People’s Committee of Lam Dong province and their relevant Institutions (i.e. Provincial and District CRCs, provincial DOFs, DOCs, DOIs, DNREs...).

PC2, its Consultant and Lam Dong PPP are responsible for carrying out census, socio-economic survey and inventories and preparing RP and for the day-to-day implementation thereof within their respective jurisdiction.

The District and Commune People’s Committees will participate in the RP preparation and implementation.

2.2 Legal Framework*

All GOV policies and WB policies related to land acquisition, compensation and resettlement (OP 4.12) are applied for this RP. Where GOV and WB policies are not compatible, the WB’s OP 4.12 shall prevail with certain required waivers.

3. Entitlement Policy

This RP has been prepared on the basis of the OP 4.12 of the WB on involuntary resettlement adopted in the Policy Framework. The principle objective of the Policy Framework is to ensure that all DPs will be compensated for their losses at replacement cost and provided with rehabilitation measures to assist them to improve, or at least maintain, their pre-project living standards and income earning capacity.

The Policy Framework lays down the principles and objectives, eligibility criteria of DPs, entitlements, legal and institutional framework, modes of compensation and

* Please see Preface.
rehabilitation, peoples participation features and grievances procedures that will guide the compensation, resettlement and rehabilitation of the DPs.

Apart from direct compensation, all DPs who permanently losing more than 25% of their residential/productive land or other incomes are entitled to (i) transport allowance; (ii) relocating subsidy; (iii) trainings or other restoration measures (GOV Decree 197/2004/ND-CP).

After the agreement on T/L routes (to be constructed) and T/L lines (to be refurbished) is obtained, the Consultant has carried out the socio-economic survey and inventory of project affected assets traversing such agreed T/L routes/lines. The cut-off date has been fixed during the socio-economic surveys and inventory, the 1st of March of 2008. The cut-off date has been declared officially by the competent local authorities in the very first community meetings in each project related commune. (Pls. see Appendix 3 for the Entitlement Matrix).

4. Resettlement Site

Thanks to mitigation measures through public consultations from the initial stage and design stage of the project, the socio-economic surveys, inventory and census show that there are no DPs whose fixed assets being acquired more than 25% of their total holding and not required to be relocated, therefore, development of resettlement site is not required.

5. People’s Participation

The consultation with DPs in getting their feedback will limit contradiction and avoid delays in project implementation. The RP is developed in close consultation with local authorities and DPs in order to maximize their participation in resettlement planning and implementing and the socio-economic benefits of DPs to the project.

Local authorities and DPs were consulted through the substation location, drafts of resettlement policy (with certain updates), RP implementation, grievance mechanism and monitoring and evaluation on the restoration of DPs' livelihoods after the project implementation. (Pls. see Appendix 5 for samples of Minutes of Community Meetings and Appendix 7 for sample of Pamphlet).

6. Baseline Information

6.1 Data Gathering Activities

Consultant staff have carried out the census and inventory by means of direct interviews and ‘Questionnaires’ during Feb.– Mar., 2008 covering 100 % of DPs in the project affected areas in Lat commune of Lac Duong district and Ward 7 of Da Lat city in Lam Dong province.
6.2 Socio-economic Surveys

The socio-economic surveys have been carried out aiming at providing baseline data on the localities traversed by the D/Ls covering Lat commune of Lac Duong district and Ward 7 of Da Lat city in Lam Dong province. Survey data cover the information on the characteristics of the communities, their sources of income, revenue, socio-economic situation. The survey also aims at identifying characteristics of effected areas, assessing the development of population, houses, socio-economic etc. The survey data are used for establishing resettlement policy and bases for evaluating restoration of living standards.

6.3 Economy

Economy in Lam Dong province, among the open-door market economy of the whole country, develops on the trend of increasing industry and services sectors in the overwhelming agriculture, forestry and aquaculture sectors.

In the project areas, the project affected population is mainly farmers (87.50%), wage-earners (from both state-owned and private sectors: 7.50%), small-scale business (2.50%) and the rest belong to free-lance labor (2.50%).

6.4 Census and Inventory

The census and inventory show that:

<table>
<thead>
<tr>
<th>Description</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number of DPs</td>
<td>12 HHs</td>
</tr>
<tr>
<td>Number of DPs required to be resettled</td>
<td>51 pers</td>
</tr>
<tr>
<td>Number and area of houses lost</td>
<td>Nil</td>
</tr>
<tr>
<td>Area of residential plots lost</td>
<td>Nil</td>
</tr>
<tr>
<td>Area of agricultural land lost (crop land and coffee planting land)</td>
<td>10,979 m²</td>
</tr>
<tr>
<td>Productive land lost as percentage of total productive land</td>
<td>11.70 %</td>
</tr>
<tr>
<td>Quantity of other fixed assets affected (various categories)</td>
<td>Nil</td>
</tr>
<tr>
<td>Temporary impact on productive assets</td>
<td>Nil</td>
</tr>
<tr>
<td>Business lost including structures, land and other fixed assets</td>
<td>Nil</td>
</tr>
<tr>
<td>Impact on tenants who leased the houses for residential purpose</td>
<td>Nil</td>
</tr>
<tr>
<td>Impact on sensitive areas</td>
<td>Nil</td>
</tr>
<tr>
<td>Impact on public works</td>
<td>Nil</td>
</tr>
<tr>
<td>Impact on EM communities</td>
<td>9 HHs</td>
</tr>
<tr>
<td></td>
<td>37 pers</td>
</tr>
</tbody>
</table>

The census and inventory also show the household characteristics:

- Average of family size: 4.25 persons
- Man: 50.98 %
- Women: 49.02 %
- Age groups

Power Company 2
Power Engineering & Consulting Center
7. Project Impacts

7.1 Project Impacted People

The following persons to be identified by the baseline information collected for this RP are Displaced Persons:

(a) persons whose houses are in part or in total affected (temporarily or permanently) by the project;
(b) persons whose residential and premise and/or agricultural land is in part or in total affected (permanently or temporarily) by the project;
(c) persons whose businesses are affected in part or in total (temporarily or permanently) by the project;
(d) persons whose crops (annual and perennial) and trees are affected in part or in total by the project, and
(e) persons whose rented houses for residential purpose are affected by the project.

Results of the socio-economic surveys and census show that:

Total number of DPs is 12 HHs (51 persons), of these:
• DPs with permanent acquisition of more than 25% of residential/productive land  
  Nil
• DPs with permanent land acquisition of less than 25% of productive land holding  
  12 HHs  
  51 Pers
• DPs with permanent land acquisition of less than 25% of residential land holding  
  Nil
• DPs with partially affected structures  
  Nil
• DPs with annual/perennial trees/crops affected  
  12 HHs  
  51 Pers
• DPs with business partly or totally affected  
  Nil
• DPs required to be relocated  
  Nil

From the results shown above, it is safe to state that the entire displaced population is minor since the affected people are not physically displaced and less than 25% of their productive assets are lost – DPs’ productive land lost is practically insignificant i.e. 11.70% of their total productive land holding.

### 7.2 Project Impacted Assets

The project will impact on:

(a) permanent land acquisition for substation area, tower foundations, and some access roads for the project construction.

(b) permanent impact on houses, structures, trees, crops and other assets in the proposed tower foundation areas and in ROWs.

(c) Assets on the service roads.

(d) All trees and crops or other assets surrounding the tower foundation and ROWs.

(e) Temporarily acquired land required during construction of the project.

Results of the socio-economic surveys show that:

• Permanent land acquisition
  
  | Residential Land | Nil |
  | Productive Land | 10,979 m² |

• Temporary land acquisition (in ROW)  
  Nil
• Permanent affected structures  
  Nil
• Temporary affected structures  
  Nil
• Permanent affected crops (i.e. vegetables)  
  2,754 m²
• Permanent affected trees (i.e. coffee trees)  
  5,465 trees
• Temporary affected crops  
  Nil
Through consultation, DPs opted for cash compensation for their impacted assets at replacement costs for fixed assets and market price for crops.

7.3 Mitigation Measures

Thanks to mitigation measures undertaken right from the initial design stage through public consultation, close cooperation with various local authorities and related offices, the project impacts are almost marginal.

There are no DPs with their fixed assets being acquired more than 25% of their total holding, therefore, no DPs required to be relocated and the development of resettlement site is not required.

8. Implementation Arrangements

8.1 Implementation Schedule

Right after the investment for the project is approved, DPs in the project affected areas will be informed, again, of their rights, policy of this RP, including legal framework, eligibility provisions, entitlements, rates and mode of compensation/assistance, implementation time-schedule and complaint and grievance rights mechanism. Such information will be delivered to DPs through community meetings, pamphlets...

The proposed RP implementation schedule is as follows:

**EVN/WB:**
1. Review and approval/clear of RP by EVN/WB  
   June 2008
2. Effectiveness  
   July 2008
   (expected to be realized with immediate effect after this RP is cleared/approved by the WB and EVN)

**PMB and Project CRC:**
1. Establishment of Project CRC  
   (already exist)*
2. Commencement of Public information  
   July 2008
3. Commencement of Field works (DMS)  
   July 2008
4. Commencement of payment of compensation  
   Aug. 2008

**DPs:**
1. Commencement of declaration of quantity and status of properties  
   July 2008
2. Commencement of receiving compensation and ground clearance  
   Aug. 2008

**Bidding:**
Commencement of bidding for equipment  
July 2008

* The provincial and district CRCs are already existed for other on-going projects in the localities.
Civil works:
Commencement of civil works
(The civil works is expected to complete within 6 months)
Oct. 2008

Monitoring:

Notes
- Considering the marginal impacts (without resettlement) and number of DPs and, with the apt workforce, the public information and DMS & inventory work is envisaged to be fulfilled within 1 month and the actual compensation can be fulfilled within 1 month.
- Discussion among Consultant and PC2 PMB for the above proposed RP implementation schedule has been held, taking into consideration the volume of works of the only project component i.e. the Suoi Vang 110kV Substation in Lat commune of Lac Duong district, the apt workforce and possibility of parallel activities.

All RP activities must be satisfactorily completed before the World Bank issues a no objection for award of contract for the sub-projects. Any changes to the RP after WB clearance will require review by the WB Office in Hanoi before commencement of construction.

8.2 Institutional Arrangements

PC2, assigned by EVN, is responsible for all of operations on investment guidelines, investigation and design, project construction as well as supervision of compensation and resettlement of the project. PC2 will directly guiding the whole implementing process of the project including RP implementation. It will be assisted by provincial, district and commune authorities and all relevant institutions. (Pls. see Figure 2.1.2 for RP Implementation Organization Chart).

8.3 Complaint and Grievances

During the project implementation, DP’s complaints and grievances will be dealt with according to the Vietnamese laws and regulations. DPs raising complaints will be treated fairly and guided by related agencies on the procedures and formalities for lodging their complaints of RP with all administrative fees exempted throughout such process.

There are 4 steps of complaint lodging for DPs i.e. Commune level, District level, Provincial level and, in extreme cases, the DPs can being the issues to Court by using the Bureau of Law Consultant, free of charge.

(Pls. see Figure 8.6 for Grievance Redress Administrative and Juridical Structures Available to DPs)
8.4 Supervision, Monitoring and Evaluation

The implementation of RP shall be constantly supervised and monitored by PC2 PMB and the People’s Committees at various levels in the project related localities. Moreover, an independent external monitoring agency will be entrusted with independent monitoring tasks. Such independent external monitoring agency will be selected and contracted by PMB right after RP approval and will commence their supervision and monitoring activities from the beginning of the RP implementation.

The result of selection of independent monitoring agency will be submitted to the WB for its concurrence.

9. Costs and Budget

Table 9.5.6 – Total Cost of RP Implementation

<table>
<thead>
<tr>
<th>Components</th>
<th>Total Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Preparation of RP and DMS</td>
<td></td>
</tr>
<tr>
<td>Initial state (Preparation of RP)</td>
<td>76,736,000</td>
</tr>
<tr>
<td>Implementation stage (DMS &amp; inventory)</td>
<td>100,000,000</td>
</tr>
<tr>
<td>Sub-total 1</td>
<td>176,736,000</td>
</tr>
<tr>
<td>2. Compensation</td>
<td></td>
</tr>
<tr>
<td>Permanent productive land acquisition</td>
<td>296,470,000</td>
</tr>
<tr>
<td>Permanently affected trees</td>
<td>442,665,000</td>
</tr>
<tr>
<td>Permanently/temporarily affected crops</td>
<td>41,310,000</td>
</tr>
<tr>
<td>Sub-total 2</td>
<td>780,445,000</td>
</tr>
<tr>
<td>3. Management</td>
<td></td>
</tr>
<tr>
<td>Management</td>
<td>30,000,000</td>
</tr>
<tr>
<td>Trainings, workshop, information campaign etc.</td>
<td>10,000,000</td>
</tr>
<tr>
<td>Sub-total 3</td>
<td>40,000,000</td>
</tr>
<tr>
<td>4. External Monitoring = 2% of (1+2)</td>
<td>19,143,620</td>
</tr>
<tr>
<td>Sub-total 4</td>
<td>19,143,620</td>
</tr>
<tr>
<td>5. Contingency = 20% of (1+2)</td>
<td>191,436,200</td>
</tr>
<tr>
<td>Sub-total 5</td>
<td>191,436,200</td>
</tr>
<tr>
<td>Grand Total (1+2+3+4+5)</td>
<td>1,207,760,820</td>
</tr>
</tbody>
</table>

Notes

• Budget for RP implementation will be from the counterpart funds: EVN.
• The interested independent external monitoring agency will prepare the technical and financial proposals for bidding and actual cost will be decided through procurement for independent external monitoring agency.
10. Disclosure

Drafts of *Policy Framework* and *Entitlement Matrix* have been disclosed at the People's Committees of 1 commune + 1 ward and 1 district + 1 city of the project areas in Lam Dong province.

All feedback from local authorities and DPs are integrated in this RP.

Draft of RP has been disclosed at the office of the Lam Dong Provincial People's Committee, EVN and the Vietnam Development and Information Center (VDIC) of the World Bank office in Hanoi.

The final RP will be cleared by the WB and approved by EVN and the Lam Dong provincial People's Committee.
1. Introduction

1.1 Project Objectives

The overall objective of the project is to contribute to the GOV' poverty alleviation program in the rural areas by providing basic infrastructure services i.e. electricity.


The SEIER 2 project components in Lam Dong province comprise of (i) Da Teh 110kV Substation and Tan Phu – Dai Hoai – Da Teh T/L and, (ii) Suoi Vang 110kV Substation and Da Lat 1 – Da Lat 2 – Suoi Vang T/L.

However, as already mentioned in the Preface, this RP is prepared for the Suoi Vang Substation component only (due to its relocation).

The construction and installation of the Suoi Vang 110kV Substation will add to the existing capacity with 25MVA to meet the growing demand more efficiently, provide better quality and quantity of electric power for productive uses and reduce power system losses.

The Suoi Vang substation, with the area of 10,979m², locates in Lat commune of Lac Duong district (Lam Dong province) will affect 10 DP HHs in Lat commune itself and 2 DP HHs who reside in Da Lat city but having their crop land that being affected by the subproject. (Pls. see Appendix 1 for Map of Project Areas).

Implementing the project component, land acquisition will be required for the construction of the 110kV substation. However, the land area required for this substation will not cause large scale of land acquisition and resettlement.

Current data shows that the existing networks (substations and D/Ls) can not satisfy the current load (let alone many newly formed populated areas) and almost constantly overloaded with high electricity loss and low service quality.

Therefore, implementing this project will not only satisfy the ever increasing demand for infrastructure, industries, handicraft and aquaculture development but also improve the spiritual and material life of the communities in the project areas.
1.2 Policy Framework*

The principle objective of the Policy Framework for Compensation, Resettlement and Rehabilitation is to ensure that all DPs will be compensated for their losses at replacement cost and provided with rehabilitation measures to assist them to improve, or at least maintain, their pre-project living standards and income earning capacity. Please see Appendix 2 for Policy Framework for Compensation, Resettlement and Rehabilitation of Project Affected Persons.

The Policy Framework lays down the principles and objectives, eligibility criteria of DP's entitlements, legal and institutional framework, modes of compensation and rehabilitation, people's participation features and grievances procedures that will guide the compensation, resettlement and rehabilitation of the DPs. This RP is based on the Policy Framework.

1.3 Objectives of Resettlement Plan

The overall objective of the RP is to define resettlement and compensation programs for the project in such a way as to limit as much as possible the number of project affected persons and their affected properties and to ensure that all DPs shall be compensated for their losses at replacement cost and will be provided with rehabilitation measures to assist them to improve, or at least maintain, their pre-project living standards and income earning capacity.

1.4 Principles of Resettlement Plan

The principles outlined in the WB' OP 4.12 have been updated in the Policy Framework. In this regard, the following principles and objectives will be applied.

(a) Acquisition of land and other assets, and resettlement of people will be minimized as much as possible.

(b) All DPs' residing, working, doing business or cultivating land in ROWs of D/Ls, surrounding areas of tower foundation, the substation areas, in the service roads under the project as of the date of the baseline surveys are entitled to be provided with rehabilitation measures sufficient to assist them to improve or at least maintain their pre-project living standards, income earning capacity and production levels. Lack of legal rights to the assets lost do not bar the DP from entitlement to such rehabilitation measures.

(c) The rehabilitation measures to be provided are: (i) compensation at replacement cost, without deduction for depreciation or salvage materials for houses and other structures; (ii) agricultural land for land of equal productive capacity acceptable to the DPs or in cash at replacement cost according to DPs' choice; (iii) replacement of residential/premise land of equal size acceptable to the DPs or in cash at

* Please see Preface.
replacement cost according to DPs’ choice; and (iv) transfer and subsistence allowances.

(d) Replacement residential and agricultural land will be as nearby as possible to the land that was lost, and acceptable to the DPs.

(e) The resettlement transition period will be minimized and the rehabilitation means will be provided to the DPs prior to the expected start-up date of works in the respective Project site.

(f) Plans for acquisition of land and other assets and provisions of rehabilitation measures will be carried out in consultation with the DPs to ensure minimal disturbance. Entitlements will be provided to DPs prior to expected start-up of works at the respective project site.

(g) The previous level of community services and resources will be maintained or improved.

(h) Financial and physical resources for resettlement and rehabilitation will be made available and as where and when required.

(i) Institutional arrangements will ensure effective and timely design, planning, consultation and implementation of RP.

(j) Effective and timely supervision, monitoring and evaluation of the implementation of RP will be carried out.

Entitlements will be provided to DPs prior to expected start-up of works at the respective project site.

This RP preparation has been carried out by the Consultants in accordance with the provisions of the Policy Framework with consultation and participation of DPs and local authorities.

In order to ensure that the objectives of this RP are met, compensation unit prices established by provincial and district CRCs and approved by PPC at rates warranting compensation at replacement/market costs. The PMB, CRCs, PPCs, independent external monitoring agency are responsible to check and propose for the adjustments to PMB (if necessary) the compensation unit prices at the time of RP implementation to ensure the compensation unit prices are at the replacement values.

This RP has been agreed upon by the local relevant authorities and will be valid after GOV’s and WB’s approval.

Compensation, resettlement, assistance and rehabilitation activities will only commence after the WB has found the RP acceptable and the EVN and the Project PPC have approved it.
The compensation, resettlement, assistance and rehabilitation activities will be completed before awarding the contracts of civil works under each sub-project.

1.5 Existing Power Distribution Situation in Lam Dong Province

The existing power distribution networks in Lam Dong province, in general, are 220kV, 110kV and 35kV and incapable of meeting the current and future demand due to unapt D/Ls (too long distance and/or too small conductor diameter, leading to low service quality and high loss) and also lack of substations.

Please see Table 1.5 below for details of the existing power distribution situation in Lam Dong province.

Table 1.5 – Existing Power Distribution Situation in Lam Dong Province

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Station</th>
<th>Capacity MVA</th>
<th>Areas of supply</th>
</tr>
</thead>
<tbody>
<tr>
<td>I</td>
<td>Bao Loc Substation 220kV</td>
<td>228</td>
<td>Bao Loc town, part of Di Linh, Bao Lam, Da Hoai, Da Teh and Cat Tien districts.</td>
</tr>
<tr>
<td></td>
<td>Da Lat 1 Substation 110kV</td>
<td>40</td>
<td>Da Lat city and Lac Duong district and part of Lam Ha district.</td>
</tr>
<tr>
<td></td>
<td>Duc Trong Substation 110kV</td>
<td>40</td>
<td>Duc Trong and Don Duong districts and part of Lam Ha district.</td>
</tr>
<tr>
<td>IV</td>
<td>Di Linh Substation 35kV</td>
<td>6.3</td>
<td>Part of Di Linh district.</td>
</tr>
<tr>
<td>V</td>
<td>Da Hoai Substation 35kV</td>
<td>6.3</td>
<td>Part of Da Hoai district.</td>
</tr>
<tr>
<td>VI</td>
<td>Da Teh Substation 35kV</td>
<td>6.3</td>
<td>Part of Da Teh district.</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
<td><strong>326.9</strong></td>
<td></td>
</tr>
</tbody>
</table>
1.6 Projection of Power Distribution Demand in Lam Dong Province

With the ever increasing demand of power supply in the project areas, such forecast and planning for the future (2005 – 2015) power supply demand and distribution networks in the project areas has been prepared by PECC3 and approved by the Ministry of Industry (Decision No. 1990/QD-BCN dated July 31, 2006).

Please see Table 1.6 below for the details of the power supply demand projection in Lam Dong province.

**Table 1.6 – Projection of Power Supply Demand in Lam Dong Province**

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Power Supply Areas (district)</th>
<th>2005</th>
<th>2010</th>
<th>2015</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>P (MW)</td>
<td>A (GWh)</td>
<td>P (MW)</td>
<td>A (GWh)</td>
</tr>
<tr>
<td>1</td>
<td>Da Lat city</td>
<td>31.28</td>
<td>117.4</td>
<td>55.82</td>
</tr>
<tr>
<td>2</td>
<td>Lac Duong</td>
<td>0.91</td>
<td>2.65</td>
<td>4.95</td>
</tr>
<tr>
<td>3</td>
<td>Don Duong</td>
<td>9.01</td>
<td>31.93</td>
<td>16.91</td>
</tr>
<tr>
<td>4</td>
<td>Duc Trong</td>
<td>16.25</td>
<td>60.22</td>
<td>34.36</td>
</tr>
<tr>
<td>5</td>
<td>Lam Ha</td>
<td>5.49</td>
<td>17.13</td>
<td>9.47</td>
</tr>
<tr>
<td>6</td>
<td>Da MRong</td>
<td>0.85</td>
<td>2.55</td>
<td>1.67</td>
</tr>
<tr>
<td>7</td>
<td>Bao Loc town</td>
<td>18.98</td>
<td>66.44</td>
<td>37.53</td>
</tr>
<tr>
<td>8</td>
<td>Bao Lam</td>
<td>5.60</td>
<td>19.46</td>
<td>11.73</td>
</tr>
<tr>
<td>9</td>
<td>Di Linh</td>
<td>8.01</td>
<td>25.72</td>
<td>18.71</td>
</tr>
<tr>
<td>10</td>
<td>Da Hoai</td>
<td>3.18</td>
<td>10.05</td>
<td>8.09</td>
</tr>
<tr>
<td>11</td>
<td>Da Teh</td>
<td>1.77</td>
<td>5.48</td>
<td>6.04</td>
</tr>
<tr>
<td>12</td>
<td>Cat Tien</td>
<td>1.58</td>
<td>4.84</td>
<td>5.51</td>
</tr>
<tr>
<td></td>
<td>Total</td>
<td>102.91</td>
<td>363.87</td>
<td>210.79</td>
</tr>
</tbody>
</table>

1.7 Project Ownership and Organization

- **Investor**: Power Company 2 (under EVN)
- **Management**: Southern Power Project Management Board (under PC2)
- **Provincial Power Services**: Lam Dong Power Company (under PC2)
- **Consulting agency**: Power Engineering & Consulting Center (under PC2)

1.8 Overall Project Description
1.8.1 Suoi Vang 110kV Substation
- Capacity 25 MVA
- Voltage level 110/22kV
- Incoming feeder 2
- Outgoing feeder 5
- Area 10,979 m²

1.8.2 Distribution Line
It is noted that the Da Lat 1 – Da Lat 2 – Suoi Vang 110kV T/L is already included in the '110kV Transmission Lines and Substations in South Vietnam – SEIER 2 Project'. This RP is confined to the 110kV Suoi Vang Substation only (due to its relocation).

1.8.3 Project Component – Suoi Vang 110kV Substation
- Capacity 25 MVA
- Voltage level 110/22kV
- Incoming feeder 2
- Outgoing feeder 5
- Area 10,979 m²

1.8.4 Project Efficiency
As already mentioned above, the existing networks (with total capacity of 327MVA) can cover almost all the population of the project area, however, due to many newly formed populated areas with ever increasing industrial, agricultural service and tourism activities, the networks almost constantly overloaded with high electricity loss and low service quality.

The project efficiency will add to the existing capacity with 25 MVA to be supplied to Lac Duong district and peripheral areas.

The newly built Suoi Vang 110kV substation will increase the capacity of the existing networks and enable them to meet the growing demand more efficiently, provide better quality and quantity of electric power for productive uses and reduce power system losses not only for project related district but also for the peripheral areas of Lac Duong district of Lam Dong province.

1.8.5 Project Impacts

Project Impacted People

Total number of DPs is 12 HHs (51 persons), of these:
• DPs with permanent acquisition of more than 25% of residential land
  HHs: Nil  Persons: Nil
• DPs with permanent acquisition of less than 25% of residential land
  HHs: Nil  Persons: Nil
• DPs with permanent acquisition of less than 25% of productive land
  HHs: 12  Persons: 51
• DPs with totally/partially affected structures
  HHs: Nil  Persons: Nil
• DPs with annual crops/perennial trees permanently affected
  HHs: 12  Persons: 51
• DPs with annual crops temporarily affected
  HHs: Nil  Persons: Nil
• DPs with business partly or totally affected
  HHs: Nil  Persons: Nil
• *DPs required to be relocated*
  HHs: Nil  Persons: Nil

From the results shown above, it is safe to state that the entire displaced population is minor since the affected people are not physically displaced and less than 25% of their productive assets are lost.

**Permanent Impacts**

*Permanent Land Acquisition*

• residential land
  HHs: Nil
• productive land
  crops land 2,754 m²
  coffee planting land 8,225 m²

<table>
<thead>
<tr>
<th>Total</th>
<th>10,979 m²</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>11.70%</td>
</tr>
</tbody>
</table>

(There are no other types of land permanently affected in this project).

*Permanent Affected Structures*  HHs: Nil

*Permanent Affected Crops*  HHs: 2,754 m²

*Permanent Affected Trees*  HHs: 5,465 coffee trees

**Temporary Impacts**

There is not any temporary impact in this subproject. Even the temporary land acquisition for temporary access roads during construction is not required since the
prevailing roads/paths/lanes and ROW (Da Lat 1 – Da Lat 2 – Suoi Vang T/L) itself shall be used during the construction period.

1.8.6 Mitigation Measures

Consultation and Participation

Survey teams of PC2 Consultant have conducted discussions and consultations with local authorities and local people on possible impacts caused by the project. The selected substation location is the least impact option.

Design Stage

During the selection of the substation location, PC2 and its Consultant have thoroughly studied different alternatives on map and at sites to select the optimal one.

Construction Stage

Appropriate workforces with working shifts would be scheduled to shorten the construction period.
2. Institutional and Legal Framework

2.1 Institutional Framework

2.1.1 Overall Responsibility

- The overall responsibility for enforcement of the *Policy Framework* and for planning and implementing this RP rests with PC2 South Vietnam Power Management Board and the People's Committee of Lam Dong province and their relevant Institutions (i.e. Provincial and District CRCs, provincial DOF, DOC, DOI, DNRE...).

PC2, its Consultant and PPP are responsible for carrying out census, socio-economic surveys and inventories and preparing RP and for the day-to-day implementation thereof within their respective jurisdiction.

The District and Commune People's Committees will participate in the RP preparation and implementation.

These administrative units will also ensure the active and effective participation of the DPs in the RP preparation and implementation. In order to have RPs acceptable to the WB and to implement RP smoothly, PC2 is responsible for (i) hiring qualified consultant to prepare RP; (ii) appointing qualified social safeguard staffs at PMB, PPP and CRCs at provincial and district levels.

- Financial resource for the project investment is from EVN.

Funds for compensation will be from (i) EVN and (ii) budgetary requirements for economic restoration, other assistance would be either from the counter part funds or from IDA.

2.1.2 Detail Responsibility

*Electricity of Viet Nam*

Electricity of Viet Nam is the owner of the project and is responsible for managing and organizing of survey, investigation, design, budget arrangement, funding and
supervision for RP implementation. EVN’s Department of Business and Rural Energy is assigned as the directly in-charged body of the RD Project.

Project Management Board

The PMB has direct responsibility and day-to-day management oversight for implementing all aspects pertained to the works of the RD subprojects (22 kV D/Ls and S/Ss), including planning, programming, budgeting and ensuring overall sub-projects’ coordination and supervision of resettlement activities, design, implementation, monitoring, evaluation and coordination/liaison with EVN and the WB.

The responsibilities of the PMB towards the subprojects’ resettlement issues include, but not limited to, the followings:

- Planning overall schedule of resettlement implementation for all competent components.

- Guide the resettlement implementing agencies at different levels in updating DMS based on the detailed technical designs to identify exact number of DPs and their impacts levels, serving as a legal basis for compensation payment.

- Guide the resettlement implementing bodies to execute resettlement activities in accordance with the provisions of the Resettlement Policy Framework and the RP of the subproject and, in case of any mistakes or shortcomings are identified through internal and/or external monitoring of the RP implementation, ensure that the correction measures are adopted and objectives of the RP are met.

- Guide the local resettlement agencies on procedures of preparation and submission for approval of documents related to compensation and resettlement.

- Provide overall supervision of the progress of the subproject’s compensation and resettlement programs, implementation and supervising the coordination between the civil works in certain locality with the respective resettlement activities.

- Provide necessary resettlement training to the implementing agencies at all level.

- Establish standard procedures for information meetings and consultation with DPs. Implement the subproject resettlement information campaign, including the delivery of public resettlement information documents and conducting consultation with DPs in accordance with the project established guidelines.

- Provide coordination between various agencies involved in the RP implementation and monitoring the RP implementation. Establish liaison mechanisms to ensure proper technical and logical support to the implementing agencies.
• Review and advice the subproject’s PPC to make adjustment, if necessary, on compensation rates for land and house/structures in accordance with the provisions of this RP.

• Channeling budget for the subproject’s resettlement implementation.

• Establish procedures for coordination between contractors and local communities and prompt evaluation and compensation for community assets impacted (if any) during the civil works.

• Establish procedures for prompt implementation of correction measures and actions in response to DPs’ grievances.

• Coordinate the issue of project-related employment to DPs (consult and encourage the contractors on employment opportunities for local population, inform local people about such opportunities).

• Establish procedures for ongoing internal monitoring and prepare the subproject progress reports and ensuring compliance with the project RP provisions and policy.

• Manage a standardized DPs database, serving practical resettlement implementation needs.

• Recruit and supervise the independent external monitoring agency.

• Implement accounting of resettlement implementation of the subproject.

• Prepare subproject progress reports on land acquisition and resettlement to submit to EVN and WB.

**Provincial People’s Committee**

• The Project PPC is responsible for adopting the Resettlement Policy Framework and endorsing the RP and clearly direct/demarcate the responsibilities for their relevant institutions in implementing RP.

• Approve the compensation unit costs, allowances and establishing appraising committees, compensation and resettlement councils at provincial and district levels and approve lands for compensation.

• Redress complaints and grievances.

**RP Related Provincial Departments**

The Provincial DOF is responsible for studying and issuing unit prices of compensation and submitting to PPC for approval. Right from the initial stage of the RP implementation, the DOF will closely co-ordinate with DOC, DNRE, DARD, District People’s Committees and independent external monitoring agency in order to evaluate
the applicable unit prices in RP and propose to PPC for approval and ensuring the compensation unit prices to be at the *replacement value* at the time of compensation payment.

**Provincial Compensation and Resettlement Council (CRC)**

The Provincial CRC will be headed by the Vice Chairman of the Provincial People's Committee and will consist of the representatives of:

- Department of Finance & Pricing
- Department of Construction
- Department of Natural Resources & Environment (Housing and Cadastral Bureau)
- Chairmen of People's Committees of the related districts.
- PMB.

The Provincial CRC is responsible for:

- Advising the PPC on approving the project's land acquisition and allocating the land for the subprojects' development.
- Advising the PPC on making final decision on compensation unit costs, subsidies, allowances, and on supporting policies for severely affected DPs, poor and vulnerable affected groups, in accordance with this RPF and the approved RP.
- Directing coordination between the related institutions and provincial departments for the implementation of the RP.
- Reviewing and submitting to PPC for approval the compensation options and land clearance in accordance with delegated responsibilities.
- Assist PMB and District CRCs in preparing detailed plans for compensation and resettlement.
- Checking all inventory of impacts and detailed implementation plans submitted by District CRCs. Approval the implementation plans submit by the District CRCs.
- Ensuring that the subprojects' resettlement activities shall be carried out in compliance with policies and provisions of the RPF and this RP. If any mistakes or shortcomings are identified through internal and/or external monitoring of RP implementation, the provincial CRC should take responsible to ensure that the objectives of the RP are met.
- Cooperating with project management and implementation units to assist the PPC in making decision for prompt resolving grievance and complaints.
of DPs or from local district/communes, according to their competence and responsibilities.

**Districts People’s Committees**

The District People’s Committees are responsible for guiding the compensation and resettlement activities in their respective district areas:

- Direct the relevant institutions for carrying out impact survey; public consultation, information dissemination on the resettlement policy and RP implementation.
- Establishment of District CRCs.
- Identify the legality of land user rights or ownerships of affected land and other assets.
- Appraise and approve compensation options for DPs within their administrative competence.
- Issue regulations and procedures of solving administrative matters related to the project resettlement and compensation implementation within their administrative boundaries.
- Responsible for settle complaints of DPs at district level.

**District Compensation/Resettlement Councils**

The District CRCs will be headed by the Vice Chairmen of the District People’s Committees. The District CRCs will consisted of the following representatives:

- Department of Finance and Pricing
- Department of Natural Resources & Environment (Housing and Cadastral Bureau)
- Department of Industry
- Affected Communes
- DPs

The District CRCs are principal institutions responsible for the implementation of RP in their respective district areas. The District CRCs recruit experienced personnel for gathering of base-line information and inventory. The District CRCs are responsible for:

- Organize the survey team to carry out Detailed Measurement Survey (DMS) for affected houses and assets; finalize DMS and Entitlement forms for each DP.
• Checking the unit prices of compensation as applied in RP, suggest for adjusting the unit prices in conformation with market prices/replacement costs (if required).

• In co-ordination with PMB, organize the meetings with DPs, communes, disseminate the RIB, DMS and entitlement forms to DPs.

• Based on the policy and approved process in RP, prepare the detailed implementation plan (quarterly, semi-annual, annual plans) and the together with PMB pay entitlements to DPs in a timely manner.

• Pay special attention to the needs and demands of the specific groups (ethnic minority groups) and vulnerable people (children, the elderly, woman/single head of households).

• Settling the complaints and grievances of DPs, solving any difficulties during the implementation period, and suggest the solutions for the outstanding issues to Provincial CRC.

Commune People’s Committees

People’s Committees of communes will be responsible for:

• Assign concerned communal officials/professionals to help carrying all resettlement activities in its commune.

• Contribute to census and inventory surveys and DMS: assist the agencies/bodies in charge of census surveys, replacement cost survey, DMSs and other resettlement related activities.

• In co-ordination with District CRC for public meetings, information dissemination, compensation/allowance payment to DPs.

• Check and confirm the legality status of the affected land, houses, structures and other assets/losses of the DPs.

• Participate in all activities related to land acquisition and allocation, resettlement, rehabilitation measures and social development support activities.

• Support DPs in all resettlement and rehabilitation-related activities. Co-sign compensation documents with the DPs.

• Verify the list of the poor or disadvantage DPs.

• Ensure DPs’ grievances redress mechanisms are appropriate and properly in place. Settle DPs’ grievance at commune level and transfer all DPs’ opinion to the district CRC along with proposal for the settlement of certain issue (if any). Document DPs’ grievances and maintain records of all grievances. Assist and advice DPs on speedy redress of grievances.
• Assisting local people in overcoming the difficulties during the construction period, assist DPs in repairing of affected houses. Arrange land in the case DPs require compensation by land for land.

Project Affected Persons (DPs)

• DPs are ready with their necessary RP related papers i.e. LURC, ownership of other assets.

• DPs are responsible for carefully checking on their lost assets and respective entitlements and clear land in a timely manner once DPs receive full entitlements.

Independent External Monitoring Agency

Certain agency or institute, specialized in social sciences, shall be identified and engaged in order to carry out socio-economic surveys, monitoring and evaluation of the RP implementation for the whole subproject. The PMB will sign contract with the selected Independent External Monitoring Agency. The Independent External Monitoring Agency shall submit periodic monitoring reports on RP implementation progress and make recommendations for solving the issues identified to PMB and WB.

(Pls. see Figure 2.1.2 for RP Implementation Institutional Organization Chart)

Figure 2.1.2 – RP Implementation Organizational Chart
2.2 Legal Framework*

*Please see Preface.


2.2.1 Vietnamese Laws
(Compensation and Resettlement)

The key national laws, decrees, circulars governing land acquisition, compensation and resettlement consists of the followings:

- Constitution of the Socialist Republic of Vietnam (1992) confirms the right of citizens to own a house and to protect the ownership of the house.

- MOC Circular No.5-BXD/DT dt. November 27, 1993 guiding the methods of defining using-area and housing classification.

- The Civil Law (October 28, 1995).

- GOV Decree 29/1998/ND-CP dt. May 11, 1998 on the implementation of democracy in commune. The decree specifies certain issues that the local and relevant authorities should inform the people and discuss with them and certain issues should be supervised and undertaken by the grassroots.


- The 2003 Land Law (passed by the National Assembly on November 26, 2003) regulates the land management and land uses, with effective date of July 01, 2004, provides that "the persons with land to be recovered shall be compensated with the assignment of new land of the same use purposes; if having no land for compensation, shall be compensated with the land use right value at the time of issuance of the recovery decisions. The People's Committees of the provinces and cities directly under the central government shall elaborate and execute resettlement projects before the land recovery for compensations with dwelling houses, residential land for persons having residential land recovered and having to move their places of residence. The resettlement sites must have development conditions being equal to or better than the conditions in the former places of residence. In cases of having no resettlement land, the persons having land recovered shall be compensated with money and given priority to purchase or lease dwelling houses under the State's ownership, for urban areas; be compensated with residential land, for rural areas. In case of recovering land of households and/or individuals, that are directly engaged in
production, but having no land for compensation for continued production, apart from pecuniary compensations, the persons having land recovered shall be supported by the State to stabilize their lives, with training for change of their production and/or business lines, with the arrangement of new jobs.”

Item 4 – Land Acquisition

Art. 39 regulates the land acquisition for the purposes of national defense, security, national interests and public interests. Clause 2 of this Article clearly defined the public info (at least 3 months prior to agricultural land acquisition and 6 months prior to non-agricultural land acquisition) on the reasons of land acquisition, time schedule, resettlement plan, compensation/ground clearance master plan for land acquisition.

Art. 42 regulates the compensation and resettlement of the people who have land being acquired:

 Clause 1 ... people, who have LURC or having sufficient conditions to have LURC shall be compensated for their acquired land...

 Clause 2 ... the acquired land shall be compensated with new land of similar using purpose; in case of lack of resettlement land, the compensation shall be equal to the value of land use right at the time of land acquisition...

 Clause 3 ... provincial People’s Committees and Cities directly under the central government prepare and implement the resettlement plans prior to the land acquisition... The resettlement sites planed for various projects in the same area and should have similar to or better development conditions than the old dwelling sites.

In case of lack of resettlement sites: (i) in urban areas ‘DPs shall be compensated in cash and have the priority to buy or rent the state-owned houses’, and (ii) in rural areas ‘DPs shall be compensated with residential land’ and ‘in case the value of the acquired residential land is higher than that of the compensated land plot, DPs shall be compensated in cash for the differences’.

 Clause 4 ... in case DPs whose productive land being acquired and there is no productive land for ‘land for land’ compensation, apart from the cash
compensation, DPs shall receive assistances for resettlement, training for new trades, employing in new trades.

Art. 49, 50

define the conditions for issuance of LURC to the extend that (i) ‘HH or individual who directly using the land for agricultural, forestry, aquaculture and salt production in the areas of socio-economic difficulties in the mountainous areas or islands and who have their residential registration and certification from their commune People’s Committee that they had been using the land stably and without disputes are being issued with LURC and do not have to pay for the land use’, (ii) ‘HH or individual who had been stably using the land before Oct. 15, 1993 but without any legal papers and their commune People’s Committee certifies that their land is without disputes and apt to the approved local land use plan are being issued with LURC and do not have to pay for the land use’, (iii) ‘HH or individual who had been stably using the land from Oct. 15, 1993 till the effective of this Law, but without any legal papers and their commune People’s Committee certifies that their land is without disputes and apt to the approved local land use plan are being issued with LURC and do have to pay for the land use’.

Art. 56
defines the State controlled Land Price: (i) the land price verification by the State should ensure the principles i.e. ‘close to the actual value of the transfer of land use rights on the market and when there is large difference between the defined land price and the actual value of the transfer of land use rights on the market, adjustment should be carried out’, (ii) ‘Government regulates the method of land price verification for each region at each period and land price adjustment and dealing with differences of land prices at the borders of the provinces and cities directly under the central government’, and (iii) ‘Land price defined by the People’s Committees of the provinces and cities directly under the central government is publicly announce on January 1st every year’.

Art. 57
defines the ‘consultant on land price’: ‘agencies having sufficient conditions and competent in
land price service activities can be the consultant for land prices and the consulted land prices are used as references in the state management on land financial issues and activities in land use rights.


- GOV Decree No.182/ND-CP dt. October 29, 2004 on penalty for administrative violation in the land user-rights.


This Decree set forth the minimum and maximum prices of different types and categories of land covering the whole country. These prices have been established for the purpose of land acquisition by Government, tax value for transfer of land use rights, leasing government land and national and public purposes.

The methodology for the land price verification elaborated in this Decree is to ensure the substitution cost of the land.


This Circular elaborates in details the methodologies (i.e. direct comparison method and income method) for the land price verification of different types and categories of land in different regions/areas to ensure the replacement cost.

- GOV Decree No.197/2004/ND-CP dt. December 03, 2004 on the compensation, assistance and resettlement in case of land acquisition by the State.

Art. 6 ‘... people who have land being acquired shall be compensated with land of similar land use purpose. If there is no land for compensation, cash compensation equal to land use rights value at the time of land acquisition shall be applied. If there is any differences in value, in case of compensation by new land or house, such differences shall be settled in cash’.

Art. 19 ‘... houses and structures of domestic use of the household or individual shall be compensated with the value of construction of new house, structures of similar technical standard...’

• MOF Circular No.116/2004/TT-BTC dt. December 07, 2004 guiding the implementation of Decree No.197/2004/ND-CP.

• GOV Decree No.53/2005/ND-CP dt. April 19, 2005 regulating and guiding the implementation of of the law of petition.

• GOV Decree No.106/2005/ND-CP dt. August 17, 2005 defined the protection of high voltage systems.

• GOV Decree No.17/2006/ND-CP dt. January 27, 2006 on amendment of certain provisions of certain decrees guiding implementation of the Land Law...

Item 2 of Article 4 of this Decree states that: ‘... in case at the time issuance of decision for land acquisition and the land prices* are not reflecting the actual market value (in normal condition) of land use transfer, the provincial People’s Committee and/or City directly under the Central Government will decide the appropriate land prices’.

• GOV Decree No.131/2006/ND-CP dt. Nov. 09, 2006 stipulated procedures of using and management of ODA.

• GOV Decree No.84/2007/ND-CP dt. May 25, 2007 on provision of issuing LURC, land acquisition, implementation of land use right, procedure for compensation, resettlement and grievance redress when land acquired by the State.


2.2.2 World Bank Policies
(Involuntary Resettlement – OP 4.12)

The primary objective of the World Bank policy is to explore all alternatives to avoid or at least minimize involuntary resettlement. Where resettlement is unavoidable, the living standards of displaced persons should be restored or improved relative to those conditions that prevailed prior to the Project. The policy applies to the taking of land and other assets when land acquisition results in the loss of shelter, the loss of all or

* promulgated by the provincial People’s Committee and/or Cities directly under the Central Government.
part of productive assets, or access to them, and the loss of income sources or other means of livelihood.

According to the OP 4.12 on involuntary resettlement, DPs shall be compensated and assisted in such a way as to warrant the improvement or at least the maintenance of pre-project living standard condition.

*Measure required to ensure that resettlement has a positive outcome* include:

(a) consulting with potential project-affected people on feasible measures for resettlement and rehabilitation;

(b) providing DPs with options for resettlement and rehabilitation;

(c) enabling their participation in planning and selecting these options;

(d) providing compensation at full replacement cost for losses;

(e) choosing relocation sites that at least guarantee the same benefits and services as the sites they replace;

(f) providing allowances, training and income support to assist in making a smooth transition;

(g) identifying vulnerable groups and providing special assistance to these groups, and

(h) establishing an institutional and organizational structure that supports this process to a successful end.

*The Eligibility Criteria and Compensation* defines that the DPs eligible for compensation include:

(a) those who have formal legal rights to land or other assets;

(b) those who initially do not have formal legal rights to land or other assets but have a claim to legal rights based upon the laws of the country, upon the possession of documents such as land tax receipts and residence certificates; or upon the permission of local authorities to occupy or use the project affected plots; and

(c) those who have no recognizable legal right or claim to the land they are occupying – if they occupy the project area prior to the cut-off date defined in the RP.

DPs whose houses are in part or in total affected (temporarily or permanently) by the project and whose residential and premise and/or agricultural land is in part or in total affected (permanently or temporarily) by the project are provided compensation for the land they lose, and other assistance as necessary to achieve the objectives set out in this policy, if they occupy the project area prior to the cut-off date defined in this RP.

DPs whose business are affected in part or in total (temporarily or permanently) by the project are provided resettlement assistance and other supports as necessary to achieve
the objectives set out in this policy, if they occupy the project area prior to the cut-off
date defined in this RP.

Persons who encroach on the areas after the cut-off date defined in this RP are not en-
titled to compensation or any other form of resettlement assistance.

The methodology to be used in the valuation of losses for this project is based on their
replacement cost.

With regard to land and structures, "Replacement Cost" is defined as follows:

(a) For agricultural land: it is the pre-project or pre-displacement, whichever is
higher, market value of land of equal productive potential or use located in the
vicinity of the affected land, plus the cost of preparing the land to levels similar
to those of the affected land, plus the cost of any registration and transfer taxes.

(b) For land in urban areas: it is the pre-displacement market value of land of
equal size and use, with similar or improved public infrastructure facilities and
services and located in the vicinity of the affected land, plus the cost of any
registration and transfer taxes.

(c) For houses and other structures: it is provided by the Provincial People's
Committee based on the market cost (at the time of compensation) of the mate-
rials to build a replacement structure with an area and quality similar to or bet-
ter than those of the affected structure, or to repair a partially affected struc-
ture, plus the cost of transporting building materials to the construction site,
plus the cost of any labor and contractors' fees, plus the cost of any registration
and transfer taxes. In determining the replacement cost, depreciation of the
asset and the value of salvage materials are not taken into account, nor is the
value of benefits to be derived from the project deducted from the valuation of
an affected asset.

(d) Crops, trees and other perennials based on current market value

i. Compensation for annual crops is equivalent to the average production
over the last three years multiplied by the market price for agricultural
products at the time of the calculation of the compensation.

ii. Compensation for trees includes total investment cost plus production cost
from the time of its planting to the expropriation. In case this cost cannot
be determined, the compensation will be calculated on the basis of the type,
age and productive value.

(e) Other assets (i.e., income, cultural, aesthetic) based on replacement cost or cost
of mitigating measures. For example, compensation for the removal of graves
includes all expenditures for exhumation, movement and reconstruction to its
original state.
In this subproject, losses comprise land and trees and crops only. Replacement cost for land includes the value of land at market price plus the cost of taxes and fees to get LURC.

It is noted that there are no houses or other structures permanently or temporarily affected in this project.

2.2.3 Compatibilities of GOV and WB Approaches

With the promulgation of

- the new 2003 Land Law,
- GOV Decree No. 188/2004/ND-CP dt. November 16, 2004 on methodology for price verification and price framework of various types and categories of land,
- MOF Circular No. 114/2004/TT-BTC dt. November 26, 2004 guiding the implementation of Decree No. 188/2004/ND-CP,
- GOV Decree No. 197/2004/ND-CP dt. December 03, 2004 on the compensation, assistance and resettlement in case of land acquisition by the State,
- MOF Circular No. 116/2004/TT-BTC dt. December 07, 2004 guiding the implementation of Decree No. 197/2004/ND-CP,
- GOV Decree No. 17/2006/ND-CP dt. January 27, 2006 on amendment of certain provisions of certain decrees guiding implementation of the Land Law, and
- GOV Decree No. 84/2007/ND-CP dt. May 25, 2007 on provision of issuing LURC, land acquisition, implementation of land use right, procedure for compensation, resettlement and grievance redress when land acquired by the State.

there are many ways in which the approaches of the GOV – either in policy or practice – are compatible with WB guidelines. The most important compatibilities are:

- Vietnam has a process whereby most people without legal land rights may meet conditions of legalization and receive compensation for losses.

- Permanent residents are provided with options that include relocation to an improved site, or cash, or a combination of the two.

- Resettlement sites offer not only better improved infrastructure and services but represent a higher standard of living.
• Allowances are provided to help the DPs in the transition period and there is an institutional structure through which people are informed, can negotiate compensation, and can appeal.

• On the issue of land tenure and the legal right to compensation, the Government and World Bank approaches are compatible. The government has its own process in place whereby land occupied without legal documentation can be legalized; this land, however, is compensated for at a rate equal to 100% of land price minus the taxes and fee for land use right registration from October 15, 1993. (Clause 49, 50 of Art.42 of the 2003 Land Law).

• Compensation at replacement cost is ensured in Art.6 of Decree 197/2004/ND-CP dt. Dec. 03, 2004 that ‘... people who have land being acquired shall be compensated with land of similar land use purpose. If there is no land for compensation, cash compensation equal to land use rights value at the time of land acquisition shall be applied. If there is any differences in value, in case of compensation by new land or house, such differences shall be settled in cash’ and, Art.19 of the same Decree that ‘... houses and structures of domestic use of the household or individual shall be compensated with the value of construction of new house, structures of similar technical standard...’.

The compensation at replacement cost is also again ensured in Item 2 of Article 4 of Decree No.17/2006/ND-CP dt. Jan. 27, 2006 states that ‘... in case at the time issuance of decision for land acquisition and the land prices are not reflecting the actual market value (in normal condition) of land use transfer, the provincial People’s Committee or City directly under the Central Government will decide the appropriate land prices’.

2.2.4 Required Waivers

GOV Decree 131/ND-CP dt. Nov. 09, 2006 (Item 2.5 of Art. 2) stipulates that “in case of international agreements on ODA signed between GOV and sponsor country stipulate other contents, such international agreements should be stipulated”.

Differences between the approaches and measures that need to be addressed within the program also exist. However, in this context, procedures exist within national and provincial governments that allow the granting of waivers of domestic law on specific projects that may be in conflict with that of the funding agency.

In order to carry out the RP in accordance to World Bank OP 4.12 on Involuntary Resettlement, a number of articles in various Vietnamese laws and regulations which do not ensure compensation at replacement cost or set eligibility provisions which do not extend the right to compensation and rehabilitation to households without proper land papers, will be waived i.e.:

Eligibility to Compensation and/or Assistance

* promulgated by the provincial People’s Committee or Cities directly under the Central Government.
Decree 197/2004/ND-CP dt. Dec. 03, 2004

Article 7

This article (cases where land is recovered without compensation) stipulates that any person whose land is recovered and who has not met one of the conditions of Article 8 of this Decree, or who has violated the plan, or who violates the protecting corridor work, or who illegally occupies land shall not receive compensation when the state recovers the land. In case of necessity, the Provincial People's Committee shall consider and decide on a case-by-case basis.

Article 18, 19 and 20:

- Houses and structures on non-eligible-for-compensation land, which have not violated announced land use plans or the right of way will be assisted at 80% of replacement cost.

- Houses and structures on non-eligible-for-compensation land, which have violated announced land use plans or the right of way will not be assisted. If necessary, the PPC will consider on the case by case basis.

Article 28 and 29:

DPs losing more than 30% of productive land will be entitled to living stabilization and training/job creation assistance.

To ensure that the objectives of this resettlement policy are met, a special decision of the Government waiving Article 7, 9, 18, 19, 20, 28, 29 of Decree 197 is needed to permit assistance and rehabilitation measures for illegal users of land as proposed in the policy.

Land price for Compensation Calculation

According to the Vietnamese regulation, calculation the unit price for land compensation will be based on GOV Decrees 197/2004/ND-CP and 188/2004/ND-CP along with their Guidance (Circular No.114/2004/TT-BTC and No.116/2004/TT-BTC respectively).

Decree 197/2004/ND-CP dt. Dec. 03, 2004

Article 7

This article states that the Ministry of Finance is responsible for the establishment of a number or overall new land price framework to submit to the Government for adjustment when prevailing price of transfer of land use rights in the market in respect of a number or all types/categories of land listed in the land price framework continuously fluctuated (more than 60 days in many provinces, cities) that causes large differences in land prices (increasing from ≥ 30% compare to the max. price and decreasing from ≥ 30% compare to min. prices attached to this Decree).

Article 9
This article states that land price for the compensation calculation is the land price in respect of land use purpose at the time of land acquisition, promulgated by the provincial People's Committee in line with the Government regulation (within the GOV's range of minimum and maximum prices).

Decree 188/2004/ND-CP dt. Nov. 16, 2004

This Decree promulgates the methodologies to define land price and, at the same time, set forth the land price framework (min. and max. unit price for various types of land) throughout the country.

Article 2

This article states that the land price shall be defined by the provincial People's Committees or cities directly under the central government.

To ensure that the objectives of the project resettlement policy are met, unit price for land compensation established by the Project provincial People's Committee or city directly under the central government will be adjusted to meet the replacement costs.

The compensation unit prices established by the provincial/district CRCs, provincial DOFs, DOCs and approved by the provincial People's Committee may be adjusted to meet the replacement costs, by the time of compensation, to ensure the objectives of the RP policy are met.

Assistance policy for DPs who rent houses from the government

Decree 197/2004/ND-CP dt. Dec. 03, 2004

Article 21

This article states that DPs who rent government houses and has to be relocated by self-relocation shall be assisted in cash at a rate equal to 60% of the cost of the currently rented house and 60% of the cost of the land value, in cases of no resettlement houses to be arranged for them.

Assistance policy for rehabilitation

Decree 197/2004/ND-CP dt. Dec. 03, 2004

Article 28

This article states that DPs who directly do the agricultural production having agricultural land being acquired more than 30% shall received rehabilitation assistance (cash value of 30 kg of average rice in the location per head) for 3 months (if relocation is not required), 6 months (if relocation is required) and 12 months (if moving to the areas of specially difficult socio-economic conditions).

GOV Commitments

To ensure that the objectives of the policy are met, GOV in approving/adopting (prior
to the project appraisal) the policies and objectives set forth in this Policy Framework will grant the waivers to the above mentioned Articles 7, 9, 18, 19, 20, 21, 28 and 29 of Decrees 197/2004/ND-CP and Article 2 of Decree 188/2004/ND-CP, and any other laws or regulations which contradict this Project Resettlement Policy.

The Item 2.5, Article 2 of GOV Decree 131/2006/ND-CP dt. Nov. 09, 2006 on guiding the ODA management stipulates that "in the case of the international agreements on ODA have been signed between GOV and Sponsor stipulates other contents, the international agreements will prevail."

2.3 Definition of Eligibility and Limitation to Eligibility

DPs are all individuals, firms or institution with or without land registration papers who owned, rented, or used land, properties and business, which are affected by the project.

All DPs will be entitled to full compensation for their respective losses as long as they are included in the RP inventory list or can prove that they owned the affected items before the cut-off date. The same applies to DPs whose incomes are affected by the project.

The cut-off date has been fixed during the socio-economic surveys and inventory, the 1st of March of 2008. The cut-off date has been declared officially by the competent local authorities in the very first community meetings in each project related commune.

Encroachers who settled into the proposed affected area after the cut-off date will have no entitlement to compensation and resettlement. They will be required to demolish their structure and cut the trees or harvest their crops for land clearance to the project. In case necessary, they will be forced to be removed out the proposed project area. Nevertheless, they do not have to pay any fine or sanction. The cut-off date and the provision of 'no compensation for encroachers' have been clearly declared in the community meetings and printed in the pamphlets.

2.4 Resettlement and Compensation Principles

The principles outlined in the World Bank's Operational Policies 4.12 have been adopted in the Policy Framework for this RP. In this regard the following principles and objectives would be applied:

(a) Acquisition of land and other assets, and resettlement of people will be minimized as much as possible.

(b) All DP's residing, working, doing business or cultivating land in right of way (ROW) of distribution line (D/L), surrounding areas of tower foundation, the substation areas, in the service roads under the project as of the date of the baseline surveys are entitled to be provided with rehabilitation measures sufficient to
assist them to improve or at least maintain their pre-project living standards, income earning capacity and production levels. \textit{Lack of legal rights to the assets lost should not bar the DP from entitlement to such rehabilitation measures.}

(c) The rehabilitation measures to be provided are:

(i) compensation at replacement cost, without deduction for depreciation or salvage materials for houses and other structures;

(ii) agricultural land for land of equal productive capacity acceptable to the DPs or in cash at replacement cost according to DP’s choice;

(iii) replacement of residential/premise land of equal size acceptable to the DP or in cash at replacement cost according to DP’s choice; and

(iv) transfer and subsistence allowances.

(d) Replacement residential and agricultural land will be as nearby as possible to the land that was lost, and acceptable to the DPs.

(e) The resettlement transition period will be minimized and the rehabilitation means will be provided to the DP’s prior to the expected start-up date of works in the respective Project site.

(f) Plans for acquisition of land and other assets and provision of rehabilitation measures will be carried out in consultation with the DP's, to ensure minimal disturbance. Entitlements will be provided by DP's prior to expected start-up of works at the respective project site.

(g) The previous level of community services and resources will be maintained or improved.

(h) Financial and physical resources for resettlement and rehabilitation will be made available and as where and when required.

(i) Institutional arrangements will ensure effective and timely design, planning, consultation and implementation of RPs.

(j) Effective and timely supervision, monitoring and evaluation of the implementation of RPs will be carried out.

2.5 Eligibility to Compensation Entitlement

The DPs' (or project-affected people) eligible for compensation will include:

(a) those who have formal legal rights to land or other assets;

(b) those who initially do not have formal legal rights to land or other assets but have a claim to legal rights based upon the laws, upon the possession of docu-
ments such as land tax receipts and residence certificates, or upon the permission of local authorities to occupy or use the project affected plots; and

(c) those who have no recognizable legal right or claim to the land they are occupying – if they occupy the project area prior to the cut-off date defined in the RP.

The DPs are identified by the baseline information collected for RP:

(a) persons whose houses are in part or in total affected (temporarily or permanently) by the project;

(b) persons whose residential and premise and/or agricultural land is in part or in total affected (permanently or temporarily) by the project;

(c) persons whose crops (annual) and trees (perennial) are affected in part or in total by the project;

(d) persons whose businesses are affected in part or in total (temporarily or permanently) by the project;

(e) persons whose rented houses (for residential purpose) are affected in part or in total (temporarily or permanently) by the project; and

(f) public works (i.e. schools, water resources, water supply and drainage systems, roads, bridges etc.) affected by the project.

2.6 Compensation Policy

Compensation for crops will be provided at market price. Compensation for land, houses, buildings, trees and other assets will be provided at the replacement cost.

Compensation for land losses:

- Compensation for productive land losses (less than 25% of total land DPs’ holdings) will be provided at the replacement cost for the equivalent area and all other losses will be provided in cash.

- Compensation for productive land losses ≥25% of total DPs’ land holdings will be provided in terms of land for land at the equivalent area and quality of land acquired by the project or in cash at replacement cost according to DPs’ options.

Compensation for land, houses, buildings and trees will be provided in cash at the replacement costs.

* It is noted that in this subproject, there is not any houses/structures, residential land, business, rented houses or public works affected by the project.
Compensation for crops will be given in cash at the current market rates calculated on the productive average of the last three years.


Since the time from RP preparation (during 2008) to the time of RP implementation may be long (expected to be realized with immediate effect after this RP is cleared/approve by the WB and EVN), at the implementation time, such prices may not correspond to market or replacement rates. Therefore, all applied prices will be checked again at the beginning of RP implementation and adjusted if necessary. The Detailed Measurement Survey (DMS) and inventory will also be carried out by the district CRC at the very beginning of project implementation. The evaluation of unit prices at the implementation time will be done by independent monitoring agency and provincial DOF. This activity will later be required in TOR for Independent Monitoring.
3. **Entitlement Policy**

3.1 **Impact Categories**

By the nature of the project impacts as described above and based on the survey of the DPs, the impacted categories could be classified as below:

3.1.1 **Temporary Impact**

All DPs who have productive land, crops, trees or structures in ROW of D/L, surrounding areas of tower foundations, in the temporary service roads, which are temporarily affected only during the construction period.

*Category 1*  
DP who has trees, crops, which are damaged by the project during the construction period due to construction of temporary access roads or conductor stringing.

*Category 2*  
DP who has residential, garden, productive lands which are temporarily acquired during the project construction period.

3.1.2 **Permanent Impact**

All DPs who owned lands and properties on it, which will be permanently acquired for the tower foundations, the substation areas, the permanent access roads for construction and maintenance of the project. All DPs who have houses, other structures, or high trees in ROW, which need to be removed, demolished or cut.

*Category 3*  
DP who has houses/structures, which are partially damaged or cut, and the damaged portion will not affect to the safety or using purpose of the entire house or structure (the dismantled areas are ≤25% of total areas), and the lost house/structure portion could be rebuilt in adjacent areas already owned by the DP. Impact on cleared residential land in ROW could be temporary as it could be reused for restricted purposes.

*Category 4*  
DP who has houses/structures, which are partially or totally damaged, and the damaged portion will affects to the safety or using purpose of the entire house or structure (the dismantled areas are more than 25%...
of total areas or even less than 25% of total area, but the remaining area can not be used or inconvenient for using), so the house need to be totally removed and rebuild in remaining adjacent areas already owned by the DPs. Impact on cleared residential areas will be temporary as it can be reused for restricted purposes.

**Category 5**  
DPs who have houses/structures, which are partially or totally damaged and the damaged portion will affects to the safety or using purpose of the entire house or structure, so the house/structure need to be totally removed and rebuild. But DP does not have sufficient spare residential land for the reconstruction of a house of equal dimensions as the house lost. The threshold of sufficient residential land is at 100 m² for rural areas and 60m² for urban areas.

**Category 6**  
DPs who have residential land, productive land which will be acquired permanently for the project, including for permanent roads construction for maintenance of the project.

(a) acquired productive land areas is more than 25% of total productive land DPs’ holdings.

(b) acquired productive land areas is less than 25% of total productive land DPs’ holdings.

(c) the remaining residential-garden land areas is less than 100 m² (in rural areas) and 60m² (in urban areas).

(d) the remaining residential-garden land areas is equal or more than 100 m² (in rural areas) and 60m² (in urban areas).

**Category 7**  
DP impacted permanently or temporarily on business or other services.

**Category 8**  
Tenants who have rented a house for residential purposes.

### 3.2 Entitlement

#### 3.2.1 Eligibility and Limitation to Eligibility

DPs are all individuals, firms or institution with or without land registration papers who owned, rented, or used land, properties and business, which are affected by the project.

All DPs will be entitled to full compensation for their respective losses as long as they are included in the RP inventory list or can prove that they owned the affected items before the cut-off date. The same applies to DPs whose incomes are affected by the project.

After the agreement on the location of the Suoi Vang 110kV substation is obtained, the Consultant has carried out the socio-economic survey and inventory of project
affected assets covering the substation area. The cut-off date has been fixed during the socio-economic surveys and inventory, the 1st of March of 2008. The cut-off date has been declared officially by the competent local authorities in the very first community meetings in the project related commune (Lat Commune of Lac Duong district).

Encroachers who settled into the proposed affected area after the cut-off date will have no entitlement to compensation and resettlement. They will be required to demolish their structure and cut the trees or harvest their crops for land clearance to the project. In case necessary, they will be forced to be removed out the proposed project area. Nevertheless, they do not have to pay any fine or sanction.

The cut-off date and the provision of ‘no compensation for encroachers’ have been clearly declared in the community meetings and printed in the pamphlets.

3.2.2 Eligibility to Compensation Entitlement

The DPs’ (or project-affected people) eligible for compensation will include:

(a) those who have formal legal rights to land or other assets;
(b) those who initially do not have formal legal rights to land or other assets but have a claim to legal rights based upon the laws, upon the possession of documents such as land tax receipts and residence certificates, or upon the permission of local authorities to occupy or use the project affected plots; and
(c) those who have no recognizable legal right or claim to the land they are occupying – if they occupy the project area prior to the cut-off date defined in the RP.

The DPs are identified by the baseline information collected for RP:

(a) persons whose houses are in part or in total affected (temporarily or permanently) by the project;
(b) persons whose residential and premise and/or agricultural land is in part or in total affected (permanently or temporarily) by the project;
(c) persons whose crops (annual and perennial) and trees are affected in part or in total by the Project;
(d) persons whose businesses are affected in part or in total (temporarily or permanently) by the project;
(e) persons whose rented houses (for residential purpose) are affected in part or in total (temporarily or permanently) by the project.
(f) persons who owned or managed the public works (i.e. schools, roads, bridges, water resources, water supply and drainage systems etc.) affected in part or in total (temporarily or permanently) by the project.*

* It is noted that in this subproject, there is not any houses/structures, residential land, business, rented houses or public works affected by the project.
3.2.3 Resettlement and Compensation Principles

The principles outlined in the World Bank's Operational Policies 4.12 have been adopted in the Policy Framework for this RP. In this regard the following principles and objectives would be applied:

(a) Acquisition of land and other assets, and resettlement of people will be minimized as much as possible.

(b) All DP's residing, working, doing business or cultivating land in right of way (ROW) of transmission line (T/L) or distribution line (D/L), surrounding areas of tower foundation, the substation areas, in the service roads under the project as of the date of the baseline surveys are entitled to be provided with rehabilitation measures sufficient to assist them to improve or at least maintain their pre-project living standards, income earning capacity and production levels. **Lack of legal rights to the assets lost should not bar the DP from entitlement to such rehabilitation measures.**

(c) The rehabilitation measures to be provided are:
   (i) compensation at replacement cost, without deduction for depreciation or salvage materials for houses and other structures;
   (ii) agricultural land for land of equal productive capacity acceptable to the DPs or in cash at replacement cost according to DP's choice;
   (iii) replacement of residential/premise land of equal size acceptable to the DPs or in cash at replacement cost according to DP's choice; and
   (iv) transfer and subsistence allowances.

(d) Replacement residential and agricultural land will be as nearby as possible to the land that was lost, and acceptable to the DPs.

(e) The resettlement transition period will be minimized and the rehabilitation means will be provided to the DPs prior to the expected start-up date of works in the respective Project site.

(f) Plans for acquisition of land and other assets and provision of rehabilitation measures will be carried out in consultation with the DPs to ensure minimal disturbance. Entitlements will be provided to DPs prior to expected start-up of works at the respective project site.

(g) The previous level of community services and resources will be maintained or improved.

(h) Financial and physical resources for resettlement and rehabilitation will be made available and as where and when required.

(i) Institutional arrangements will ensure effective and timely design, planning, consultation and implementation of RPs.
(j) Effective and timely supervision, monitoring and evaluation of the implementation of RP will be carried out.

3.2.4 Compensation Policy

Compensation for crops will be provided at market price. Compensation for land, houses, buildings, perennial trees and other assets will be provided at the replacement cost.

Compensation for land losses:

- Compensation for productive land losses (less than 25% of total land DPs’ holdings) will be provided at the replacement cost for the equivalent area and all other losses will be provided in cash.

- Compensation for productive land losses ≥ 25% of total DPs’ land holdings will be provided in terms of land for land at the equivalent area and quality of land acquired by the project or in cash at replacement cost according to DPs’ options.

Compensation for land, houses, buildings and perennial trees will be provided in cash at the replacement costs.

Compensation for crops will be given in cash at the current market rates calculated on the productive average of the last three years (according to the Circular 116/2004/TT-BTC of MOF).

Compensation prices defined in this RP are tariffs established by the Lam Dong provincial CRC and DOF and approved by the provincial People’s Committee based on the decree 197/2004/ND-CP and the MOF Circular 116/2004/TT-BTC.

Since the time from RP preparation to time of the project implementation may be long, at the implementation time, such prices may not correspond to market or replacement rates. Therefore, all applied prices will be checked again at the beginning of RP implementation and adjusted if necessary. The Detailed Measurement Survey (DMS) and inventory will also be carried out by CRCs at the very beginning of project implementation. The evaluation of unit prices at the implementation time will be done by independent monitoring agency, provincial DOF. This activity will later be required in TOR for Independent Monitoring.

3.2.5 Compensation Entitlement by Categories

<table>
<thead>
<tr>
<th>Category</th>
<th>Entitlement</th>
</tr>
</thead>
</table>
| 1        | • Cash compensation for affected perennial trees at replacement cost plus cost for cutting trees, crops at market price.  
|          | • No compensation for land.  
|          | • Reinstall land after the project construction. |
2. Cash compensation for affected trees at replacement cost plus cost for cutting trees, crops at market price.
   - No compensation for land.
   - Reinstall land after the project construction.

3. The damaged house/structure will be compensated in cash at full replacement cost.
   - No compensation for land.
   - No deduction for depreciation and salvage materials.

   - Cash compensation reflecting full replacement cost of lost land area.
   - No deduction for depreciation and salvage materials.

5. DP can opt for:
   (i) 'land for land': the provision of replacement residential land (house site and garden) of equivalent size, satisfactory to the DP or cash compensation reflecting full replacement cost according to DP’s choice or
   (ii) cash compensation reflecting full replacement cost of the house/structures
   - No deduction for depreciation and salvage materials.

6. DP losing productive land
   Land loss < 25% of their total landholdings
   - Cash compensation for the lost area if the remaining plot is still economically viable.
   - Cash compensation for the whole impacted plot if the remaining plot is not economically viable.
   - Cash compensation for properties associated with land

   Land loss ≥ 25% of their total landholdings
   DP can opt for the followings:
   (i) "Land for land" with the same area and productive of impacted area if
the remaining plots are still economic-viable and for the whole impacted plots if the remaining plots are not economic-viable.

(ii) Cash for land at the replacement cost.
- Compensation for affected perennial trees at the replacement cost.
- Rehabilitation assistance.

DP losing Residential and garden land
- If remaining land is sufficient for reorganizing (more than 60 m² in the urban area and 100 m² in the rural area): Cash compensation for lost area and assets associated with land.
- If remaining land is not sufficient for reorganizing:
  DP can opt for:
  (i) cash compensation at replacement cost for land and assets on land, or
  (ii) "land for land" compensation for the whole residential area which DP occupied (not only for the impacted areas) and properties associated with occupied land. For affected house and building, the same entitlement to DP of categories 3 or 4 or 5.

7 Temporary impact
Compensation for income lost during the affected period.

Permanent impact
- Provision of alternative business site of equal size and accessibility to customers and satisfactory to DP.
- Cash compensation for lost business structure reflecting full replacement cost of the structures without depreciation.
- Cash compensation for the lost of income during the transition period.

8 • Cash grant of six months rental fee at the prevailing market rate in the area.
   • Assisting in identifying alternative accommodation.

3.2.6 Allowances and Assistsances
Apart from the direct compensation for the losses, DPs are entitled to additional assistance (subsidies/allowances) as stipulated in the GOV Decree No.197/2004/ND-CP.

Transport allowance
Art. 27 of Decree 197/2004/ND-CP: all relocating DPs are entitled in one time:
• DPs relocating within the province/city: max. 3,000,000 VND (per household)

• DPs relocating out of the province: max. 5,000,000 VND (per household)

• Relocated DPs (while waiting for the establishment of new resettlement residences at resettlement sites):
  - to be provided with temporary residence,
  - or
  - to be provided with temporary rent cost.

Relocation subsidy

_Art. 28 of Decree 197/2004/ND-CP_: all relocating DPs* are entitled in one time:

• DPs relocating within the province: Cash (equivalent to 30 kg of rice per month × 3 months) per family member.

• DPs relocating out of the province: Cash (equivalent to 30 kg of rice per month × 6 months) per family member.

• DPs who are in severe socio-economic difficulties or who relocating to areas of socio-economic difficulties: Cash (equivalent to 30 kg of rice per month × 12 months) per family member.

Restoration allowance

_Art. 29 of Decree 197/2004/ND-CP_:

DPs who have more than 25%** of productive land or incomes permanently affected are entitled to trainings

_3,000,000 VND***_ (per household)

---

* _Art. 28 of Decree 197/2004/ND-CP_ defines that this subsidy is applicable to DPs who lost more than 30% of their agricultural land only. However, in line with this RP Policy Framework, this kind of subsidy is applicable to all DPs who required to be relocated.

** _Art. 29 of Decree 197/2004/ND-CP_ defines that DPs who lost more than 30% of their agricultural land will be assisted for changes of occupations (level of assistance will be decided by the provincial People's Committee). However, in line with the RP Policy Framework for SEIER 2 subprojects, the restoration allowance remains in conformation with the on-going SEIER 2 subprojects throughout Vietnam.

*** The amount of 700,000 VND/main labor is delivered directly to training or TA institutions/consultants and 800,000 VND for trainee as a subsidy allowance in the training time (total is 1,500,000 VND per trainee). For the sake of cost estimates, each household is estimated at having 2 main labors.
Other restoration allowance to be decided by the provincial People's Committee with financial resource from the person who is going to use the acquired land.
4. Resettlement Sites

4.1 Mitigation Measures

Thanks to mitigation measures undertaken right from the initial design stage through public consultation, close cooperation with various local authorities and related offices, the project impacts are almost marginal.

There are no DPs with their fixed assets being acquired more than 25% of their total holding, therefore, no DPs required to be relocated and the development of resettlement site is not required.

All individuals, households or institutions (DPs) who are impacted temporarily or permanently by the project are owners of land and properties, land and house renters in ROW of D/L, in proposed areas for tower foundation and temporary service roads.

4.2 Measures to Minimize Land Acquisition and Losses

4.2.1 Consultation and Participation

During the project preparation, the Consultant has conducted detailed survey on the project impacts. The survey teams have also conducted discussions and consultations with local authorities and local people on possible impacts caused by the project, particularly the Suoi Vang 110kV substation location be the least impact option.

The proposed layout of the Suoi Vang 110kV substation is also displayed and discussed again in the RP community meetings.

The draft layout of Suoi Vang 110kV substation have been communicated by PC2 to the relevant bodies i.e. provincial, district and commune People’s Committees, Dept. of Natural Resources and Environment, provincial, district and commune cadastral services etc. for comments and public display. The valuable feedback of local authorities and DPs were taken into account for design.

4.2.2 Impact Limitation Measures in Design Stage

The project impacts mitigation measures have been scrutinized during the design stage, particularly for the substation location selection. Appropriate location would reduce the project cost and adverse impacts on the local communities and environment.

The following principles were followed:
• The substation location is of optimal services. Such location is close to public roads to avoid land acquisition for access roads and minimize cost during construction, operation and maintenance.

• The substation location is away from the important projects (i.e. gasoline, explosive storages, radio stations), sensitive locations (i.e. historic and cultural assets), residential areas, protected forests.

During the selection of the substation location, PC2 and its Consultant have thoroughly studied different alternatives on map and at sites to select the optimal one.

Notes: Since the subproject is purely construction of the 110kV substation (in Lat commune, Lac Duong district), there exist certain advantages i.e. prevailing roads/paths and the ROW (Da Lat 1 – Da Lat 2 – Suoi Vang T/L) itself are envisaged to be used for access roads during the construction period. This fact has significantly minimized the land acquisition, compensation and resettlement as well as land acquisition for temporary access roads during construction period.

4.2.3 Impact Mitigation Measures in Construction Stage

Suitable measures and optimum arrangements for the project construction are considered i.e. apt workforces with working shifts would be scheduled to shorten the construction period.

The construction camps for workers in the construction period shall be located on the bare or public lands nearby the headquarters of communes. The camps shall not to be built in populated areas.

4.3 Result of Mitigation Measures

<table>
<thead>
<tr>
<th>Impact on Land</th>
<th>Area (m²)</th>
<th>% of total land holding</th>
</tr>
</thead>
<tbody>
<tr>
<td>Permanent impact on residential land</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Temporary impact on residential land</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Permanent impact on productive land</td>
<td>10,979</td>
<td>11.70</td>
</tr>
<tr>
<td>Temporary impact on productive land</td>
<td>Nil</td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Impact on Houses/Structures</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Total affected houses/structures</td>
<td>Nil</td>
</tr>
<tr>
<td>Partial affected houses/structures</td>
<td>Nil</td>
</tr>
</tbody>
</table>

Other Impacts
• Affected business
  Nil

• Impact on natural preserving zones, sensitive areas
  Nil

• Impact on tenants who leased house for residential purpose
  Nil

• Impact on ethnic minorities
  9 HHs (37 persons)

(Please see Ethnic Minority Plan)

<table>
<thead>
<tr>
<th>DPs</th>
<th>Household</th>
<th>Person</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total DPs with more than 25% of productive land affected</td>
<td>Nil</td>
<td>Nil</td>
</tr>
<tr>
<td>Total DPs with more than 25% of residential land affected</td>
<td>Nil</td>
<td>Nil</td>
</tr>
<tr>
<td>DPs required to be relocated</td>
<td>Nil</td>
<td>Nil</td>
</tr>
</tbody>
</table>

From the results shown above, it is safe to state that the entire displaced population is minor since the affected people are not physically displaced and less than 25% of their productive assets are lost.

All DPs (12 HHs) opted for cash compensation* for their certain impacted assets (i.e. coffee planting land, vegetable planting land) at the replacement costs.

Thanks to mitigation measures through public consultation from the initial stage and design stage of the project, the socio-economic surveys show that there are no DPs whose fixed assets being acquired more than 25% of their total holding and not required to be relocated (actually, only their productive land is affected); therefore, development of resettlement site is not required.

* It is noted that all Head of Household of the project affected households have signed on the ‘questionnaire’ wherein they all opt for cash compensation in the ‘option for compensation for productive land lost’. Please see Appendix 6 for ‘Samples of Questionnaire’.
5. **People's Participation**

5.1 **Community Meetings**

During the project preparation (along with RP preparation), PMB and its Consultant have held many community meetings at the commune level in the project areas with the participation of DPs and representatives of Commune People’s Committees, other government offices and commune NGOs (Women Unions, Youth Unions, Farmers Associations, Fatherland Fronts, War Veteran Association etc.) where the project related issues i.e. project investment financial resources, project objectives, project components etc. are explained by PMB representatives.

The proposed layout of the Suoi Vang 110kV substation is also displayed in the meetings along with discussions and consultation with the local authorities and local people on possible impacts caused by the project. Substation location selection is also discussed so as the proposed selected substation location is the least impact option.

In the community meetings, DPs’ queries on RP related issues i.e. entitlements, compensation etc. are explained by PMB representatives and DPs’ opinions, including compensation unit prices etc. were recorded.

The prevailing opinion of DPs in the project areas:

- The extension of the power supply networks are welcomed by all DPs, particularly people who are having the power supply but with too low service quality.
- DPs would like the project to minimize its impacts on their assets, particularly the cultivation land.
- In case the impacts are unavoidable, DPs would like to be compensated at replacement cost for their assets losses and market price for their affected crops. DPs also emphasized on the compensation unit price for coffee trees and coffee planting land.
- DPs would like to be informed of the actual project implementation time-schedule well in advance so as to prepare themselves for the ground clearance.

Such Minute of Community Meeting bears the signatures of the representatives of district CRC, Lac Duong People’s Committee, PMB and DPs.

(Pls. see Appendix 5 for samples of *Minutes of Community Meetings*).
5.2 Socio-economic Surveys

The Consultant (in cooperation with PPP) has carried out the socio-economic surveys by direct interviews and fill-in the ‘Questionnaires' covering 100% of DPs in the project areas. (Pls. see Appendix 6 for samples of ‘Questionnaires').

The survey team have also distributed the Pamphlets of Q & A on RP related issues and illustrations with measurements of ROW and electricity related accidents. (Pls. see Appendix 7 for Sample of Pamphlet).

The drafts of RP Entitlement Matrix have been copied and communicated by PC2 to the relevant bodies i.e. Lam Dong PPC, provincial and related district CRCs, related commune/ward People’s Committees (also for display at the offices of the Lat Commune People’s Committee and Ward 7 People’s Committee), Chiefs of district and commune NGOs (Women Unions, Youth Unions, Farmers’ Associations, Fatherland Fronts, War Veterans etc.), Chiefs of related Villages and DPs’ representatives.

5.3 Objectives of Information Campaign and Consultation Program

Information dissemination to, consultation with and participation of the project affected people and involved agencies to:

(i) reduce the potential for conflicts,
(ii) minimize the risk of project delays, and
(iii) enable the project to design the resettlement and rehabilitation program as a comprehensive development program to fit the needs and priorities of the affected people, thereby maximizing the economic and social benefits of the project investment.

The objectives of the Public Information Campaign and DP Consultation Program are as follows:

- To ensure that local authorities as well as representatives of DPs will be included in the planning and decision-making processes. The PMB and DOI will work closely with the provincial and district People’s Committees and the related line departments and agencies during project implementation. DPs’ involvement in the RP implementation will be continued thereafter by requesting each district to invite DPs’ representatives to be members of the CRCs and take part in the resettlement activities (property evaluation, compensation, resettlement and monitoring).

- To share full information on the proposed project areas, its components and its activities with the affected people.

- To obtain information about the needs and priorities of the affected people as well as information about their reactions/feedback to proposed policies and activities.
To obtain the cooperation and participation of the affected people and communities required to be undertaken for resettlement planning and implementation.

To ensure transparency in all activities related to land acquisition, resettlement and rehabilitation.

There are two phases of the public information campaign and DP consultation:

5.4 **Phase 1 – Information Campaign, DPs and Agency Consultation During Resettlement Planning and RP Preparation**

This phase—*RP planning and preparation*—consisted of line route selection, census and inventory of affected people, affected assets, and identification of strategies for compensating, rehabilitating and relocating. Survey teams had asked local authorities and DPs for their comments on the substation location, potential of adverse impact, their reference on unit cost for house construction and unit cost of land. Commune local authorities had also been consulted for land availability in the case public land would be used for land compensation.

Draft of RP’s *Entitlement Matrix* have been sent by PC2 to the project related district People’s Committee (Lac Duong district), district Compensation and Resettlement Council, commune People’s Committee (Lat commune), commune Women Unions, Youth Unions, Fatherland Fronts, Farmers Associations.

Draft of RP have been sent by PC2 to the Lam Dong provincial People’s Committee and provincial Compensation and Resettlement Council for review and comments.

PC2 has requested PPC and other related local authorities to carefully review the requirements on waivers, eligibility to compensation, proposed entitlement policy, RP cost, taskforces, mechanism for complaint and applied unit costs in draft RP. PPC’s opinion and their comments will be sent to EVN.

The draft of RP has also been disclosed at the VDIC of the World Bank office in Vietnam.

All feedback from local authorities and DPs are integrated in this RP.

During this phase, the following activities were carried out sequentially:

**Activity 1**

*Information and discussion with related local authorities on the line routes*

After studying the map and visiting the site, the Consultant had envisaged the preliminary location of the substation on 1/50,000 scale map. Such map of the substation location was sent to relevant local authorities. The local authorities have agreed on the project substation location. These activities took place during Feb., 2008.
Activity 2
Impact survey and statistics

Based on the agreed substation location, a survey team had realized the location at site in coordination with the commune officials to make a list of DPs affected on land, houses and crops. The socio-economic survey forms were delivered to 100% of affected house-holds. These activities took place during Feb., 2008.

Activity 3
Meetings with DPs’ representatives

When the survey finished, Consultant in coordination with the commune officials held meetings with DPs having land and other assets in the substation area and with hamlet representatives. In these meetings, the Consultant officially informed the participants of the project purposes; presented the project impacts on land and crops in detail; introduce on the objective of RP, the principles and policies of compensation and required people not to build new structures in the affected areas. DPs were consulted on the entitlement and compensation policy. DPs had also been asked for their options for compensation modes, all of them preferred cash for land and other assets. They have requested that compensation must be at replacement cost and full compensation have to be paid before land clearance. They also requested to be clearly informed about the project implementation schedule. These activities took place during Mar., 2008.

Photo: A DP in B’Non B1 Hamlet of Lat commune, Lac Duong district raised her question in the community meeting.
Activity 4

Meetings with the Lam Dong provincial/district People’s Committees

After the first survey of stage 1, the Consultant had worked with relevant agencies of the project-involved provincial and district People’s Committees, explained the project purposes clearly to PPC and district People’s Committees, at the same time, discussed with the local officials on the aims and principles of ground clearance, on the proposed policies of RP, legal and illegal issue, gaps between 197/2004/ND-CP of GOV and OP 4.12 of WB, complaint mechanism. Consultant also collected the local applicable compensation rates for land, structures and trees, crops.

The above activities were carried out by Consultant’ survey teams during Feb. – Mar., 2008. A meeting between PC2, Consultant and Lam Dong provincial and project related district People’s Committees was held. Relating issues such as local load demand, project financial sources including cost for compensation etc. were discussed. The Consultant’ representatives had presented the baseline data and policies of RP to these People’s Committees and obtained their comments/suggestions.

Activity 5

Sending draft RP and entitlement policy to provincial and district People’s Committees for review and disclosure

The Consultant has made copies of Entitlement Matrix and sent to all project related district and commune authorities during Mar., 2008.

The draft of RP has been sent by PC2 to the Lam Dong provincial People’s Committee and district People’s Committees in Mar., 2008 for review and comments. PC2 and Consultant have requested the provincial and district People’s Committees and other local authorities to carefully review for the requirements on waivers, eligibility to compensation, proposed entitlement policy, RP cost, taskforces, mechanism for complaint and applied unit costs in draft RP.

The drafts of RP have also been disclosed at the offices of Lam Dong Provincial People’s Committee and at VDIC of the World Bank office in Vietnam.

5.5 Phase 2 – Information Campaign and Consultation during Resettlement Implementation

During this phase – RP implementation – meetings will be organized in each commune. The implementation of resettlement and rehabilitation activities includes: implementing resettlement policies; entitlement calculation and payment of compensation to DPs; finalize DPs’ options on relocation, compensation mode, trainings etc.

During this phase, the following activities are to be carried out sequentially:

Activity 1

Establishment of CRCs, Information dissemination and training for CRCs
After this RP is cleared/approve by the WB and EVN, the first resettlement activity is to establish provincial and district CRCs* by the provincial PPC. Then PC2 will provide local RCs at all levels the final RP, training their staff on RP contents and steps of RP implementation. Disseminating RIB to all DPs. This activity is expected to take place in about July., 2008.

Please note that the project related provincial and district Compensation and Resettlement Committees are already existed.

**Activity 2**

*Distribution DMS, inventory and entitlement forms to DPs*

PC2, Consultant and local CRCs will carry out DMS and inventory and calculate entitlements and disseminate DMS inventory and entitlement forms to all DPs. The list of DPs, their affected assets and entitlements will be posted at commune office.

After distribute RIB and compensation, entitlement forms to DPs, district CRC and commune local authorities will organize meetings in each commune to clearly inform/explain the policy of RP to DPs. In these meetings, DPs can raise their questions on any resettlement issues. This activity is proposed to be carried out by around July, 2008.

**Activity 3**

*Meeting with DPs on compensation payment*

After getting statistics on lost assets by the project, CRCs and commune People’s Committees will organize meetings with DPs to introduce the compensation rates for different impacted assets. Table of compensation rates will be posted in the offices of commune people’s committees.

At the meeting, DPs can comment on the proposed compensation rates. Disagreement on compensation rates will be noted down and collected for consideration. Recommendations, if any, will be sent to DPs for revision, if necessary.

Besides, DPs will be informed of times, locations and process of compensation payment for the lost assets. The meetings are envisaged by late July, 2008.

DPs who agree with compensation price for their affected assets will sign on the compensation form. Disagreement comments will be recorded and reported to the competent authorities.

**Activity 4**

*Information to local authorities on implementation schedule*

PC2 will inform commune authorities and DPs about construction schedule and procedures as well as schedule of RP implementation. This activity is envisaged by late July, 2008.

*The provincial and district CRCs are already existed for other on-going projects in the localities.*
Commune authorities and district CRCs must closely coordinate to ensure that all DPs are fully informed about compensation and project/RP implementation schedules.

5.6 Resettlement Information Booklet (RIB)

To ensure that DPs, their representatives and local governments of the affected areas fully understand on the details of RP, RIB will be prepared by PC2, and will be distributed to all DPs in the project area in the initial duration of the implementation stage.

The RIB will contain information on the followings:

**Basic Features**
- Project description
- Project design objectives
- Implementation schedule
- Project impacts
- Eligibility to compensation and rehabilitation and entitlements policy for the project affected people
- Institutions are responsible for resettlement
- Information dissemination to and consultation with the affected people
- Grievances and appeals
- Monitoring and Evaluation of RP implementation.

**Specific Entitlements of DP**
- Description of the detailed impact of the project on the specific households
- Compensation rates for each types of impact
- Date of delivery of entitlements.
6. Baseline Information

6.1 Data Gathering Activities

The socio-economic surveys and census and inventory work of project impacts were carried out during Feb. – Mar., 2008 by the Consultant and under the assistance of the related local authorities and PPP. The inventory work includes:

- Census of all DPs impacted by the project.
- Survey for DPs who have houses (partially or fully demolished) within the proposed locations.
- Survey for DPs impacted on crops, trees in the proposed Suoi Vang Substation location.
- Survey for impacted public infrastructures, properties, facilities and farms.
- Survey for permanent land acquisition area for Suoi Vang Substation.
- Survey for other impacted assets.

One survey team is organized with 4 members in co-ordination with local authorities (particularly the commune cadastral cadres) and PPP.

The inventory forms are made for 100% DPs whose assets are expected to be affected in the Suoi Vang substation area. The socio-economic survey of RPs was carried out for 100% of DPs.

The socio-economic survey of DPs is to define the characteristic of impacted community, evaluate on the population, housing status, main economic activities, living standards etc. of DPs.

6.2 Socio-economic Surveys

The socio-economic surveys aim at providing baseline data on the localities covering 1 ward (ward 7) in Da Lat City and 1 commune (Lat commune) in Lac Duong district of Lam Dong province. Survey data cover the information on the characteristics of the communities, their sources of income, revenue, socio-economic situation. The survey also aims at identifying characteristics of effected areas, assessing the development of population, houses, socio-economic etc. The survey data are used for establishing resettlement policy and bases for evaluating restoration of living standards.
It is noted that (i) there are 2 DP HHs who resides in Ward 7 of Da Lat City but having their crop land plots in Lat commune of Lac Duong district and, (ii) there are 10 DP HHs who resides in Lat commune itself.

6.3 Economy

Economy in Lam Dong province, among the open-door market economy of the whole country, develops on the trend of increasing industry and services sectors.

In the project areas, the project affected population is mainly farmers (87.50%), wage-earners (from both state-owned and private sectors: 7.50%), small-scale business (2.50%), and the rest belong to free-lance labor (2.50%).

6.3.1 Agriculture, Aquaculture and Forestry

For more than a decade, new agricultural and rural policies have encouraged the productive force in the rural areas and urged many farmers to invest in the agricultural development. The application of new farming know-how (spread out by the agricultural extension services) and government investment have brought about new changes in agriculture and rural areas in Lam Dong province, particularly the flower planting, vegetable planting, mulberry planting and coffee planting.

Crops for food occupied a large proportion of agriculture: 32,732 ha of rice with the gross out-put of 103,649 tons in 2006; 19,379 ha of maize with the gross out-put of 83,332 in 2006; 2,990 ha of sweet potato with the gross out-put of 34,190 tons in 2006; 1,655 ha of cassava with the gross out-put of 18,169 tons in 2006; 35,197 ha of vegetables with the gross out-put of 991,124 tons in 2006 and 3,245 ha of various kind of beans with the gross out-put of 3,115 tons in 2006.

In 2006, the annual industrial crops are sugarcane (2,008 ha with the gross out-put of 128,858 tons), groundnut (229 ha with the gross out-put of 258 tons), tobacco (13 ha with the gross out-put of 16 tons), soya bean (267 ha with the gross out-put of 258 tons)...

The 2006 statistics also shows that the perennial industrial trees are tea (26,553 ha with the gross out-put of 170,543 tons), coffee (118,788 ha with the gross out-put of 244,152 tons), pepper (390 ha with the gross out-put of 725 tons), cashew (13,332 ha with the gross out-put of 3,862 tons), mulberry (6,268 ha with the gross out-put of 53,835 tons).

In 2006, the aquaculture area is 2,174 ha with fish rearing (gross out-put of 3,480 tons).

There are around 559,572 ha of natural forest and 61,732 ha of planted forest in Lam Dong province with the annual gross-output of timber (47,586 m³), wood for pulp (3,016 m³), fire-wood (295,209 m³), bamboo (1,456 tons), rattan (750,000 rods) pine resin (2 tons).
6.3.2 Industry and Handicraft

The 2006 statistics shows that the principal industrial activities in Lam Dong province are (i) processing (employed around 30,523 people) with the main products of candies (1,684 tons), sugar/syrups (8,325 tons), tea (27,108 tons), coffee (478 tons), cashew (1,704 tons), dried vegetables (214 tons), silk thread (1,166 tons), silk (1,241,000 m²), ready made garment (2,148 pcs), embroidery (1,673 pcs) and, (ii) mining and quarrying (employed around 1,149 people) with the main products of bauxite (88,400 tons), bentonite (22,707 tons), stone (650,000 m³), gravel (478,000 m³).

Apart from the domestic investments, there are also direct foreign investments in agriculture and forestry, light industries and services.

The small industry and handicraft in the communes are not developed yet because of the remote areas, the limitation of capital, and the difficulty of product consuming.

Currently, main processing activities in the communes are small scale rice milling, grinding just to serve the local demand.

6.3.3 Rural Transport

Currently cars/trucks can reach all the 10 district HQs, but can reach only 82 commune HQs in Lam Dong province. It also means that the rest 32 commune HQs can only be reached by motorbikes.

6.4 Census and Inventory

6.4.1 Population and Household Characteristics

The socio-economic survey, traversing the D/Ls in 1 ward in Da Lat City and 1 commune in Lac Duong district of Lam Dong province, is carried out for 100% of DPs. Features of surveyed households are as follows:

- **Average of family size**
  - Man 49.02 %
  - Women 49.02 %

- **Age groups**
  - 1 – 17 yrs old 25.49 %
  - 18 – 60 yrs old 70.59 %
  - Above 60 yrs old 3.92 %

- **Heads of HH**
  - Male 100 %
  - Female %

- **Education standard**
All districts in Lam Dong province have at least 2 secondary schools, around 12 primary schools and around 35 elementary schools. Follows are the statistics of the education standard among the project affected people.

- High school/Technical secondary 7.84%
- Secondary (10 – 12 classes) 1.96%
- Primary (6 – 9 classes) 5.88%
- Elementary (1 – 5 classes) 23.53%
- Writing/reading 27.45%
- Illiterate 29.41%
- Not yet attending school 3.92%

**Occupation**

- Agriculture 87.50%
- Wage earners (state-owned and private sectors) 7.50%
- Small business 2.50%
- Free lanced labors 2.50%

**Average annual income**

50,650,000 VND/HH/year

**Amenity**

- HHs with power supply 100 %
  - HHs with power meter 100 %
  - HHs using power for domestic use 100 %
- HHs with water supply 75.00 %
  - HHs with water meter 100 %
- HHs without water supply 25.00 %
  - HHs using water well 9.15 %
- HHs with latrine 66.67 %
  - HHs with latrine inside the house 62.50 %
  - HHs with latrine outside the house 37.50 %
- HHs without latrine 33.33 %
- HHs with kitchen inside the house 91.67 %
- HHs with kitchen outside the house 8.33 %
- HHs with telephone 66.67 %
- HHs with TV 100 %
- HHs with motor-bikes 100 %
- HHs with bicycles 91.67 %
- HHs with refrigerators 33.33 %
- HHs with washing machines 25.00 %
- HHs with electronics (radio) 16.67 %
- HHs with other facilities 8.33 %
Average annual expenses (per HH)

Regular expenses (HH)
- Food/foodstuffs 43.94 %
- Electricity 2.04 %
- Water 1.15 %
- Clothing 0.59 %
- Health 0.45 %
- Education 2.07 %
- Travel/communication 4.97 %
- Taxes/fees 0.15 %
- Other facilities/services 12.11 %

Total regular expenses 67.90 %

Irregular annual expenses (HH)
- Festivities 6.68 %
- Ceremonies 0.08 %
- Furniture 1.28 %
- House repairs 0.94 %
- Vehicle repair 0.61 %
- Others 2.09 %

Total irregular expenses 11.68 %

Total expenses as percentage of total income 79.58 %

Disable people
- Blind %
- Hearing impair %
- Orthopaedically handicapped %

6.4.2 Healthcare

All districts covered by the project have 1 district general hospital each and all communes covered by the project have 1 healthcare station each.

The commune health care services usually taking care of minor illness or maternity deliveries. The district hospital can take care of more serious illness or minor operations.

However, such health services are suffering from poor facilities or lack of equipment.

During 2006, the preventive medicine center has successfully carried out certain health care programs i.e. vaccination (in 100% of communes/wards/town – covering 100% of children under 5 years old with 7 types of vaccines and 94.5 % of children at 3 days old with 3 types of hepatitis B), anti-tetanus injection covering 96.1% of pregnant women and 100% of women in delivery age, and anti-HIV/AIDS, anti-dengue fever, anti-malaria, anti-tuberculosis etc.
6.4.3 Housing Condition

The MOC Circular No.5-BXD/DT dt. February, 9, 1993 as well as the Vietnamese Construction Standards provide construction specifications for civil and industrial projects. Based on these specifications – four categories of houses and an additional 'Temporary Category'*; the housing conditions of the DPs in the project areas are follows:

- Cat. 4 100 %

Apart from the above mentioned houses, there are huts with bamboo or wood supports and palm-leaf walls and roofs. These structures are usually used as auxiliary structures i.e. animal stables, pond/lake side guard huts.

Houses are usually constructed in the garden land areas; therefore, sometimes it is difficult to identify residential and arable area.

Apart from the residential land (house building land plot) the households in the project areas have an average of productive (agricultural) land of 7,821 m².

However, there is not any house/structure damaged in this project.

6.4.4 Income

Sources of Income

- Agriculture 87.50 %  
- Wage earners (state-owned and private sectors) 7.50 %  
- Small business 2.50 %  
- Free lanced labors 2.50 %

It is difficult to specify DPs' exact source of income and income, since many DPs themselves could not point out their sources of income and income exactly. Many DPs have multi sources or mixed sources of incomes and their income changes following the fluctuation of agricultural and forest-product harvests and prices.

Average Income

The socio-economic surveys covering Lat commune (Lac Duong district) and Ward 7 (Da Lat city) in Lam Dong province show that the average income of the overall population in the Project Area (Lat commune) is around 50,650,000 VND/household/year or 11,917,647 VND/person/year.

*There is no official specification for 'temporary' structures/houses. However, it is understood that houses/structures of this category are usually built with low grade wood, plank, bamboo, leaf, straw, soil floor... or mixed with some low grade bricks and masonry and corrugated steel sheets for temporary housing.
### Groups of Income
(in relation to the average household income in the project areas)

<table>
<thead>
<tr>
<th>High</th>
<th>Medium</th>
<th>Low</th>
</tr>
</thead>
<tbody>
<tr>
<td>16.67%</td>
<td>83.33%</td>
<td>0%</td>
</tr>
</tbody>
</table>

### Household Economic Situation
(in relation to the average household possession of facilities in the project areas)

<table>
<thead>
<tr>
<th>High</th>
<th>Medium</th>
<th>Low</th>
</tr>
</thead>
<tbody>
<tr>
<td>16.67%</td>
<td>83.33%</td>
<td>0%</td>
</tr>
</tbody>
</table>

*Notes* It is noted that the above said statistics (Population and Household Characteristics) do not reflect such characteristics of Lam Dong province since the socio-economic survey cover only the insignificant number of the DP HHs in the project affected commune in the project area.
7. Project Impacts

The data gathering activities in the socio-economic surveys for the baseline information are shown in Chapter 6. From such baseline information, statistics of project impacts are shown below.

7.1 Types of Impacts

Permanent land acquisition for the project consists of:
- Land acquired for the Suoi Vang 110kV Substation.
- Land acquired for permanent access roads.

Temporary impacted land of the project consists of:
- Land area surrounding the substation during the period of construction.
- Land area for the service roads for transportation of material into the substation location. The impacted land area will be proposed temporary from 1 to 2 months.

Impacted public works
- There is not any school, health care station, market, road, bridge, water supply and drainage systems etc. in the locality being affected during this subproject construction.

Inventory survey work for impacts has been carried out during Feb. – Mar., 2008 with the results as shown in the tables below.

7.2 Project Impacted People

The following persons to be identified by the baseline information collected for this RP are Displaced Persons:

(a) persons whose houses/structures are in part or in total affected (temporarily or permanently) by the project;
(b) persons whose residential and premise and/or agricultural land is in part or in total affected (permanently or temporarily) by the project;
(c) persons whose businesses are affected in part or in total (temporarily or permanently) by the project;
(d) persons whose trees and/or crops are affected in part or in total by the project;
(e) persons whose rented houses for residential purpose are affected by the project.

Results from the Socio-economic surveys show that:

<table>
<thead>
<tr>
<th>Total number of DPs in which</th>
<th>HHs</th>
<th>Persons</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Permanently Impacted DPs</strong></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Number of DPs with more than 25% of productive land permanently acquired</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with less than 25% of productive land permanently acquired</td>
<td>12</td>
<td>51</td>
</tr>
<tr>
<td>Number of DPs with annual crops and perennial trees permanently affected</td>
<td>12</td>
<td>51</td>
</tr>
<tr>
<td>Number of DPs with more than 25% of total residential land permanently affected</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with less than 25% of total residential land permanently affected</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with permanently total/partial impact on houses/structures</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with permanently total/partial impact on business</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs required to be relocated</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Total Permanently Impacted DPs</td>
<td>12</td>
<td>51</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Temporarily Impacted DPs</th>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Number of DPs with residential land temporarily affected</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with productive land temporarily affected</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with crops/perennial trees affected during construction period</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with temporarily total/partial impact on houses/structures</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Number of DPs with temporarily total/partial impact on business</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>Total Temporarily Impacted DPs</td>
<td>Nil</td>
<td></td>
</tr>
</tbody>
</table>

*Notes*: One household may fall into more than one impact category.

From the results shown above, it is safe to state that the entire displaced population is minor since the affected people are not physically displaced and less than 25% of their productive assets are lost.
7.2.1 Number of DPs

Table 7.2.1 – Number of DPs

<table>
<thead>
<tr>
<th>District/Commune/Hamlet</th>
<th>Total</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>HH</td>
<td>Person</td>
</tr>
<tr>
<td>1. Da Lat City</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1 Ward 7</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1.1 Thành Mậu</td>
<td>2</td>
<td>10</td>
</tr>
<tr>
<td></td>
<td>Sub-total 1</td>
<td>2</td>
</tr>
<tr>
<td>2. Lạc Dương</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1 Lát</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1.1 B’ Non B2</td>
<td>4</td>
<td>14</td>
</tr>
<tr>
<td>2.1.2 B’ Non B1</td>
<td>6</td>
<td>27</td>
</tr>
<tr>
<td></td>
<td>Sub-total 2</td>
<td>10</td>
</tr>
<tr>
<td>Total</td>
<td>12</td>
<td>51</td>
</tr>
</tbody>
</table>

Please see Appendix 9 for Inventory of Project Affected People.

7.2.2 Total DPs by Categories

Table 7.2.2a – Total DPs by Impact Categories

<table>
<thead>
<tr>
<th>Categories</th>
<th>HHs</th>
<th>Persons</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 DP who has trees, crops, which are damaged by the project during the</td>
<td>12</td>
<td>51</td>
</tr>
<tr>
<td>construction period due to construction of temporary access roads or</td>
<td></td>
<td></td>
</tr>
<tr>
<td>conductor stringing.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2 DP who has residential, garden, productive lands which are</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>temporarily acquired during the project construction period.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>3 DP who has houses/structures, which are partially damaged or cut, and</td>
<td>Nil</td>
<td></td>
</tr>
<tr>
<td>the damaged portion will not affect to the safety or using purpose of the</td>
<td></td>
<td></td>
</tr>
<tr>
<td>entire house or structure (the dismantled areas are ≤25% of total areas),</td>
<td></td>
<td></td>
</tr>
<tr>
<td>and the lost house/structure portion could be rebuilt in adjacent areas</td>
<td></td>
<td></td>
</tr>
<tr>
<td>already owned by the DP. Impact on cleared residential land in ROW would</td>
<td></td>
<td></td>
</tr>
<tr>
<td>be temporary as it could be reused for restricted purposes.</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Description</td>
<td>4</td>
</tr>
<tr>
<td>---</td>
<td>---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------</td>
<td>---</td>
</tr>
<tr>
<td>4</td>
<td>DP who has house, which are partially or totally damaged, and the damaged portion will affects to the safety or using purpose of the entire house or structure (the dismantled areas are more than 25% of total areas or even less than 25% of total area, but the remaining area can not be used or inconvenient for using), so the house need to be totally removed and rebuild in remaining adjacent areas already owned by the DPs. Impact on cleared residential areas will be temporary as it can be reused for restricted purposes.</td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>DP who has houses, which are partially or totally damaged, and the damaged portion will affects to the safety or using purpose of the entire house or structure, so the house/structure need to be totally removed and rebuild. But DP does not have sufficient spare residential land for the reconstruction of a house of equal dimensions as the house lost. The threshold of sufficient residential land is at 100 m² for rural areas.</td>
<td></td>
</tr>
<tr>
<td>6</td>
<td>DP who has residential land, productive land which will be acquired permanently for the project i.e. stations, tower foundations, access roads for maintenance of the project etc.</td>
<td></td>
</tr>
<tr>
<td></td>
<td>(a) acquired productive land areas is more than 25% of total productive land DPs' holdings.</td>
<td>Nil</td>
</tr>
<tr>
<td></td>
<td>(b) acquired productive land areas is less than 25% of total productive land DPs' holdings.</td>
<td>12</td>
</tr>
<tr>
<td></td>
<td>(c) the remaining residential-garden land areas is less than 100 m² (in rural areas).</td>
<td></td>
</tr>
<tr>
<td></td>
<td>(d) the remaining residential-garden land areas is equal or more than 100 m² (in rural areas).</td>
<td>12</td>
</tr>
<tr>
<td>7</td>
<td>DP impacted permanently or temporarily on business or other services.</td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>Tenants who have leased houses for residential purposes</td>
<td></td>
</tr>
</tbody>
</table>
Notes: It is noted that 1 DP household may fall into more than one impact category.

Table 7.2.2b – Total DPs by Impact Categories – Locality Distribution

<table>
<thead>
<tr>
<th>District/Commune/Hamlet</th>
<th>1</th>
<th>2</th>
<th>3</th>
<th>4</th>
<th>5</th>
<th>6</th>
<th>7</th>
<th>8</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>a</td>
<td>b</td>
<td>c</td>
<td>d</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1. Da Lat City</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1. Ward 7</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1.1 Thành Mẫu</td>
<td>2</td>
<td>2</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sub-total 1</td>
<td>2</td>
<td>2</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2. Lạc Dương</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2. Lất</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1.1 B' Non B2</td>
<td>4</td>
<td>4</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1.2 B' Non B1</td>
<td>6</td>
<td>6</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sub-total 2</td>
<td>10</td>
<td>10</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Total</td>
<td>12</td>
<td>12</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

7.3 Project Impacted Assets

The project may impact on:

- Permanent land acquisition for tower foundations and some access roads for the project construction.
- Permanent impact on houses, structures, trees, crops and other assets in the proposed substation location.
- Assets on the service roads.
- All trees and crops or other assets surrounding the substation foundation.
- Temporarily acquired land required during construction of the project.

Results of the socio-economic surveys show that:

Permanent Impacts

- Residential and productive land acquisition for tower foundations, service roads.
- Trees, crops in the proposed tower foundation areas.
- Permanent land acquisition
residential land
productive land

crops 2,754 m²
coffee planting 8,225 m²

10,979 m² representing 11.70% of total productive land holding

• Permanent affected structures Nil
• Permanent affected crops 2,754 m²
• Permanent affected trees (i.e. coffee) 5,465 trees

Temporary Impacts

It is noted that the Suoi Vang substation is located right at the end of the Da Lat 1 – Da Lat 2 – Suoi Vang T/L and this T/L’s ROW itself and other prevailing public roads/paths are to be used for the access road during the construction. Therefore, there is not any temporary impact in this subproject.

The details of impacts are shown in the following tables.

7.3.1 Number, Category and Area of the House Lost
Nil.

7.3.2 Number and Area of Residential Land Lost
Nil.

7.3.3 Number and Area of Productive Land Lost

Table 7.3.3 – Number and Area of Productive Land Lost

<table>
<thead>
<tr>
<th>District/Commune/Hamlet</th>
<th>Crop land</th>
<th>Coffee planting land</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Da Lat City</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1 Ward 7</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1.1 Thành Mậu</td>
<td>1,536</td>
<td></td>
<td>1,536</td>
</tr>
<tr>
<td>Sub-total 1</td>
<td>1,536</td>
<td></td>
<td>1,536</td>
</tr>
<tr>
<td>2. Lạc Dương</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1 Lát</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1.1 B’ Non B2</td>
<td></td>
<td>2,970</td>
<td>2,970</td>
</tr>
</tbody>
</table>
7.3.4 Quantity and Type of Crops Lost

Table 7.3.4 – Quantity and Type of Crop Lost

<table>
<thead>
<tr>
<th>District/Commune/Hamlet</th>
<th>Vegetable</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1. Đa Lạt City</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1 Ward 7</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1.1 Thành Mẫu</td>
<td>1,536</td>
<td>1,536</td>
</tr>
<tr>
<td>Sub-total 1</td>
<td>1,536</td>
<td>1,536</td>
</tr>
<tr>
<td>2. Lạc Dương</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1 Lạt</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1.1 B’ Non B1</td>
<td>1,218</td>
<td>1,218</td>
</tr>
<tr>
<td>Sub-total 2</td>
<td>1,218</td>
<td>1,218</td>
</tr>
<tr>
<td>Total</td>
<td>2,754</td>
<td>2,754</td>
</tr>
</tbody>
</table>

7.3.5 Quantity and Type of Trees Lost

Table 7.3.5 – Project Affected Perennial Trees

<table>
<thead>
<tr>
<th>District/Commune/Hamlet</th>
<th>Coffee</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1. Lạc Dương</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1 Lạt</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1.1 B’ Non B2</td>
<td>1,756</td>
<td>1,756</td>
</tr>
<tr>
<td>1.1.2 B’ Non B1</td>
<td>3,709</td>
<td>3,709</td>
</tr>
<tr>
<td>Sub-total 1</td>
<td>5,465</td>
<td>5,465</td>
</tr>
<tr>
<td>Total</td>
<td>5,465</td>
<td>5,465</td>
</tr>
</tbody>
</table>

7.3.6 Business Lost including Structures, Land and other Fixed Assets

Nil.

7.3.7 Productive Assets Lost as a Percentage of Total Productive Assets
### Table 7.3.7 – Productive Assets Lost as a Percentage of Total Productive

<table>
<thead>
<tr>
<th>District/Commune/Hamlet</th>
<th>Productive Assets Lost as Percentage of Total Productive Assets</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Productive land holding (m²)</td>
</tr>
<tr>
<td>-------------------------</td>
<td>-------------------------------</td>
</tr>
<tr>
<td><strong>1. Da Lat City</strong></td>
<td></td>
</tr>
<tr>
<td>1.1 Ward 7</td>
<td></td>
</tr>
<tr>
<td>1.1.1 Thánh Mẫu</td>
<td>24,000</td>
</tr>
<tr>
<td><strong>Sub-total 1</strong></td>
<td>24,000</td>
</tr>
<tr>
<td><strong>2. Lạc Dương</strong></td>
<td></td>
</tr>
<tr>
<td>2.1 Lát</td>
<td></td>
</tr>
<tr>
<td>2.1.1 B’ Non B2</td>
<td>20,450</td>
</tr>
<tr>
<td>2.1.2 B’ Non B1</td>
<td>49,400</td>
</tr>
<tr>
<td><strong>Sub-total 2</strong></td>
<td>69,850</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td>93,850</td>
</tr>
</tbody>
</table>

The table above shows that the percentage of affected productive land is practically minor i.e. 11.70%.

**7.3.8 Quantity and Category of Other Fixed Assets Affected**

Nil.

**7.3.9 Temporary Damages to Productive Assets**

Nil.

**7.3.10 Temporary Damages to Crops**

Nil.
8. Implementation Arrangements

8.1 Measures for the Project Implementation

8.1.1 Announcement to DPs

All DPs shall be thoroughly informed about the rights and policies of RP including eligibility, entitlement policy, modes and rates of compensation, schedules and complaint and grievances rights. The RIB will be prepared by PMB and then it will be delivered to all DPs or informed at the meetings in districts and communes; hung in public places such as administration head-quarters of communes and schools.

Public announcement tasks shall be implemented immediately after GOV and WB approval of project is obtained. The main features of RIB are described in Art.5.6 of Chapter 5.

8.1.2 Compensation Deadlines

Compensation payment for land, houses at least five months before land clearance, compensation for trees and crops and all allowances will be paid at least 01 month before land acquisition date.

For DPs who have to be relocated, local authorities and PC2 and its PMB shall make every effort to assist them in purchasing residential land and construction for the house and to be sure that no land clearance if these DPs have not completed their house building at new resettlement site.

However, in this subproject, there is not any impact on residential land and structures, therefore, there is not any DP who required to be relocated.

8.1.3 Resettlement and Clearance Deadline

DPs who have impacted houses and land and have received full compensation and subsidies, are requested to move out of the affected portion of the house or to clear land at least 15 days before the commencement civil work.

8.2 RP Implementation Process

RP implementation will be included in 3 actions as follows.
i. **General action** Right from the beginning of the project preparation, implementation work.

ii. **Separate action** At several times, once for each project component.

iii. **Continuous action** Continuous action for the stages of RP implementation.

### 8.3 Essential Actions

#### 8.3.1 Action 1

Just after the award of capital borrow convention of WB, PC2 and its PMB will select and contract a qualified agency for independent external monitoring.

*Note*: The project related provincial and district CRCs are already exist.

#### 8.3.2 Action 2

CRC carries out the DMS and inventory of the affected assets (on the basis of the surveys for this RP) and together with the independent monitoring agency and other related agencies, carry out the evaluation for the applicable unit costs in RP and propose to PPC for amendment of the applicable unit prices in RP, if necessary, to ensure that DP is compensated at *replacement costs* at the time of RP implementation.

Article 9 of Decree 197/2004/ND-CP states that land price for the compensation calculation is the land price in respect of land use purpose at the time of land acquisition, promulgated by the provincial People's Committee in line with the Government regulation (within the GOV's range of minimum and maximum prices).

Chapter 2 of Decree 188/2004/BD-CP promulgates the methodologies (i.e. 'direct comparison method' and 'income method') to define land price and, at the same time, set forth the land price framework (min. and max. unit price for various types of land) throughout the country.

The compensation at *replacement cost* is also again ensured in Item 2 of Article 4 of Decree No. 17/2006/ND-CP dt. Jan. 27, 2006 states that: ‘... in case at the time issuance of decision for land acquisition and the land prices* are not reflecting the actual market value (in normal condition) of land use transfer, the provincial People's Committee or City directly under the Central Government will decide the appropriate land prices’.

#### 8.3.3 Action 3

Immediately after the completion of the DMS and inventory survey, CRC will inspect and define the official number of DPs, impacted properties and total compensation amount for DPs.

* promulgated by the provincial People's Committee or Cities directly under the Central Government.
8.3.4 Action 4

CRC will officially announce the policy, schedule of the RP to DPs at public meetings including issues related to compensation, resettlement and land clearance.

8.3.5 Action 5

Compensation payment for houses/structures and deliver assistance to DPs affected on houses/structures, and compensation payment for DPs affected on other properties.

DPs that permanently impacted more than 10% of total productive land or incomes will be entitled to rehabilitation assistance. They will be assisted for the training or TA for agriculture/husbandry or non-land based program. The amount of 700,000 VND/person (main labor) and is delivered directly to training or TA institutions/Consultant and 800,000 VND for trainee as a subsidy allowance in the training time (totaling 1,500,000 VND per trainee).

The proposals for trainings or TA programs will be prepared by PC2 or its Consultant in the period of RP implementation. The proposals will be developed based on the consultation with local authorities and the participation of DPs. The proposal also includes the possibility of employment after training. The proposal will be furnished to IDA for its concurrence.

(However, there are no DPs with more than 25% of their total productive land or incomes permanently affected in this project. Actually, their productive land is insignificantly affected i.e. 11.70%).

8.3.6 Action 6

During the project implementation, PC2 PMB and Independent External Monitoring Agency will supervise/monitor all activities of RP implementation and rehabilitation programs.

8.4 Implementation Schedule

One of the RP provisions is that RP will be carried out in accordance with the mentioned process for the purpose of security for land clearance and implementation of civil work.

The implementation schedule must ensure the synchronized linkage between RP implementation and commencement of civil work i.e. the appropriate compensation schedule and construction schedule. The compensation payment shall be completed prior to the commencement of the relevant project components.

Proposed project implementation schedule:

**EVN/WB:**
1. Review and approval/clear of RP by EVN/WB June 2008
2. Effectiveness 
(expected to be realized with immediate effect after this RP is cleared/approved by the WB and EVN)

PMB and Project CRC:
1. Establishment of Project CRC (already exist)*
2. Commencement of Public information July 2008
3. Commencement of Field works (DMS) July 2008

DPs:
1. Commencement of declaration of quantity and status of properties July 2008
2. Commencement of receiving compensation and ground clearance Aug. 2008

Bidding:
Commencement of bidding for equipment July 2008

Civil works:
Commencement of civil works Oct. 2008
(The civil works is expected to complete within 6 months)


Notes
* Considering the marginal impacts (without resettlement) and number of DPs and, with the apt workforce, the public information and DMS & inventory work is envisaged to be fulfilled within 1 month and the actual compensation can be fulfilled within 1 month.

* Discussion among Consultant and PC2 PMB for the above proposed RP implementation schedule has been held, taking into consideration the quantity of project components, the only project related commune in Lac Duong district, the apt workforce and possibility of parallel activities.

All RP activities must be satisfactorily completed before the World Bank issues a no objection for award of contract for the sub-projects. Any changes to the RP after WB clearance will require review by the WB Office in Hanoi before commencement of construction.

8.5 Staffing for RP Implementation

8.5.1 Proposed Staffing for RP implementation

Considering the number of DPs along with their affected assets, staffing for the RP implementation is proposed in the following table.

* The provincial and district CRCs are already existed for other on-going projects in the localities.
Table 8.5.1 - Staffing for RP Implementation

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Institutions</th>
<th>Number of Staff</th>
<th>Total Working time</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>PC2 PMB</td>
<td>1</td>
<td>1 m/m</td>
</tr>
<tr>
<td>2</td>
<td>Provincial CRC</td>
<td>1</td>
<td>1 m/m</td>
</tr>
<tr>
<td>3</td>
<td>District CRC</td>
<td>1</td>
<td>1 m/m</td>
</tr>
<tr>
<td>5</td>
<td>Commune/Ward People’s Committees</td>
<td>2 × (1 + 1)</td>
<td>4 m/m</td>
</tr>
<tr>
<td>6</td>
<td>Consultant</td>
<td>2</td>
<td>3 m/m</td>
</tr>
<tr>
<td>7</td>
<td>Independent External Monitoring Agency</td>
<td>2</td>
<td>3 m/m</td>
</tr>
</tbody>
</table>

Notes

- PC2’s PMB for South Vietnam Power sub-projects is already existed.
- Provincial and district CRCs for the Rural Power Networks are already existed.
- The estimated total working time (man/month) of the staffing for RP implementation may spread out in a reasonable and practical time schedule.
- The independent external monitoring agency shall dedicate their apt workforce to satisfy the external monitoring requirement of the WB with defined schedule. They shall commence their monitoring work right from the beginning of the RP implementation through its completion and lasting to 6 months after the completion of the RP implementation for the surveying of the satisfaction level of DPs. It is estimated that 1 Inception Report, 2 Quarterly Progress Reports and 1 Final Report will be prepared by the Independent Monitoring Agency.

8.5.2 Training and Workshop

In order to carry out RP implementation smoothly and effectively, prior to RP implementation, organizing trainings, workshops for social safeguard staff of EVN, PC2 and its Consultant and officials of local authorities are necessary. The trainings, workshops will be held by PC2 PMB with TA of the WB resettlement Officers. The objectives of trainings, workshops are to guide all relevant agencies/people for taskforces, requirement for carrying out DMS survey, and steps of RP implementation as well as monitoring and evaluation, report preparation, base line data management.

One Intermediate training course and one primary training course are proposed to be organized at the initial stage of the RP implementation.

One workshop for all RP implementation related personnel is proposed to be held by the initial stage of actual payment of compensation.

The training courses and workshops are to be organized in Lam Dong province within a short course of time i.e. 1 day.
Table 8.5.2 – Number of Proposed Trainees

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Resettlement Organization</th>
<th>Number of Staff</th>
<th>Content</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.</td>
<td>Intermediate training</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1</td>
<td>PC2’s PMB</td>
<td>1</td>
<td>– DMS, entitlement determination.</td>
</tr>
<tr>
<td>1.2</td>
<td>Provincial CR</td>
<td>1</td>
<td>– Key RP policies.</td>
</tr>
<tr>
<td>1.3</td>
<td>District CRC</td>
<td>1</td>
<td>– Mechanism for redressing the complaints/grievances.</td>
</tr>
<tr>
<td>1.4</td>
<td>Consultant</td>
<td>2</td>
<td>– Internal and External Monitoring and evaluation of RP implementation</td>
</tr>
<tr>
<td>2.</td>
<td>Primary training</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1</td>
<td>Officers of ward/commune</td>
<td>2 \times (1+1)</td>
<td>– DMS, inventory, survey</td>
</tr>
<tr>
<td>2.2</td>
<td>Internal monitoring office</td>
<td>2</td>
<td>– Key RP policies.</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>– Monitoring and evaluation of RP implementation.</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>– Community participation and consultation.</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>– Complaints and Grievances</td>
</tr>
</tbody>
</table>

**Notes**

The Communes’ officers are one cadastral cadre and one officer from Labor and Social Bureau.

The independent external monitoring agency is supposed to be a professional agency in the field of external monitoring of RP implementation and their training is not required.

8.6 Grievance and Appeals

Since the entire resettlement and rehabilitation program is being carried out with the participation of the DPs and the impacted scale of this project will be relatively small, it is expected that no grievance issue will arise. However, to ensure that the DPs have avenues for redressing their grievances related to any aspect of compensation and resettlement, detailed procedures of redresses of grievances have been established for the project. The objective is to respond to the complaints of the DPs speedily and in a transparent manner. The mechanism is designed to be easy, transparent and fair. By resolving grievances at the project level, the progress of the project would be more effective ascertained.

The procedures are as follows:

**Stage 1 – Commune Level**

If any person is aggrieved by any aspect of the resettlement and rehabilitation program, he/she can lodge an oral or written grievance with commune authorities. In case
an oral compliant is made, it will be written on paper by the commune and processed. Commune People’s Committee will settle the issue within 15 days.

Stage 2 – District Level

If any aggrieved person is not satisfied with the decision in Stage 1, he/she can bring the complaint to the attention of the district People’s Committee or CRC and within 15 days from the date of the receipt of the decision in Stage 1, the district People’s Committee or CRC will reach a decision on the complaint.

Stage 3 – Provincial Level

The Decree No. 197/2004/ND-CP (Art. 39) entitles DP to file complaint with the People’s Committee or CRC at the same level, regarding decisions concerning damage to the property. The responsibility, time and procedures to settle the complaint shall be in line with Article 138 of the 2003 Land Law and Articles 162, 163 and 164 of Decision 181/2004/ND-CP dt. Oct. 29, 2004 of the Government on the implementation of Land Law.

Item 13 of Article 2 of Decree No. 17/2006/ND-CP dt. Jan. 27, 2006 also ensured that: ‘Within 45 days counting from the day of receiving the decision of the district level but the aggrieved person disagrees with such decision, he/she has the right to bring the complaint to the PPC or City directly under the Central Gov.’ and ‘... the Chairman of the PPC or City directly under the Central Gov. is responsible to settle the complaint in accordance to the Law of Petition’.

Stage 4 – Court Case

In extreme cases, the DP can bring the issues to Court by using the Bureau of Law Consultant, free of charge.

Item 14 of Article 2 of Decree No. 17/2006/ND-CP dt. Jan. 27, 2006 stated that: ‘Within 45 days counting from the day of receiving the decision of the Chairman of the PPC or City directly under the Central Gov. but the aggrieved person disagrees with such decision, he/she has the right to bring the case to the People’s Court’.

The case shall be settled in Court without any charges or fees. The Court’s decision will be a legal basis for compensation.

DPs can make an appeal on any aspect of the resettlement and rehabilitation program, including compensation rates being offered.

Information

Detailed procedures for redress of grievances and appeal process shown publicized among the DPs during participation meetings and also in the offices of the commune People’s Committees.

This information is also incorporated into the RIB to be disseminated to the DPs before the beginning of implementation.
Please see Figure 8.6 for *Grievance Redress Administrative and Juridical Structures Available to DPs*.

**Figure 8.6 – Grievance Redress Administrative and Juridical Structures Available to DPs**

![Diagram of grievance redress structures]

- Complaints
- Court case

### 8.7 Monitoring and Supervision

The implementation of RP shall be constantly supervised and monitored by PC2 PMB in co-ordination with local People’s Committees.

An independent consulting agency will be entrusted with external monitoring tasks. The selection of this agency will be submitted to the approval of PC2 PMB and WB.

The selected independent external monitoring agency shall be contracted by the PC2 PMB immediately after RP approval and shall begin supervision and monitoring activities form the beginning of the implementation phase.

#### 8.7.1 Internal Monitoring

The PMB is responsible for internal monitoring of the RP implementation.

The main indicators that will be monitored regularly are:

- Monitoring the public information dissemination and consultation procedures.
• Monitoring the population and socio-economic surveys of DP and the inventory of DP assets, status, occupation and living conditions and supervising the implementation of compensation, resettlement and rehabilitation for the DP in the terms agreed by the DPs.

• Monitoring whether the implementation of resettlement and compensation tasks are carried out as provided in this RP.

• Monitoring the availability and quality of replacement land.

• Monitoring the timely and sufficient deployment of resettlement and compensation funds for this RP.

• Investigate and fairly assess each case of complaint and grievance.

• Internal monitoring agencies will prepare a quarterly report detailing the progress of RP implementation i.e.:
  - number of DPs by category of impact and the status of compensation payment and relocation and income restoration for each category;
  - amount of funds allocated for operations or for compensation and the amount of funds disbursed for each;
  - eventual outcome of complaints and grievances and any outstanding issues requiring action by management (if any);
  - implementation problems;
  - revised actual resettlement implementation schedule.

Such a report should be made available to appropriate GOV authorities, WB and external monitoring agency.

8.7.2 External Monitoring

Objectives
The general objective of the external monitoring is to provide an independent periodic review and assessment of achievement of resettlement objectives, the changes in living standards and livelihoods, restoration of the economic and social base of the DPs, the organizational effectiveness, impact and sustainability of entitlement, the need for further mitigation measures, if any, and to learn strategic lessons for future policy formulation and planning.

Agency Responsibility
PC2 PMB will hire certain organization for the independent external monitoring and evaluation of the RP implementation of the subproject. Such organization should be specialized in the social sciences and experienced in resettlement monitoring.
Terms of Reference (TOR) for independent monitoring will be prepared by PC2 PMB and will be sent to WB for its concurrence prior to invitation of independent monitoring.

Monitoring and Evaluation Indicators

- At the beginning of RP implementation, conduct a replacement cost survey of affected land and attached properties/assets to assess level of adequacy of the compensation unit prices issued by the project related PPC, comparing with their replacement costs. In case there is a considerable gap exists, the independent external monitoring agency will submit their recommendations to PC2 PMB so that they will act for necessary adjustments, ensuring the project’s resettlement principles are met.

- Evaluation of inventory survey (DMS) and Entitlements to DPs.

- Evaluation of socio-economic project impact on the DP.

- Payment of compensation: (i) full payment to be made to all DPs sufficiently before land acquisition and, (ii) adequacy of payment to replace affected assets.

- Provision of technical assistance for house construction to DPs who are rebuilding their structures on their remaining land or building their own structures in new places as arranged by the project or on newly assigned plots.

- Provisions of income restoration assistance.

- Public consultation and awareness of compensation policy: (i) DPs should be fully informed and consulted about land acquisition, leasing and relocation activities, (ii) the monitoring team should attend the public consultation meetings to monitor public consultation procedures, problems and issues that arise during the meetings and solutions that are proposed, (iii) public awareness of the compensation policy and entitlements will be assessed among the DPs and, (iv) assessment of awareness of various options available to DPs as provided for in the RP.

- Throughout the RP implementation process, the trends of living standards will be observed and surveyed. Supervision of the implementation of RP to achieve the objectives of the RP, particularly "to improve or at least maintain the incomes and living conditions of the DP after the resettlement". Any potential problems in the restoration of living standards will be reported.

- Putting forward the amendments for the implementation of RP so as to achieve the objectives of this RP.

- Offering suggestions on how to improve RP programs.

- Closely monitoring compensation activities and be prepared to give informed evaluation of complaint and grievances cases.
Write working reports (quarterly) to be submitted to PC2 PMB, WB, the appropriate GOV authorities and to the representatives of the DPs.

Produce a final document to be prepared six months after the completion of the entire resettlement program. This document shall provide detailed evaluation of the RP and its implementation, such document shall be prepared by means of interviews with the DP on their opinions in all aspects after they have been resettled and compensated.

Finally, on the basis of the RP implementation experience, this document shall provide suggestions both to help reinforce local RP expertise and to improve future resettlement plans.

Methodology for Independent External Monitoring

Sample Survey

A socio-economic survey will be required before, during and after the resettlement implementation to provide a clear comparison of success/failure of the resettlement plan.

Monitoring on a sample basis will be carried out, following the TOR for independent external monitoring agency

Post resettlement evaluation will be carried out around 6 months after the completion of all resettlement activities.

Database Storage

The IMA will maintain a database of resettlement monitoring information. It will contain files on results of independent monitoring. DPs surveyed and will be updated based on information collected in successive rounds of data collection. All data bases complied will be fully accessible by the PC2 PMB and WB.

Reporting

The independent monitoring activities will be carried out in accordance with the project implementation progress and the monitoring reports will be submitted to PC2 PMB no latter than 2 weeks after field independent monitoring activities is completed. The IMA is required to submit the findings of the periodical monitoring every quarter. These monitoring reports shall be submitted to the WB as an annex of its Progress Report.

The report should contain: (i) report on the progress of RP implementation, (ii) deviations, if any, from the provisions and principles of the RP, (iii) identification of problems and issues and recommended solutions so that implementing agencies are informed about the ongoing situation and can resolve problems in a timely manner and, (iv) a report on progress of the follow-up of problems and issues identified in the previous report.

Monitoring Report Follow-up

The monitoring reports will be discussed in a meeting between the IMA and PC2
PMB immediately after the submission of the report. Necessary follow-up actions will be taken based on the problems and issues identified in the reports and follow-up discussions.

Evaluation

Evaluation is an assessment at a given point of time of the impact of resettlement and whether stated objectives have been achieved. The external monitoring will conduct an evaluation of the resettlement process and impact around 6 months after the completion of all resettlement activities using the same survey questionnaire and sample as used during the monitoring activities.
9. **Costs and Budgets**

9.1 **Budgets**

Budget for RP implementation will be the counterpart funds i.e. Electricity of Vietnam.

9.2 **Compensation Cost Estimate**

Compensation cost estimate for temporarily and permanently impacted house, structures, residential land, productive land, trees and crops is based on:

- Decisions for unit costs for compensation of Lam Dong Provincial People’s Committee (applicable in the project areas during 2008).
- Survey for replacement costs and market price for structures, land, trees, crops by the Consultant in the period of carrying out impact survey (February, 2008).

9.3 **Compensation Unit Prices**

Decisions for unit costs for compensation of Lam Dong Provincial People’s Committee are applicable for these subprojects.

To ensure that the applicable unit costs for compensation are at the replacement costs, during the impact survey, the Consultant had carried out the survey on unit prices in the project areas of 1 project related commune and 1 ward and compare them with the unit costs approved by the provincial People’s Committee.


It is also noted that the compensation unit prices for crops (vegetables) and perennial trees (coffee trees) are significantly lower than that in the market prices as surveyed by the Consultant.
The contingency component would cover certain differences, if any, by the time of actual RP implementation which is expected to be realized with immediate effect (after this RP is cleared/approved by the WB and EVN).

9.3.1 Compensation Unit Prices for Structures

There are no houses or other structures affected in this subproject in Lam Dong province.

9.3.2 Compensation Unit Prices for Land

Compensation for land shall be at replacement cost.

Land unit price is established separately conforming to the regulated price frame of the Decree No.188/2004/ND-CP and Circular No.114/2004/TT-BTC.

Chapter II of Decree No.188/2004/ND-CP – ‘Methods of Defining Land Price’, which is elaborated in Chapter I of Circular No.114/2004/TT-BTC (i.e. Art. 1: ‘the direct comparison method’ and Art. 2: ‘the income method’) ensure the unit cost to meet the replacement value at the time of issuance of unit cost. These unit prices are based on the replacement costs for land, house, trees and market prices for crops.

The newly promulgated unit prices for land by Lam Dong People’s Committee (during December, 2007 and only valid for 2008) are already lower than the prevailing market land prices in the project areas.

It is understood that such unit prices for land being used in this RP are just for the sake of cost estimate (during the time of this RP preparation) only. By the time of actual RP implementation (expected to be realized with immediate effect after this RP is cleared/approved by the WB and EVN), the prevailing compensation unit prices for land to be promulgated by the Lam Dong People’s Committee shall prevail.

The compensation unit costs will be reviewed by local authorities and Independent External Monitoring Agency at the initial stage of RP implementation and the amendment will be done by the provincial People’s Committee (if required and to be used for calculation the entitlements of DP) to ensure that DP will be compensated at the replacement costs for land, house, perennial trees and market prices for crops according to this RP policy.

Table 9.3.2 – Compensation Unit Prices for Land

Lam Dong People’s Committee Decision 47/2007/QD-UBND dt. December 18, 2007 defined the unit prices of 5 categories of land (i.e. ‘annual crop land’, ‘perennial tree planting land’, ‘productive forest land’, ‘aquaculture land’ and ‘residential land’) with various grades applicable for certain area in the project related town, district and township of Lam Dong province (during 2008). Each category of land is classified in 3 different ‘location’ with different unit price. For the sake of cost estimates and taking into account the actual time of project implementation (expected to be realized with
immediate effect after this RP is cleared/approve by the WB and EVN), the highest ‘location’ of unit price for each category of land is taken as listed below:

<table>
<thead>
<tr>
<th>Localities</th>
<th>Vegetable planting land</th>
<th>Coffee planting land</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Lac Duong district</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1 Lat commune</td>
<td>30,000</td>
<td>26,000</td>
</tr>
</tbody>
</table>

Notes

The newly promulgated land prices reflect the actual land value in the respective localities. However, the ‘Land Price Consultant’ (Art. 57 of Land Law) or the Independent External Monitoring Agency shall utilize the ‘Direct comparison method’ and/or ‘Income method’ (Chapter I of Circular 114/2004/TT-BTC dt. Nov. 26, 2004) of defining land price to adjust the land prices to meet the replacement value by the time of issuance of unit costs for this RP implementation.

The compensation at replacement cost is also ensured in Item 2 of Article 4 of GOV Decree No. 17/2006/ND-CP dt. January 27, 2006 also ensured that: ‘... in case at the time of issuance of decision for land acquisition and the land prices** are not reflecting the actual market value (in normal condition) of land use transfer, the provincial People’s Committee and/or City directly under the Central Government will decide the appropriate land prices’.

The contingency component would cover such differences, if any, by the time of actual RP implementation.

9.3.3 Compensation Unit Prices for Trees and Crops

Compensation for perennial trees at replacement cost and crops at market prices.

According to Art. 24 of GOV Decision No. 197/2004/ND-CP dt. Dec. 03, 2004, compensation for (i) ‘annual crops is calculated at the value of gross-output of the harvest. The gross-output value of the harvest is calculated on the basis of the highest output of the three last harvests of the main crops at the locality and the average market price at the time of land acquisition’, (ii) ‘perennial fruit trees is calculated at the current value of the orchard (without land value) at the locality at the time of land acquisition’ and (iii) ‘perennial industrial trees is calculated on the basis of the actual value of the damaged trees’.

* It is noted that the difference between the unit prices of the lowest and the highest ‘location’ are around 2 times.

** promulgated by the provincial People’s Committee and/or Cities directly under the Central Government.
The Lam Dong People's Committee Decision 89/2007/QD-UBND dt. January 8, 2007 on compensation unit prices for coffee trees is applicable for this RP compensation cost estimates.

Table 9.3.3a – Compensation Unit Prices for Trees

The Lam Dong People's Committee Decision 89/2007/QD-UBND dt. January 8, 2007 defined the unit prices for coffee trees applicable in the whole province.

The coffee trees are classified into 4 categories (Robusta, Catimo, Arabica and Chari). Each category is again classified into 4 types according to their height and shade diameter.

For the sake of cost estimates only and considering the differences between the defined compensation unit prices for coffee trees and their market prices, the unit price of the highest coffee category (Robusta) of the highest type (more than 3 years old) is taken as listed below.

<table>
<thead>
<tr>
<th>Unit: VND/Tree</th>
</tr>
</thead>
<tbody>
<tr>
<td>Robusta coffee of more than 3 years old</td>
</tr>
</tbody>
</table>

However, it is understood that such unit price for coffee tree used in this RP is just for the sake of cost estimate (during the time of this RP preparation) only. By the time of actual RP implementation (expected to be realized with immediate effect after this RP is cleared/approved by the WB and EVN), the compensation unit prices for coffee trees (to be promulgated by the Lam Dong People's Committee for the year of RP implementation) that reflect the replacement cost for coffee trees shall prevail.

Table 9.3.3b – Compensation Unit Prices for Crops

Lam Dong People's Committee Decision No. 09/2006/QD-UB dt. February 14, 2006 defined the compensation unit prices for perennial trees and crops.

Annual crops are classified for certain kind of crop in 2 categories (newly planted and around 6 months old) applicable in the whole province.

For the sake of this RP cost estimates and considering the time of this subproject and RP implementation (expected to be realized with immediate effect after this RP is cleared/approved by the WB and EVN), the highest unit prices of the affected vegetable is taken as listed below.

<table>
<thead>
<tr>
<th>Unit: VND/m²</th>
</tr>
</thead>
<tbody>
<tr>
<td>Vegetable</td>
</tr>
</tbody>
</table>
9.3.4 Compensation for Aquaculture

Article 24 of GOV Decree No.197/2004/ND-CP dt. Dec. 03, 2004 defined that: at the time of land acquisition, but the aquaculture is not yet due for harvest, DP is compensated at full actual damaged due to early harvest; in case the aquaculture can be removed, DP shall be compensated for the transport cost and the damages due to transportation.

There is no aquaculture affected in this subproject in Lam Dong province.

9.3.5 Flow of Fund

Fund for the implementation of RP will be from EVN:
- PC2 will transfer such budget to Provincial CRC.
- Provincial CRC will transfer such budget to District CRCs.

The District CRCs are responsible for:
- Payment of compensation and all entitled allowances directly to DPs, and
- Payment to cover costs of overall RP activities.

Please see Table 9.5.6 for Total Estimated Cost of RP Implementation.

9.3.6 Inflation Adjustment

The rates of compensation and cash entitlements for rehabilitation and allowances payable to the DPs shall be reviewed and, if necessary, adjusted at the actual time of RP implementation based on the actual annual inflation rate upon request of the CRCs.

9.4 Cost Estimates

Expenditures for RP comprising of:

Preparation
- All work at the office such as design study, preparation of statistic survey form.
- Survey work: census and inventory, socio-economic survey.

Survey work is carried out in two stages: (i) Preliminary stage (for RP preparation) and (ii) Implementation stage (DMS & inventory – at the early time of project and RP implementation).

Compensation and Rehabilitation

Based on the impacted categories and extent of impacts which described in the above chapters, compensation and rehabilitation costs are included:
- Compensation for permanently land acquisition.
- Compensation for temporarily and permanently affected trees (including the cost of cutting the trees) and crops.
- Compensation for houses and structures required to be removed from the proposed ROWs (including demolition cost and repair cost).
- Subsidy, allowance for rehabilitation, consists of: relocating subsidy, transport allowance, training subsidy etc.

Management

- Cost for staff of PMB and CRCs includes in: physical basic salary and allowance for administrative organization. The local CRCs shall undertake many works during the project implementation and only some members will be contracted to work for a certain period of time.
- Cost for trainings, workshop, information campaign etc.

Monitoring

When implementing the project, PMB of PC2 will enter a contract with an independent external monitoring agency to carry out the external monitoring. Since cost of monitoring work has not yet envisaged in detail, it is estimated at about 2% of total cost of compensation and RP preparation. The interested independent external monitoring agency will prepare the technical and financial proposals for bidding and actual cost will be decided through procurement for independent monitoring.

Contingency

Considering the expected time of actual RP implementation (expected to be realized with immediate effect after this RP is cleared/approved by the WB and EVN) and experience from the implemented and on-going implementing projects of similar nature, the rate for contingency is estimated about 20% of total cost of compensation and RP preparation.

9.5 Total Cost Estimate for RP Implementation

9.5.1 Preparation of RP and DMS

Initial Stage – Preparation of RP

At the initial stage of the preparation for the establishment of RP, a socio-economic survey workforce has to be established. This workforce will carry out (a) studying the designs and field visits, (b) establishing the socio-economic survey forms (interview) and inventory forms (with preliminary measurements of fixed assets and counting of properties), (c) organizing community meetings and public consultation and distribution of project related pamphlets/Q&A…, (d) socio-economic surveys by means of fill
in the ‘Questionnaires’ and direct interview, (e) data processing and (f) establishment of the RP for approval.

PC2’s PMB is to sign contracts with the Consultant to carry out the above mentioned tasks:

The value of Contract with the Consultant*: 76,736,000 VND

Implementation Stage – DMS & inventory

Preparing for the RP implementation, the district CRC’s Support Working Teams are mobilized to carry out (a) the preparation of DMS and inventory forms, RIB, (b) organizing community meetings, (c) DMS and inventory works, (d) negotiations with DPs and (e) finalizing the DP’s compensation and rehabilitation forms and submit to district CRCs for approval. The following workforces are envisaged on the basis of the number of DPs and their affected assets in certain locality.

Support Working Teams:

(i) Lac Duong district and Da Lat city
1 team (4 staffs) for Lat commune of Lac Duong district and Ward 7 of Da Lat city.

Total Support Working Team’s staffs: 4 staffs × 1 month = 4 m/m.

Estimated Total Implementation Stage
(the estimates also include expenses on basic salary, per diem, accommodation, traveling of staffs, printing of forms, Q&A/pamphlets, community meetings):

100,000,000 VND

Total cost of RP Preparation:
(Initial Stage + DMS & inventory Stage)

- Initial stage (preparation of RP) 76,736,000 VND
- Implementation stage (DMS & inventory) 100,000,000 VND

Total 176,736,000 VND

9.5.2 Compensation and Rehabilitation

As already mentioned in the previous chapters, there is no DP required to be relocated. Therefore, the rehabilitation i.e. assistances/allowances/subsidies/bonus components do not exist in the following tables.

* During the preparation of this RP, the contract has not yet been signed. The value stated is estimated and proposed by the Consultant.
Table 9.5.2a(1) – Da Lat city, Ward 7

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Compensation Components</th>
<th>Unit</th>
<th>Unit Price</th>
<th>Quantity</th>
<th>Amount VND</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Permanent Acquisition</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Land</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Crop</td>
<td>m²</td>
<td>30,000</td>
<td>1,536</td>
<td>46,080,000</td>
</tr>
<tr>
<td></td>
<td>Crop</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Vegetable</td>
<td>m²</td>
<td>15,000</td>
<td>1,536</td>
<td>23,040,000</td>
</tr>
<tr>
<td></td>
<td><strong>Sub-total 1</strong></td>
<td></td>
<td></td>
<td></td>
<td>69,120,000</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
<td></td>
<td></td>
<td></td>
<td>69,120,000</td>
</tr>
</tbody>
</table>

Table 9.5.2a(2) – Lac Duong District, Lat Commune

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Compensation Components</th>
<th>Unit</th>
<th>Unit Price</th>
<th>Quantity</th>
<th>Amount VND</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Permanent Acquisition</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Land</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Crop</td>
<td>m²</td>
<td>30,000</td>
<td>1,218</td>
<td>36,540,000</td>
</tr>
<tr>
<td></td>
<td>• Coffee planting land</td>
<td>m²</td>
<td>26,000</td>
<td>8,225</td>
<td>213,850,000</td>
</tr>
<tr>
<td></td>
<td><strong>Tree</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Coffee</td>
<td>Tree</td>
<td>81,000</td>
<td>5,465</td>
<td>442,665,000</td>
</tr>
<tr>
<td></td>
<td><strong>Crop</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>• Vegetable</td>
<td>m²</td>
<td>15,000</td>
<td>1,218</td>
<td>18,270,000</td>
</tr>
<tr>
<td></td>
<td><strong>Sub-total 1</strong></td>
<td></td>
<td></td>
<td></td>
<td>711,325,000</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
<td></td>
<td></td>
<td></td>
<td>711,325,000</td>
</tr>
</tbody>
</table>

Table 9.5.2b – Summary of Compensation

<table>
<thead>
<tr>
<th>District/Commune</th>
<th>Productive land lost</th>
<th>Coffee tree</th>
<th>Crops (vegetable)</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Da Lat city</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1 Ward 7</td>
<td>46,080,000</td>
<td>23,040,000</td>
<td></td>
<td>69,120,000</td>
</tr>
<tr>
<td><strong>Sub-total 1</strong></td>
<td>46,080,000</td>
<td>23,040,000</td>
<td></td>
<td>69,120,000</td>
</tr>
<tr>
<td>2. Lac Duong</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1 Lat</td>
<td>250,390,000</td>
<td>442,665,000</td>
<td></td>
<td>711,325,000</td>
</tr>
<tr>
<td><strong>Sub-total 2</strong></td>
<td>250,390,000</td>
<td>442,665,000</td>
<td></td>
<td>711,325,000</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td>296,470,000</td>
<td>442,665,000</td>
<td></td>
<td>780,445,000</td>
</tr>
</tbody>
</table>

9.5.3 Management

Management
Cost for staff of PMB and CRCs includes: physical basic salary and allowance for administrative organization. The local PMB and CRCs shall undertake many works during the project implementation and only some members will be contracted to work for a certain period of time.

- PC2 PMB  
  1 staff × 1 month = 1 m/m

- Provincial CRC  
  1 staff × 1 month = 1 m/m

- District CRC  
  1 staff × 1 month = 1 m/m

- Commune/Ward People's Com.  
  1 staff ×(2) × 1 month = 2 m/m

Total 5 m/m

Notes  The functions mentioned above do not necessarily work full time for the whole duration of the RP implementation. Therefore, the man/month is estimated for the actual working time of certain function that may spread from the commencement till completion of RP implementation. It is understood that PMB functions may cover 6 months after the completion of the subprojects along with the Independent Monitoring Agency.

Estimated total cost of Management  
(including basic salary, allowances, traveling, meetings and admin expenses) 30,000,000 VND

Trainings, workshop, information campaign etc.

One intermediate training course and one primary training course are proposed to be organized right at the beginning of the RP implementation and one workshop is proposed to be held at the commencement of the actual payment of compensation.

Considering the convenient for the local management of the project related localities, the training courses and workshops are proposed to be organized within a short course of time i.e. 1–2 days in Lam Dong.

Estimated total cost of training courses and workshops  
(including TAs, documentations, admin fees) 10,000,000 VND

9.5.4 Monitoring

When carrying out the project, PMB of PC2 will enter a contract with an independent external monitoring agency to carry out the external monitoring. Since cost of monitoring work has not yet envisaged in detail, it is estimated at about 2% of total cost of compensation and RP preparation. The interested independent external monitoring agency will prepare the technical and financial proposals for bidding and actual cost will be decided through procurement for independent monitoring.

9.5.5 Contingency

Considering the expected time of actual RP implementation (expected to be realized with immediate effect after this RP is cleared/approved by the WB and EVN) and
experience from the implemented and on-going implementing projects of similar nature, the rate for contingency is estimated about 20% of total cost of compensation and RP preparation.

9.5.6 Total Cost of RP Implementation

**Table 9.5.6 – Total Cost Estimates of RP Implementation**

<table>
<thead>
<tr>
<th>Components</th>
<th>Total Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>1. Preparation of RP and DMS</strong></td>
<td></td>
</tr>
<tr>
<td>Initial state (Preparation of RP)</td>
<td>76,736,000</td>
</tr>
<tr>
<td>Implementation stage (DMS &amp; inventory)</td>
<td>100,000,000</td>
</tr>
<tr>
<td><strong>Sub-total 1</strong></td>
<td>176,736,000</td>
</tr>
<tr>
<td><strong>2. Compensation</strong></td>
<td></td>
</tr>
<tr>
<td>Permanent productive land acquisition</td>
<td>296,470,000</td>
</tr>
<tr>
<td>Permanently affected trees</td>
<td>442,665,000</td>
</tr>
<tr>
<td>Permanently/temporarily affected crops</td>
<td>41,310,000</td>
</tr>
<tr>
<td><strong>Sub-total 2</strong></td>
<td>780,445,000</td>
</tr>
<tr>
<td><strong>3. Management</strong></td>
<td></td>
</tr>
<tr>
<td>Management</td>
<td>30,000,000</td>
</tr>
<tr>
<td>Trainings, workshop, information campaign etc.</td>
<td>10,000,000</td>
</tr>
<tr>
<td><strong>Sub-total 3</strong></td>
<td>40,000,000</td>
</tr>
<tr>
<td><strong>4. External Monitoring</strong></td>
<td></td>
</tr>
<tr>
<td>= 2% of (1+2)</td>
<td>19,143,620</td>
</tr>
<tr>
<td><strong>Sub-total 4</strong></td>
<td>19,143,620</td>
</tr>
<tr>
<td><strong>5. Contingency</strong></td>
<td></td>
</tr>
<tr>
<td>= 20% of (1+2)</td>
<td>191,436,200</td>
</tr>
<tr>
<td><strong>Sub-total 5</strong></td>
<td>191,436,200</td>
</tr>
<tr>
<td><strong>Grand Total (1+2+3+4+5)</strong></td>
<td>1,207,760,820</td>
</tr>
</tbody>
</table>

**Notes**

- Budget for RP implementation will be from the counterpart fund: EVN.
- The 'Rehabilitation' component is not exist in the estimated cost of RP implementation since there is not any residential land, houses/structures affected or any physically displaced people in this subproject.
- The interested independent external monitoring agency will prepare the technical and financial proposals for bidding and actual cost will be decided through procurement for independent external monitoring agency.
10. Disclosure

Drafts of *Policy Framework* and *Entitlement Matrix* have been disclosed at the People’s Committees of 1 commune + 1 ward and 1 district + 1 city of the project areas in Lam Dong province.

All feedback from local authorities and DPs are integrated in this RP.

Draft of RP has been disclosed at the office of the Lam Dong Provincial People’s Committee, EVN and the Vietnam Development and Information Center (VDIC) of the World Bank office in Hanoi.

The final RP will be cleared by the WB and approved by EVN and the Lam Dong provincial People’s Committee.
Appendices

1. Project Areas
2. Policy Framework
3. Entitlement Matrix
4. Agreements on Location of Substation
5. Samples of Minutes of Community Meetings
6. Samples of ‘Questionnaire’
7. Sample of ‘Pamphlet’
8. Socio-economic Household Date Sheet of Project Affected People
9. Inventory of Project Affected People
10. Details of Entitlement of Project Affected People
Appendix 1

Project Areas
Appendix 2

Policy Framework
Kính gửi
Các Bên Hữu Quan

V/v Bão cáo Kế hoạch Tài chính dự và Kế hoạch Dân tộc Thiệu sỡ cho Công trình Trạm Biên áp 110 kV Suối Vàng tỉnh Lâm Đồng thuộc Dự án SEIER 2

'Nghiên cứu Khả thi' cùng với 'Kế hoạch Hành động Tài chính dự' và 'Kế hoạch Phát triển Dân tộc Thiệu sỡ' cho Dự án 'Trạm và Đường dây 110kV ở các tỉnh phía Nam' (SEIER 2) đã được lập trong năm 2004 và các bản cuối cùng đã nộp vào tháng 01 năm 2005, trong đó, công trình Trạm biệt áp Suối Vàng thuộc tỉnh Lâm Đồng là một thành phần.

Tuy nhiên, do có sự thay đổi vị trí (đã được UBND tỉnh Lâm Đồng thỏa thuận trong công văn Số 1065/UB ngày 02.03.2006), việc lập lại báo cáo Kế hoạch Tài chính dự và Kế hoạch Dân tộc Thiệu sỡ riêng cho hạng mục Trạm biệt áp Suối Vàng là cần thiết.

Trong 4 năm qua, một số chính sách/nguyên tắc liên quan đến điện, tài chính dự của Chính phủ và Ngân hàng Thế giới đã thay đổi hoặc được bổ sung. Nhiều thay đổi/bổ sung này cần được cập nhật cho các Kế hoạch tài chính (cụa 'Kế hoạch Hành động Tài chính dự' và 'Kế hoạch Phát triển Dân tộc Thiệu sỡ') của Dự án SEIER 2 để áp dụng cho 'Kế hoạch Tài chính dự' và 'Kế hoạch Dân tộc Thiệu sỡ' của trạm biệt áp Suối Vàng, Lâm Đồng.

Nhiều chính sách/nguyên tắc liên quan đến điện, tài chính dự đã hết thời hiệu (đưa ra trong các Kế hoạch tài chính – 'Kế hoạch Hành động Tài chính dự' và 'Kế hoạch Phát triển Dân tộc Thiệu sỡ' – của Dự án SEIER 2):

| Luật Đất đai 1993 | 14.07.1993 | 'kế hoạch quản lý ODA' |
| Nhịp dinh 87/CP | 17.08.1994 | áp dụng cho 2004 |
| Nhịp dinh 54/1998/ND-CP | 08.07.1998 | 'đến buội thời hạn thu hồi đất' |
| Thông tư 145/1998/TT-BTC | 04.11.1999 | 'bảo vệ lợi điện cao thế' |
| Nhịp dinh 17/2001/ND-CP | 04.05.2001 | 'hướng dẫn thực hiện 22/1998/ND-CP' |

Đơn giá điện đầu đặt/kết cầu/cây/mau

OD 4.30 – (RAP) Ngân hàng 'tài chính dự miền phương' –

OD 4.20 – (EMDP) Ngân hàng 'người dân địa' –

Kế hoạch Phát triển Dân tộc Thiệu sỡ
Những chính sách/nguyên tắc đã hết thời hiệu nếu trên được thay thế/bổ sung bằng các chính sách/nguyên tắc liên quan hiện hành:

Luật Đất đai 2003 26.11.2003  'hướng dẫn thực hiện Luật Đất đai'
Nghi định 181/2004/ND-CP 29.10.2004  'phương pháp xác định giá đất và khung giá đất'
Nghi định 197/2004/ND-CP 03.12.2004  'đề xuất, hỗ trợ khi Nhà nước thu hồi đất'
Nghi định 17/2006/ND-CP 27.01.2006  'sửa đổi hướng dẫn thi hành Luật Đất đai'
Nghi định 131/2006/ND-CP 09.11.2006  'quản lý ODA'
Nghi định 84/2007/ND-CP 25.05.2007  'đề xuất, tài chính cơ... khi Nhà nước thu hồi đất'

Đơn giá đến bù đất/kêta/cây/mầu  áp dụng cho 2008
UBND tỉnh Lâm Đồng

OP 4.12 – (RP)  Ngân hàng  'tài chính cơ mực tương' – Kế hoạch Tài chính cơ
OP/BP 4.10 (EMP)  Ngân hàng  'người bán địa’ – Kế hoạch Dẫn tốc Thiếu số

Ngoài những thay đổi/bổ sung nếu trên, toàn bộ nội dung về mục ânh hướng, các quyền lợi được đến bù, hỗ trợ đưa ra trong Khung Chính sách và Ma tran Quyền lợi thuộc Dự án SEIER 2 được giữ nguyên.
POLICY FRAMEWORK FOR COMPENSATION, RESETTLEMENT AND REHABILITATION OF PROJECT AFFECTED PERSONS

(draft)

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SECTION 1
INTRODUCTION

A. The Project

1. In Vietnam, it is estimated that over 1100 remote mountainous communes or villages, representing about 500,000 households and 3 million people have been identified as outside of the plans for connection to the grid by 2010. The Ministry of Industry (MOI) is coordinating a ten-year program to accelerate renewable electricity for rural electrification and off-grid supply in Vietnam, the Renewable Energy Action Plan (REAP). The World Bank and MOI have agreed to implement several of the activities of the first phase of the REAP as a part of the World Bank/GEF System Efficiency Improvement, Equitization and Renewables (SEIER) Project. One of the proposed components of the SEIER is a Pilot Community Isolated Grids Based on Hydro. A recent pre-feasibility estimated that small isolated hydro-based mini-grids could supply 300,000 households with electricity. However, in the year 2002, about twenty communes in 3-5 provinces that cannot be connected to the national grid and have potential productive loads, would receive assistance to build and operate hydro/hybrid mini-grids to provide year round power to the community, serving about 10,000 households.

2. The results of census and inventory surveys show that there are two subproject components which would require some land acquisition: (i) upgrading 500 kV and 220 kV transmission systems; (ii) upgrading 110 kV sub-transmission networks supplying rural areas, and no land acquisition by the subcomponent of rehabilitation of existing small hydro plants. For the ownership and implementation arrangements, seven separate RAPs have been prepared for Power Company 1 (PC1); Power Company 2 (PC2); Dong Nai Power (DNP); Power Company 3 (PC3); Central Power Management Board (CPMB); Northern Power Management Board (NPMB), and Southern Power Management Board (SPMB).

3. The subcomponent of community based hybrid renewable energy grids has not been designed at this time yet and therefore land acquisition for this subcomponent (if any) can not be anticipated. If land acquisition is required for this subcomponent, RAP will be prepared by MOI, EVN and cleared by Project Team.

All RAPs of this Project are based on this Resettlement Policy Framework. This policy also will be applied for the subproject components to be constructed in Phu Quoc Island, Kien Giang province.

B. Policy Framework

4. The principle objective of the Policy Framework is to ensure that all project affected persons (PAP's) will be compensated for their losses at replacement cost and provided with rehabilitation measures to assist them to improve, or at least maintain, their pre-project living standards and income earning capacity.

5. The Policy Framework lays down the principles and objectives, eligibility criteria of PAP's, entitlements, legal and institutional framework, modes of compensation and rehabilitation, peoples
participation features and grievances procedures that will guide the compensation, resettlement and rehabilitation of the PAP’s.

C. Project Affected People (PAP’s)

6. The PAP’s include the following persons to be identified by the baseline information collected for each of the Inventories and Resettlement Action Plans (RAP’s) as specified in Section 5 of this Policy Framework:

(a) persons whose houses are in part or in toto affected (temporarily or permanently) by the Project;

(b) persons whose premise and/or agricultural land is in part or in toto affected (permanently or temporarily) by the Project;

(c) persons whose businesses are affected in part or in toto (temporarily or permanently) by the Project; and

(d) persons whose crops (annual and perennial) and trees are affected in part or in toto by the Project.

D. Principles and Objectives

7. The principles outlined in the World Bank’s Operational Directives 4.30 have been adopted in preparing this Policy Framework. In this regard the following principles and objectives would be applied:

(a) Acquisition of land and other assets, and resettlement of people will be minimized as much as possible.

(b) All PAP’s residing, working, doing business or cultivating land in right of way (ROW) of transmission line (T/L), surrounding areas of tower foundation, the substation areas, in the service roads under the Project as of the date of the baseline surveys are entitled to be provided with rehabilitation measures sufficient to assist them to improve or at least maintain their pre-Project living standards, income earning capacity and production levels. Lack of legal rights to the assets lost will not bar the PAP from entitlement to such rehabilitation measures.

(c) The rehabilitation measures to be provided are: (i) compensation at replacement cost without deduction for depreciation or salvage materials for houses and other structures; (ii) agricultural land for land of equal productive capacity acceptable to the PAP; (iii) replacement of premise land of equal size acceptable to the PAP; (iv) and transfer and subsistence allowances.

(d) Replacement premise and agricultural land will be as nearby as possible to the land that was lost, and acceptable to the PAP.
(e) The resettlement transition period will be minimized and the rehabilitation means will be provided to the PAP's no later than one month prior to the expected start-up date of works in the respective Project site.

(f) Plans for acquisition of land and other assets and provision of rehabilitation measures will be carried out in consultation with the PAP's, to ensure minimal disturbance. Entitlements will be provided by PAP's no later than one month prior to expected start-up of works at the respective project site.

(g) The previous level of community services and resources will be maintained or improved.

(h) Financial and physical resources for resettlement and rehabilitation will be made available and as when required.

(i) Institutional arrangements will ensure effective and timely design, planning, consultation and implementation of the Inventories and RAP's.

(j) Effective and timely supervision, monitoring and evaluation of the implementation of the Inventories and RAP's will be carried out.

E. Short Resettlement Action Plan

8. In case less than 150 people are affected by each sub-project component, a Short Resettlement Action Plan will be prepared by the respective Project Management Board (PMB) and consolidated by EVN, MOI for any given Project Annual Work Program, and furnished to the World Bank for its concurrence.

9. Each Short Resettlement Action Plan will be included: (1) a census survey of displaced persons and valuation of assets; (2) description of compensation and other resettlement assistance to be provided: (3) consultation with displaced people about acceptable alternatives; (4) institutional responsibility for implementation and procedures for grievances redress; (5) arrangements for monitoring and implementation: and (6) a timetable and budget.

10. The Short Resettlement Action Plan will be completed no later than four months prior to the estimated date for commencement of the works under the project. Each Short Resettlement Action Plan will be furnished to the World Bank for consideration no later than three months prior to the actual initiation of the works under the Project. Compensation, resettlement and rehabilitation activities will only commence after the World Bank has found acceptable the respective Short Resettlement Action Plan and the Ministry of Industry (MOI) has approved it. The compensation, resettlement and rehabilitation activities will be completed before awarding the contracts of civil works under each sub-project.

F. Full Resettlement Action Plans

11. In case more than 150 people are affected by each sub-project component, a full Resettlement Action Plan will be prepared by the respective Project Management Board (PMB) in accordance with the provisions of this Policy Framework. The RAP will be furnished by PMB under MOI to the World Bank for its concurrence.
12. Each full RAP will include: (1) description of the project; (2) project potential impacts; (3) objective; (4) socio-economic studies; (5) legal framework; (6) institutional framework; (7) eligibility; (8) valuation and compensation for losses; (9) resettlement measures; (10) site selection, site preparation and relocation; (11) housing, infrastructure, and social services; (12) environmental protection and management; (13) participation and consultation; (14) integration with host populations; (15) grievances procedures; (16) organizational responsibilities; (17) implementation schedule; (18) cost and budget; and, (19) monitoring and evaluation.

13. Each RAP will be completed no later than four months prior to the estimated date for commencement of the works. Each RAP will be furnished to the World Bank for consideration no later than three months prior to the actual initiation of the works under the Project. Compensation, resettlement and rehabilitation activities will only commence after the World Bank has found acceptable the respective RAP and the MOI has approved it. The compensation, resettlement and rehabilitation activities will be completed before awarding contracts of civil works under each sub-project.
SECTION 2
INSTITUTIONAL AND LEGAL FRAMEWORK

A. Institutional Framework

14. The responsibility for preparing and implementing the Policy Framework and RAP's are as follows:

(a) The overall responsibility for enforcement of the Policy Framework and for planning and implementing RAP's rests with PMB of the MOI and EVN. PMB is responsible for preparing Inventories and RAP's and for the day-to-day implementation thereof within their respective jurisdiction. The peoples committees at the commune level will ensure the active and effective participation of the PAP's in the preparation and implementation of RAP's. In order to have RAPs acceptable to the World Bank to implement RAP smoothly, MOI and EVN are responsible for i) hiring qualified consultants to prepare RAPs; ii) appointing qualified social safeguard staff at each PMB.

(b) Funds for implementing RAP's will be from counterpart funds based on budgetary requirements established by local governments (district and commune peoples committees) in consultation with the PAP's.

B. Legal Framework

15. The legal framework governing the implementation of this Policy Framework and the Inventories and RAP's are OD 4.30 on Involuntary Resettlement of the World Bank and Vietnamese laws:

- The 1993 Land law of 7/14/1993
- The Government Decree No 64/CP of September 27th, 1993 on the distribution agricultural land to the households in long term for the agricultural purpose.
- The Government Decree No 87/ CP of August 17th, 1994 on the stipulation of the frame for the price of land types.
- Circulation No 05-BXD-DT of February 9th, 1993 on the classification of the house types.

16. Article 27 of the Land Law provides that: "In case of utmost necessity, when the State recovers land being used by a land user, for national defense, security, national benefit, or public benefit purposes, the land user shall be given compensation for the damages."

17. Decree No. 87-CP provides for minimum and maximum prices for compensation of different categories of land. These prices have been established for purposes of leasing government land, acquisition of land by government, for tax value for transfer of land use rights and for national and public purposes. The prices established in this Decree are set administratively and may not be adequate for compensating the value of the land lost in accordance with the principles and objectives of this Framework (full replacement cost). There is therefore need for the GOV to issue an special decision providing for the waiver of the provisions of Decree 87/CP and allowing payment of compensation at replacement cost without deduction for depreciation or salvage materials.

18. Decree No. 22-CP, which was passed in April 24, 1998 has significant improvements over earlier decrees. These improvements are as follows: it provides for a wider coverage and increased amounts for transition and moving expenses in relocation; provides for land and cash options for compensation; introduces entitlement for land at above administrative rates in the statement "compensation suitable to the profit-making capability..."; and eligibility for entitlement expanded from legal land users to include: i) "legalizable land users; and ii) those using public right of way can be considered "case by case." However the Decree provides that those without legal rights to the land and houses will not be entitled to compensation. This is contrary to the World Bank's policy OD 4.30. The Decree also provides for compensation to be paid at less than replacement cost without depreciation (Articles 7 and 8). There is therefore need for the GOV to issue an special decision providing for the waiver of the provisions of Articles 7 and 8 of Decree 22/CP.

19. Article 29 of The Government Decree No 17/2001/ND-CP of May 4th, 2001 on the stipulation of procedure of management and using ODA states that compensation, land clearance, resettlement for the ODA programs to be implemented according to the laws of Government. In the case of international Agreement signed by State of Viet Nam or GOV which policy on land clearance, resettlement differ from Viet Nam policy, the policy set forth in the Agreement will be followed.

20. Therefore, in approving this Framework (before the negotiation of the project), the Government grants the above-mentioned required waivers and authorizes MOI, EVN and all of the project provinces to provide: (a) compensation at replacement cost without deduction for depreciation and salvage materials, for land, houses and other assets taken by the project; and (b) to provide compensation and resettlement assistance in lieu of compensation all affected persons regardless of without title to the assets lost.

21. In submitting RAP to the World Bank for clearance, letters of Chairs of Project Provincial People's Committees on agreements in implementing the policy set forth in RAP are required.
SECTION 3
ENTITLEMENT POLICY

22. PAP's will be entitled to the following types of compensation and rehabilitation measures:

(a) PAP's losing agricultural land and crops

(i) The general mechanism for compensation of lost agricultural land will be through provision of "land for land" arrangements of equal productive capacity, satisfactory to the PAP. However, if the PAP prefers to receive cash compensation then the following applies:

- if the portion of the land to be lost represents 25% or less of the total area of the landholding, and the remaining land is still a viable economic holding, cash compensation, at full replacement cost, may be provided to the PAP; or

- if more than 25% of a villager's agricultural land is acquired and the remaining holding is not viable then the Project will acquire the entire landholding and provide cash compensation at full replacement cost.

(ii) PAP's will be compensated for the loss of standing crops and fruit or industrial trees at market price. Productive trees will be compensated at replacement cost. Fruit trees will be compensated for the remaining harvests.

(iii) PAP's whose land is temporarily taken by the works under the each sub-Project will be compensated for their loss of income, standing crops and for the cost of soil restoration and damaged infrastructure. Land will be rehabilitated after the project construction by PMB.

(b) PAP's losing residential land and house/structure

(i) The mechanism for compensating loss of residential land and structures will be: (1) the provision of replacement residential land (house site and garden) of equivalent size, satisfactory to the PAP or cash compensation at replacement cost according to PAPs' options; and (2) cash compensation reflecting full replacement cost of the house/structures, without deduction for depreciation or salvage materials or compensate in kind according to PAPs' options.

(ii) If residential land is only partially being affected by the Project and the remaining areas are not sufficient for reorganizing PAPs' then at the request of the PAP, the entire residential land will be acquired at full replacement cost.
(iii) If house/other structure is only partially being affected by the Project and the remaining areas are not convenient to using, the house/structure will be acquired at full replacement cost, without depreciation.

(iv) Tenants, who have leased a house for residential purposes will be provided with a cash grant of six months rental fee at the prevailing market rate in the area, and will be assisted in identifying alternative accommodation.

(c) PAP’s losing business

(i) The mechanism for compensating loss of business will be: (1) the provision of alternative business site of equal size and accessibility to customers, satisfactory to the PAP; (2) cash compensation for lost business structure reflecting full replacement cost of the structures, without depreciation; and (3) cash compensation for the loss of income during the transition period.

(d) PAP’s will also be provided compensation at full replacement cost, without deduction for depreciation and salvage materials for any other fixed assets affected in part or in toto by the project, such as tombs and water wells, etc.

23. In cases where community infrastructure such as schools, factories, water sources, roads, sewage systems is damaged, PMB of the MOI and EVN will ensure that these would be restored or repaired as the case may be, at no cost to the community.

24. Besides the direct compensation for the losses, PAPs also will be entitled to subsidies/allowances as stipulated in the Decree No.22 of GOV. These subsidies/allowances are as below:

a) Transportation allowance

According to the Article 17 of Decree 22/1998 CP, all PAP relocating within the province are entitled to a minimum allowance of 1 million VND and maximum of 3 million VND. All PAP relocating out of the province are entitled to a minimum allowance of 3 million VND and maximum of 5 million VND. This subsidy allowance is for the transportation of their salvageable materials and living facilities.

b) Subsistence allowance

According to Article 25 of Decree 22/1998 CP, all relocating PAP shall, for a period of six months receive a cash allowance equal to 30 kg of rice of average price per month for family member. If PAP have to be relocated to another province and the impact is severely, this subsidy period could be for one year.

c) Rehabilitation Allowance

PAPs, who are permanently affected more than 25% of productive land or incomes, will be entitled to trainings or other economic rehabilitation programs: form 1,000,000 to VND1,500,000/HH.
d) Relocation bonus

According to Article 26 of Decree 22/1998 CP, a bonus of 5 mln will be awarded to PAP who dismantle their houses and vacate their premises in accordance with the resettlement schedule of RAP will get a maximum bonus of 5,000,000 VND/HH.

25. By the nature of the project impacts, the impacted categories are classified into 7 categories. The entitlement matrix is attached (see annex 1)
SECTION 4
PEOPLE'S PARTICIPATION

26. The local authorities and its relevant organizations, PAPs and host communities will participate throughout the various stages of the planning and implementation of RAPs. For these purposes and prior to the preparation of RAPs, the PAPs will be fully informed of the provisions of this Policy Framework at public meetings held by the respective PC/PMB.

27. Each PAP will be fully informed and consulted by the relevant District Peoples' Committee and/or Communes Peoples' Committees of their entitlements and rehabilitation choices under the respective RAP.
SECTION 5
BASELINE INFORMATION

A. Census and Inventory

28. The baseline information will include the following information for each PAP household:
(a) number of persons and names;
(b) number, type, and area of the houses lost;
(c) number and area of all the residential plots lost;
(d) number, category and area of agricultural land lost;
(e) quantity and types of crops and trees lost;
(f) businesses lost including structures, land and other fixed assets;
(g) productive assets lost as a percentage of total productive assets;
(h) quantity and category of other fixed assets affected by each sub-Project; and
(i) temporary damage to productive assets.

The inventory form is attached (see annex 2)

29. The entitlements of assets and land affected are calculated based on the above information. The entitlement form is attached (see annex 3).

B. Resettlement Action Plan

30. The baseline information for a RAP will include: a) an Census and Inventory (see above); and
b) a detailed socioeconomic survey of all PAP’s describing their age, sex, ethnicity, education, occupation, sources of income, and total household income. The form for socio-economic is attached (see annex 4).
SECTION 6
IMPLEMENTATION ARRANGEMENTS

A. Implementation Schedule

31. A detailed implementation schedule of the various activities to be undertaken will be included in each RAP.

32. Payment of compensation and furnishing of other rehabilitation entitlements (in cash or in-kind), and relocation if that be the case, will be completed prior awarding contracts for civil works.

B. Complaints and Grievances

33. Complaints and grievances related to any aspect of RAP's, including the determined area and price of the lost assets, will be handled as follows:

**First step:**

If any person is aggrieved by any aspect of the resettlement and rehabilitation program, he/she can lodge an oral or written grievance with commune authorities. Commune People's Committee will resolve the issue within fifteen days from the date it receive the complaint.

**Second step:**

If any aggrieved person is not satisfied with the decision in stage 1, he/she can bring the complaint to the District People’s Committee (DPC) or District Resettlement Committee (DRC) within fifteen days from the date of the receipt of the decision in stage 1. The District People’s Committee (DRC) or District Resettlement Committee (DRC) will reach a decision on the complaint within fifteen days.

**Third step:**

If the PAP is still not satisfied with the decision at district level, he/she can appeal to the Provincial People's Committee (PCC) or Provincial Resettlement Committee (PRC) within 15 days of receiving the decision of the DPC or DRC. The Provincial People’s Committee (PRC) or Provincial Resettlement Committee (CRC) will reach a decision on the complaint within fifteen days.

**Fourth step:**

If the PAP is not satisfied with the decision of the Provincial level, the case may be submitted for consideration by the District Court within 15 days of receiving the decision of the PPC or PRC.
34. PAP’s will be exempted from all administrative and legal fees.

C. Supervision, Monitoring and Evaluation

35. Implementation of RAPs will be regularly supervised and monitored by the respective PC/PMB in coordination with the respective District Peoples' Committees and Communes. The findings will be recorded in quarterly reports to be furnished to EVN or MOI.

Internal monitoring and supervision will:

(a) Verify that the baseline information of all PAP’s has been carried out and that the valuation of assets lost or damaged, and the provision of compensation, resettlement and other rehabilitation entitlements has been carried out in accordance with the provisions of this Policy Framework and the respective RAP.

(b) Oversee that the Inventories and RAP’s are implemented as designed and approved.

(c) Verify that funds for implementing the Inventories and RAP’s are provided to the respective PMBs at local level (provincial/district) in a timely manner and in amounts sufficient for their purposes, and that such funds are used by the respective PMB’s in accordance with the provisions of RAP.

(d) Record all grievances and their resolution and ensure that complaints are dealt with in a timely manner.

36. An independent agency or agencies or individual consultant will be retained by PMB of the MOI and EVN to periodically carry out external monitoring and evaluation of the implementation of RAP’s. The independent agencies will be academic or research institutions, non-Governmental Organizations (NGO) or independent consulting firms, all with qualified and experienced staff and terms of reference acceptable to the World Bank.

37. In addition to verifying the information furnished in the internal supervision and monitoring reports of the respective PMBs, the external monitoring agency will visit a sample of 20% of household PAPs in each relevant province six months after each RAP implementation to:

(a) Determine whether the procedures for PAPs participation and delivery of compensation and other rehabilitation entitlements has been done in accordance with this Policy Framework and RAP.

(b) Assess if the Policy Framework objective of enhancement or at least restoration of living standards and income levels of PAPs have been met.

(c) Gather qualitative indications of the social and economic impact of Project implementation on the PAPs.

(d) Suggest modification in the implementation procedures of RAPs, as the case may be, to achieve the principles and objectives of this Policy Framework.
SECTION 7
COSTS AND BUDGET

38. Each RAP will include detailed cost of compensation and other rehabilitation entitlements and relocation of PAPs, if that be the case, with a breakdown by agricultural land, residential land, business land, houses, businesses and other assets. The cost estimates will make adequate provision for contingencies.

39. Sources of funding for the various RAP activities will be clearly specified in the cost tables. For SEIER sub-projects, funds for implementing RAP's will be from counterpart funds based on budgetary requirements established by local governments (district and commune peoples committees) in consultation with the PAPs.

Annexes

1. Entitlement Matrix
2. Inventory of Project Affected People
3. Entitlements of Project Affected People
4. Socio-Economic Household Data Sheet of Project Affected People
Appendix 3

Entitlement Matrix
CÔNG TY ĐIỆN LỰC 2
BAN QUẢN LÝ ĐƯỜNG ÁN ĐIỆN LỰC MIỄN NAM

Số: CV-ADLMN.KH-VT

Kính gửi
Các Bên Hứu Quan

V/v Báo cáo Kế hoạch Tài chính cụ và Kế hoạch Dự toán Thiếu số cho Công trình Trạm Biên áp 110 kV Suối Vàng tỉnh Lâm Đồng thuộc Dự án SEIER 2

'Nghiên cứu Khả thi' cùng với 'Kế hoạch Hành động Tài chính cụ' và 'Kế hoạch Phát triển Dự toán Thiếu số' cho Dự án 'Trạm và Đường dây 110kV ở các tỉnh phía Nam' (SEIER 2) đã được lập trong năm 2004 và các bản cuối cùng đã nộp vào tháng 01 năm 2005, trong đó, công trình Trạm biến áp Suối Vàng thuộc tỉnh Lâm Đồng là một thành phần.

Tuy nhiên, do có sự thay đổi vị trí (đã được UBND tỉnh Lâm Đồng thỏa thuận trong công văn Số 1065/UB ngày 02.03.2006), việc lập lại báo cáo Kế hoạch Tài chính cụ và Kế hoạch Dự toán Thiếu số riêng cho hạng mục Trạm Suối Vàng là cần thiết.

Trong 4 năm qua, một số chính sách/nguyễn tác liên quan đến điện, tài chính cụ của Chính phủ và Ngân hàng Thế giới đã thay đổi hoặc được bổ sung. Những thay đổi/bổ sung này cần được cập nhật cho các Khung Chính sách (cụa 'Kế hoạch Hành động Tài chính cụ' và 'Kế hoạch Phát triển Dự toán Thiếu số') của Dự án SEIER 2 để áp dụng cho 'Kế hoạch Tài chính cụ' và 'Kế hoạch Dự toán Thiếu số' của Trạm biến áp Suối Vàng, Lâm Đồng.

Những chính sách/nguyễn tác liên quan đến điện, tài chính cụ đã hết thời hiệu (dựa ra trong các Khung Chính sách - 'Kế hoạch Hành động Tài chính cụ' và 'Kế hoạch Phát triển Dự toán Thiếu số' - của Dự án SEIER 2):

Luật Đất đai 1993 14.07.1993 'khuông giải đất'
Nghi định 87/CP 17.08.1994 'đền bù từ Nhà nước thu hồi đất'
Nghi định 17/2001/ND-CP 04.05.2001 Đơn giá đến bù đất/kế cầu/cây/mau áp dụng cho 2004

UBND tỉnh Lâm Đồng

OD 4.30 - (RAP) Ngân hàng 'tài chính cụ miền cương' -
Kế hoạch Hành động Tài chính cụ
OD 4.20 - (EMDP) Ngân hàng 'người bán địa' -
Kế hoạch Phát triển Dự toán Thiếu số

- 1/2 -
Những chính sách/nguyên tắc đã hết thời hiệu nên trên được thay thế/bổ sung bằng các chính sách/nguyên tắc liên quan hiện hành:

<table>
<thead>
<tr>
<th>Thời gian</th>
<th>Nội dung</th>
</tr>
</thead>
<tbody>
<tr>
<td>Luân Đất đại 2003</td>
<td>26.11.2003</td>
</tr>
<tr>
<td>Nghị định 181/2004/NĐ-CP</td>
<td>29.10.2004</td>
</tr>
<tr>
<td>Nghị định 188/2004/NĐ-CP</td>
<td>16.11.2004</td>
</tr>
<tr>
<td>Thông tư 114/2004/TT-BTC</td>
<td>26.11.2004</td>
</tr>
<tr>
<td>Nghị định 197/2004/NĐ-CP</td>
<td>03.12.2004</td>
</tr>
<tr>
<td>Thông tư 116/2004/TT-BTC</td>
<td>07.12.2004</td>
</tr>
<tr>
<td>Nghị định 17/2006/NĐ-CP</td>
<td>27.01.2006</td>
</tr>
<tr>
<td>Nghị định 131/2006/NĐ-CP</td>
<td>09.11.2006</td>
</tr>
<tr>
<td>Nghị định 84/2007/NĐ-CP</td>
<td>25.05.2007</td>
</tr>
<tr>
<td>Nghị định 123/2007/NĐ-CP</td>
<td>27.07.2007</td>
</tr>
</tbody>
</table>

Don giá đến but đất/kết cấu/cây/mau áp dụng cho 2008
UBND tỉnh Lam Đồng

OP 4.12 – (RP) Ngân hàng ‘tái định cư miễn trường’ – Kê lôotch Tài định cư
OP/BP 4.10 (EMP) Ngân hàng ‘người bán địa’ – Kê hoach Đất tọc Thiếu só

Ngoài những thay đổi/bổ sung nêu trên, toàn bộ nội dung về mức ảnh hưởng, các quyền lợi được đến but, hỗ trợ đưa ra trong Khung Chinh sách và Ma trận Quyền lợi thuộc Dự án SEIER 2 được giữ nguyên.

TRƯỞNG BAN
BAN QLĐA DIỄN LỤC MIỀN NAM

[Signature]

- 2/2 -
### Appendix 3 – Entitlement Matrix

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Type of Loss</th>
<th>Application</th>
<th>Definition of Entitled DPs</th>
<th>Compensation Policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Temporary acquisition of productive land in ROW</td>
<td>All DPs have trees, crops, other assets in ROW</td>
<td>DPs with/without LURC included in the inventory or able to prove land occupancy prior to the cut-off date.</td>
<td>- Cash compensation for affected perennial trees at the replacement cost plus cost for cutting trees and cash compensation for affected crops at market price. Number of crop patterns to be compensated based on the time of temporarily acquired of land. No compensation for land. Rehabilitate land after the project construction.</td>
<td>- Trees have to be cut are regulated by the GOV Decree No. 106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks. PMB and local authorities determine and ensure that compensation for perennial trees will be at the replacement cost and for crops at the market price. <strong>If DP is requested to cut the affected trees, PMB will pay money for this work and DP has the right to use the salvageable trees.</strong> Full compensation at least 01 month before land clearance. Payment to DPs will be delivered by PMB and Compensation and Resettlement Committees (CRCs). Affected land in ROW will be rehabilitated by contractors after the project construction and land could be used with the restricted purposes. Finance available for compensation and well information disclose/disseminate.</td>
</tr>
<tr>
<td>2</td>
<td>Temporary acquisition of residential and garden land in ROW without house or structures built therein</td>
<td>All DPs with orchards or trees in ROW</td>
<td>- do -</td>
<td>Cash compensation for affected perennial trees at the replacement cost plus cost for cutting trees and cash compensation for affected crops at market price plus cost for cutting trees. Number of crop patterns to be compensated based on the time of temporary acquisition of land.</td>
<td>- Trees have to be cut are regulated by the GOV Decree No. 106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks. PMB and local authorities determine and ensure that compensation for perennial trees will be at the replacement cost and compensation for crops at market price. <strong>If DP is requested to cut the affected trees, PMB will pay money for this work and</strong></td>
</tr>
</tbody>
</table>

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Power Company 2  
Power Engineering & Consulting Center
<table>
<thead>
<tr>
<th>Sr No</th>
<th>Type of Loss</th>
<th>Application</th>
<th>Definition of Entitled DPs</th>
<th>Compensation Policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
</table>
| 3     | Temporary impact on residential and garden land. Partial house/building within ROW (area in ROW less than 25% of total area) and the demolished area do not impact the remaining house/building. Residential land and garden land outside of ROW is sufficient for re-organizing (more than 60 m² in the urban area and 100 m² in the rural area). | All DPs have houses/buildings and trees/fruit trees in ROW | - do - | **House/building**  
  - DP can opt for:  
    (i) Remain their houses or buildings in ROW with the conditions regulated by the GOV Decree 106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks. Subsidy allowance for fireproof materials and lightning arrestors for the existing house/building, or  
    (ii) Cash compensation for the directly affected rooms at the replacement cost and cost for demolishing an affected room.  
  - No compensation for land.  
  - Rehabilitate land after the project construction by contractors. | DP has the right to use the salvageable trees.  
  - Full compensation to DPs at least 01 month before land clearance.  
  - Affected land in ROW will be rehabilitated by contractors after the project construction.  
  - Payment to DPs will be delivered by PMB and CRCs  
  - Finance available for compensation and well information disclose/disseminate. | • House and building have to be demolished or could be existed are regulated by the GOV Decree 106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks.  
  - Consultation for DP's options on remaining their house in ROW or move out of ROW.  
  - PMB and local authorities determine and ensure that compensation will be at the replacement cost, without deduction for salvageable materials.  
  - DPs will demolish the impacted part/room and reconstruct and/or improve their houses themselves.  
  • Full compensation for perennial trees at least 01 month before land clearance. If DP is requested to cut the affected trees, PMB will pay money for this work and DP has the right to use the salvageable trees.  
  • Full entitlement to DPs impacted on house/building at least 03 months before land clearance. |
<table>
<thead>
<tr>
<th>Sr No</th>
<th>Type of Loss</th>
<th>Application</th>
<th>Definition of Entitled DPs</th>
<th>Compensation Policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
</table>
| 4     | Temporary impact on residential and or garden land. Impact more than 25% or less than 25% of total house/building area but the demolished area will impact the remaining of house/structure. Land outside of ROW is sufficient for reorganizing (more than 60 m² in the urban area and 100 m² in the rural area). | All DPs have house/building and trees/fruit trees in ROW | do                         | Perennial trees  
• Cash compensation for affected perennial trees at the replacement cost plus cost for cutting trees price plus cost for cutting trees.  

Allowances  
• Relocating allowance in cash equivalent to 30 kg of rice per person per month in six months. | • Payment to DPs will be delivered by PMB and CRCs.  
• Land in ROW could be used with restricted purposes.  
• Finance available for compensation and well information disclose/disseminate. |
|       | House/building                                                              |                                                                              | do                         |                                                                                                                                                    |                                                                                                                                                                |
|       | • DP can opt for:                                                            |                                                                              | do                         | (i) Remain their houses or building in ROW with the conditions regulated by the GOV Decree 106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks. Subsidy allowance for fireproof materials and lightning arrestors for the existing house/building; or (ii) Cash compensation at replacement cost for full areas of impacted house/building.  
• No compensation for land.  
Rehabilitate land after the project construction by contractors. | (i) House and building have to be demolished or could be existed are regulated by the GOV Decree 106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks.  
• Consultation for DP's options on remaining their house in ROW or move out of ROW.  
• PMB and local authorities determine and ensure that compensation will be at replacement cost at the time of payment.  
• DPs will demolish the impacted areas and reconstruct and/or improve their houses themselves.  
• Full compensation for perennial trees to DPs at least 01 month before land clearance. If DP is requested to cut the affected trees, PMB will pay money for this work and DP has the right to use the salvageable trees.  
• Full compensation for impacted house and allowances to DPs at least 03 months before land clearance. |
<table>
<thead>
<tr>
<th>Sr No</th>
<th>Type of Loss</th>
<th>Application</th>
<th>Definition of Entitled DPs</th>
<th>Compensation Policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
<tbody>
<tr>
<td>5</td>
<td>Temporary impact on residential and/or garden land in ROW. Full or partial house/building impacted and land outside of ROW is not sufficient for reorganizing (less than 60 m² in the urban area and 100 m² in the rural area)</td>
<td>All DPs have house/building and trees, fruit trees in ROW</td>
<td>- do -</td>
<td>Perennial trees • Cash compensation for affected perennial trees at the replacement cost plus cost for cutting trees. Allowances • Relocating allowance in cash equivalent to 30 kg of rice per person per month in six months.</td>
<td>• Payment to DPs will be delivered by PMB and CRCs • Cleared residential could be reused with restricted purposes. • Finance available for compensation/rehabilitation and well information disclose/disseminate.</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>DPs can opt for one of the followings: (i) Remain their houses or building in ROW with the conditions regulated by the GOV Decree No.106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks. Subsidy allowance for fireproof materials and lightning arrestors for the existing house/building, or (ii) Cash compensation for the whole residential area which DP occupied (not only for the impacted areas) and properties associated with occupied land at replacement cost. Impacted land will be obtained by local authorities; or</td>
<td></td>
<td>• House and building have to be demolished or could be existed are regulated by the GOV Decree No.106/2005/ND-CP dt. August 17, 2005 on the protection of the high voltage networks. • Consultation for DP’s options on remaining their house in ROW or move out of ROW. • PMB and local authorities determine and ensure that compensation will be at replacement cost at the time of payment. • Replacement land and resettlement sites development. • DPs receiving compensation will demolish the impacted areas and reconstruct/improve their houses themselves. • Full compensation for perennial trees to DPs at least 01 month before land clearance. If DP is requested to cut the affected trees, PMB will pay money for this work and DP has the right to use the salvageable trees.</td>
</tr>
</tbody>
</table>

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SEIER 2 Project–Vietnam
110 kV Transmission Lines and Substations in Southern Vietnam
Suoi Vang Substation

Power Company 2
Power Engineering & Consulting Center

Appendix 3
### Implementation Issues

- Full compensation for land impacted house and allowances to DPs at least 05 months before land clearance.
- Payment to DPs will be delivered by PMB and CRCs.
- Cleared residential could be used with restricted purposes.
- Finance/land available for compensation/rehabilitation and well information disclose/disseminate.
- PMB consults with DPs who are eligible to rehabilitation for their options and prepare proposal for rehabilitation programs in the period of RP implementation.

### Sr No | Type of Loss | Application | Definition of Entitled DPs | Compensation Policy | Implementation Issues
---|---|---|---|---|---

|  | (iii) “Land for land” with the same area DP occupied and cash at replacement cost for the affected assets associated with land. Land occupied by DP will be obtained by local authorities. |  |  |  |  |

### Perennial trees
- Cash compensation for affected perennial trees at the replacement cost plus cost for cutting trees.

### Allowances
- Relocating allowance in cash equivalent to 30 kg of rice per person per month in six months.
- Rehabilitation assistance if DPs permanently losing business or more than 25% of their incomes.
<table>
<thead>
<tr>
<th>Sr No</th>
<th>Type of Loss</th>
<th>Application</th>
<th>Definition of Entitled DPs</th>
<th>Compensation Policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
</table>
| 6     | Permanent acquisition of land for tower foundations, substations and access roads etc. | All DPs occupied land and properties associated with land permanently impacted by towers foundations, substations and access roads etc. | - do - | For DP losing Productive land  
- Land loss less than 25% of their total landholdings  
  - Cash compensation for the lost area if the remaining plot is still economically viable.  
  - Cash compensation for the whole impacted plot if the remaining plot is not economically viable.  
  - Cash compensation for properties associated with land  
- Land loss ≥ 25% of their total landholdings:  
  DP can opt for the followings:  
  (i) "Land for land" with the same area and productive of impacted area if the remaining plots are still economic viable and for the whole impacted plots if the remaining plots are not economic-viable or  
  (ii) Cash for land at the replacement cost.  
  - Cash compensation for affected perennial trees at the replacement cost plus cost for cutting  
  - Rehabilitation assistance. | - Consultation for DP's options on land compensation.  
- PMB and local authorities determine and ensure that compensation will be at replacement cost at the time of payment.  
- Replacement land and resettlement sites development.  
- DPs receiving compensation will demolish the impacted areas and reconstruct/improve their houses themselves.  
- Full compensation for industrial trees and fruit trees to DPs at least 01 month before land clearance. If DP is requested to cut the affected trees, PMB will pay money for this work and DP has the right to use the salvageable trees.  
- Full compensation for impacted house and allowances to DPs at least 05 months before land clearance.  
- No award of civil work contract before completion of compensation and reorganizing houses or relocation.  
- Payment to DPs will be delivered by PMB and CRCs  
- Finance/land available for compensation/rehabilitation and well information disclose/disseminate.  
- PMB consult with DP who are eligible to rehabilitation for their options and prepare proposal for rehabilitation programs in the period of RP implementation.  
- DPs will be granted with Land Use Right Certificate without payment of administrative fees. |
<table>
<thead>
<tr>
<th>Sr No</th>
<th>Type of Loss</th>
<th>Application</th>
<th>Definition of Entitled DPs</th>
<th>Compensation Policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
</table>
| 7     | DP impacted on business or other services | DPs impacted on business and other services        | - do -                    | For DP losing Residential and Garden land  
• If remaining land is sufficient for reorganizing (more than 60 m² in the urban area and 100 m² in the rural area): Cash compensation for lost area and assets associated with land  
• If remaining land is not sufficient for reorganizing:  
DP can opt for  
(i) cash compensation at replacement cost for land and assets on land,  
or  
(ii) "land for land" compensation for the whole residential area which DP occupied (not only for the impacted areas) and properties associated with occupied land. For affected house and building, the same entitlement to DP of categories 3 or 4 or 5. | • Full compensation for incomes lost to DPs at least 01 month before land clearance.  
• PMB consults with DPs who are eligible to rehabilitation for their options and prepare proposal for rehabilitation programs in the period of RP implementation. |
<table>
<thead>
<tr>
<th>Sr No</th>
<th>Types of loss</th>
<th>Application</th>
<th>Definition of Entitled DPs</th>
<th>Compensation Policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
<tbody>
<tr>
<td>8</td>
<td>Permanent impacts on rented houses</td>
<td>All DPs impacted on their rented houses for residential purposes</td>
<td>DPs with house lease contract</td>
<td>(b) Permanent impact on business or other services. &lt;br&gt;  • Compensation for income lost in the transition period. &lt;br&gt;  • Rehabilitation assistance.</td>
<td>PMB and local authorities will assist them in identifying alternative accommodation.</td>
</tr>
</tbody>
</table>
Appendix 4

Agreements on Location of Substation
Kính gửi:
- Công ty Điện lực 2
- Sở Công nghiệp

Xét công văn số 75/TTr-SCN ngày 24/02/2006 của Sở Công nghiệp Lâm Đồng về việc thỏa thuận phương án xây dựng Trạm 110 KV Suối Vàng, huyện Lạc Dương, Ủy ban Nhân dân tỉnh có ý kiến như sau:

- Thỏa thuận việc thi công và phương án xây dựng Trạm 110KV Suối Vàng như đề nghị của Sở Công nghiệp tại công văn nêu trên.

(Vị trí Trạm thực hiện trên bản đồ có ký hiệu 04-LĐ-129D/MB-01 do Trung tâm Tư vấn thiết kế điện công ty Điện lực 2 thiết lập tháng 02 năm 2006 đã được Sở Công nghiệp và các cơ quan liên quan xác nhận).

- Công ty Điện lực 2 có trách nhiệm liên hệ các cơ quan chức năng có liên quan tiến hành các thủ tục cần thiết để triển khai đầu tư xây dựng công trình theo qui định hiện hành.

(Nơi nhận công văn của Sở Công nghiệp)

KT. CHỦ TỊCH

Hoàng Sĩ Sơn
UBND TỈNH LÂM ĐÔNG
SỞ CÔNG NGHIỆP

Số: 75/TT-SCN
Về việc phương án xây dựng Trạm 110kV Suối vàng.

Kính gửi: UBND tỉnh Lâm Đồng

Thực hiện chỉ đạo của UBND tỉnh tại Công văn số 777/UB ngày 20/02/2006 giao cho Sở Công nghiệp chủ trì cuộc họp về việc xây dựng Trạm 110kV Suối vàng.


Sau khi nghe Trung tâm Tư vấn Thiết kế Điện trình bày về phương án thiết lập mặt bằng bố trí công trình, Sở Công nghiệp báo cáo kết quả cuộc họp (thẩm tra phương án) như sau:

- Thông nhất việc trí Trạm 110kV Suối vàng sau khi đón vị tư vấn điều chỉnh lại (theo như bảng về mặt bằng bố trí công trình).

- Trung tâm Tư vấn Thiết kế Điện phối hợp với UBND huyện Lạc Dương, Ban Quản lý Khu Du Lịch Đan kia-Suối vàng và Trung tâm phát triển quy định đất tỉnh Lâm Đồng để tinh toán công tác đến bù, giải phóng mặt bằng công trình.

- Chủ đầu tư và đơn vị tư vấn xem xét lại sau khi xem ghi phải có phương án trồng cây lá và trả lại trường thành ban đầu cho Khu Du Lịch.

- Trước khi triển khai thi công công trình đề nghị chủ đầu tư hoàn thiện các thủ tục, hồ sơ theo địa pháp quy định.

Sau khi bàn bạc và trao đổi cuộc họp để thống nhất việc trí lập đất trạm 110kV Suối vàng theo như đơn vị tư vấn trình bày. Trên đây là toàn bộ nội dung cuộc họp thống nhất về việc trí lập đất Trạm 110kV Suối vàng. Sở Công nghiệp Lâm Đồng kinh trình UBND tỉnh xem xét, thỏa thuận.

Trân trọng kinh trình.

Nơi nhận:
- Như trên;
- Lưu: VP; P.QL. Điện;

KT. GIÁM ĐỐC
PHÓ GIÁM ĐỐC
UBND TỈNH LÂM ĐỒNG
SỞ CÔNG NGHIỆP

CÔNG HOÀ XÃ HỘI CHỦ NGHĨA VIỆT NAM
BỘ LỘP - TRỤ - HÀNH PHẨM

Số: 15/SXCN-QLD
Vì phượng an vị tri Trạm 110kV Đan Khoa-Suối Vàng

Kính gửi: - Công ty Điện lực 2;
- Trung tâm Tư vấn Thiết kế Điện.


Xét Công văn số 46/CV BL2-TVTKD3 ngày 18/01/2006 của Trung tâm Tư vấn Thiết kế Điện về việc đồng ý hợp thẩm trạng phương án bố trí mới bằng Trạm 110kV Suối Vàng, Sở Công nghiệp Lâm Đồng có một số ý kiến như sau:


Theo chỉ đạo của UBND tỉnh giao Sở Công nghiệp thẩm tra dự cụ thể phương án. Để có cơ sở thẩm tra đề xuất lên UBND tỉnh, Sở Công nghiệp Lâm Đồng đề nghị Công ty Điện lực 2 và Trung tâm Tư vấn Thiết kế Điện lấy ý kiến xác nhận của các ngành (UBND huyện Lạc Dương, Ban Quản lý Khu Dự lích Đan Khoa-Suối Vàng, Sở Tài nguyên & Môi trường, Điện lực Lâm Đồng) về bản vẽ mặt bằng tổng quan bố trí điều chỉnh vị trí Trạm, đường vào Trạm; kèm theo biên bản làm việc cụ thể với các cơ quan và địa phương có liên quan và phương án lấy ý kiến từ các đơn vị trên lô đất và phương án đề xuất về công trình.

Trên đây là ý kiến của Sở Công nghiệp, đề nghị Công ty Điện lực 2 và Trung tâm Tư vấn Thiết kế Điện sớm tiến hành thực hiện các Sở Công nghiệp kiểm tra và đề xuất lên UBND tỉnh xem xét thông thuận.

Trên trình kinh chào,

Nguyễn Văn Khiêm

GIÁM ĐỐC
Kính gửi: - Ban Quản lý dự án lưới điện; - Trung tâm Tư vấn Thiết kế điện.

Công ty Điện Lực 2 có nhận được văn bản số 5362/VB-A110.2 ngày 06/12/2005 của Ban Quản lý dự án lưới điện v/v hiệu chỉnh hồ sơ trạm 110kV Suối Vàng-tỉnh Lâm Đồng.


1. Việc thay đổi vị trí trạm 110kV Suối Vàng sang vị trí mới đảm bảo các yếu cầu về kỹ thuật và an toàn vận hành hơn vị trí trạm cũ, phù hợp với sự thay đổi quy hoạch khu dự lộc Đankia-Suối Vàng của địa phương.

2. Vị trí trạm mới lối lại theo hướng tuyển đường dây 110kV Đà Lạt 2-Suối Vàng từ khoảng 400m, Vân nằm trong tiêu thụ khu 112-cánh suối đồi 1503 - Khu du lịch Đankia Suối Vàng (vị trí cụ cùng thuộc tiêu thụ khu 112-đồi 1466).

3. Việc thay đổi vị trí trạm vẫn đảm bảo đúng mục tiêu cung cấp điện cho Khu du lịch Đankia-Suối Vàng, không làm thay đổi cấu hình trạm 110kV, chỉ làm giảm khối lượng đường dây 110kV, không thay đổi hướng tuyển đường dây 110kV.

4. Để đáp ứng tiến độ công trình, Công ty chấp thuận đề xuất của Ban Quản lý dự án lưới điện không cần lập lại dự án đầu tư xây dựng công trình, chỉ cần phê duyệt hiệu chỉnh báo cáo nghiên cứu khả thi, hiệu chỉnh thiết kế kỹ thuật-tổng dự toán công trình trạm 110kV Suối Vàng, hiệu chỉnh lại thiết kế bản vẽ thi công và đơn hàng muas vật tư thiết bị công trình đường dây 110kV Đà Lạt 1- Đà Lạt 2-Suối Vàng.

Trân trọng.

[Signature]

Nguyễn Tiến Hải

Noi nhận:
- Như trên;
- Các phòng: KHTK, QLXD, KTSX, KTAT Cty;
- Lưu VP, P.TDCty (Bình 10).
Appendix 5

Samples of Minutes of Community Meetings
CÔNG HOÁ XÃ HỘI CHỦ NGHĨA VIỆT NAM
Độc Lập - Tự Do - Hạnh Phúc

BIỂN BẢN HỢP THAM VĂN CÔNG DÔNG

Nơi dừng: Đồng góp các ý kiến tham vấn về kế hoạch dự án - tái định cư (RP) của các hộ bị ảnh hưởng bởi dự án và các tổ chức trong khu vực dự án thuộc Dự án SEIER-3680, công trình: Trạm biến áp 110kV Suối Vàng – huyện Lâm Đồng.

Hôm nay, ngày 9 tháng 3 năm 2008, tại Hội trường

Chúng tôi gồm đại diện các cơ quan, ban ngành, đoàn thể, tổ chức xã hội, nhân dân có trong danh sách chính kèm.

Sau khi nghe đại diện của Ban Quản lý Dự án Điện lực miền Nam, Điện lực Lâm Đồng và Trung Tầm Tư Văn Thiết Kế Điện trình bày tờ báo nội dung về Dự án và Kế hoạch đến với tài định cư (RP) công trình: Trạm biến áp 110kV Suối Vàng – tỉnh Lâm Đồng, chúng tôi có các ý kiến đóng góp như sau:

1. Ông Lê Văn Khanh: Đại diện Ban Cấp Đạo quản lý về việc có sự
   tiếp tục đã đã được hỗ trợ vốn xây dựng

2. Ông Nguyễn Văn Lộc: Đại diện Ban Quản lý về việc thực hiện
   kế hoạch xây dựng tại khu vực

3. Ông Trương Văn Túc: Đại diện Ban Quản lý về việc thực
   hiện kế hoạch xây dựng tại
   khu vực

4. Ông Đinh Văn Chương: Đại diện Ban Quản lý về việc thực
   hiện kế hoạch xây dựng tại
   khu vực

5. Ông Đỗ Văn Chương: Đại diện Ban Quản lý về việc thực
   hiện kế hoạch xây dựng tại
   khu vực

---

BIỂN BẢN THAM VĂN CÔNG DÔNG - RAP
Trang 1
5. Chú ơi, bạn có bao giờ nghe ai nói về việc này không?

6. Chú ơi, chú có bao giờ nghe ai nói về việc này không?

7. Chú ơi, chú có bao giờ nghe ai nói về việc này không?

8. Chú ơi, chú có bao giờ nghe ai nói về việc này không?
Cuộc họp kết thúc lúc 14 giờ cùng ngày.

Đại diện
Ban QLDA Điện lực miền Nam

Đại diện
Trung tâm Tư vấn Thiết kế Điện

Đại diện
Diễn lực Lâm Đồng

Đại diện
UBND huyện Lạc Dương
# DANH SÁCH THÀNH PHẦN THAM DỰ CUỘC HỘP THAM VÀN CỘNG ĐỒNG
KHU VỰC XÂY DỰNG TRẦM BIẾN ÁP 110KV SUỐI VÀNG - TỈNH LÂM ĐÔNG

**ĐỊA DIỆM:** ..........................................................

**HUYỆN LẠC ĐƯỜNG, TỈNH LÂM ĐÔNG**

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Appendix 6

Samples of 'Questionnaire'
Đề án SEIER 2
Các tỉnh phía Nam

Công ty Điện lực 2 thuộc Tập đoàn Điện lực Việt Nam đang lập Báo cáo Nhiệm vụ Khả thi cho các Công trình thuộc Đề án SEIER 2 - xây lắp các tuyến truyền tải và tram 110 kV tại các địa phương thuộc 8 tỉnh phía Nam dưới đây với nguồn tài chính của Ngân hàng Thế giới:

- Bình Phước (huyện Bình Long và Phước Long)
- Bình Thuận (huyện Hầm Thuận Nam)
- Cà Mau (huyện Trần Văn Thời, Ngọc Hiển và Đầm Đới)
- Hậu Giang (huyện Long Mỹ)
- Kiên Giang (huyện Tân Hiệp)
- Lâm Đồng (huyện Da Hoai/Đa Tê và khu Suối Vàng)
- Long An (huyện Cần Giuộc)
- Tiền Giang (huyện Gò Công Tây)

Kế hoạch Tài chính được lập theo yêu cầu của Chính phủ Việt Nam và Ngân hàng Thế giới nhằm nhận biết các tác động tiêu cực mà Dự án có thể gây ra cũng như các biện pháp giảm thiểu các tác động này.

Đề nghị gia đình cung cấp các thông tin theo phiếu điều tra dưới đây để chứng tỏ xem xét. Các thông tin được cung cấp dưới đây sẽ chỉ phục vụ cho việc lập kế hoạch của Dự án và được giữ bí mật.

Mã Phiếu

Phòng văn

Dia chi gia đình:
Số nhà .................................................................
Duong pho .................................................................
Ap/Xom/To .................................................................
Xa .................................................................
Huyen .................................................................
Tinh .................................................................
Ho và Tên người trả lời phòng văn .................................................................

- Chữ họ ☑
- Thành viên gia đình ☐
1. Họ Gia đình

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Tổng số người trong gia đình \(S\) = Tổng số người lớn \(L\) + Tổng số trẻ em \(T\)...

(*) Quan hệ với Chủ hộ

CH Chủ hộ
1. Vô/Chồng
2. Cha/Me
3. Con
4. Cháu
5. Ông/Bà
6. Khác

(**) Giáo dục

1. Mù chữ
2. Biết đọc biết viết
3. Cấp 1
4. Cấp 2
5. Cấp 3
6. Đại học

(***) Tình trạng Họ khẩu

1. Thường trú
2. Tâm trú
3. Tam vắng
4. Không đăng ký họ khẩu

1.1 Nghề nghiệp và Thu nhập Hàng tháng của các Thành viên Gia đình

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Họ và tên

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Thư nhập nguyên khác

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Hợp đồng

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Thu nhập/Tháng

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Trang 2/13
(*) **Nghề nghiệp**

1. Làm công ăn lương
2. Hưu trí
3. Thự công
4. Làm nghề nông
5. Dánh bắt/nuôi trồng thủy sản
6. Buôn bán
7. Nghề không ổn định
8. Nghề khác
9. Nơi tro
10. Đi học
11. Thất nghiệp
12. Được hỗ trợ đặc biệt

Gia đình thuộc nhóm thu nhập:
- Thấp
- Trung bình
- Trên trung bình

(Trong tương quan với thu nhập của tỉnh)

### 1.2 Chi tiêu **Thuốc xuyên Trung bình Tháng** của **Hộ Gia đình (VND)**

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Tổng: 12.900.000 ₫

### 1.3 Chi phí **Bắt thường** của **Gia đình trong Năm qua (VND)**

<table>
<thead>
<tr>
<th>Mảng</th>
<th>Thành tiền</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lễ, tết</td>
<td>2.700.000 ₫</td>
</tr>
<tr>
<td>Ma chay, hiếu hi</td>
<td>1.600.000 ₫</td>
</tr>
<tr>
<td>Mua sắm đồ dùng gia đình</td>
<td>1.800.000 ₫</td>
</tr>
<tr>
<td>Sửa chữa nhà cửa</td>
<td>1.000.000 ₫</td>
</tr>
<tr>
<td>Sửa chữa xe máy, ghe, thuyền</td>
<td>3.800.000 ₫</td>
</tr>
<tr>
<td>Khác</td>
<td>3.600.000 ₫</td>
</tr>
</tbody>
</table>

Tổng: 13.400.000 ₫

### 1.4 Gia đình **Số hữu** các **Phương tiện**

- Xe máy
- Ghe/xuồng máy
- Xe đạp
- TV
- Tủ lạnh
- Máy giặt
- Đò điện tử
- Điện thoại
- Khác
Tình trạng Kinh tế Gia đình

- Cao
- Trung bình ✗
- Thấp

(Trong từng quan với số hộ phương tiện)

1.5 Gia đình có người Tàn tật không?

Có ☐
Không ☒

1.6 Nếu mục 1.5 là ‘Có’ thì Chi tiết về Người Tàn tật như sau:

<table>
<thead>
<tr>
<th>TT</th>
<th>Họ và tên</th>
<th>Tuổi</th>
<th>Loại Tàn tật</th>
<th>Mức Tàn tật</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Nam</td>
<td>Nữ</td>
<td>Hoàn toàn</td>
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<tr>
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<td></td>
<td>Mù</td>
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<td></td>
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<td></td>
<td></td>
<td>Tàn tật thể trạng</td>
</tr>
</tbody>
</table>

1.7 Gia đình có người Cao Tuổi không?

Có ☐
Không ☒

Nếu ‘Có’ thì ghi các chi tiết:

- Tuổi

- Tình trạng sức khỏe

- Tình trạng phụ thuộc

1.8 Theo Chữ hò hoặc các thành viên khác của gia đình thì người cao tuổi hoặc người tân tật trong gia đình có nhu cầu đặc biệt (Ví dụ: chăm sóc y tế, đi lại, thực phẩm, xã hội...)

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1.9 Trường hợp gia đình phải chuyển đi nơi khác thì có ai trong gia đình mất việc làm hoặc không hành nghề của mình được nữa không?

Có □
Không □
Không biết □

Nếu 'Có' thì ghi rõ chi tiết

2. Sử dụng Nhà

- Chỉ để ở □
- Chỉ để kinh doanh □
- Vừa ở vừa kinh doanh □
- Cho thuê □
- Bỏ không □
- Khác □
2.1 Nhà vệ sinh tự hoại

Có
- trong nhà
- ngoài nhà

Không

2.2 Bếp

Trong nhà

Ngoại nhà

2.3 Nước

Có nước máy
Có dòng hồ nước

Không có dòng hồ nước
- Dùng ‘khoản’
- Đầu nối từ hàng xóm

Không có nước máy
- Nước giếng
- Nước mura
- Nước kênh rạch
- Nước ao
- Nguồn nước khác

2.4 Điện

Có điện
Có dòng hồ điện

Không có dòng hồ điện
- Dùng ‘khoản’
- Đầu nối từ hàng xóm
- Nguồn điện khác

Sử dụng điện để
- Sinh hoạt
- Sinh hoạt và kinh doanh
- Sản xuất
- Kinh doanh
- Hoạt động khác

Không có điện

Nếu có điện thì sẽ sử dụng để
- Sinh hoạt
- Sinh hoạt và kinh doanh
- Sản xuất
- Kinh doanh
- Hoạt động khác

Nếu có diện thì gia đình có:
- Sẵn sàng chi phí đầu nối vào hộ gia đình
- Đề nghị được trả dần chi phí đầu nối vào hộ gia đình
- Sẵn sàng thanh toán tiền điện hàng tháng
- Khổ khăn trong việc thanh toán tiền điện hàng tháng

3. Bất động sản

3.1 Đất Thổ cư

Đất làm nhà ở và đất dùng cho mục đích kinh doanh

<table>
<thead>
<tr>
<th>Từng Đất Thổ cư</th>
<th>Số khu</th>
<th>Tỉnh trạng Pháp lý</th>
</tr>
</thead>
<tbody>
<tr>
<td>Đất làm nhà ở</td>
<td>Đất dùng để kinh doanh</td>
<td>Tổng</td>
</tr>
<tr>
<td>Đất</td>
<td>Có số khu</td>
<td>Không số khu</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Đất Thổ cư bị ảnh hưởng</th>
</tr>
</thead>
<tbody>
<tr>
<td>Vùng viên</td>
</tr>
<tr>
<td>Đất làm nhà ở</td>
</tr>
<tr>
<td>Đất làm nhà ở</td>
</tr>
</tbody>
</table>

Ghi chú: Ghi ở dưới lý do bị ảnh hưởng: trăm, tru, đường dây, hành lang an toàn, đường bảo trì, đường thủy cộng, v.v.

Các giấy tờ hợp pháp liên quan đến đất thô cư:
3.2 Đất Canh tác

<table>
<thead>
<tr>
<th>Đơn vị: m²</th>
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</thead>
<tbody>
<tr>
<td>Tổng đất Canh tác Sở hữu</td>
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<tr>
<td>Tjong lia</td>
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<td></td>
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</tbody>
</table>

<table>
<thead>
<tr>
<th>Đơn vị: m²</th>
</tr>
</thead>
<tbody>
<tr>
<td>Tổng đất Canh tác bị ảnh hưởng</td>
</tr>
<tr>
<td>Vùng viễn</td>
</tr>
<tr>
<td>Tjong lia</td>
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<td></td>
</tr>
</tbody>
</table>

Ghi chú: Ghi ở dưới lý do bị ảnh hưởng: tấm, tru, đường dây, hành lang an toàn, đường bảo trì, đường thi công, v.v.

Các giấy tờ hợp pháp liên quan đến đất canh tác:
### 3.3 Cây lâu nấm và Mùa vụ bị Ảnh hưởng

*Cây lâu nấm và cây ận trái bị ảnh hưởng*

**Đơn vị:** Cây

<table>
<thead>
<tr>
<th></th>
<th>Trần đặt thu hội sinh viên</th>
<th>Trần đặt thu hội tạm thời</th>
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<tbody>
<tr>
<td>• Bạch đàn</td>
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<td>• Xoan</td>
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<td>• Trẻ</td>
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<td>• Xoài</td>
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<td>• Cam</td>
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<td>• Thốt nốt</td>
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<tr>
<td>• Vú sữa</td>
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<td>• Dừa</td>
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<td>• Chôm chôm</td>
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<td>• Táo</td>
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<td>• ..........</td>
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<tr>
<td>• Nhãn</td>
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<td>• Sâu riềng</td>
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<td>• Tiểu</td>
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<td>• Điều</td>
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<tr>
<td>• Cà phê</td>
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<td>• Mit</td>
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<td>• Buội</td>
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<tr>
<td>• Vải</td>
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<td></td>
</tr>
<tr>
<td>• Măng cụt</td>
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<td></td>
</tr>
<tr>
<td>• Khác</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

*Mùa vụ bị ảnh hưởng*

**Đơn vị:** m²

<table>
<thead>
<tr>
<th></th>
<th>Trần đặt thu hội sinh viên</th>
<th>Trần đặt thu hội tạm thời</th>
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<tbody>
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<td>• Mía</td>
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<tr>
<td>• Dậu</td>
<td></td>
<td></td>
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<tr>
<td>• Sắn (mi)</td>
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<td></td>
</tr>
<tr>
<td>• Ngô</td>
<td></td>
<td></td>
</tr>
<tr>
<td>• Dừa (thorn)</td>
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<td></td>
</tr>
<tr>
<td>• Hoa màu khác</td>
<td></td>
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</tbody>
</table>

### 3.3 Nhà

**Đơn vị:** m²

<table>
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<th>Nhà hiện hữu</th>
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<tbody>
<tr>
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<td>Giấy phép Xây dựng</td>
</tr>
<tr>
<td></td>
<td>Có</td>
</tr>
<tr>
<td>Cấp 1</td>
<td></td>
</tr>
<tr>
<td>Cấp 2</td>
<td></td>
</tr>
<tr>
<td>Cấp 3</td>
<td></td>
</tr>
<tr>
<td>Cấp 4</td>
<td></td>
</tr>
<tr>
<td>'Tạm'</td>
<td></td>
</tr>
</tbody>
</table>

*Đất thu hội tạm thời bao gồm đất trong hình lan tỏa toàn và/hoặc đất trong đường thí công.*
### Nhà bị Anh hưởng Vĩnh viễn

<table>
<thead>
<tr>
<th>Đơn vị: m²</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cá nhân</td>
</tr>
<tr>
<td></td>
</tr>
<tr>
<td>Cấp 1</td>
</tr>
<tr>
<td>Cấp 2</td>
</tr>
<tr>
<td>Cấp 3</td>
</tr>
<tr>
<td>Cấp 4</td>
</tr>
<tr>
<td>'Tam'</td>
</tr>
</tbody>
</table>

**Ghi chú:** Ghi ở dưới lý do bị ảnh hưởng: tram, trụ, đường dây, hành lang an toàn, đường bảo trì, đường thi công, v.v.

### Nhà bị Anh hưởng Tam thời

<table>
<thead>
<tr>
<th>Đơn vị: m²</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cá nhân</td>
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<tr>
<td></td>
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<tr>
<td>Cấp 1</td>
</tr>
<tr>
<td>Cấp 2</td>
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<tr>
<td>Cấp 3</td>
</tr>
<tr>
<td>Cấp 4</td>
</tr>
<tr>
<td>'Tam'</td>
</tr>
</tbody>
</table>

**Ghi chú:** Ghi ở dưới lý do bị ảnh hưởng: tram, trụ, đường dây, hành lang an toàn, đường bảo trì, đường thi công, v.v.

### 3.4 Kết cấu khác bị Anh hưởng

<table>
<thead>
<tr>
<th>Kết cấu</th>
<th>Kết cấu bị Anh hưởng Vĩnh viễn</th>
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</thead>
<tbody>
<tr>
<td></td>
<td>Loại</td>
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<tr>
<td>Nhà vệ sinh</td>
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</tr>
<tr>
<td>Chương gia súc</td>
<td></td>
</tr>
<tr>
<td>Bể nước</td>
<td></td>
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<tr>
<td>Giếng (khoan/dao)</td>
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<tr>
<td>Ao</td>
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<td>Sản</td>
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<td>Trường rào</td>
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<td>Hệ thống điện</td>
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<td>Hệ thống nước</td>
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<tr>
<td>Đường</td>
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<tr>
<td>Cầu, công</td>
<td></td>
</tr>
</tbody>
</table>
- Công
- Nhà thơ/miệu thơ
- Mô mả
- Khác

* Gia do hò bi ảnh hưởng uóc tính. Ghi lý do bi ảnh hưởng ở dòng dưới.

<table>
<thead>
<tr>
<th>Kết cầu</th>
<th>Kết cầu bị ảnh hưởng Tam thời</th>
<th>Giả*</th>
<th>Giầy tử liên quan</th>
</tr>
</thead>
<tbody>
<tr>
<td>Loại</td>
<td>Kích thước</td>
<td>Giả*</td>
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<td>Nhà vệ sinh</td>
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<td>Chương giả sức</td>
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<td>Bể nước</td>
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<tr>
<td>Giếng (khoan/dào)</td>
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<td>Sơn</td>
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<td>Tương rào</td>
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<td>Hệ thống nước</td>
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<tr>
<td>Đường</td>
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<tr>
<td>Cầu, công</td>
<td></td>
<td></td>
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<tr>
<td>Công</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Nhà thơ/miệu thơ</td>
<td></td>
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<tr>
<td>Mô mả</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Khác</td>
<td></td>
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</tbody>
</table>

* Gia do hò bi ảnh hưởng uóc tính. Ghi lý do bi ảnh hưởng ở dòng dưới.

4. Tài định cư

4.1 Sẵn sàng tài định cư

Có

Phương án Tài định cư:
- Được cấp đất tài định cư
- Tự tài định cư ngay trong đất của mình
- Tự tài định cư ở nơi khác

Không

Nếu ‘Không’ thì ý kiến của người bi ảnh hưởng là:

........................................................................................................
........................................................................................................
........................................................................................................
........................................................................................................

SÜK - RP
Phát Đạt: an Kinh Phát Xử hội
Trang 11/15
Ngoài ngôi nhà hiện hữu và mảnh đất thổ cư hiện hữu, gia đình còn có nhà hoặc đất ở xã/huyện/tỉnh không?

Có [ ]
Không [ ]

Nếu 'Có' thi ghi rõ chi tiết (địa chỉ, diện tích, loại nhà/dất)

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4.2 Chọn Phương án Đèn bù Đất

- Đất đổi đất [ ]
- Trả tiền cho đất [ ]

4.3 Chọn Phương án Đèn bù Nhà/Kết cấu

- Cung cấp vật liệu và nhân công để làm nhà tại địa điểm tự chọn [ ]
- Đèn bù tiền cho kết cấu để từ tái định cư [ ]
- Nhà đúc lấp do Dự án bố trí [ ]
- Phương án khác

..........................................................
..........................................................
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4.4 Chọn Phương án Khởi phục Thu nhập

- Trợ giúp tài chính [ ]
- Cung cấp diện tích đất [ ]
- Trợ giúp trong việc tìm việc làm [ ]
- Trợ giúp trong việc đào tạo [ ]
- Đào tạo nghề mới [ ]
- Trợ giúp tin dung để khởi phục kinh doanh [ ]
- Đè nghi khác

..........................................................
..........................................................
..........................................................
4.5 Úu tiên trong Tái định cư
(Ghi thứ tự ưu tiên: 1, 2, 3...)

- Đền bù đất theo giá trị thay thế và cây trái hoa màu theo giá thị trường
- Đất tái định cư gần ruộng/nương/ao hiện hữu
- Tái định cư ngày trong phần đất cơn lạy của gia đình
- Ha tăng kỹ thuật (đường, điện, nước...) phù hợp tại khu đất tái định cư
- Ha tăng xã hội (trường học, chợ...) phù hợp tại khu đất tái định cư
- Để làm ăn buôn bán tại khu tái định cư
- Công động hiện hóa tại khu tái định cư
- Môi trường hiện hóa tại khu tái định cư
- Xây cất nhà tại khu tái định cư mà không phải nỗ lực
- Đào tạo và công ăn việc làm
- Để xuất khác

Ngày phỏng vấn: 21/02/2008
Ho, Tên và Chữ ký của: Lý Hoàng Đạo
Điều tra viên: Lê Văn Đông
Appendix 7

Sample of 'Pamphlet'
Appendix 8

Socio-economic Household Data Sheet of Project Affected People
### Da Lat city

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Address of Household (Hamlet)</th>
<th>Heads of HHs</th>
<th>Male</th>
<th>Female</th>
<th>Ethnic Group</th>
<th>Education</th>
<th>Occupation and Sources of Income</th>
<th>Estimated Total Income per Month</th>
</tr>
</thead>
<tbody>
<tr>
<td>Ward 7</td>
<td></td>
<td></td>
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<td></td>
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<td></td>
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<td></td>
</tr>
<tr>
<td>1</td>
<td>Thanh Mau</td>
<td>Trần Nhật Tân</td>
<td>X</td>
<td></td>
<td>Kinh</td>
<td>Primary</td>
<td>Farming</td>
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<tr>
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<td>Thanh Mau</td>
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<td>Kinh</td>
<td>High school</td>
<td>Wage earner</td>
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</table>

### Lac Duong district

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Address of Household (Hamlet)</th>
<th>Heads of HHs</th>
<th>Male</th>
<th>Female</th>
<th>Ethnic Group</th>
<th>Education</th>
<th>Occupation and Sources of Income</th>
<th>Estimated Total Income per Month</th>
</tr>
</thead>
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<tr>
<td>Lat commune</td>
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</tr>
<tr>
<td>1</td>
<td>B’Non B2</td>
<td>Cil Men</td>
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<td>Lach</td>
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<td>Lach</td>
<td>Illiterate</td>
<td>Farming</td>
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<td>Trương Hoàng Dũng</td>
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<td></td>
<td>Kinh</td>
<td>Elementary</td>
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<td>Lach</td>
<td>Read/Write</td>
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<td>Illiterate</td>
<td>Farming</td>
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Appendix 9

Inventory of Project Affected People
### Appendix 9 – Inventory of Project Affected People

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Name of Heads of HHs</th>
<th>Number of HHs</th>
<th>Total land holding m²</th>
<th>Permanent land acquisition</th>
<th>Land lost as Percentage of Total land Holding</th>
<th>Loss of Crops and Trees</th>
<th>Crops</th>
<th>Trees</th>
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<td></td>
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<td>Crop land m²</td>
<td>Coffee Planting Land m²</td>
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<td>Coffee</td>
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<td>Nil</td>
<td>9.31</td>
<td>931</td>
<td>Nil</td>
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<td><strong>Subtotal city</strong></td>
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<td>11.91</td>
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<tr>
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<td>Trường Hoàng Dũng</td>
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<td>5,700</td>
<td>0</td>
<td>1,080</td>
<td>18.94</td>
<td>1,080</td>
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<tr>
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<td>Cil Nai</td>
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<td>6,700</td>
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<tr>
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<tr>
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<td>0</td>
<td>1,080</td>
<td>10.38</td>
<td>635</td>
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<tr>
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<td>Liang Hot Kim</td>
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<td>11,400</td>
<td>0</td>
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<td>9.12</td>
<td>108</td>
<td>590</td>
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<tr>
<td><strong>Subtotal district</strong></td>
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<td><strong>13.52</strong></td>
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<td><strong>Grand Total</strong></td>
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<td><strong>8,224</strong></td>
<td><strong>11.70</strong></td>
<td><strong>2,754</strong></td>
<td><strong>5,465</strong></td>
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</table>
Appendix 10

Details of Entitlement of Project Affected People
### Appendix 10 – Details of Entitlements of Project Affected People

<table>
<thead>
<tr>
<th>Sr No</th>
<th>Name of Heads of HHs</th>
<th>Compensation for land</th>
<th>Compensation for Crops and Trees</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Crop land</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Quantity (m²)</td>
<td>Unit Price</td>
<td>Entitlement</td>
</tr>
<tr>
<td></td>
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</tr>
<tr>
<td>1</td>
<td>Trần Nhật Tâm</td>
<td>605</td>
<td>30,000</td>
<td>18,150,000</td>
</tr>
<tr>
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<td>Nguyễn Tri Tâm</td>
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<td><strong>Subtotal city</strong></td>
<td><strong>1,536</strong></td>
<td><strong>46,080,000</strong></td>
<td><strong>1,536</strong></td>
</tr>
<tr>
<td>Ward 7, Da Lat city*</td>
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<td></td>
</tr>
<tr>
<td>1</td>
<td>Cil Men</td>
<td>611</td>
<td>26,000</td>
<td>15,886,000</td>
</tr>
<tr>
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<td>Liang Hot Chen</td>
<td>366</td>
<td>26,000</td>
<td>9,516,000</td>
</tr>
<tr>
<td>3</td>
<td>Cil Tong</td>
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<td>33,436,000</td>
</tr>
<tr>
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<td>Trương Hoàng Dũng</td>
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<td>18,408,000</td>
</tr>
<tr>
<td>5</td>
<td>Liang Hot Đạo</td>
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<td>Cil Thuyen</td>
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<td><strong>8,225</strong></td>
<td><strong>213,850,000</strong></td>
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</tbody>
</table>

*It is noted that the 2 DP HHs i.e. Mr. Trần Nhật Tâm and Mr. Nguyễn Tri Tâm are residing in Da Lat city but having their vegetable planting land plots in Lat commune (Lac Duong district) that affected by the project.*
The original forms of questionnaires, minutes of community meetings, agreements on the substation location, RP/EMP reports are maintained at the PC2 PECC.