Nanjing Longtan Water Plant
Phase I Project

Resettlement Action Plan

National Research Center for Resettlement, Hohai University
Nanjing Tap Water General Company

April 2012
# ABBREVIATION & ACRONYMS

<table>
<thead>
<tr>
<th>Abbreviation</th>
<th>Full Form</th>
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<tr>
<td>RAP</td>
<td>Resettlement Action Plan</td>
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<td>APs</td>
<td>Affected Persons</td>
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<tr>
<td>M&amp;E</td>
<td>Monitoring and Evaluation</td>
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<tr>
<td>WB</td>
<td>World Bank</td>
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<tr>
<td>DOHURD</td>
<td>Department of Housing and Urban-Rural Development</td>
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<td>NTWGC</td>
<td>Nanjing Tap Water General Company</td>
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<tr>
<td>NCCIHI LLC</td>
<td>Nanjing City Construction Investment Holding (Group) Limited Liability Company</td>
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<td>EA</td>
<td>Executive Agency</td>
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<td>HD</td>
<td>House Demolition</td>
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<td>HDMO</td>
<td>House Demolishment Management Office</td>
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<tr>
<td>CLHDMO</td>
<td>Collectively-owned land House Demolition Management Office</td>
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<td>HDH</td>
<td>House Demolition Headquarter</td>
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<tr>
<td>IA</td>
<td>Implementation Agency</td>
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<tr>
<td>MEA</td>
<td>Monitoring and Evaluation Agency</td>
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<td>TA</td>
<td>Technical Assistance</td>
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<td>RIB</td>
<td>Resettlement Information Booklet</td>
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<td>PPMO</td>
<td>Provincial Project Management Office</td>
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<td>MPMO</td>
<td>Municipal Project Management Office</td>
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<tr>
<td>PMO</td>
<td>Project Management Office</td>
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<td>DMS</td>
<td>Detailed Measurement Survey</td>
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<td>VCs</td>
<td>Village Committees</td>
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<tr>
<td>PLA</td>
<td>Permanent Land Acquisition</td>
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<td>PLO</td>
<td>Permanent Land Occupation</td>
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<td>TLO</td>
<td>Temporary Land Occupation</td>
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<td>LA</td>
<td>Land Acquisition</td>
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<td>LAR</td>
<td>Land Acquisition and Resettlement</td>
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<tr>
<td>HH</td>
<td>Household</td>
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1 Project Description

1.1 Project Introduction

1. The construction of Qixia District, Xianlin New Downtown, and Longtan New Town in an all-round way has accelerated urbanization in this area. Water demand of residents and enterprises is increasing quickly. Contradiction between supply and demand is evident and it has restricted the fast socioeconomic development there. In order to meet the demand of stability, safety, and reliability of water supply, and contribute to local socioeconomic development, after reasonable planning and arrangement, Nanjing Tap Water General Company (NTWGC) is preparing for the construction of Nanjing Longtan Water Plant Phase I Project.

(1) Name of the project

2. Nanjing Longtan Water Plant Phase I Project, abbr. NLWPPIP

(2) Scale of the project

3. According to the site planning of Longtan Water Plant, overall scale of Longtan Water Plant is 800,000 m³/d. This project is for phase I with the scale of 400,000 m³/d. The land is requisitioned according to the scale of 600,000 m³/d, the area of land requisitioned is about 369.75 mu, including 337.6 mu of land used for water supply (including land used for managing and protecting the flood bank). Therefore, the scale of the project is 400,000 m³/d based on the overall layout of 800,000 m³/d for water pumping station and 60,000 m³/d for water plant.

(3) Content of the project

4. The project includes water intake construction, water treatment plant construction, and trunk pipe construction for clean water. Water intake construction includes water intake, aqueduct, water pumping room and etc.; water treatment plant construction includes the systems of conventional process + deep process, factory effluent treatment, supporting system for distribution of high and low voltage electricity, instrument and PLC auto-control system, managing system, security system and etc.; trunk pipe construction for clean water mainly refers to pipes that deliver water to Qixia District, Xianlin New Downtown, and Longtan New Town. See the sketch map of the project in Appendix 1.

1.2 Preparation and the Progress

5. In July 2005, NTWGC formulated the Eleventh Five-Year Plan based on development demands. It has made clear the water supplement goals, water demand, water source planning, planning for water plants and pipe network, etc., and proposed constructing Longtan Water Plant.

7. In February 2010, Nanjing Urban Planning Bureau had issued the *Opinions on Site Selection for Construction Project* (Ref. No. 320113201011057) (see Appendix 3) to make sure the area of land used for the project and the area of substituted land requisitioned.

8. In February 2009, Nanjing Environmental Protection Bureau had given an official and written reply (as Ref. No. NHJ[2009]22) (see Appendix 4) to *Environmental Impact Assessment Report of Nanjing Longtan Water Plant Phase I Project* (400,000 m³/d), prepared by Hohai University.

9. In March 2010, Jiangsu Provincial Department of Land and Resources had issued *Pre-trial Opinions on Land Used for Nanjing Longtan Water Plant Phase I Project* (Ref. No. SGTZY[2010]53) (see Appendix 5), with an approval of the project construction in principle as the project land to be used was in line with the control standards of constructive land largely.


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<td>Finished</td>
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<tr>
<td>Construction Documents Design</td>
<td>Jun. 2012</td>
<td>Planned to be finished</td>
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### 1.3 Project Benefited Area and Affected Areas

#### 1.3.1 Project Benefited Areas

11. Project benefited area of NLWPPIP is Qixia District in Nanjing, with Longtan New Town, Xianlin New Downtown, and Qixia Economic Development Zone as main targets of water supply. The plant can satisfy the water demand of 324,000m³/d in the northeastern region of the main city in 2012.
1.3.1.1 Social Benefits

12. (a) The project will further improve water supply system in the northeastern region of Nanjing and form the east-to-west contraposition water supplying system with existing water plants. It will improve conditions of infrastructure in Qixia District and attract foreign capitals, to further promote urban construction and economic sustainable development in Qixia.

13. (b) With the fast developing economy, growing living level health-conscious, requirements of residents for water consumption and water quality are increasing. Longtan Water Plant will supply water in service area in line with Sanitary Standard for Dinking Water (GB5749-2006, the new edition) to meet intensive and high qualified water supply to improve stability, security of water supply for residents, benefiting physically and mentally healthy of them and the increase of living quality.

14. (c) By propagating the knowledge of safe drinking water, health-conscious and environmental awareness of residents has been raised. Private ground-water exploitation is decreasing, with residents forming a habit of saving water, and these will protect ground water resources indirectly.

1.3.1.2 Economic Benefits

15. (a) Charges shall be paid for water supply. In the scale of water supply of Longtan Water Plant, it will add tax income of local government by charging relevant enterprises, institutes, and residents for water.

16. (b) During the implementation, technical personnel and building laborer are needed and these shall bring temporary jobs to local residents to add the income of HHs.

17. (c) During the implementation, condition of infrastructure in Qixia District can be improved. And due to the improvement of environmental conditions, the value of urban land resources there will increase which will promote the development of real estate and related industries in Qixia District.

18. (d) During the implementation, water security of residents in Qixia District can be improved. The incidence of the disease can be decreased and will lead to a reduction of the expenditure on medical expenses, and an improvement of the level of urban health and the health of the people.

1.3.1.3 Other Benefits

19. The construction of this project will raise the changes of social awareness. With the implementation of pre-feasibility studies and loan work for the loan of the World Bank, the additional scientific and standardized feasibility studies, project implementation, management model and people-centered thinking has been implemented. Thus, management levels of relevant functional departments of the people's governments at different levels can be improved. At the same time, project consultants, engineering and technical personnel and skilled workers can be improved as well. With effective impact of the management model and management level of WB, all participants of the project and constructive staff has been unconsciously influenced with the increase of scientific and standardized management awareness and people-oriented ideology.
1.3.2 Project Affected Areas

20. Land acquisition and house demolition of the project mainly affect Xihua Community of Qixia Street in Qixia District.

1.4 Local socioeconomic Profile

1.4.1 Nanjing Municipality

21. Nanjing, as a famous ancient capital, is the capital of Jiangsu Province and an important center city in Yangtze River Delta, with its geographical location as north latitude 31°14’ to 32°37’, east longitude 118°37’, 22 ' to 119°14’, and an area of 6597 square kilometers. To the east of Nanjing, it is the Yangtze River Delta; to the west, it is the hilly area of southern Anhui; to the south, it is the Taihu Lake; to the north, it is the vast Jianghuai Plain. What's more, it is 380 km to entrance of the ocean, with Yangtze River across.

22. In China, Nanjing is a main economic city and an important base of comprehensive industrial production at the metaphase of industrialized development, formed the main characteristic of heavy chemical industry. Nanjing ranks the second in the field of electronic and chemical production, and ranks the third in the field of automobile manufacturing, together with a larger scale of machinery production, household appliances industry, and building materials industry. Nanjing is an important hub of transportation and communications in east China, which has built an all-around, stereo change, large-volume transportation network. It has a modern transportation system and has completed in all the five kinds of transportation means, including railway, highway, waterway transport, air transport, and the pipeline. In east China, Nanjing is second regional biggest commercial port, only next to Shanghai. The market has been developed and business is active with its total volume of social merchandise for retail sales ranks “top 10” in the nation; Nanjing is one of the four largest centers of research and education and is an important national base of higher education and scientific research, which has a number of domestic first-class universities and research institutions. Nanjing city has been counted as "40 good" ones in China of hard investment environment by the national 9 ministries and commissions. It has also got titles as "National Garden City", "China Excellent Tourism City", "National Advanced City of Science and education", "National Hygiene City".

23. In recent years, social productivity level of Nanjing is improving steadily. Its economic strength has further increased, with the production value increasing year by year steadily. In 2009, it total output value reached RMB 423.026 billion Yuan. According to fixed price, its growth was 11.5% more than last year. In 2009, its finance gross income was RMB 90.115 billion Yuan, which has a growth of 21.4% more that last year on a comparable basis. In 2009, it has completed the social -fixed -asset investment of RMB 266.803 billion Yuan, which has a growth of 23.9% more that last year. By the end of 2009, total registered population of Nanjing is 6.2977 million, which has a growth of 53,100 more that the end of last year, including 5.4598 million in downtown area with an increase of 47,300.

1.4.2 Qixia District

24. Qixia District is located in north latitude 32°02'50" to 32°14'41", east longitude
118°45'42" to 119°14' 50", and in northeast suburbs of Nanjing City. For the east, it starts from the north of east Yangtze central waterway in Madu Village of Jingan Street and links with Dantu City and Jurong City; from Madu Village, along Bianmin River to Longtan Street, it links Jurong, via the line from via Dongyang to Zhang bridge; it links Lingshan and Jiangning District around the southern end of the fruit and livestock farm of Xigang. For the south, it borders with Jiangning and Xuanwu District by Xianlin Streets and Maqun Streets. For the west, it lies next to Xiaguan District from Shizi Road of Maigaoqiao Street to Tianyuanmeiju Community of Yanziji Street. For the north, taking center line of Yangtze River as the boundary, it faces Luhe District and Yizheng City across the Yangtze River from Dushi Stone of Yanziji Street to Madu Village of Jingan Street, via Qixia Street and Longtan Street from the north of Baguazhou Street. In the district, the line from the east to the west is 43 kilometers long; the line from the south to north is 22.5 kilometers long; the area is 376.09 square kilometers (including the water surface).

25. Qixia District is a famous eastern-suburb scenic area in Nanjing. Because the “Best Hill in Jiangnan”--Qixia Hill there, with beautiful maple leaf and sunset clouds in late autumns, it was named “Qixia”. Within the area, along the river, it is the Mufu-Taiping-Qixia landscape in the district with a large number of natural and cultural interest and scenic beauty; more than 38 parks here are under national or provincial key protection as cultural relics in which the Qixia Temple, the Stupa, Yanziji, Six Dynasties Stone Carvings are the most well-known ones. Bixie, the holly animal in the city badge and a symbol of Nanjing, is drawn here. The rich culture and beautiful natural scenery not only add the charm of Qixia, but also provide great potential tourism resources.

26. Qixia District is an important transport hub in Nanjing. There are many ports along the 84 km waterfront of the Yangtze River, including Xinshengwei Port as the biggest port of inland river; Shanghai-Nanjing railway across the city from east to west; Nanjing-Wuhu railway starts from Yaohuamen marshaling station -the biggest one in East China area to southern Anhui, northern Jiangxi, and connects with Nanjing local railway cycle; Ning-hu highway, Ning-hang road, Ning-zhen road, round-road highway and Second Yangtze River Bridge, together with Yaoxin Road, Hongshan Road, and Henyan Road, Qixia Avenue and other regional key roads, constitute the easy and smooth highway network.

27. Qixia District is the important center of petrochemical, automobile, electron, building materials industry zone of Nanjing and a concentrated area of enterprises, capital, talent, and technology. There are more than 130 industrial and mining enterprises at ministerial, provincial, municipal levels and more than 30 institutions of higher education, and scientific research institutes. Among them, Nanjing Xingang High-tech Industrial Park at national level and Cross-strait Science and Technology Park, locating in Nanjing Economic and Technological Development Zone, has become the modern multifunctional industrial zone and the open economy center based on advanced technology industry, combing science, industry and trade.

28. At the end of 2009, there were 10 Street and 109 neighborhood (village) committees in Qixia District, including the Street of Yaohua, Jingga, Longtan, Qixia, Maqun, Maigaoqiao, Xianlin, Yanziji, Xigang, and Baguazhou .

29. At the end of 2009, the population registered was 431977; residential population is 525400, with which 93423 lived for more than 6 months of the floating population.

1.5 Total Investment and Capital Source

30. The total investment of this project is about RMB 73.42012 million Yuan,
including:

31. (a) 50% of the construction investment are supported by bank loans, including 13 million dollars of WB loan amounting to RMB 89.18 million Yuan, the rest are domestic bank loans;

32. (b) the rest portion of investment is own capital of NTWGC.

1.6 Measures for Minimizing Project Impact

1.6.1 Planning and Designing Phase

33. During planning and designing phase, for the sake of reducing the impacts of project construction on local society and economy, the design unit and the project owners take a series valid measures:

34. A. During the stage of project plan, they carry on the project plan optimization, consider the negative impacts of project construction on local society and economy possibly, and regard it as the key factor of plan optimization.

35. B. Optimize the design to reduce the farmland acquisition

1.6.2 Construction Phase

A. Measures for Reducing Dust

36. Soil excavated from the trenches is laid beside the roads. Wind in the dry season and machines excavating the soil will cause dust, affecting nearby residents and factories. In order to reduce the adverse effects on the environment, abandoned soil should be sprayed with water in the event of several days of fine weather or on windy days during the construction period. The construction units should treat any waste soil promptly and dispose of it promptly, in a manner which prevents dispersal of soil on the roads. Wheels of construction vehicles should be cleaned using compressed water before the vehicles begin to work to keep the local environment clean. Meanwhile, construction units should clean the roads periodically if soil spills occur.

B. Control of Construction Noise

37. Construction noise can arise from trench excavation, trucks blowing their horns, the operation of concrete mixers and various other construction machinery and vehicle. In order to control the noise, all construction within 200 meters far from residential areas will be prohibited between the hours of 11pm and 6am. Further, construction units should choose suitable construction facilities and Procedures, and use low-noise machinery. If on occasion construction is required during the night which will affect nearby residents, construction machinery should be equipped with noise elimination devices. Meanwhile, temporary noise interception devices should be set up around the building site or around residences to minimize noise pollution.

C. Treatment of Waste Materials at Construction Sites

38. Project developers and construction units should contact the local environmental hygiene department to clean the domestic waste at construction sites promptly, in order to maintain a clean construction site, and prevent from the dust due to piling up for long time.

D. Minimize the Impacts of Excavating Wastewater Pipes
39. In the process of excavating wastewater collection pipelines, the operation surface is sprayed with suitable water to maintain certain humidity, simultaneously uses the railing or the partial railings so as to reduce the spread scope and quantity of the construction dust. Building materials and construction waste shall be cleaned up and taken away promptly. Be aware of the transport vehicle loading to overflow, and adopting cover and airtight measures as far as possible to minimize strewing along the way, and clean up the soil and dust scattered on the roads promptly.

1.6.3 Preparation and Implementation of the RAP

40. When land acquisition and house demolition is inevitable, the following measures will be adopted to lower the local impact caused by the project construction.

41. A. The project unit strengthens the collecting of foundation data, deeply analyze the present condition of local society and economy and future development, according to the local reality, set down actually viable resettlement plan, guarantee affected persons not be subjected to the loss because of project construction.

42. B. Actively encourage public participation, accept the supervising from the crowd.

43. C. Strengthen internal and external monitoring, build up the efficient and expedite feedback mechanism and approach, try to shorten the information processing period possibly to ensure various problems during implementing project get solving in time.

1.7 Linkage Projects Findings

44. Linkage project refers to the project that has direct relationships with project construction function or benefits during project preparation and implementation. During the process of project design, the project owner pays much attention to due diligence issues. Together with NTWGC and the design agencies, NRCR has conducted associative analysis on all projects and found that no linkage projects involved in the Project.

<table>
<thead>
<tr>
<th>Project Name</th>
<th>Overall Systematic Content</th>
<th>Constructive Content in the Project</th>
<th>Constructive Content Outside the Project</th>
<th>Linkage Project or not</th>
</tr>
</thead>
<tbody>
<tr>
<td>NLWPPiP</td>
<td>Water intake construction</td>
<td>None</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Water treatment plant</td>
<td>Water treatment plant</td>
<td>None</td>
<td></td>
</tr>
<tr>
<td></td>
<td>construction</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Pipe network for water</td>
<td>Trunk pipes</td>
<td>None</td>
<td></td>
</tr>
<tr>
<td></td>
<td>transmission and distribution</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
2 Project Impacts

2.1 Investigation of Project Impacts

45. In March and April 2012, NRCR of Hohai University was entrusted by NTWGC to compile the resettlement action plan. Cooperating with the Project Management Office of NTWGC, the investigation group of NRCR organized the investigation on the impacts of land acquisition, house demolition and resettlement. At the same time, it investigated the socioeconomic profile of project affected areas and resettlement program.

46. The investigation method: detailed investigation was conducted with the villages and families affected by LA and HD of the project. Household survey and individual interview were adopted. The investigation involved all affected persons, mainly focusing on the number of affected households, the size of affected HHs, and resettlement plan, etc. Group discussion has been adopted to learn opinions on land acquisition and resettlement from the neighborhood committee, residents, land administrative department, the department of labor and social security and related social groups, together with broad consultation and negotiation. APs were involved in the activities from the detailed measurement survey in the preparation phase to the negotiation of resettlement plans in later period.

2.2 Categories of Project Impacts

47. According to site survey, project impacts are mainly induced by LA for the construction of water treatment plant; pipe network construction for clean water will be implemented along with the planning roads and there is no land acquisition or resettlement. Categories of project impacts include collective land acquisition, temporary land occupation, compensation and restoration of green crops and ground attachments. House demolition is not involved in.

48. LA of NLWPPIP involves Xihua Community of Qixia Street in Qixia District. See the scope and categories of project impacts in Table 2-1.

<table>
<thead>
<tr>
<th>Item</th>
<th>City</th>
<th>Town/Street</th>
<th>LA/PLO</th>
</tr>
</thead>
<tbody>
<tr>
<td>Construction of water treatment plant</td>
<td>Nanjing</td>
<td>Qixia Street</td>
<td>Xihua Community</td>
</tr>
<tr>
<td>Laying of trunk pipes</td>
<td>Nanjing</td>
<td>Qixia Street</td>
<td>Laying along with planning roads</td>
</tr>
</tbody>
</table>

2.3 Rural Collective Land Acquisition

49. Collective land acquisition for the Project involves Xihua Community of Qixia Street with an area of 369.75mu (there is no basic farmland).

50. In 2003, Village-to-Community program had been implemented in Xihua Community and contractual land for farmers had been re-allocated. Due to the limited number of land and the large population, it changed to voluntary-lease by villagers after that. According to site investigation, the land to be acquired of NLWPPIP has been left out of farming for years with a small amount of vegetable planting.
51. Standardized land amount per capita in Xihua Community is 1.5mu, with household population of 2.75 persons. LA of Longtan Water Plant will affect 90 HHs with 246 persons.

2.4 Permanent Occupation of State-owned Land

52. Permanent occupation of State-owned Land is not involved in the Project.

2.5 Temporary Land Occupation

53. Plant area construction: according to the project design, land to be occupied for the plant is bulk-shaped. After the LA, blank areas will be left within the red-line scope. Material storage and temporary work sheds can be constructed there to meet the demand of the construction of site offices and material stockyard.

54. Pipe laying: trunk pipe construction for clean water are mainly the pipes that convey water to Qixia District, Xianlin New Downtown, and Longtan New Town, including 3.4 km of pipes (DN=1800) and 5.9 km of pipes (DN=1200). Excavating method is to be adopted and 43,675 m² of state-owned land will be occupied temporarily. Due to combining with planning roads construction, TPO and relevant cost are listed in the investment of the road.

2.6 Affected Persons

55. After the implementation of the program of Village-to Community, the land to be acquired for the site of Longtan Water Plant has not been renewed-contracted but voluntary-leased by villagers. In accordance with standardized land amount per capita in Xihua Community is 1.5 mu, with household population of 2.75 persons, LA of Longtan Water Plant will affect 90 HHs with 246 persons.

<table>
<thead>
<tr>
<th>Affected Type</th>
<th>Xihua Community</th>
<th>Subtotal</th>
</tr>
</thead>
<tbody>
<tr>
<td>HHs affected by LA (HH)</td>
<td>90</td>
<td>90</td>
</tr>
<tr>
<td>APs affected by LA (person)</td>
<td>246</td>
<td>246</td>
</tr>
<tr>
<td>Subtotal of HHs directly affected (HH)</td>
<td>90</td>
<td>90</td>
</tr>
<tr>
<td>Subtotal of APs directly affected (person)</td>
<td>246</td>
<td>246</td>
</tr>
</tbody>
</table>
2.7 Vulnerable Groups

56. The socioeconomic investigation shows that there is no female-only-household, poor HH, five-guaranteed family, HH with ethnic minority or other vulnerable groups.

2.8 Affected Ground Attachments and Infrastructure

57. In the area affected by LA of the project, the main ground attachments are electrical poles of 380KV, transformers, trees, low-cost roads, simply constructed sheds and etc.. See details in Table 2-3.

<table>
<thead>
<tr>
<th>Category</th>
<th>Unit</th>
<th>Quantity</th>
</tr>
</thead>
<tbody>
<tr>
<td>Electrical pole of 380KV</td>
<td></td>
<td>20</td>
</tr>
<tr>
<td>Transformer</td>
<td>set</td>
<td>1</td>
</tr>
<tr>
<td>Low-cost roads</td>
<td>km</td>
<td>1</td>
</tr>
<tr>
<td>Big tree</td>
<td></td>
<td>500</td>
</tr>
<tr>
<td>Small tree</td>
<td></td>
<td>200</td>
</tr>
<tr>
<td>Simply constructed shed</td>
<td>m²</td>
<td>400</td>
</tr>
</tbody>
</table>

Figure 2-2 Current Situation of Ground Attachments and Infrastructure
3 Results of Socioeconomic Investigation

58. In order to learn socioeconomic profile of the project area, in March and April, 2012, investigation group of NRCR of Hohai University had investigated affected areas. It took the combination of questionnaires and interviews to conduct sampling investigation of affected HHs. 40 affected HHs were involved in the investigation.

3.1 Socioeconomic Profile of Affected Street and Community

3.1.1 Qixia Street

59. Qixia Street, is located in the eastern suburb of Nanjing City, with the world famous Qixia Mountain and Qixia Temple located in Qixia Town. Qixia Street is located in the middle of Qixia District, with an area of 80 km² and a population of 80,000. It is one of the 100-famous towns and one of the 50-top villages and towns in Jiangsu. Qixia Street is a key traffic hub both in water and land route that next to Nanjing Economic and Technological Development Zone. The Shanghai-Nanjing railway, 312 National Road, and Qixia Avenue are just passing through. In the west, it lies next to the Second Yangtze River Bridge and Xinshengwei Port of Foreign Trade. In the south, it lies next to Shanghai-Nanjing Expressway. Overall, the traffic there is very convenient.

60. In Qixia Street, there are 15 communities: Qixia Street, Wufu Community, New Village of Qihu, New Village of Nanlian, Ganji Lane, Binjiang, Qianxinyi Mine, New Village of Nanshui, Qixia, Xihua, Hongmei, Dongyang, Jiangnan Cement Plant, Xigang, and Zhongshan Mine; and 13 village committees: Shibuqiao, Shiyue, Xinhe, Qianjiadu, Hengyang, Changlin, Chaoyang, Sheshan, Xihu, Donghu, Zhangqiao, Shangqian, and Siduanwei.

61. The good geographical location and natural landscape provides good conditions for the fast development of economy and social industry. After years of developing, the five main-supporting industries of chemical industry, machinery, clothing, building materials and electric furnace has been built. The potential strength of regional economic growth is vast. Agricultural structure has been adjusted and it has appeared evident characters of unique feature and high scientific and technological content. High-tech parks, such as Shibuqiao Base of Flower Seedling, Hengyang Science and Technology Park of Agriculture, Sheshan Breeding Base of New Species of Vegetable, and Chaoyang Community of Dairy Cattle, has been founded in succession and are getting stronger. The new-style urban sightseeing and recreational agriculture has great space of further development. Various social industries are developing quickly. Among 10,000 residents, there are 120.4 obtain the educational background of junior college or above and 2388.9 obtain the educational background of secondary school (technical secondary school). Social security system has been established primarily. Children are educated while the aged are supported with the existing provincial Sheshan Home of Respect for the Aged. The social security environment is safe and stable. And people here are living and working in peace.

3.1.2 Xihua Community

62. Xihua Community locates in the area of 6 km away from Shugang Avenus in Qixia Street with 5 residential groups. In the communities, there are the neighborhood committee, police office, labor security service center, community service center
(responsible for the maintenance of housing, water, electricity and gas). There are seven non-governmental organizations in the community, which are (1) Volunteer-Service Team; (2) the Disabled Association; (3) the Elderly Association; (4) the Mediation Council for Residents; (5) the Elderly Sports Association; (6) Association for Next Generation; (7) Birth-Control Association.

63. By the end of 2011, in Xihua Community, there were 929 HHs with 2557 persons (1239 of male, 1318 of female) with the gender distribution (male/female) of 1/1.06. The population of labor force is 1787 with 413 of agricultural labor force, 815 of industrial labor force, and 559 of labor force in third industry. Net income per capita is RMB 13,035 Yuan, mainly relying on the second industry and the third Industry.

3.2 Results of Sampling Investigation of Affected Rural Family

64. This sampling investigation has investigated 40 HHs with 112 APs, including 58 female (accounting for 51.79% of the sampled) and 78 of labor force (accounting for 69.64% of the sampled).

3.2.1 Age

65. Among the sampled 40 HHs with 112 APs, there are 19 APs who are younger than 16, accounting for 16.96%; 78 APs in the range of the age from 16 to 60, accounting for 69.64% (within 41 APs aged from 16 to 40, accounting for 52.56% of the sampled labor force; 37 APs aged from 41 to 60, accounting for 7.44% of the sampled labor force); 15 APs older than 60, accounting for 13.39%.

![Figure 3-1 Age Structure of Sampled Persons](image)

3.2.2 Education Level

66. Among the sampled 40 HHs with 112 APs, there are 8 APs who are illiteracy, accounting for 7.14%; 32 APs who have the educational background of primary school, accounting for 28.57%; 51 APs who have the educational background of junior middle school, accounting for 45.54%; 12 APs who have the educational background of senior middle school, accounting for 10.71%; 9 APs who have the educational background of junior college or above, accounting for 8.04%.
3.2.3 Area of Residential House

67. Among the sampled 40 HHs, most of them are living in brick-concrete buildings. The average living area is 289 m² per HH and 77.4 m² per person; the average area of the rest structures (simply constructed houses) is 11 m² per HH and 3 m² per person.

3.2.4 Employment Structure of Labor Force

68. Among the sampled 40 HHs with 112 APs, there are 78 labor force with 30 APs working in enterprises, accounting for 38.46% of the sampled labor force; 21 APs working outside, accounting for 26.92%; 12 APs self-employed, accounting for 15.38%; 7 APs conducting agricultural production, accounting for 8.97%; 8 APs as students, accounting for 10.26%.

3.2.5 Annual Income and Expenditure of Family

69. Among the sampled 40 HHs with 112 APs, average annual income of HHs is RMB 50,373.33 Yuan with RMB 13,492.86 Yuan of annual income per person. The main resources of sampled HHs are wages, working outside and self-employment. Average annual expenditure of sampled HHs is RMB 40,160 Yuan with RMB 10,757.14 Yuan of annual expenditure per person. The cost of food, education and training, water, electricity, gas and medical treatment makes up the main portion of
total expenditure. Details are shown in Table 3-1.

**Table 3-1 Annual Income and Expenditure of Sampled Households**

<table>
<thead>
<tr>
<th>Item</th>
<th>Per HH (RMB Yuan)</th>
<th>Per person (RMB Yuan)</th>
<th>Portion (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Annual Income</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Agriculture</td>
<td>373.33</td>
<td>100.00</td>
<td>0.74</td>
</tr>
<tr>
<td>Wages</td>
<td>36500.00</td>
<td>9776.79</td>
<td>72.46</td>
</tr>
<tr>
<td>Work Outside</td>
<td>5600.00</td>
<td>1500.00</td>
<td>11.12</td>
</tr>
<tr>
<td>Self-employed</td>
<td>6800.00</td>
<td>1821.43</td>
<td>13.50</td>
</tr>
<tr>
<td>Others</td>
<td>1100.00</td>
<td>294.64</td>
<td>2.18</td>
</tr>
<tr>
<td><strong>Total Income</strong></td>
<td>50373.33</td>
<td>13492.86</td>
<td>100.00</td>
</tr>
<tr>
<td><strong>Annual Expenditure</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Production</td>
<td>73.33</td>
<td>19.64</td>
<td>0.18</td>
</tr>
<tr>
<td>Electricity</td>
<td>2080</td>
<td>557.14</td>
<td>5.18</td>
</tr>
<tr>
<td>Water</td>
<td>0</td>
<td>0.00</td>
<td>0.00</td>
</tr>
<tr>
<td>Communication</td>
<td>1870</td>
<td>500.89</td>
<td>4.66</td>
</tr>
<tr>
<td>Education</td>
<td>3666.67</td>
<td>982.14</td>
<td>9.13</td>
</tr>
<tr>
<td>Medical Treatment</td>
<td>890</td>
<td>238.39</td>
<td>2.22</td>
</tr>
<tr>
<td>Fuel</td>
<td>1053.33</td>
<td>282.14</td>
<td>2.62</td>
</tr>
<tr>
<td>Living cost</td>
<td>23746.67</td>
<td>6360.71</td>
<td>59.13</td>
</tr>
<tr>
<td>Furniture</td>
<td>1683.33</td>
<td>450.89</td>
<td>4.19</td>
</tr>
<tr>
<td>Contact cost with others</td>
<td>3813.33</td>
<td>1021.43</td>
<td>9.50</td>
</tr>
<tr>
<td>Others</td>
<td>1283.33</td>
<td>343.75</td>
<td>3.20</td>
</tr>
<tr>
<td><strong>Total Expenditure</strong></td>
<td>40160.00</td>
<td>10757.14</td>
<td>100.00</td>
</tr>
</tbody>
</table>
4 Regulation Framework

70. In order to accomplish the land acquisition and demolition in NLWPP(Phase I) and guarantee the legal rights of APs and enterprises and help project to implement smoothly, project policy is prepared according to relevant land acquisition and demolition regulations of the People’s Republic of China, Jiangsu Province, Nanjing municipal governments and World Bank OP4.12 Involuntary resettlement.

71. Implementation of resettlement in the project shall strictly abide by related policy prepared by RAP. If any changes shall be taken during the process, permission of the WB shall be asked at first.

4.1 Laws and Policies

4.1.1 National Laws and Regulations

- Real Rights Law of the People's Republic of China (Adopted on 1st, Oct., 2007);
- Land Administration Law of the People's Republic of China (Adopted on 28th, Aug., 2004, Revised);
- Regulations for the Implementation of the Land Administration Law of the People's Republic of China (Adopted 1st, Jan., 1999);
- Decision on Deepening the Reform of the Strict Land Administration of the State Council (Ref. No. GF[2004]28) (Adopted on 21st, Oct., 2004);
- Guiding Opinions on Improving System of Land Acquisition, Compensation and Resettlement (Ref. No. GTZF[2004]238) (Adopted on 3rd, Nov., 2004);
- Guiding Opinions on Employment Training and Social Security for Land-loss Farmers (Ref. No. GBF[2006]29);
- Notice on Solving Relevant Problems on Social Security for Land-loss Farmers Conscientiously (Ref. No. LSB[2007]14);
- Notice on Deepening the Strict Management on LA and HD to Secure Legal Rights of the Public Conscientiously of the General Office of the State Council (Ref. No. GBFMD[2010]15);
- Provisional Regulations of Tax on Farmland Occupation of the People's Republic of China (Adopted on 1st, Jan., 2007)

4.1.2 Regional Regulations and Policies

- Land Administration Regulation of Jiangsu Province (Adopted on 1st, Jan., 2001);
- Procedures for Land Compensations of LA and Basic Living Security of Land-loss farmers of Jiangsu Province (Adopted on 1st, Sep., 2005);
- Notice on Procedures for Compensation and Resettlement of LA in Nanjing (Adopted on 27th, Dec., 2010);
- Notice on Publication for Compensation and Resettlement Standards of LA in Nanjing (Adopted on 27th, Dec., 2010);
4.1.3 World Bank Policy

- World Bank operational policies OP4.12 Involuntary resettlement and its Appendix (Adopted on 1st, Jan, 2002);
- World Bank operational procedures BP4.12 Involuntary resettlement and its Appendix (Adopted on 1st, Jan, 2002)

4.2 Key Terms of Regulations

- Relevant Provisions in *Land Administration Law of the People's Republic of China*

72. **Article 8** Land in urban districts shall be owned by the State.

73. Land in the rural areas and suburban areas, except otherwise provided for by the State, shall be collectively owned by farmers including land for building houses, land and hills allowed to be retained by farmers.

74. **Article 10** In lands collectively owned by farmers those have been allocated to villagers for collective ownership according to law shall be operated and managed by village collective economic organizations or villagers' committee and those have allocated to two or more farmers collective economic organizations of a village, shall be operated and managed jointly by the collective economic organizations of the village or villagers’ groups; and those have allocated to township (town) farmer collectives shall be operated and managed by the rural collective economic organizations of the township (town).

75. **Article 45** The expropriation of the following land shall be approved by the State Council:

76. (I) Basic farmland;

77. (II) Land exceeding 35 hectares outside the basic farmland;

78. (III) Other land exceeding 70 hectares.

79. **Article 47** In expropriating land, compensation shall be made according to the original purposes of the land expropriated.

80. Compensation fees for land expropriated include land compensation fees, resettlement fees and compensation for attachments to or green crops on the land. The land compensation fees shall be 6-10 times the average output value of the three years preceding the expropriation of the cultivated land. The resettlement fee shall be calculated according to the number of agricultural population to be resettled. The number of agricultural population to be resettled shall be calculated by dividing the amount of cultivated land expropriated by the per capital land occupied of the unit whose land is expropriated. The resettlement fees for each agricultural person to be resettled shall be 4-6 times the average annual output value of the three years preceding the expropriation of the cultivated land. But the maximum resettlement fee per hectare of land expropriated shall not exceed 15 times of the average annual output value of the three years prior to the expropriation.

81. The standards for land compensation and resettlement fees for land expropriated shall be determined by various provinces, autonomous regions and municipalities in
reference to the land compensation fees and resettlement fees for cultivated land expropriated.

82. **Article 48** After the plan for land compensation and resettlement fees is finalized, relevant local people's governments shall make an announcement and hear the opinions of the rural collective economic organizations and farmers whose land has been expropriated.

83. **Article 49** Rural collective economic organizations shall make public to its members the receipts and expenditures of the land compensation fees for land expropriated and accept their supervision.

84. It is forbidden to embezzle or divert the land compensation fees and other relevant expenses.

85. **Article 50** Local people’s governments at all levels shall support rural collective economic organizations and farmers in their efforts toward development and operations or in starting up enterprises.

86. **Article 54** A paid leasing shall be go through in use of land owned by the State by a construction unit. But the following land may be obtained through government allocation with the approval of the people's governments at and above the county level according to law:

87. (I) Land for use by government organs and for military use;

88. (II) Land for building urban infrastructure and for public welfare undertakings;

89. (III) Land for building energy, communications and water conservancy and other infrastructure projects supported by the State.

90. (IV) Other land as provided for by the law and administrative decrees.

91. **Article 57** In the case of temporary using State-owned land or land owned by farmer collectives by construction projects or geological survey teams, approval shall be obtained from the land administrative departments of local people's governments at and above the county level. Whereas the land to be temporarily used is within the urban planned areas, the consent of the urban planning departments shall be obtained before being submitted for approval. Land users shall sign contracts for temporary use of land with relevant land administrative departments or rural collective organizations or villagers committees depending on the ownership of the land and pay land compensation fees for the temporary use of the land according to the standard specified in the contracts.

92. Users who use the land temporarily shall use the land according to the purposes agreed upon in the contract for the temporary use of land and shall not build permanent structures.

93. The term for the temporary use of land shall not usually exceed two years.

94. **Article 62** One rural household can own one piece of land for building house, with the area not exceeding the standards provided for by provinces, autonomous regions and municipalities.

95. Construction of rural houses shall conform to the general plans for the utilization of land of townships (towns) and the original land occupied by houses and open spaces of villages shall be used as much as possible for building houses.

96. The use of land for building houses shall be examined by the township (town) people's governments and approved by the county people's governments. Whereas occupation of agricultural land is involved the examination and approval procedure provided for in Article 44 of this law is required.
97. The application for housing land after selling or leasing houses shall not be approved.


98. **Article 25** Municipal, county people's government of the locality whose land has been requisitioned shall, upon approval of the land requisition plan according to law, organize its implementation, and make an announcement in the village (township), hamlet whose land has been requisitioned on the approval organ of the land requisition, number of the approval document, use, scope and area of the requisitioned land as well as the rates for compensation of land requisition, measures for the resettlement of agricultural personnel and duration for processing land requisition compensation.

99. Persons of ownership and persons of use right of the requisitioned land should, within the duration prescribed in the announcement, go to the competent department of people's government designated in the announcement to go through the registration for land requisition compensation on the strength of land ownership certificates.

100. The competent departments of municipal, county people's governments shall, on the basis of the approved land requisition plan and in conjunction with the departments concerned, draw up land requisition compensation and resettlement plan, make an announcement thereof in the village (township), hamlet wherein the requisitioned land is located to solicit the views of the rural collective economic organizations and peasants on the requisitioned land. The competent departments of land administration of municipal, county people's governments shall, upon approval of the land requisition compensation and resettlement plan submitted to the municipal, county people's governments, organize its implementation. Where a dispute arises over the compensation rates, coordination shall be carried out by local people's government above the county level; where coordination has failed, arbitration shall be resorted to by the people's government that approved the land requisition. Land requisition compensation and resettlement dispute shall not affect the implementation of the land requisition plan.

101. Payment of various expenses for land requisition should be effected in full within 3 months starting from the date of approval of the land requisition and resettlement plan.

102. **Article 26** Land compensation fee goes to the rural collective economic organization; compensation fee for ground appendices and young crops shall be for the owner(s) of ground appendices and young crops.

103. Funds earmarked for land requisition resettlement subsidy must be used for the designated purpose and shall not be diverted to any other purpose. For persons required to be resettled by the rural collective economic organization, payment of the resettlement subsidy shall be made to the rural collective economic organization to be administered and used by the rural collective economic organization; where resettlement is to be arranged by other units, the resettlement subsidy shall be paid to the resettlement units; where no unified resettlement is required, the resettlement subsidy shall be given to the individuals to be resettled or used for the payment of insurance premium for the resettled persons on gaining the consent of the resettled persons.

104. Municipal, county and village (township) people's governments should strengthen supervision over the use of resettlement subsidy.
Relevant Provisions in *Decision on Deepening the Reform of the Strict Land Administration of the State Council*

105. **PART III** Improve the system of compensation of LA and resettlement

106. (XII) Improve the method of compensation of LA. Governments above county level shall take practical measures to safeguard the livelihood maintenance of Land-loss farmers. Pay land compensation, resettlement subsidy, and compensation for young crops and ground assets fully and timely in accordance with the law. For cases that livelihood of land-loss farmers cannot be maintained, and that the cost of social security for landless farmers caused by LA cannot be afforded, governments at provincial, autonomous regional, and municipal directly under the central government levels shall add the resettlement subsidy. For cases that land compensation and resettlement subsidy reached legal superior limit while livelihood of land-loss farmers cannot be maintained, local government can use the income of compensated use of state-owned land to subsidize. Governments at provincial, autonomous regional, and municipal directly under the central government levels shall set and publicize unified standards of annual output value and sectional comprehensive land price. Same price shall be paid for the land of some conditions. National projects of key construction shall list full measure of the cost of LA into the budget. As for large and medium-scaled water conservancy and hydropower projects, compensation standards of LA and resettlement Procedures shall be prescribed by the State Council separately.

107. (XIII) Resettle land expropriated farmers properly. Local governments above county level shall prepare specific Procedures to secure long-term livelihood of land expropriated farmers. For projects with stable income, farmers can become a shareholder by land-use rights of constructive land approved by the law. In city planning area, local government shall bring landless farmers caused by LA into urban employment system and establish social security mechanism; outside city planning area, when expropriating rural collective-owned land, local government shall provide essential farmland or arrange corresponding jobs for them in the administrative division; for landless farmers without any basic working and living conditions, remote resettlement shall be adopted. Department of labor and social security, jointly with other department concerned, shall propose guiding opinions on employment training and social security system as quickly as possible.

108. (XIV) Perfect LA procedures. During the process of LA, rural collective-owned land ownership and rural land contractual operational right shall be safeguarded. Before applying for LA approval by the law, farmers whose land to be expropriated shall be informed of the planned land use, location, compensation standards, and resettlement Procedures. Investigation results of the land to be expropriated shall be confirmed by rural collective economic organization and peasant HHs. If necessary, department of land and resources shall organize hearings in accordance with relevant regulations. Relevant materials that can show farmers whose land to be expropriated are in the know and their confirmations are essential for approval. Coordinate and adjudication mechanism shall be established and perfected quickly for disputes on compensation of LA and resettlement, to safeguard legal rights of farmers whose land to be expropriated and the land-users. Except for special cases, LA items approved shall be posted publicly.

109. (XV) Strengthen supervision on the implementation of LA. For cases not implement compensation of LA and resettlement, land expropriated shall not be forced into use. According to the principle that land compensation shall be mainly used for HHs whose land has been expropriated, governments at provincial, autonomous regional, and municipal directly under the central government levels shall make allocation method of land compensation in rural collective economic
organizations. In order to accept supervision, rural collective economic organizations involved in LA shall make their members to know the income, expenditure, and allocation. Departments on agriculture, civil administration, etc. Shall strengthen the supervision of allocation and use of land compensation in rural collective economic organizations.

- **Relevant Provisions in Guiding Opinions on Improving System of Land Acquisition, Compensation and Resettlement**

110. **Article 1** Regulations on compensation standards of LA

111. (II) Determination of the unified multiple of annual output value. The unified multiple of annual output value of land compensation and resettlement subsidy shall be determined within limits prescribed by law, following the principle that livelihood level of farmers who land has been expropriated shall not be lowered; for cases that, in reliance on fee of compensation of LA and resettlement calculated by unified multiple of annual output value in line with the law, livelihood level of farmers whose land has been expropriated cannot be maintained and the cost of social security for landless farmers cannot be afforded, the multiple can be increased with the permission of provincial government; for livelihood level of farmers whose land has been expropriated cannot be maintained when taken 30 times of calculation for land compensation and resettlement subsidy, local government shall make overall arrangements, to allot a proportion of the income of compensated use of state-owned land to subsidize. For the cases occupied basic farmland with approval by the law, compensation of LA shall be implemented at the top compensation standard publicized by local government.

112. (III) Determination of comprehensive land price in the section of LA. For conditional areas, provincial department of land and resources, jointly with other organization concerned, can determined comprehensive land price of LA for counties (cities) in the province. The price can be adopted and implemented after the approval of people's governments at the provincial level. When determining comprehensive land price, land type, output value, land section, farmland grade, quantity of cultivated land per capita, land supply-demand relations, local economic development, basic subsistence allowance for urban residents, and other factors shall be taken into consideration.

113. **Article 2** Regulation on resettlement Procedures of farmers whose land has been expropriated

114. (V) Resettlement of agricultural production. When expropriating rural collective land outside city planning area, it shall first secure essential farmland for APs to continue agricultural production with fully use of rural collective flexible land, contractual land returned voluntarily by contractors, newly added farmland by contractual land transferring and land consolidation for development.

115. (VI) Resettlement of new employment. Conditions shall be created positively. Training of labor skills shall be provided freely for APs. Related jobs shall be arranged. Under equal conditions, land-users shall give priority to APs to solve employment problems. For rural collective land inside city planning area, landless farmers caused by LA shall be brought into urban employment system and social security mechanism shall be established.

116. (VII) Resettlement of becoming stakeholders. For planned project land with long-term stable income, voluntarily by HHs, after negotiation between rural collective economic organization and the land user, compensation of LA and resettlement subsidy can be used to buy shares or converse of approved use-right of constructive land into shares. Rural collective economic organization and HHs shall be benefited as preferred shares as contracted.
117. (VIII) Resettlement to other places. For the cases that basic living conditions of landless farmers caused by LA cannot be provided locally, with fully solicited opinions of rural collective economic organization and HHs, the government can resettlement to other places.

118. Article 3 Regulation on resettlement procedures

119. (IX) Inform the situation of LA. Before asking LA for approval legally, local department on land and resources shall inform relevant rural collective economic organization and HHs in written form the planned use, location, compensation standard of the land to be expropriated and resettlement Procedures, etc. After it, all the ground assets and young crops rushed to be constructed and planted by rural collective economic organization and HHs shall not be compensated during the implementation of LA.

120. (X) Confirm investigation results of LA. Local department on land and resources shall investigate the ownership, land type, area, ownership and categories and quantities of ground assets, and other existing situations of the land planned to be expropriated. The result shall be confirmed commonly by rural collective economic organization, HHs, and owners of ground assets.

121. (XI) Organize hearings of LA. Before asking LA for approval legally, local department on land and resources shall inform relevant rural collective economic organization and HHs that they have the right to apply for a hearing of compensation standards and resettlement Procedures of the land planned to be expropriated. When APs apply for a hearing, the hearing shall be organized in line with procedures regulated in the Regulations on the Hearing of the National land and resources and relevant requirements.

➢ Relevant regulations in Guiding Opinions on Employment Training and Social Security for Land-loss Farmers

122. (II) Land-expropriated farmers are the main targets of employment training and social security, mainly referring to those who of agricultural population has registered enjoying the contractual right of rural collective-owned land and lost their land largely or totally because of rural collective land acquisition unified organized by the government. Specific targets are determined locally. Newly land-expropriated farmers are the key group of employment training and social security. Key targets of employment training are those who are labor-aged; Key targets of social security are senior citizens.

123. (III) Classified guidance shall be given in line with existing situation inside and outside urban planning area. Relevant problems of employment training and social security of land-expropriated farmers shall be solved properly in line with existing conditions. Inside the urban planning area, land-expropriated farmers shall be brought into urban employment system by local government and the social security system shall be established. Outside the urban planning area, it shall be secured that essential farmland or jobs have been provided for land-expropriated farmers in the administrative region, with attendance for them of the social security system in settlement area.

124. (IV) Promotion of employment for land-expropriated farmers shall be conducted with the hold of market-oriented employment mechanism to plan employment in towns and villages as a whole. Jobs shall be developed in multi-channels to improve conditions of employment. Various kinds of enterprises, institutes, and communities shall be encouraged to absorb land-expropriated farmers. Searching for jobs themselves or self-employed shall be supported. In the urban planning area, land-expropriated farmers shall be registered into the united urban unemployment system and employment service system. Unemployed land-expropriated farmers shall
conduct the registration of employment in local public employment service agency. The agency shall take it in time and provide employment information, employment guidance, employment training, occupation introduction and other services positively to help those who are labor-aged and have the will to be employed get jobs as quickly as possible. The labor-aged land-expropriated farmers willing to be employed shall enjoy relevant supporting policies for re-employment promotion in line with related regulations.

125. (VI) Training for land-expropriated farmers shall be strengthened. In urban planning area, targeted job training plans shall be prepared in line with characteristics of land-expropriated farmers to help them be employed by order-type training and other means. Outside urban planning area, job training shall be developed in line with characteristics of land-expropriated farmers in line with characteristics of them to improve their competitive ability in employment and ability of starting an operation.

126. (X) The investment of job training and social security shall be secured. The cost of job training for land-expropriated farmers shall be listed and paid from local finance; the cost of social security shall be arranged from resettlement subsidy increased approved by local government and land compensation for land-expropriated HHs as a whole. When the cost cannot be satisfied, local government shall use the income of compensated stated-owned land use to meet the shortage. For conditional areas, local finance and collective economy shall strengthen the supporting to guide land-expropriated farmers to join urban and rural social security. Collecting Procedures of social security investment shall be formulated by local government at provincial, autonomous regional or municipal level.

➢ Relevant Provisions in Land Administration Regulation of Jiangsu Province

127. Article 23 Due to the construction, rural collective-owned land to be acquired shall be unified expropriated; state-owned land to be used shall be unified provided. For land occupation, constructive owners or individuals shall apply to land administrative departments in line with relevant approval documents regulated by laws and regulations. It shall be examined and approved by the people's government at or above the county level in line with legal limits of examination and approval authority.

128. Article 24 Land occupied for construction shall abide by general plan for land utilization and annual plan for land utilization. When transferring agricultural land to constructive land involved, relevant procedures shall be conducted legally. Among which, for the cases to achieve the general plan for land utilization in planned township area, provincial people's government can entrust the government at the municipal level to give approval. For the cases that rural collective-owned land to be expropriated, examination and approval shall be conducted in line with legal procedures.

➢ Relevant Provisions in Jiangsu Provincial Procedures for Land Acquisition Compensation and Basic Living Security of Land-loss Farmers

129. Article 3 The regulations are applicable to compensation of land acquisition in the administrative region of Jiangsu Province. For the cases of rural collective-owned land acquisition in urban planning area, basic living security system for land-expropriated farmers shall be established in line with the regulations; for the cases of rural collective-owned land acquisition outside urban planning area, basic living security system for land-expropriated farmers can be established in line with the regulations.
130. **Article 5** According to the land value and the level of socioeconomic development, land in the province has been divided into four classes with corresponding standards of land acquisition compensation and basic living security to be implemented. Standards of basic living security standards shall be adjusted in line with local socioeconomic development level timely.

131. **Article 7** Compensation of rural collective-owned land acquisition legally shall be paid fully in line with the regulations.

132. The cost of LAR includes land compensation, resettlement subsidy, and compensation of ground assets and young crops.

133. **Article 10** Land administrative departments at municipal or county level shall, within 3 months after the approval of the LAR plan, pay compensation of LAR and living subsidy for APs below 16-year-old in full in line with the regulations; transfer no more than 70% of agricultural land compensation and total resettlement subsidy of land-expropriated farmers who have been brought into basic living security to special bank accounts of basic living security fund for land-expropriated farmers opened by the department of finance at the same level with the payment of the compensation of ground assets and young crops simultaneously; pay the rest of land compensation to rural collective economic organizations.

134. **Article 14** The special bank accounts of basic living security fund for land-expropriated farmers include individual accounts for basic living security of land-expropriated farmers and the account of the social pool.

135. No more than 70% of agricultural land compensation and resettlement subsidy shall be settled in the individual account. When APs of basic living security is dead, remaining sum of principal and interest in individual accounts can be inherited in line with the law.

- **Relevant Provisions in Nanjing Municipal Procedures for Land Acquisition Compensation and Resettlement**

136. **Article 2** The regulations are applicable to all the compensation of land acquisition and resettlement in Gulou District, Xuanwu District, Baixia District, Qinghuai District, Jianye District, Xiaguan District, Qixia District, and Yuhuatai District (hereinafter referred to as the 8 districts).

137. **Article 4** Bureau of Land and Resources in Nanjing is in charge of the plan and administration of the compensation of land acquisition and resettlement in the city. Each sub-bureau is in charge of specific implementation of the compensation of land acquisition and resettlement in its administrative area.

138. **Article 6** Municipal government shall establish the social security system of land-expropriated farmers and bring them into social security system (hereinafter referred to Social Security), including basic endowment insurance of employees of urban enterprises and unemployment security, etc. Specific Procedures shall be compiled separately.

139. **Article 11** The cost of the compensation of land acquisition and resettlement includes two parts: Compensation based on sectional land price and comprehensive compensation of young crops and ground assets.

140. Compensation based on sectional land price refers to standards of comprehensive compensation of land sections measured and calculated according to multiple Procedures with the land section divided depending on factors as the land type, output value, land location, the level of agricultural land, farmland quantity per capita, land relations of supply and demand, local socioeconomic development, and basic living security of urban residents. It includes resettlement subsidy for
land-expropriated farmers and the land compensation. The adjustment of sectional division of rural collective-owned land and the calculation of compensation standards of sectional land price in land acquisition area, etc, in the 8 districts, shall be implemented by municipal department of land and resources, together with the departments of price, human resources and social security timely with the dependence on the change of socioeconomic development and social security, etc. It shall be put into practice after the examination and approval of municipal government.

141. Municipal government shall establish the system of comprehensive compensation price for young crops and ground assets. For collective-owned land acquisition in the 8 districts, young crops and ground assets shall be compensated in line with comprehensive compensation standards with no consideration of land types and land sections, without returning the overcharge and demanding payment of the shortage. Collective economic organizations make the balance in the area under jurisdiction. The department of price, together with the department of land and resources, shall formulate the standards of comprehensive compensation price of young crops and ground assets and set specific guiding price for compensation timely in line with the level of socioeconomic development. It shall be put into practice after the examination and approval of municipal government.

142. **Article 15** After the approval of the plan for compensation of land acquisition and resettlement, the department of land and resources shall list the expense of social security cost for land-expropriated farmers and the regulation cost for the compensation of land acquisition. For the rest of the fund, it shall be paid to collective economic organization of land expropriation.

143. Department of land and resources pay comprehensive compensation of young crops and ground assets to collective economic organization possessing the land ownership affected by land acquisition. Holders of the ownership of the collective economic organization, relevant young crops and ground assets shall determine specific prices of compensation with negotiation based on the guiding prices of the government. Corresponding compensation shall be paid from comprehensive compensation fee of young crops and ground assets.

144. **Article 19** Collective economic organization of land-expropriated farmers' group shall make thename-list of land-expropriated farmers(244,888),(924,924) to be brought into the social security system from group-members aged 16 or above in line with the regulations, taking the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government as the criterial point-in-time.

145. **Article 20** When giving approval to the plan for the compensation of land acquisition and resettlement by municipal government, villagers' group-members of collective economic organizations shall be brought to the list of land-expropriated farmers when satisfying the following conditions: 1) whose registered residence and current residence administered by collective economic organization of the villagers' group involving land-expropriation; 2) who has the legal right of land contact operation; 3) who has legal residential land; 4) with the approval of no more than 2/3 members of relevant collective economic organization after discussion; 5) aged 16 or above.

146. The full-time college students aged 16 or above at junior level or above in school, compulsory serviceman on active duty, detainees sentenced or receiving reeducation through labor shall be also brought to the list of land-expropriated farmers, when satisfying the following conditions: on the day of the approval of the plan for the compensation of land acquisition and resettlement of municipal government, whose registered residence before entrance, enlisted, imprisonment, or detention was administered by collective economic organization of the villagers' group involving land-expropriation; who had legal residential land; and with the approval of no more than 2/3 members of relevant collective economic organization after discussion.
147. Persons quit working or retired (including the ones who quit or retired to give the position for their children) returned to home village, and enjoying retirement pension; and who had been resettled and serviced (including the ones only enjoyed the change from "agricultural to non-agricultural") in LAR before the implementation of the regulations, shall not be brought to the list of qualified land-expropriated farmers of social security.

➢ Relevant Provisions in Social Security Procedures for Land-loss Persons in Nanjing

148. Article 2 The social security system for land-expropriated farmers shall follow the principles including: classified implementation, combination of social general account and individual accounts, link of systems, security of the basic, adjustment timely. In order to accelerate the promotion of elderly-supported, sicked-cared, and unemployed-helped, labor-aged APs shall be brought into social security system for employees of urban enterprises; senior-aged APs shall be brought into basic living subsidy system for land-expropriated APs, the allowance on elderly living difficulties for land-expropriated APs, and basic medical insurance for urban residents.

149. Article 5 Land-expropriated persons defined in the Procedures refer to persons whose collective-owned land has been acquired to be state-owned legally after the implementation of the Notice on Detailed Regulations on Compensation and Resettlement of Nation-building Land Acquisition in Nanjing (Ref. No. NFMZ[1983]188).

150. Immature persons in the regulations refer to land-expropriated persons under the aged of 16.

151. Labor-aged persons in the regulations refer to female land-expropriated persons aged from 16 to 55; male land-expropriated persons aged from 16 to 60.

152. Senior-aged persons in the regulations refer to female land-expropriated persons aged 55 or above; male land-expropriated persons aged 60 or above.

153. Article 6 According to the time of land acquisition, the fund, of the cost for 1) labor-aged persons to join social security, 2) senior-aged persons to join basic living subsidy system for land-expropriated persons, the allowance on elderly living difficulties for land-expropriated persons, and basic medical insurance for urban residents, shall include:

154. (I) the cost of social security expended from the Compensation based on sectional land price for land-expropriation;

155. (II) the part allocated from compensated land use income by the government, such as the land transferring fee, etc.

156. (III) basic living security fund for land-expropriated farmers established in line with the Trial Procedures of Basic Living Security for Land-expropriated Persons in Nanjing (Ref. No. NZF[2004]100) (hereinafter referred to as the Trial Procedures ).

157. (IV) the part of additional individual-afford payment of basic endowment insurance of employees of urban enterprises and unemployment security fee from labor-aged persons in, who had got the one-off subsidy of individual search for jobs or the one-off subsidy of resettlement of labor force during the period from Aug.1st, 1983 to the implementation of the Trial Procedures, in line with the regulations.

158. (V) the part of additional individual-afford payment of basic endowment insurance of employees of urban enterprises and unemployment security fee from labor-aged persons in the period from implementation of the Trial Procedures to these regulations, in line with the regulations.
159. (VI) social security cost for land-expropriated persons paid by governments at municipal-level and district-level: government at municipal level pay 60% and relevant government at district-level where residence of APs registered pay 40% when involving Xuanwu District, Qinhuai District, Jianye District, region, District, District, Yuhuatai District, Qixia District, Pukou District, the original Dachang District; government at district-level of Jiangning District, Pukou District, and luhe District pay 100% when involving Jiangning District, the original Jiangpu County, the original Luhe County.

160. Article 11 From Jan 1st, 2011, taking the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government as the criterial point-in-time, for newly-added labor-aged land-expropriated persons shall be brought into basic endowment insurance and unemployment security in line with the following regulations:

161. (I) Pay basic endowment insurance of flexible employment in line with the base and ratio of payment on the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government; pay unemployment security fee of flexible employment in line with the base and ratio of payment on the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government.

162. (II) For the possibly rest part of social security cost expended from the compensation based on sectional expropriated-land price after the payment of basic endowment insurance and unemployment security fee as regulated, during the period of flexible employment, it can be applied to pay social security fee from the fund. For the payment of social security fee, it has the priority to be expended from individual accounts of basic living security. For the ones who 1) has paid basic endowment insurance for 15 years without reaching the mandatory retirement age or 2) has money left in individual accounts of basic living security at mandatory retirement age, the money shall be one-off returned to the persons and the basic living security shall be ended.

163. (III) For the ones who dead without reaching the mandatory retirement age and has money left in individual accounts of basic living security, remaining sum of the principal and interest in individual accounts of basic living security shall be one-off squared up to the heir at law or designated heir.

164. Article 16 From Jan 1st, 2011, taking the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government as the criterial point-in-time, for newly-added labor-aged land-expropriated persons shall be brought into basic living security and basic medical security for urban residents to enjoy relevant treatment in line with the following regulations:

165. (I) receive the subsidy of basic living security monthly from the month after the day of the approval of the plan for the compensation of land acquisition and resettlement of municipal government in line with basic living security standards of land-expropriated persons publicized by municipal department of human resources and social security. It shall be expended from individual accounts first; when individual accounts are not affordable, it shall be listed and expended from the general account.

166. (II) Individuals can apply for the payment of basic medical security for urban residents from corresponding individual accounts of basic living security. When individual accounts are not affordable, it shall be listed and expended from the general account. From the next month of the payment of basic medical security for urban residents, the persons can enjoy relevant treatment.

167. (III) For the ones who dead, remaining sum of the principal and interest in individual accounts shall be one-off squared up to the heir at law or designated heir.
4.3 Resettlement Policy of NLWPP

168. Resettlement policy of the project is formulated in line with relevant policies of the People's Republic of China, the People's Government of Jiangsu Province, Nanjing People's Government and the WB.

169. As for this project, relevant policies and regulations, and standards for identification, standards for property valuation and standards for compensation shall not be modified without the approval from the WB.

170. According to existing design, main impacts of the project include LA and TLO. The following policies are applicable to the project impacts.

4.3.1 Policies of Compensation for Collective-owned Land Acquisition and Resettlement for Labor Force

171. (I) Policies of Compensation for Collective-owned Land Acquisition

172. 1. Fee of Land Compensation and Resettlement

173. According to relevant regulations, for projects involving collective-owned land acquisition, the subject unit of land acquisition shall pay the fee of land compensation and resettlement. The fee of land compensation includes the compensation based on sectional expropriated-land price and comprehensive compensation of young crops and ground assets.

174. The compensation based on sectional expropriated-land price includes resettlement subsidy for land-expropriated agricultural staff and the land compensation. Nanjing Municipal Government has established the system of comprehensive compensation price of young crops and ground assets. For collective-owned land acquisition in the 8 districts, compensation of young crops and ground assets shall be paid in line with comprehensive compensation standards with no consideration of land types and land sections, without returning the overcharge and demanding payment of the shortage; collective economic organizations make the plans and balance in the area under jurisdiction.

175. 2. Compensation Standards of Collective-owned Land Acquisition

176. According to regulations in Procedures of Compensation of Land Acquisition and Resettlement in Nanjing (Ref. No. NZF[2010]264), it has been divided into three sections of land acquisition in Nanjing. The compensation standard for A Level is RMB 113,000 Yuan/mu; the compensation standard for B Level is RMB 82,000 Yuan/mu; the compensation standard for C Level is RMB 58,000 Yuan/mu. The comprehensive compensation standard for non-agricultural staff area is RMB 26,000 Yuan/mu. The comprehensive compensation standard for young crops and ground assets is RMB 40,000 Yuan/mu.

177. The affected village of land acquisition of Longtan Water Plant is Xihua Village, locating in the C Level section, with comprehensive compensation based on sectional land-expropriated price as RMB 58,000 Yuan/mu and comprehensive compensation for young crops and ground assets as RMB 40,000 Yuan/mu.

178. (II) Resettlement Policy for Labor Force

179. 1. Social Security System for Land-expropriated Farmers

180. According to relevant regulations, Nanjing Municipal Government has established the system of social security for land-expropriated persons. APs are
divided into three phases in line with the age: (1) under 16-year-old; (2) female from 16-year-old to 55-year-old and male from 16-year-old to 60-year-old; and (3) female at or above 55-year-old and male at or above 60-year-old. For (1) the ones under 16-year-old One-off subsidy shall be give; (2) the labor-aged, basic endowment insurance of flexible employment shall be paid in line with the base and ratio of payment on the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government and unemployment security fee of flexible employment shall be paid in line with the base and ratio of payment on the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government; (3) the senior-aged, taking the date of the approval of the plan for the compensation of land acquisition and resettlement of municipal government as the criterial point-in-time, shall be brought into basic living security system and basic medical insurance of urban residents to enjoy relevant treatment.

181. 2. Payment of Land Compensation and Resettlement Fee

182. According to relevant regulations on social security system for land-expropriated farmers, after the approval of the plan for the compensation of land acquisition and resettlement of municipal government, the department of land and resources shall list and expend the cost of social security entrance and regulation fund for land acquisition from the compensation based on sectional land price and pay the rest part to collective economic organization of land expropriation.

183. The department of land and resources shall pay compensation of young crops and ground assets to collective economic organizations which have the land ownership. Holders of the ownership of the collective economic organization, relevant young crops and ground assets shall determine specific prices of compensation with negotiation based on the guiding prices of the government. Corresponding compensation shall be paid from comprehensive compensation fee of young crops and ground assets.

4.3.2 Compensation Policy for Permanent Acquisition of State-owned Land

184. Permanent acquisition of state-owned land is not involved in the project.

4.3.3 Compensation and Reclamation Policies for Temporary Land Occupation

185. 1. Acquisition of Temporary Land Use Right

186. For temporary occupation of collective-owned land with approval, land users shall sign contracts of TLO with rural collective economic organizations in accordance with the land ownership. The compensation for TLO shall be paid as contracted; for the cases involving compensation for green crops and ground attachments, the both sides shall negotiate and determine the compensation price based on the guiding price of the government.

187. 2. Reclamation after Temporary Land Occupation

188. For temporary occupation of agricultural land (farmland), earnest money of reclamation shall be paid to land administrative department. When the period of TLO is expired, the land user shall complete the reclamation within one year and the
earnest money will be returned after acceptance check; for reclamation not being completed on time or unaccepted, the department of land and resources shall organize the reclamation and the earnest money will not be returned. Users of TLO shall use the land as contracted and no permanent construction can be built. When the period of TLO is expired, users of TLO are in charge of the land restoration. For losses caused by unable restoration, the users shall take the responsibility of corresponding economic compensation. Time limit of TLO is one year and no more than two years, in principle.

189. 3. Compensation Standard of Temporary Land Occupation

190. According to THE latest policy of Nanjing, compensation standard for TLO is RMB 39,000 Yuan/mu for the first year; RMB 78,000 Yuan/mu for the second year, if continue.

4.3.4 Resettlement Policy for Vulnerable Group

191. According to Regulation on Urban and Rural Basic Living Security in Nanjing, residents in urban and rural areas, having local permanent residence registered, with average income per capita among family members living together that is lower than the minimum living security standard for urban and rural residents, have the right to apply for basic living security.

Table 4-1 Urban and Rural Basic Living Allowance in Qixia District

<table>
<thead>
<tr>
<th>District / County</th>
<th>Urban Basic Living Allowance (RMB Yuan/Person • month)</th>
<th>Rural Basic Living Allowance (RMB Yuan/Person • month)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Qixia District</td>
<td>500</td>
<td>480</td>
</tr>
</tbody>
</table>

192. It has been learned from department of civil affairs in Nanjing, villagers 1) senior-aged, disabled or under 16-year-old; 2) with no ability to work, no basic source of income, or no statutory supporter, or 3) relevant statutory supporters have no relevant capacity, can enjoy the treatment of rural five guarantees supporting.

Table 4-2 Support Standard in Qixia District

<table>
<thead>
<tr>
<th>District / County</th>
<th>Concentrated Support Standard (RMB Yuan/month)</th>
<th>Scattered Support Standard (RMB Yuan/month)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Qixia District</td>
<td>768</td>
<td>624</td>
</tr>
</tbody>
</table>

193. According to Nanjing Trial Procedures of Living Help for Disabled Persons with Special Difficulties, disabled persons with special difficulties(including disabled students whose residence was moved out for schooling) with permanent residence here and not joining 1) the minimum living standard guarantee system in urban or rural areas; 2) rural five guarantees supporting system; and 3) urban supporting system for citizens with no income, no labor capacity and no legal obligors all have the right to apply for the living help.

4.3.5 Compensation Policy for Affected Ground Attachments

194. For collective-owned land acquisition in the 8 districts, green crops and ground assets shall be compensated in line with comprehensive compensation standards with no consideration of land types and land sections, without returning the overcharge and demanding payment of the shortage. Collective economic organizations make the balance in the area under jurisdiction. According to latest regulations in Nanjing, the compensation price for green crops and ground
attachments is RMB 40,000 Yuan/mu.

195. The land administrative department shall pay compensation of green crops and ground attachments to collective economic organizations which have the land ownership. The collective economic organization and the owners of relevant green crops and ground attachments shall determine specific prices of compensation with negotiation based on the guiding prices of the government. Corresponding compensation shall be paid from comprehensive compensation fee of green crops and ground attachments.
5 Compensation Standards

196. Compensation standard of the project are decided according to the legal framework above and socioeconomic conditions of Qixia District.

5.1 Compensation Standard of Permanent Acquisition of Collective Land


<table>
<thead>
<tr>
<th>Sections</th>
<th>Land Acquisition Price (RMB Yuan/mu)</th>
<th>Basic Land per Capita (mu)</th>
</tr>
</thead>
<tbody>
<tr>
<td>A level section</td>
<td>113,000</td>
<td>0.7</td>
</tr>
<tr>
<td>B level section</td>
<td>82,000</td>
<td>1.0</td>
</tr>
<tr>
<td>C level section (Xihua Community)</td>
<td>58,000</td>
<td>1.5</td>
</tr>
</tbody>
</table>

5.2 Compensation Standard of the Use of State-owned Land

198. Temporary state-owned land occupation has been involved in the project. Because pipe network construction will be implemented together with the construction of planned roads, it will implement the latest policy in Nanjing while constructing. The cost caused will be listed in the budget of the road works.

5.3 Compensation Standard of Temporary Land Occupation

199. According to Notice on Publication for Compensation and Resettlement Standards of LA in Nanjing (Ref. No. NZF[2010]265), compensation standard for the first year of TLO is RMB 39,000 Yuan/mu, and RMB 78,000 Yuan/mu for the next year.
Table 5-2 Compensation Standard of Temporary Land Occupancy

<table>
<thead>
<tr>
<th>Type</th>
<th>Compensation Standard (RMB Yuan/mu)</th>
<th>Remarks</th>
</tr>
</thead>
<tbody>
<tr>
<td>TPO Fishpond</td>
<td>39,000 (0.26)</td>
<td>For water surface occupied outside the area of LA; and within the first year of TPO</td>
</tr>
<tr>
<td>TPO Other land</td>
<td>78,000 (0.52)</td>
<td>Compensated in line with this standard for the 2nd year, if needed</td>
</tr>
<tr>
<td></td>
<td>39,000 (0.26)</td>
<td>Within the first year of TPO</td>
</tr>
<tr>
<td></td>
<td>78,000 (0.52)</td>
<td>Compensated in line with this standard for the 2nd year, if needed</td>
</tr>
</tbody>
</table>

5.4 Compensation Standard of Green Crops and Ground Attachments

200. In accordance with Article 11 in Procedures for Compensation and Resettlement of LA in Nanjing, for land expropriated in the 8 districts, comprehensive compensation standard of green crops and ground attachments with no consideration of land types and land sections, without returning the surcharge and demanding payment of the shortage. Department of land and resources pay compensation of green crops and ground attachments to collective economic organizations which have the land ownership in line with estimation formula. Relevant collective economic organizations and owners of green crops and ground attachments shall determine specific compensation price based on the guiding price of municipal government. Corresponding compensation for the owners shall be listed in the comprehensive compensation cost.

201. In accordance with Notice on Publication for Compensation and Resettlement Standards of LA in Nanjing (Ref. No. NZF[2010]265), comprehensive compensation price for green crops and ground attachments is RMB 40,000 Yuan/mu.

Table 5-3 Comprehensive Compensation Standard of Green Crops and Ground Attachments

<table>
<thead>
<tr>
<th>Area</th>
<th>Standard (RMB Yuan/mu)</th>
</tr>
</thead>
<tbody>
<tr>
<td>The 8 districts (Gulou District, Xuanwu District, Baixia District, Qinghuai District, Jianye District, Xiaguan District, Qixia District, and Yuhuatai District)</td>
<td>40,000</td>
</tr>
</tbody>
</table>

5.5 Compensation Standard of Other Costs

202. Other costs of resettlement in the project are shown in Table 5-4.
Table 5-4 Standards of Taxes and Dues of Resettlement

<table>
<thead>
<tr>
<th>No.</th>
<th>Item</th>
<th>Standard (RMB)</th>
<th>Basis</th>
</tr>
</thead>
</table>
| 1   | Farmland use tax                                   | Basic farmland: 35000 Yuan/mu  
Farmland: 23333 Yuan/mu                                                       | Detailed Rules of Provisional Regulations of Farmland Occupation of the People’s Republic of China (Ministry of Finance of the People's Republic of China, Decree No. 49 of the State Administration of Taxation) |
| 2   | Fee of land reclamation                            | Basic farmland: 15875 Yuan/mu  
Farmland: 11339 Yuan/mu                                                       | Notice on Opinions on Standard Adjustment of Farmland Reclamation Fee of Department of Land and Resources, etc. forwarded by General Office of Provincial Government (Ref. No. SZBF [2011]120) |
| 3   | Fee of Compensated Use of Newly Added Land for Construction | 53360 Yuan/mu                                                               | Notice on Solving Relevant Problems of Policy Adjustment for Compensated Use of Newly-added Constructive Land (Ref. No. CZ [2006]48) |
| 4   | Fee of Management of Land Acquisition              | 4% of the total cost of LA                                                   | /                                                                                        |
| 5   | Fee of Survey & Design                             | 1% of the total cost of LA                                                   | /                                                                                        |
| 6   | Fee of Implementation and Management               | 2% of the total cost of LA                                                   | /                                                                                        |
| 7   | Fee of Technical Training                          | 1% of the total cost of LA                                                   | /                                                                                        |
| 8   | Fee of External M&E                                | 2% of the total cost of LA                                                   | /                                                                                        |
| 9   | Fee of Internal M&E                                | 0.5% of the total cost of LA                                                 | /                                                                                        |
| 10  | Unforeseeable Fee                                  | 10% of the total cost of LA                                                  | /                                                                                        |
6  Restoration and Rehabilitation

6.1 Objectives

203. In this project, to ensure that APs can get full compensation for their losses, they will be compensated and resettled in a reasonable way so that they can share the benefits of the project; and some subsidies will be provided to them, so that they can restore or exceed the previous levels of production, income and livelihood before the project implementation.

6.2 Principle

6.2.1 Minimize Resettlement

204. The design shall be modified appropriately and optimized in combination with the features of this project to minimize the project’s affected area and the impact of resettlement as much as possible.

6.2.2 Equivalent Compensation

205. To ensure that APs’ living standards does not decline caused by the project, equivalent compensation principle will be carried out. It includes two aspects: first, the property replacement cost of compensation, other loss is the basis of the compensation, that is, immigrant loss how much compensation for how much.

206. (i) When the agricultural land has been taken, all losses will get reasonable compensation which will be paid to represented collective for the development of collective economy, not for other purpose. Immigrants engage in agricultural will follow the principle “local resettlement, multi-channel employment” that arranged by local government, the PMO and the village committee so that living standards will not be affected.

207. (ii) Immigrant families will receive replacement housing which is at least equal to their original living places in the traffic, all kinds of facilities and the surrounding environment or obtain its original value of the house compensation.

208. (iii) Enterprises will maintain the scale and function of existing organizations and the use of the house, try to restore the original operating environment, or the equivalent with their housing compensation. Meanwhile, the closure of discontinued due to the project will also be compensated, that is, the project will compensate suspension of business losses.

209. (iv) Public facilities will be fully restored, and its functions are at least not under the original level in order to maintain the normal life of the not affected people around the project construction area.

210. (v) Temporary immigrants affected by the project and people who loss part of the property without needing for the relocation will also get equivalent compensation.
6.2.3 Special Focus

211. (i) Project will focus on vulnerable groups (elderly people, widows, single part families, the disabled, the chronically ill and poor families), Relocation will be given preferential policies, such as housing, employment and other aspects of reasonable care. After the removal, regular return visits and help will be provided until handed over to the local civil affairs departments.

212. (ii) Projects will plan developmental relocation, mobilize power of local government to do immigrants employment training and create employment opportunities as possible to make immigrants adapt to settlement environment in a short term and self-reliance on economy, transfer resettlement responsibility from resettlement agency to immigrants.

213. (iii) Project will try to maximize resettlement cost-effectiveness and improve ability of resettlement and norm resettlement and establish a perfect internal control mechanism to avoid funds wasting, interception, fraud and corruption to make full use of resettlement funds in order to achieve the best placement.

6.3 Land Acquisition and Temporary Land Occupation

6.3.1 Impact Analysis for Permanent Land Acquisition

214. According to the results of field survey, the incomes of affected families in Xihua Community mainly rely on wage and working outside, next self-employment, agricultural income account the least. On the one hand, the area of existing land in Xihua is little; according to the data provided by the Community Committee, the land per capita is only 0.3mu at present. On the other hand, residents in Xihua Community have realized that labor transfer from agriculture to second industries and third industries.

6.3.2 Resettlement Plan

215. According to the latest of landless farmers’ compensation and resettlement policies in Nanjing, combined with the willingness of the landless farmers affected by the project, social security resettlement will be implemented.

216. (i) Land Compensation

217. The project requisitions 369.75 mu of collective land in Xihua Community, due to the division of sections, Xihua Community is belong to C-level section, land acquisition price is RMB 58,000 Yuan/mu, comprehensive compensation price for green crops and ground attachments is RMB 40,000 Yuan/mu. The total land compensation fee is RMB 36.2355 million Yuan.

218. According to the APs’ willingness surveyed, the remaining land compensation is paid to the affected families, which will be used to improve the lives of families and provide start-up capital for other employment.

219. Comprehensive compensation for green crops and ground attachments will be distributed to the property owners in accordance with the affected number and in combination with the guided price.

220. (ii) Social Security for Landless Farmers
Survey on Insured Willingness

221. By holding a forum, explain the current Nanjing land acquisition and resettlement policy to the APs, Landless farmers can participate in the social protection of endowment insurance of urban enterprise workers or landless farmers. According to the questionnaire statistical data, 35 households are willing to participate in social insurance scheme, accounts for 87.5% of the sampled 40 households, the proportion is relatively high.

222. By asking members who do not want to participate, there are two reasons: one has better family condition and attend other insurance; the other is poor family condition and want to receive compensation to improve living.

Insurance Program

223. Firstly, determine the number of contributors of social insurance by the area of land requisitioned. The project imposed 369.75 mu of collective land in Xihua Community, due to the division of Nanjing area, Xihua Community is belonging to third area. Per capita benchmark is 1.5 mu of land, According to regulations, the number of APs who should be included in the social security system = the number of land÷ the group where the Requisition benchmark. The number of contributors of social security is 246 in the project scope of land acquisition.

224. Secondly, determine the contributors list of social security. Account the location and is now living in a group of landless villagers collective economic organizations, shall enjoy the right to land contractual management, has a homestead in accordance with the law and discussed and adopted by more than 2/3 members of the collective economic organizations, and at least 16 years old member of the collective economic organizations, small village groups have the right to enter the land acquisition and personnel of social security. Neighborhood offices urge collective economic organizations of small village groups to bring forth a specific list of agricultural people affected by land acquisition and that should be included in the social security system in accordance with the law.

225. Thirdly, in accordance with the personnel of flexible obtain employment, labor age personnel could participate in the endowment insurance for urban workers divided by age. Specific implementation in accordance with the Nanjing municipal government approved land compensation and resettlement program of the flexible employment of the basic pension insurance contribution base, contribution rate paying the basic old-age insurance. Pay the insurance premiums according to the flexible employment unemployment insurance payment standard published by the municipal government approves the land compensation and resettlement program.

226. The old people participate in the basic livelihood guarantee of landless farmers. The time began to carry out is the next month of the day that the Nanjing municipal government approves the land compensation and resettlement program. They get the allowance monthly according to the standard of basic living security of land-loss farmers published by municipal human resources and social security departments. During the period from January 1, 2011 to 31 December 2011, according to the role of The Social Security Schemes for Land-loss farmers of Nanjing that, the land-loss older are included in the basic livelihood guarantee, and each Land-loss farmers who that women are at least 55 years old, men over 60 years old could receive a basic living allowance of RMB 720 Yuan per month.

227. Fourth, according to attended social security personnel list, land ministry will list the cost of social security to pay civil affairs and social security department in order to pay for the cost of the participant. The land ministry will pay the comprehensive compensation of grounds attachment and standing crops to the village collective
economic organizations.

**Figure 6-1 Insured Flowchart**

228. (iii) Other Supportive Policies and Measures

229. Farmers lost their land, and engaged in from agriculture into the city's secondary industry and tertiary industries. In order to let them grasp the survival skills better in the city life, the government take positive and effective measures to provide some employment guidance to help them obtain employment and solve the unemployment problem.

230. First, arrange certain special funds and analyze the landless farmers' employment will and education level, combine the employment training and enterprise employee demand, organize them to take pre-employment vocational skills training and improve the quality of their professional skills.

231. Second, help the immigrants who have labor capacity and employment aspirations and apply for registration of the unemployed meanwhile to apply for a Registration Certificate for Employment and Unemployment, and enjoy related preferential measures about employment support in accordance with existing policy.

232. Third, develop community jobs actively, give priority to the landless staff who have the poor economic conditions and are affected by age, culture, physical quality with community jobs, especially women.

233. Fourth, solve the difficulties of the landless farmers in the production and living and help them adapt to the urbanization life in psychological, spiritual and other aspects with the power of community-based organizations.

6.4 Ground Attachments and Infrastructure

234. (i) Issuance of Compensation

235. According to the latest policy, the price of green crops and ground attachments compensation is RMB 40,000 Yuan/mu. Due to landless farmers' willingness, a compensation price of green crops and ground attachments shall be made based on the number of crops and ground attachments on the land, in combination with the government guidance price, and consulting with the property owners, while giving to the property owners. If there is remaining, fund using program should be determined by holding villagers meeting.
236. (2) Removal of Ground Attachments and Infrastructure

237. For the affected municipal, utilities such as poles, wires, transformers, etc. Under the premise of no affection to the residents (without the relocation people), make reconstruction first and then removed in order to minimizing the adverse impact on nearby people.

6.5 Training and Project Employment

238. According to Feasibility Study Report for NLWPPIP, the number of the staffing level is 60 preliminarily, in addition to the technical staff, there are approximately 14 jobs provided as supporting staff (greening and maintenance, warehouse, gatemen, drivers, etc.). The local community residents could be competent with the non-technical positions through simple training. So the priority is given to local residents under the same conditions through simple training, in order to make them to share the benefits from water plant construction.

6.6 Rights Protections for Vulnerary Groups and Women

239. Vulnerary groups have not been found in this project y now. If found, their production and life could be restored through the following measures.

240. (i) During project implementation, encourage vulnerary groups to participate in the project, identify the adverse effects on their lives induced by the project, and develop mitigation measures.

241. (ii) According to relevant policies of Nanjing, community should help poor families which meet the minimum living allowance to apply for social assistance.

242. (iii) Develop community jobs for the people who have the ability to work; give priority to vulnerary groups about simple jobs to help them building their own capacity.

243. In this project, women will participate fully in the resettlement activities through information disclosure and village collective meeting. They have equal rights with men in the compensation, employment and participation in training. The following measures will be carried out to help women to restore incomes:

244. (i) During project construction, ensure that a certain number of women (at least 20 percent of the unskilled labor) obtain the non-technology employment opportunities. In addition, women will obtain the same pay with men if they take the same work.

245. (ii) Give priority to the affected women about part-time employment, hairdressing and other industries in technical training, in order to ensure their economic status is not compromised;

246. (iii) During project operation, give priority to the affected women about jobs such as cleaning, greening to ensure that their income recovery.

247. (iv) Affected women could obtain relevant information during resettlement, and can participate in public consultation and resettlement.
7 Public participation

7.1 Objectives

248. According the policies and regulations related to resettlement of the state, Jiangsu Province and Nanjing City, project should protect the legal rights of APs and affected units to reduce the discontent and dispute. So, at the rebuild and construction of project, displacement and resettlement policy and implementation rules, resettlement plan should be prepared well to achieve the goal of resettlement successfully and this project pays much attention to consult with displaced person and listen to their opinions on resettlement policy, plan and implementation.

249. When the project is conducted feasibility study during preparation stage, project management office has repeatedly sought suggestions and comments of the Nanjing Municipal Government, the NPC and CPPCC, mass organizations, the residents in the project area land, enterprises on the project resettlement.

250. From March to April of 2012, PMO organized a specific team during PMO survey the affected physical volume and socio-economic survey. The related immigrant representatives all participated in the survey. PMO listened suggestions from residents and enterprises about land acquisition and resettlement, discussed widely with them. Meanwhile, Nanjing MPMO conducted socio-economic investigation, public views and psychological survey to investigate the resettlement willing and attitude about the project. Those detailed investigations laid the foundation for the preparation of the Resettlement Action Plan.

251. In the future, Nanjing MPMO will take the following measures to encourage public participation and consultation at a phase of resettlement implement.

252. (I) Representatives of the APs should be invited to participate in the work of resettlement.

253. APs, enterprises and institutions, shops choose their representatives. By cooperating with villager committee, the representatives solicit opinions and collect rationalization proposals from APs. In addition to these, they regularly exchange views with APs.

254. Representatives of APs will take part in the process of survey for house and its adjoining parts, in confirming compensation standard, in negotiating the agreements on land acquisition and resettlement compensation and rehabilitation, in the distribution of economically affordable housing and so on, so as to reflect the APs’ opinions, and to ensure the judgment and transparency of the project resettlement.

255. (II) Negotiating with APs about Resettlement Processes.

256. With public participation and fully communication with the APs, they share the right to submit reasonable resettlement patterns and resettlement sites.

257. (III) Information and Discussion Meeting

258. Representatives from the APs, house-demolished enterprises and institutions, shopkeeper of house-demolished shops, women (women should be more than 30% of all representatives) are organized to take part in discussion meetings before 3 months of the land acquisition and demolition. The meeting will inform them about the process and further obtain their opinions and suggestions.

259. (IV) Public Gathering Meetings

260. The meetings are held before 1 months of the land acquisition and demolition,
mainly to explain relevant policies, laws and regulations, compensation rates, etc. Thus, the APs and enterprises can do some preparation for the resettlement earlier.

261. (V) Propaganda through Media

262. On the one hand, the policies of land acquisition and houses demolition of Nanjing City should be propagated through television, newspaper and broadcast. On the other hand, the APs will be widely offered resettlement handbooks so that they can be acknowledged relevant resettlement information timely.

263. (VI) Making a Land Acquisition and House Demolition Announcement

264. Prior to initiation of civil works for each component, the project will issue a formal announcement. The main contents are: brief introduction of the project, the demolition scope, resettlement policies (including compensation rate), and organizations responsible for resettlement, scheme of resettlement, rights and obligations of APs, grievance and appeals, monitoring and evaluation etc.

265. (VII) Disclosure of the RAP

266. Before World Bank evaluate, the RAP should be apportioned to the NCCIIHLLC and NTWGC, broadcasted on radio and television. A public notice should be announced in the municipal network and local major newspapers so that the APs and non-governmental organization can acknowledged timely. Meanwhile, the manifold ones should be given to the offices of all affected villages, townships, communities and sub-districts.

267. (VIII) The RAP Information Handbook

268. Compile the main part of RAP in PP information handbook and send the handbook to APs after the evaluation of the project and before movement. The main contents of information handbook are brief situation of the project, project impacts, compensation policies, schedule of implementation, implementation organization, monitoring and evaluation agency, grievance redress mechanisms and contracts.

7.2 Survey for Public Willingness

269. April 14, 2012, under the guidance of NRCR, NTWGC specially organized and implemented the survey for public willingness. There are totally 35 persons included the APs, villagers, village cadres and etc in the survey. The survey show that there are 91% of the sampled persons knowing the project, 6% of them knowing not clearly and 3% of them don’t knowing about it. There are 100% of them supporting the project construction, 94% of them think it will improve living environment, 92% of them think it will improve working environment, 57% of them think it will increase employment opportunities and 97% of them think it is good for health. All of the sampled persons believe the project is advantage for the state, their cities and individuals. About the policies of land acquisition and houses demolition, there are 34% of the sampled persons knowing it, 43% of them knowing a little and 23% of them don’t knowing, while there are 74% of them expressing they would appeal if their legal right was threatened. Analysis of the questionnaire, the vast majority of people still support the construction of this project, while they require to minimize the negative impact of the project construction. The project must be implemented in accordance with national policies and regulations. To sum up, they all require relevant department effectively protect the legal rights and interests of the APs and establish a reasonable resettlement mechanism. Detailed achievements of the survey are shown as Table 7-1 and Figure 7-1.
### Table 7-1 Summary of Public Opinion and Psychological Questionnaire

<table>
<thead>
<tr>
<th>No.</th>
<th>Questions</th>
<th>Answers</th>
<th>Results</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>(1) Yes (2) Know a little about (3) No</td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Do you know that the project will be constructed?</td>
<td></td>
<td>91%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(2) Know a little about</td>
<td>6%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(3) No</td>
<td>3%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(4) No</td>
<td>0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(5) No</td>
<td>0.0%</td>
</tr>
<tr>
<td>2</td>
<td>What is the sources do you know about it?</td>
<td>(1) Newspaper</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(2) Meeting</td>
<td>23%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(3) Neighbor</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(4) Researchers</td>
<td>77%</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>0.0%</td>
</tr>
<tr>
<td>3</td>
<td>Do you agree with the project?</td>
<td>(1) Yes (2) No</td>
<td>100%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(3) Indifference</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(4) Indifference</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(5) Indifference</td>
<td>0.0%</td>
</tr>
<tr>
<td>4</td>
<td>Who will benefit from the project?</td>
<td>(1) The state</td>
<td>100%</td>
</tr>
<tr>
<td></td>
<td>(More than one answer can be chosen.)</td>
<td>(2) No</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(3) Individual</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(4) Group</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(5) Individual</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>0.0%</td>
</tr>
<tr>
<td>5</td>
<td>To what extend does the poor environment affect your work and life?</td>
<td>(1) have no impacts</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(2) not serious</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(3) rather serious</td>
<td>69%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(4) serious</td>
<td>31%</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>0.0%</td>
</tr>
<tr>
<td>6</td>
<td>Which of the benefits do you think you can get from the project?</td>
<td>(1) improvement of living environment</td>
<td>94%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(2) improvement of working environment</td>
<td>29%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(3) providing employment opportunity</td>
<td>57%</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(4) benefiting health of body and mind</td>
<td>0.0%</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td>0.0%</td>
</tr>
<tr>
<td>No.</td>
<td>Questions</td>
<td>Answers</td>
<td>Results</td>
</tr>
<tr>
<td>-----</td>
<td>---------------------------------------------------------------------------</td>
<td>---------------------------------------------------------------------------------------------------</td>
<td>---------</td>
</tr>
<tr>
<td>7</td>
<td>Which of the adverse impacts do you think the project will have on you?</td>
<td>(1) have no adverse impacts&lt;br&gt;(2) The project construction may affect traffic condition.&lt;br&gt;(3) economic loss caused by house demolition&lt;br&gt;(4) decrease of income caused by land acquisition&lt;br&gt;(5) other adverse impacts</td>
<td>91%</td>
</tr>
<tr>
<td>8</td>
<td>Do you know the policies on urban land acquisition, house demolition, resettlement and compensation?</td>
<td>(1) Yes&lt;br&gt;(2) Know a little&lt;br&gt;(3) No</td>
<td>34%</td>
</tr>
<tr>
<td>9</td>
<td>Do you know that you can appeal to the department concerned when your rights are encroached upon?</td>
<td>(1) Yes&lt;br&gt;(2) No</td>
<td>74%</td>
</tr>
<tr>
<td>10</td>
<td>Which kind of land acquisition and compensation methods would you like?</td>
<td>(1) cash&lt;br&gt;(2) land adjustment, compensation own group&lt;br&gt;(3) other</td>
<td>86%</td>
</tr>
<tr>
<td>11</td>
<td>What would you do after you get cash compensation?</td>
<td>(1) engaged in second and third industries.&lt;br&gt;(2) work outside&lt;br&gt;(3) adjust the industries structure or develop household economy&lt;br&gt;(4) purchase insurance&lt;br&gt;(5) other</td>
<td>37%</td>
</tr>
<tr>
<td>12</td>
<td>What do you want if your land has been levied?</td>
<td>(1) skill training&lt;br&gt;(2) provide employment information&lt;br&gt;(3) other</td>
<td>31%</td>
</tr>
<tr>
<td>13</td>
<td>What're your suggestions to the Component?</td>
<td>(1) protect the benefits of APs&lt;br&gt;(2) promise the justice and publicity in resettlement&lt;br&gt;(3) other</td>
<td>91%</td>
</tr>
</tbody>
</table>
7.3 Public Consultation and Information Disclosure

In order to handle the problems and requirements of APs in the land acquisition and resettlement timely and properly, consultation with the APs is needed so that all the problems can be solved before the implementation of the RAP. Resettlement agencies will arrange for public participation meeting so that APs can get the opportunities to consult compensation before sign compensation agreement with the resettlement agencies.

Table 7-2 Participation of the Project

<table>
<thead>
<tr>
<th>Time</th>
<th>Place</th>
<th>Participant</th>
<th>Contents</th>
<th>Remark</th>
</tr>
</thead>
<tbody>
<tr>
<td>2012.3</td>
<td>MPMO, Qixia District Street Office, APs' residences</td>
<td>personnel of MPMO, District Street Office and NRCR, APs</td>
<td>Outline of resettlement social and economic investigation, Project scope</td>
<td>Component impacts of social and economic investigation</td>
</tr>
<tr>
<td>2012.3</td>
<td>MPMO, Qixia District Street Office, APs' residences</td>
<td>personnel of MPMO, District Street Office and NRCR, APs</td>
<td>Compensation and resettlement policies.</td>
<td>Preliminary consultation for compensation policy when preparing RP</td>
</tr>
<tr>
<td>2012.3</td>
<td>MPMO, Qixia District LRMB, APs' residences</td>
<td>personnel of MPMO, District LRMB and NRCR, APs</td>
<td>Compensation and resettlement policies</td>
<td>Modify RAP and consult on compensation and recovery plan.</td>
</tr>
<tr>
<td>2012.3</td>
<td>Mingri Hotel</td>
<td>WB specialist, personnel of MPMO and NRCR</td>
<td>World Bank organize Nanjing project training</td>
<td>Discuss on the characteristics and important issues</td>
</tr>
<tr>
<td>2012.4</td>
<td>Xihua Community</td>
<td>personnel of NTWGC and NRCR, cadres and APs</td>
<td>Comments and suggestion on the water plant site</td>
<td>Public participation</td>
</tr>
<tr>
<td>2012.4</td>
<td>MPMO, Qixia District LRMB, APs' residences</td>
<td>personnel of MPMO and District LRMB, APs</td>
<td>Individual problem resettlement policies and programs</td>
<td>Supplementary consultation on individual issues before finalizing of RAP</td>
</tr>
<tr>
<td>Document</td>
<td>Language and Disclosure Means</td>
<td>Date</td>
<td>Place</td>
<td></td>
</tr>
<tr>
<td>----------------------------------------------</td>
<td>--------------------------------------------</td>
<td>----------</td>
<td>------------------------</td>
<td></td>
</tr>
<tr>
<td>Introduction about the project</td>
<td>Chinese, city government website</td>
<td>2012.4</td>
<td>Community, Street</td>
<td></td>
</tr>
<tr>
<td>General introduction of the resettlement</td>
<td>Chinese, city government website</td>
<td>2012.5</td>
<td>Community, Street</td>
<td></td>
</tr>
<tr>
<td>Land acquisition and compensation policy</td>
<td>Chinese, city government website</td>
<td>2012.5</td>
<td>Community, Street</td>
<td></td>
</tr>
<tr>
<td>Inform to publicized RAP</td>
<td>Chinese</td>
<td>2012.5</td>
<td>Nanjing Daily</td>
<td></td>
</tr>
<tr>
<td>RIB</td>
<td>Chinese, sent to APs</td>
<td>After WB review</td>
<td>Community, Street</td>
<td></td>
</tr>
<tr>
<td>RAP report</td>
<td>Chinese, English</td>
<td>After WB review</td>
<td>PMO, Library</td>
<td></td>
</tr>
</tbody>
</table>
8 Grievance Redress Mechanisms

271. According to the achievements of the interview with the APs, the most problems concerned are (i) whether the compensation fund is paid timely; (ii) when to move to the affordable houses and; (iii) whether the temporarily occupied land is restored timely. Those problems are close to the immediate interests of the APs and the key ones that relevant departments are concerning. The project owner consulted with land administration departments about the time of resettlement fund paid and informed it to the APs and at the same time promised to monitor the realization of resettlement fund paid. Meanwhile, the project owner also promised the construction units restore the temporarily occupied land as soon as possible so as to minimize the negative impacts on the residents. In addition, the project owner will timely inform the APs the construction conditions of affordable houses to make them move to the new houses as early as possible. During the stage of compiling the APs and the followed implementation, the participation of the APs and the affected institutions and enterprises is being concerned about throughout and meanwhile, the appeal mechanism is established as well.

272. The procedures are the following:

Stage 1: If any AP is aggrieved by any aspect of the resettlement and rehabilitation program, he/she/it can lodge an oral or written grievance with CPMO; If it is oral grievance, MPMO is required to deal with it and keep in written record. The MPMO shall resolve the issue within two weeks. Contract: Zhang Nengyuan, MMPO Tel: 025-84402743

Stage 2: If the aggrieved person is not satisfied with the decision on stage 1, he/she/it can bring the complaint to the attention of PPMO after the receipt of the decision on Stage 1. And they will make a decision on the complaint within two weeks. Contract: Dong Weigang, PPMO Tel: 025-85015078

Stage 3: If the aggrieved person is not satisfied with the decision on stage 2, he/she/it can appeal to Municipal House Demolition Management Office for administrative arbitration after he receives the decision on Stage 2.

Stage 4: If the AP is still dissatisfied with the administrative arbitration, he/she/it can appeal to the peer People’s Court for administrative reconsideration or lawsuit in accordance with Civil Procedure Act after receiving the decision of the institution for administrative arbitration in 30 days.

Figure 8-1 Schematic of Grievance Redress Mechanisms

273. The APs can appeal for any aspects of the resettlement, which includes the means of resettlement, compensation standard and resettled sited, etc.

274. The appeal process, institute, site, leader, and telephone number for redress of grievances are publicized to APs by meeting, notice and information handbook so that APs can realize they have right to appeal to the fullest extent. Meanwhile, information
will be disseminated through the media and all opinions and suggestions received from various stakeholders will be circulated to the many resettlement institutions at all levels in a timely manner.
9 Organizational Structure

9.1 Introduction of Related Organizations

275. In the project plan, there are 8 kinds of institutes respectively engaged in Nanjing Longtan Resettlement Action Plan, management, implementation, and monitoring, which are shown as the following.

- The PMO of Jiangsu Province (PPMO)
- The PMO of Nanjing (NMPO)
- Nanjing Tap Water General Company (NTWGC)
- Nanjing Municipal Land Resource Management Bureau
- Nanjing Municipal Price Bureau
- District government, the streets, the affected villagers’ committees/residents of the community
- Project Design Institutes (DI)
- NRCR of Hohai University

276. **The PMO of Jiangsu Province (PPMO)** is in charge of management and coordination for land acquisition, houses demolition and resettlement, examination for the RAP and inspection for the internal M&E implementation.

277. **The PMO of Nanjing** is responsible for publicizing the resettlement policies, compiling the RAP and implementing land acquisition and houses demolition.

278. **Nanjing Tap Water General Company** takes charge of resettlement investigation, compiling the RAP and implementing land acquisition and houses demolition.

279. **Nanjing Municipal Land Resource Management Bureau** is responsible to examine relevant procedures and implement project resettlement coordination, management, monitor and arbitration.

280. **Nanjing Municipal Price Bureau** responsible to make the compensation standard for land acquisition and houses demolition.

281. **District government, the streets, the affected villagers’ committees/residents of the community** is responsible to cooperate to finish land acquisition and resettlement, and on behalf of APs to reflect the comments generated in the process of their work.

282. **Project Design Institutes** are entrusted to design the projects and determine the scope of land acquisition and houses demolition.

283. **NRCR of Hohai University** is entrusted to be engaged in external M&E for the work of land acquisition, houses demolition and project resettlement.
9.2 Organizational Structure

Figure 9-1 Project Organization Structure

9.3 Responsibility of Each Organization

9.3.1 The PMO of Jiangsu Province

- This agency is in charge of the project management, organization, coordination, making relevant policies, examining the RAP, inspecting external M&E examination and making decisions on the principal problems of project resettlement.
- Organized and coordinate the work of compiling RAP.
- Determine and coordinate the resettlement plan according to the project construction schedule.
- Check the monitoring report.
- Coordinate the contradictions and problems in the process.
9.3.2 The PMO of Nanjing

- Entrust project design institutes and agencies entrusted for environmental impact assessment to measure and determine the scope of permanent land acquisition, temporary land occupation and environmental protection zone.
- Set up special departments to be in charge of the work of resettlement, appoint special staffs with qualification, offer working equipments and implement technical training for the staffs.
- Organize and coordinate the work of socio-economic survey.
- Organize and coordinate the work of compiling the RAP.
- Put the resettlement policies into practice.
- Determine and coordination project resettlement according to the project construction schedule.
- Pay and monitor resettlement fund.
- Direct, coordinate and monitor the process of project resettlement.
- Implement internal M&E for the project resettlement and submit relevant reports to the PMO of Jiangsu Province and WB.
- Entrust the qualified external M&E agency to undertake external M&E for the project resettlement, offer necessary assistances and submit external M&E reports.
- Coordinate and deal with the contradictions and problems induced by the project resettlement.
- Coordinate and deal with appealed affairs.
- Submit report of the process of land acquisition, houses demolition, resettlement fund use and project implementation to WB at fixed times.

9.3.3 Nanjing Tap Water General Company

- Organize socio-economic survey.
- Entrust qualified agencies to undertake the work of houses demolition, including registration of impact indicators, related investigation and negotiation for compensation contract.
- Entrust qualified agencies to assess the value of demolished houses.
- Organize public participation, hold focus discussions and investigate public willingness.
- Discuss and propose resettlement scheme and organize the RAP compiling.
- Apply for construction land use permits and construction project planning permits to urban planning departments and obtain proposal for project sites of all sub-components.
- Execute policies and regulations related to houses demolition, collect relevant data and apply for houses demolition permits to real estate administration departments, and publicize proclamation of houses demolition.
- Implement national laws and polices related to construction land use.
Determine land acquisition plan and compensation standard and apply for approval of relevant departments.

Handle project land use procedures and national land use assignment procedures.

Apply land use planning permits and land use construction permits.

Implement the RAP and carry out field study at fixed or un-fixed times and check the project resettlement.

Assist state land and resource bureaus to sign the contracts of the compensation for permanent land acquisition with the APs.

Sign the contracts of the compensation for temporary land occupation with the APs and affected institutions and enterprises and register them to state land and resource bureaus.

Organize relevant data and apply municipal public affairs administration bureaus for the approval and examination of the temporary construction land occupation.

Get together with the agencies entrusted for houses demolition to sign the contracts of the compensation for houses demolition with the APs and affected institutions and enterprises.

Organize public participation and implement information disclosure. Publicize the abstract of the RAP through local mass media and offer the copied RAP in public places, such as library, for the APs to refer to.

Information management and contract management for land acquisition, houses demolition and resettlement and rehabilitation.

Train staffs.

Coordinate and deal with the contradictions and problems induced by the project resettlement.

Coordinate and deal with appealed affairs.

Report conditions of the project resettlement to PMOs of project cities.

In charge of the final report of the project resettlement.

9.3.4 Nanjing Land Bureau

Put state policy and regulation of project construction land into practice

Participate in the compensation standards of project land acquisition and appurtenances

Handle the approval procedures of the project land acquisition

Participate in socio-economic survey

Participate in the compiling of Rap and reviewing

Provide a pre-construction project report

Guide, coordinate and supervise the project land acquisition and resettlement activities

Coordinate and handle the contradiction and problem of project land acquisition and the process of allocation
9.3.5 Project Design Institute

- Minimizes the project impacts of land acquisition and resettlement through optimum design
- Defines the scope of land acquisition and house demolition

9.3.6 NRCR of Hohai University

284. As an independent external monitoring institution, NRCR will track RAP and the implementation of it in all aspects and submit independent monitoring and evaluation reports to MPMO and WB.

285. Specifically responsible for the following work:

286. (1) Investigate the socio-economic status of the planning area;

287. (2) Estimate the detailed impact and recovery situation of APS’ living;

288. (3) Analyze date;

289. (4) Monitor the whole process of implementation of RAP; provide M&E report to PMO and WB. Make a detailed illustration about the responsibility of the agencies in the external monitoring and evaluation.

9.4 Staffing and Qualification of Each Organization

290. Nanjing Water Supply Project Management Office compose of Nanjing Tap Water General Company members, Staffs of the PMOs of project cities have relevant experiences in the work of land acquisition, houses demolition and resettlement induced related to water supply and wastewater treatment projects. The office has full experiences in the management of the projects financed by World Bank and is familiar with the requirements of capacity building of resettlement organizations. In addition, the project implementation agencies have participated in several similar projects and have smooth communication channels with relevant governments and functional departments. Staffs of other resettlement organizations also have relevant experiences of urban construction project.

291. Resettlement organizations are well-staffed, and all of the staff have better qualities and have the better professional technical qualification. These will have a very important effect on the formulation and implementation of resettlement plan. Institutions to be responsible for managing the demolition of the project and implementing have better transport and communication equipments. Institutions of investigation and design, and monitoring and evaluation have the strong computers and technical levels, institutions of implementation of the project relocation and monitoring and evaluation institutions have abundant working experience of land acquisition, demolition and resettlement.

292. Summary of the staffs of resettlement organization is shown as Table 9-1, while the summary of persons in charge of major project resettlement implementation agencies is shown as Table 9-2.
Table 9-1 Staffing of the Resettlement Institutions Involved in the Project

<table>
<thead>
<tr>
<th>Resettlement Implementation Agency</th>
<th>Fulltime Personnel</th>
<th>Peak time Personnel</th>
<th>Composition</th>
</tr>
</thead>
<tbody>
<tr>
<td>Jiangsu provincial PMO</td>
<td>3</td>
<td>5</td>
<td>Governmental official</td>
</tr>
<tr>
<td>Nanjing PMO</td>
<td>2</td>
<td>4</td>
<td>Governmental official</td>
</tr>
<tr>
<td>Nanjing Tap Water General Company</td>
<td>3</td>
<td>6</td>
<td>Construction and management staff</td>
</tr>
<tr>
<td>Nanjing Land Resource Management Bureau</td>
<td>2</td>
<td>3</td>
<td>Civil staff</td>
</tr>
<tr>
<td>District Land Resource Management Bureau</td>
<td>2</td>
<td>4</td>
<td>Civil staff</td>
</tr>
<tr>
<td>Nanjing Housing Authority</td>
<td>1</td>
<td>2</td>
<td>Civil staff</td>
</tr>
<tr>
<td>Nanjing Price Bureau</td>
<td>1</td>
<td>1</td>
<td>Civil staff</td>
</tr>
<tr>
<td>Design Institute</td>
<td>3</td>
<td>8</td>
<td>Senior Engineer, Engineer</td>
</tr>
<tr>
<td>NRCR</td>
<td>4</td>
<td>10</td>
<td>Professor, Doctor</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td>21</td>
<td>43</td>
<td></td>
</tr>
</tbody>
</table>

Table 9-2 Principals of the Resettlement Institutions

<table>
<thead>
<tr>
<th>Institution</th>
<th>Personnel</th>
<th>Affiliation</th>
<th>Title</th>
<th>Post</th>
<th>Responsibility</th>
</tr>
</thead>
<tbody>
<tr>
<td>Jiangsu PPMO</td>
<td>Yang Bingshou</td>
<td>Jiangsu DOHURD</td>
<td>Director</td>
<td>Deputy Director</td>
<td>All items in the five cities</td>
</tr>
<tr>
<td></td>
<td>Dong Weigang</td>
<td>Jiangsu DOHURD</td>
<td>Chief</td>
<td>Staff</td>
<td></td>
</tr>
<tr>
<td>Nanjing MPMO</td>
<td>Xu Jiamei</td>
<td>NCCIHLLC</td>
<td>Host</td>
<td>Staff</td>
<td>NLWPPIP</td>
</tr>
<tr>
<td></td>
<td>Zhang Dong</td>
<td>NTWGC</td>
<td>Director</td>
<td>Deputy director</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Zhang Nengyuan</td>
<td>NTWGC</td>
<td>Director</td>
<td>Staff</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Dong Yue</td>
<td>NTWGC</td>
<td>Clerk</td>
<td>Staff</td>
<td></td>
</tr>
</tbody>
</table>

9.5 Recommendations for Capacity Building

- On Dec. 15th to 16th, 2012, the PMO of Jiangsu Province trained staffs who are appointed to take the work of project resettlement, the content of which includes the WB policy OP4.12, relevant regulations and policies for land acquisition and houses demolition, and related theory and method of socio-economic survey.
- Before project resettlement implementation, the PMO of Jiangsu Province should continue to implement the training on the work of project resettlement, the content of which includes the WB guidelines on resettlement, relevant regulation and policies for land acquisition and houses demolition, the management for project resettlement, so that the capacity of staffs can be further improved.
- To ensure that funds and equipment can be allocated in time so as to further increase the institutional efficiency.
- To divide the work properly, and establish and improve the system of rewarding or punishing the staff of carrying out land acquisition and demolition to encourage their initiative.
To establish a demolition and resettlement information management system. With the help of that system, to manage the data of land acquisition and demolition, to strengthen information feedback, and ensure that each department is well informed. Important problems will be discussed and decided by the PMO of Jiangsu Province and PMOs of project cities.

To strengthen report-submitted mechanism and reinforce internal M&E, and at the same time promptly solve the discovered problems.

To strengthen external M&E. The external M&E agency should promptly report the discovered problems to relevant departments and offer related advices.
10 Project Executive Schedule

10.1 Principles for linking up Resettlement with Designing and Construction

293. According to the scheme for the project implementation, the project is planned to be accomplished on terms within 2 years from 2012 to 2013. The project resettlement will be keep pace with the project implementation and last from Jan. 2012 to Sep. 2012. The principles of project resettlement implementation are shown as followings.

- To finish the work of land acquisition and relocation one month before project begins. The time to start the project will be decided according to land acquisition, relocation, resettlement and rehabilitation.
- To reserve enough time for the land acquisition, relocation, resettlement and rehabilitation before the start of the project construction.

10.1.1 Key Tasks of the Resettlement for Permanent Land Acquisition

294. (1) The PMO of Jiangsu Province shall submit applications of land use to urban planning department and then apply for an approval from State Land and Resources Department of Jiangsu Province.
295. (2) Approval for the application of land uses.
296. (3) The PMO shall consult with state land and resources bureaus of project cities and sign the contract of the compensation for land acquisition with them and handle relevant land-use procedures.
297. (4) State land and resources stations of project districts and related sub-districts, communities and village committees all together measure and determine the scope and amount of acquired land.
298. (5) State land and resources station of project districts sign the contract of permanent land acquisition with related sub-districts, communities and village committees.
299. (6) Inform the APs.
300. (7) Payment of compensation fund.
301. (8) Handle relevant procedures.
302. (9) Implement permanent land acquisition.

10.1.2 Key Tasks of the Resettlement for Temporary Land Occupation

303. (1) Sign the contract of temporary land occupation with the land users.
304. (2) Sign the contract of temporary land occupation with urban road administration departments.
305. (3) The land should be used only in the phase that is regulated by the contract.
306. (4) The construction units are responsible to restore original function of the land
after project accomplishment.

10.2 Key Milestones of Resettlement Implementation

10.2.1 The Principles for Scheduling Land Acquisition and Resettlement

- To determine the final scope of land acquisition according to each project design, and to finish it before the census and property survey for the land acquisition.
- To calculate the result of census and property survey for the land acquisition according to the red line drawings of land acquisition and relocation. It will be done by both IAs and the owners before the agreements for compensation and resettlement are signed.
- To have a mobilization meeting. The Demolition Department should promulgate the policies and ways of land acquisition, relocation, compensation, and resettlement methods. APs should attend the mobilization meeting. The meeting will be held before they sign the agreements for compensation and resettlement. And formal announcements of land acquisition and relocation will be released after the mobilization meeting.
- To sign the agreements of compensation and resettlement after the census and property survey and the release of the formal announcement of land acquisition and relocation.
- To construct new public utilities and municipal infrastructure in advance and then demolish the old ones.
- To settle accounts and deal out compensation after the assignment, and before the relocation.
- According to the progress of land acquisition and resettlement.

10.2.2 Schedule of Land Pretrial

307. The view of this project site was approved by Nanjing Planning Bureau in February 2012. The view of the land pretrial was issued by Jiangsu Land and Resource Department in March 2010. The schedule of land pretrial is shown in Table 10-1.

<table>
<thead>
<tr>
<th>Name</th>
<th>View of Site Selection</th>
<th>View of land Pretrial</th>
</tr>
</thead>
<tbody>
<tr>
<td>NLWPPIP</td>
<td>2010.2</td>
<td>2008.10.30</td>
</tr>
</tbody>
</table>

10.2.3 Overall Timetable of Land Acquisition and Resettlement

308. According to the scheme for the project implementation, the project is planned to be accomplished on terms within 2 years from 2012 to 2013. The project resettlement will be keep pace with the project implementation and last from Jan. 2012 to Sep. 2012. The general resettlement schedule and progress is shown as Table 10-2, and detailed timetable of project resettlement implementation is shown as Table 10-3.
Table 10-2 The Overall Schedule of Resettlement of NLWPPIP

<table>
<thead>
<tr>
<th>Name</th>
<th>Construction Date</th>
<th>Land Acquisition and Resettlement Date</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Starting</td>
<td>Ending</td>
</tr>
<tr>
<td>NLWPPIP</td>
<td>2012.10</td>
<td>2013.12</td>
</tr>
</tbody>
</table>

Table 10-3 Schedule of Resettlement Implementation of NLWPPIP

<table>
<thead>
<tr>
<th>Stage</th>
<th>Name</th>
<th>Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Preparation</td>
<td>Determine the scope of land acquisition and resettlement</td>
<td>2011.1~2011.11</td>
</tr>
<tr>
<td></td>
<td>Measure survey on land acquisition and resettlement</td>
<td>2011.2~2012.3</td>
</tr>
<tr>
<td></td>
<td>Preliminary socio-economic investigation</td>
<td>2012.3~2012.4</td>
</tr>
<tr>
<td></td>
<td>Negation on resettlement program</td>
<td>2012.4~2012.5</td>
</tr>
<tr>
<td></td>
<td>The preparation of the Resettlement Action Plan</td>
<td>2012.3~2010.5</td>
</tr>
<tr>
<td></td>
<td>Disclose the resettlement plan</td>
<td>2012.7</td>
</tr>
<tr>
<td></td>
<td>Approve the resettlement plan</td>
<td>2012.8</td>
</tr>
<tr>
<td>Implementation</td>
<td>Examination and approval procedures for requisitioning rural collective land</td>
<td>2011.2~2012.6</td>
</tr>
<tr>
<td></td>
<td>Hold land acquisition and resettlement mobilization meeting, and disclose policies</td>
<td>2012.4~2013.6</td>
</tr>
<tr>
<td></td>
<td>Notice on land acquisition and demolition</td>
<td>2012.5~2012.7</td>
</tr>
<tr>
<td></td>
<td>Discuss signing the agreement of compensation and resettlement</td>
<td>2012.8~2014.9</td>
</tr>
<tr>
<td></td>
<td>Relocation of ground attachments and facilities</td>
<td>2012.10~2012.11</td>
</tr>
<tr>
<td></td>
<td>Construction land delivery</td>
<td>2012.11~2013.12</td>
</tr>
<tr>
<td></td>
<td>Income recovery</td>
<td>2012.11~2014.4</td>
</tr>
<tr>
<td></td>
<td>M&amp;E</td>
<td>2012.9~2014.4</td>
</tr>
</tbody>
</table>
11 Budgeting and Funding

11.1 Total Cost

309. The project involves only 369.75 acres land of the permanent collection and rural collective, immigrants total cost 82,886,330yuan. Of which:

310. **Permanent land acquisition**: The project has collected 369.75 mu of rural collective land. Price compensation standards for land acquisition is RMB 58,000 Yuan /mu, the total is RMB 21,4455 million Yuan; the price of young and fixtures compensation is RMB 40,000 Yuan/mu, the total is RMB14.79 million Yuan; Permanent collective land required to pay the farmland occupation tax, and land reclamation fees, new construction land use fee and land acquisition and management fees four fees, the total is RMB 32.549830 Yuan. Permanent collective land cost is RMB 68.78533 million Yuan.

311. **Temporary land use fees**: This project to the water main pipe of the laying of temporary occupation of state-owned land, 43,675 m2. Pipeline laid along the planned road, the costs incurred through investment in road construction.

312. **Other fees**: Including land acquisition and management fees, survey and design fees, the implementation of the management fees, monitoring and evaluation fees, training fees, reserve fund, a total of RMB 14.10099 million Yuan.

313. The detailed resettlement fees are shown in Table 11-1.

Table 11-1 The Project Detailed Resettlement Fees Budget

<table>
<thead>
<tr>
<th>No</th>
<th>Item</th>
<th>Unit</th>
<th>Number</th>
<th>Compensation Standard (RMB Yuan/unit)</th>
<th>Cost (RMB ten thousand Yuan)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Permanent land acquisition fees</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1</td>
<td>Requisition compensation fees</td>
<td>mu</td>
<td>369.75</td>
<td>5.8</td>
<td>2144.55</td>
</tr>
<tr>
<td>1.2</td>
<td>Young and fixtures compensation fees</td>
<td>mu</td>
<td>369.75</td>
<td>4</td>
<td>1479</td>
</tr>
<tr>
<td>2</td>
<td>Arable land occupation tax</td>
<td>mu</td>
<td>369.75</td>
<td>2.3333</td>
<td>862.7377</td>
</tr>
<tr>
<td>3</td>
<td>Land reclamation fees</td>
<td>mu</td>
<td>369.75</td>
<td>1.1339</td>
<td>419.2595</td>
</tr>
<tr>
<td>4</td>
<td>New construction land use fee</td>
<td>mu</td>
<td>369.75</td>
<td>5.336</td>
<td>1972.986</td>
</tr>
<tr>
<td>1~4 Subtotal</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>6878.533</td>
</tr>
<tr>
<td>5</td>
<td>Temporary land use fees</td>
<td>m2</td>
<td>43675</td>
<td></td>
<td>0</td>
</tr>
<tr>
<td>6</td>
<td>Other fees</td>
<td></td>
<td></td>
<td>Account 4% of the total land acquisition costs</td>
<td>1410.099</td>
</tr>
<tr>
<td>6.1</td>
<td>Land acquisition management fees</td>
<td></td>
<td></td>
<td>Account 4% of the total land acquisition costs</td>
<td>275.1413</td>
</tr>
<tr>
<td>6.2</td>
<td>Survey and design fees</td>
<td></td>
<td></td>
<td>Account 1% of the total land acquisition costs</td>
<td>68.78533</td>
</tr>
<tr>
<td>6.3</td>
<td>Implementation of the management fees</td>
<td></td>
<td></td>
<td>Account 2% of the total land acquisition costs</td>
<td>137.5707</td>
</tr>
</tbody>
</table>
RAP of Nanjing Longtan Water Plant Phase I Project

<table>
<thead>
<tr>
<th>No</th>
<th>Item</th>
<th>Unit</th>
<th>Number</th>
<th>Compensation Standard (RMB Yuan/unit)</th>
<th>Cost (RMB ten thousand Yuan)</th>
</tr>
</thead>
<tbody>
<tr>
<td>6.4</td>
<td>Skill training fees</td>
<td>Account</td>
<td>1% of the total land acquisition costs</td>
<td>68.78533</td>
<td></td>
</tr>
<tr>
<td>6.5</td>
<td>External M&amp;E fees</td>
<td>Account</td>
<td>2% of the total land acquisition costs</td>
<td>137.5707</td>
<td></td>
</tr>
<tr>
<td>6.6</td>
<td>Internal M&amp;E fees</td>
<td>Account</td>
<td>0.5% of the total land acquisition costs</td>
<td>34.39267</td>
<td></td>
</tr>
<tr>
<td>6.7</td>
<td>Unforeseen fees</td>
<td>Account</td>
<td>10% of the total land acquisition costs</td>
<td>687.8533</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Total</td>
<td></td>
<td></td>
<td></td>
<td>8288.633</td>
</tr>
</tbody>
</table>

### 11.2 Annual Expenses

314. According to the process of project resettlement implementation, construction for annual expenses is made, details of which are shown as Table 11-2.

#### Table 11-2 Annual Expenses Plan of the Identified IR

<table>
<thead>
<tr>
<th>Year</th>
<th>2011</th>
<th>2012</th>
</tr>
</thead>
<tbody>
<tr>
<td>Investment (RMB ten thousand Yuan)</td>
<td>4000</td>
<td>4288.633</td>
</tr>
<tr>
<td>Investment ratio (%)</td>
<td>48.26%</td>
<td>51.74%</td>
</tr>
</tbody>
</table>

### 11.3 Resettlement Funding Sources

315. According to the project arrangement, the resettlement fund is composed by the resettlement fund is from local counterpart fund and loans of domestic banks.

### 11.4 Plan for Cash Flow Management

#### 11.4.1 Cash Flow

316. Based on the compensation policies and compensation standard ascertained by the RAP, and through relevant project implementation agencies, PMOs of project cities are responsible to pay the compensation fund to relevant agencies and individuals. Summary of such cash flow is shown as Figure 11-1.
11.4.2 Resettlement Fund Payment and Management

317. (1) All costs related to resettlement will be covered by the total budget of the project and; through relevant project implementation agencies; PMOs of project cities are responsible to pay the compensation fund to relevant agencies and individuals.

318. (2) In order for smooth implementation of the land acquisition and resettlement, the financing and supervising institutions will be established at all levels to ensure the prompt appropriation of all funds.
12 Monitoring & Evaluation

319. According to World Bank OP4.12 Involuntary Resettlement and Operational Directory of Resettlement Monitoring and Evaluation of Projects in China Assisted by World Bank, implementation of land acquisition and resettlement activities shall be monitored regularly to ensure those actions have proceeded in accordance with the provisions of RAP. There are two kinds of monitoring mechanisms in this RAP, including internal M&E and external M&E.

320. Internal M&E is carried out by the PMO of Jiangsu Province, the PMOs of all project cities, the project owners, the project implementation agencies, the agencies entrusted for houses demolition implementation, relevant functional departments to ensure the RAP to be implemented effectively and timely. The purpose of this internal M&E is to maintain responsibilities of resettlement implementation institutions. The internal M&E was executed by leading group of MPMO, MPMO, NTWGC, the Urban Land Authority and Qixia District Land and resources branch.

321. External M&E agency is entrusted and responsible for fixed external M&E for the RAP implementation. NRCR (National Research Center for Resettlement) of Hohai University is entrusted to take such work:

- institutional capacity and efficiency of project resettlement organizations;
- Implementation of land acquisition, house demolition and project resettlement and rehabilitation;
- Take a survey for the living and production of the APs and implement related study.

322. The purpose of external M&E is to provide an evaluation of resettlement by an organization independent to the institutions for the project demolition, and to review the overall implementation from a broader, long-term point of view. External M&E institution follows the resettlement activities to evaluate whether the goals of resettlement are achieved through observing (1) the application of the laws of P.R.C. concerned on resettlement; (2) compliance with the principles of the World Bank’s Operational Policies O.P. 4.12 on Involuntary Resettlement; and (3) an improvement in the standards of living of the PAP or at least maintenance of the former living standards. The External M&E Institution provides suggestions to the institutions for demolition implementation, so as the problems encountered in the implementation can be resolved in time.

12.1 Internal M&E

323. The PMO of Jiangsu Province has developed an internal M&E framework to supervise the resettlement. It establishes relevant database on land acquisition, house demolition and resettlement. And the database contributes to compiling the resettlement planning and carrying out internal M&E on the entire resettlement implementation.

12.1.1 Procedures

324. During the resettlement implementation, PMOs of project cities and agencies entrusted for houses demolition implementation will investigate and collect the information of resettlement implementation according to the sampled persons and submit achievements to the PMO of Jiangsu Province and PMOs of project cities in
time and; in addition, the latter two ones will inspect the resettlement implementation at fixed times.

325. A fixed table will be formulated for the internal M&E so that a successive information flow can be formed from agencies entrusted for house demolition implement to the PMO of Jiangsu Province, the PMO of Jiangsu Province, the PMOs of all project cities, the project owners, the project implementation agencies, the agencies entrust for houses demolition implementation, relevant functional departments, as components of internal M&E system, will inspect and check the resettlement implementation at fixed times. MPMO, PMO, NTWGC and Nanjing land resource management bureau are important part of internal M&E.

### 12.1.2 Contents of Internal M&E

- The compensation fund payment for the APs and affected institutions and enterprises and quality of immigrant’s production and development.
- Make investigation, coordination and recommendation to the main problem caused by immigration and implementation in the process of land acquisition and resettlement.
- Income recovery of the APs
- Rehabilitation of affected vulnerable groups
- The compensation fund payment for the APs and affected institutions and enterprises;
- The degree of participation and consultation during the land acquisition and resettlement ;
- Immigrants training and its efforts ;
- Personal prepared, capacity building, timetable of working and efficient of the resettlement organizations.

### 12.1.3 Internal M&E Report

326. The project implementation agencies of NTWGC shall submit one-termed internal M&E report to related PMO of project city and the PMO of Jiangsu Province. Then the PMO of Jiangsu Province will summarize those reports and form a general report one year and submit it to World Bank.

### 12.2 External M&E for Resettlement Implementation

#### 12.2.1 External M&E Institution

327. The project office will employ an independent immigration monitoring agency to carry out the resettlement external M&E. M&E agency will tract the implementation of resettlement activities, the progress, quality and finance of resettlement, and provide some advices. Tracking and monitoring immigration production and living standards, summit M&E report to MPMO, PMO and WB.
12.2.2 Procedures and Contents of External M&E

328. (1) Compose a framework for the external M&E implementation
329. (2) Develop a database for the external M&E implementation
330. (3) Compose a framework for the followed survey, a questionnaire and a record card for the investigation for the APs, affected institutions and enterprises and affected villages
331. (4) Make an investigation plan
332. Sampling ratio: covers an area 20% of APs
333. (5) Carry out Baseline Survey
334. Carry out baseline survey for the APs, affected institutions and affected villages and collect the data related to the living and production conditions of them.
335. (6) Establish information system for the external M&E
336. All the data in resettlement monitoring and evaluation are classified and stored in different databank to make the analysis and monitoring an easier job.
337. (7) Conduct Related Survey
   ➢ Conducts local socioeconomic survey on social and economic development situation in project area.
   ➢ Monitors resettlement implementation organization on its ability and efficiency
   ➢ Typical temporary land Relocates monitoring: compensation funds rate, the production of resettlement, the rate of change of economic income, employment rate, satisfaction on the placement
   ➢ Monitors public facilities on allocation of compensation funds, rehabilitation of them, progress of reconstruction
   ➢ Monitors public consultation on participation in compiling RAP and APs’ activities during implementation, effects of participation.
   ➢ Monitors complaint and grievance on the mechanism and the efficiency
338. (8) Arrange monitoring data, establish database
339. (9) Conduct comparing analysis
340. (10) Compile external M&E report
   ➢ 2012.4, establish an independent immigration monitoring and evaluation, prepare a work plan.
   ➢ 2012.6, the preparatory work of immigrants independent monitoring and evaluation, including: the preparation of the survey outline and form, the establishment of a monitoring system, a clear mandate, selecting monitoring points.
   ➢ 2012.9, baseline survey
   ➢ 2012.12, submit a monitoring and evaluation report (1);
   ➢ 2013.3, submit a monitoring and evaluation report (2);
   ➢ 2013.9, submit a monitoring and evaluation report (3);
   ➢ 2014.1, submit a monitoring and evaluation report (4).
2014.4, completion assessment of the project report.

12.3 Indicators of External M&E

- Social and economic indicators: average income, employment rate
- Institutions’ indicator: staff composition and their quality, regulations, equipments, efficiency
- Indicators for the APs induced by land occupation: the payment of compensation fund, means of resettlement, changes of family income, employment and satisfaction for the project resettlement
- Indicators for infrastructure: the payment of compensation funds, function restoration

12.4 Post-resettlement Assessment

341. Upon completion of the project, on the basis of the monitoring evaluation, the theory and method of post assessment will be used to review the resettlement activities of this project. In this regard, such post assessment will cover the successful experiences and lessons in the aspects of land acquisition and house demolition and resettlement action that can be referred to by the future resettlement projects. The institution entrusted to conduct the post assessment for this project must prepare the TOR for post assessment, build up the assessment index system, undertake necessary social and economic analysis and survey and prepare Nanjing Longtan Water Plant First Term resettlement post assessment report", which will be submitted to the PMO of Jiangsu Province and PMO of Nanjing City and WB.
### 13 Matrix for Eligibility

<table>
<thead>
<tr>
<th>Type of Resettlement Impacts</th>
<th>Principles Adopted</th>
<th>APs and Organizations</th>
<th>Amount of APs</th>
<th>Compensation Policy Adopted</th>
<th>Compensation Standard</th>
</tr>
</thead>
</table>
| Permanent Collective Land Acquisition        | Collective land acquired within the red-line scope | (1) Village committees (2) Affected contracted HHs | 90HHs, 246APs | - Compensation of land acquisition and resettlement consist of two parts: sectional land compensation fee, and compensation fee of young crops and ground assets. Sectional land compensation fee includes resettlement subsidy of APs involved in farming and land compensation;  
  - Pay basic endowment insurance for labor-aged APs (female over 55, male over 60) in line with payment base and rate as flexible employment on the day for the compensation plan of land acquisition approved by municipal government;  
  - Bring over labor-aged APs (female over 55, male over 60) into basic living security and basic medical insurance for urban residents with taken the day for the compensation plan of land acquisition approved by municipal government as the criterial point-in-time of the age, to enjoy basic living security and basic medical insurance for urban residents;  
  - Give one-off living subsidy for APs under 16.                                                                                                                       | - Sectional land price of acquisition: RMB 58,000 Yuan/mu (C-level section)  
  - Standard of one-off living subsidy of APs involved in farming: RMB 10,000 Yuan/AP (aged under 16)                                                                        |
### Green Crops and Ground Attachments

- **Affected by the project construction**: Property owners

- **Put comprehensive compensation system for young crops and ground assets into practice; as for collective-owned land acquisition in the 8 districts, compensate young crops and ground assets in line with comprehensive compensation standards with no consideration of land types and land sections, without returning the overcharge and demanding payment of the shortage; collective economic organizations make the plans and balance in the area under jurisdiction.**

- **Pay compensation for young crops and ground assets to property owners;**

- **Specific compensation price to be decided under negotiation of relevant collective economic organization and property owners on the basis of government guided-price;**

- **Comprehensive compensation price of green crops and ground attachments**: RMB 40,000 Yuan/mu

### Temporary State-owned Road Occupation

- **State-owned land needed for the project construction**: Property owners

- **Resettlement not involved**: Property owners

- **Lay main pipes for conveyance of water alongside planned roads without charging for the fee of temporary land occupation**
Appendix 1 Project Schematic

Appended Figure 1-1 General Layout Plan for NLWPPIP
Appended Figure 1-2 Layout Plan for Longtan Water Conveyance Trunk Pipeline
江苏省发展和改革委员会文件

苏发改投资发〔2009〕1083号

省发展改革委关于南京市龙潭水厂一期工程
开展前期工作的通知

南京市发展改革委：

你委报来《关于龙潭水厂一期工程开展前期工作的请示》（宁发改投资〔2009〕230号）收悉。为加快你市栖霞区仙林新市区、龙潭新城等片区供水设施建设，改善区域生产生活供水条件，经研究，同意你市就龙潭水厂一期工程开展前期工作。一期工程拟建于栖霞经济技术开发区，取水源为长江水，建设规模暂定为供水40万立方米/日，主要建设取水头部、净水厂及配套设施等。一期工程估算投资约6.9亿元，资金由项目单位多渠道筹措解决。
请各委通知项目建设单位按国家发展改革委第 22 号令规定的核准条件开展项目前期工作，认真开展水量分析，论证建设规模及分步建设计划，深入做好工艺技术研究，权定建（构）筑物面积、设备选型及总投资构成。进行全面技术经济指标，委托具备符合规定资格等级和专业的工程咨询单位编制项目申请报告（达到可行性研究报告的深度），做好安全评价和节能评估。依法申请并取得规划选址、用地预审、环评审批、取水许可等有关主管部门的书面意见。前述文件材料齐备、建设条件成熟后，可向本次申请核准事宜。

本通知并非本次核准该项目的行政许可决定，不应视为本项目开发建设的依据。如发生未经核准擅自开工的行为，本通知将自行失效。

主题词：城乡建设 供水 项目 前期工作 通知

抄送：省建设厅、国土厅、环保厅、水利厅。
Appendix 3 Project Site Selection Opinions
项目编号：20100110009城东XZ01第01轮
证书编号：选字第320113201011057号

<table>
<thead>
<tr>
<th>建设单位</th>
<th>南京市自来水总公司</th>
</tr>
</thead>
<tbody>
<tr>
<td>项目名称</td>
<td>长潭水厂一期工程</td>
</tr>
<tr>
<td>选址位置</td>
<td>南京市栖霞区栖霞经济技术开发区华能电厂西侧</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>建设用地</th>
</tr>
</thead>
<tbody>
<tr>
<td>地块编号</td>
</tr>
<tr>
<td>1</td>
</tr>
<tr>
<td>小计</td>
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</tbody>
</table>

<table>
<thead>
<tr>
<th>征用用地</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
</tr>
<tr>
<td>2</td>
</tr>
<tr>
<td>小计</td>
</tr>
<tr>
<td>总计</td>
</tr>
</tbody>
</table>

**其他说明**
1. 申请建设用地规划许可证前，应进行环境影响分析。
2. 规划用地位于地下文物重点保护区内，申请建设用地规划许可证前，应征求文物部门的书面意见。
3. 其他用地面积以土地部门实测为准。

**附件**
1. 建设项目规划选址意见书附图，1套
2. 规划设计要点表，1张

**备注**
1. 具体的选址位置以所附建设项目选址意见书附图所示为准。
2. 选址意见书核发之日起12个月内应向规划管理部门申领建设用地规划许可证。
南京市环境保护局文件

宁环建[2009]22号

关于龙潭水厂一期工程（40 万m³/d）项目
环境影响报告书的批复

南京市自来水总公司：

由河海大学编制的《龙潭水厂一期工程（40 万m³/d）环境影响报告书》（以下简称“报告书”）收悉。经研究，批复如下：

一、项目由南京市自来水总公司投资建设，本项目为一期工程，规模为40万m³/d；总投资为68150.46万元，建设地点位于栖霞经济开发区北片，属新建项目，计划于2010年建成通水。一期工程项目包括取水工程和净水厂工程。其中取水工程包括取水头部、引水管以及取水泵房等内容；净水厂建设内容为40万m³/d的常规处理、生产废水处理及配套的高低压配电系统、仪表及PLC自动控制系统、管理系统、保安系统等，规划预留深度处理等用地。

主要服务范围：龙潭水厂服务范围为主城东北部地区，如龙潭新城、仙林青龙片区和白象片区及栖霞经济开发区等，分为三个片区供水。

拟建项目位于南京市城市总体规划确定城市集中饮用水源保护区范围内，市政府依据当时水源保护的要求对该区域进行了规划和控制，但由于国家对水源保护区要求的不断提高，拟定取水口的一、二级保护区范围内的现状并不能满足国家、省现行饮用水源地保护的有关要求，存在一定事故风险，但事故风险在可控范围。根据环评结论及2008年元月“龙潭水厂一期工程环评审批协调会会议纪要”精神，在落实报告书提出的整改措施及实施计划的前提下，同意项目建设。
二、在工程设计、建设和环境管理中要落实报告书提出的各项环保要求，严格执行环保“三同时”制度，确保各类污染物稳定达标排放，并着重做到以下几点：

1. 根据饮用水水源地保护的相关规定，针对目前在保护区范围内存在的问题，按报告书提出控制要求及整改措施与实施计划，尽快落实。

   近期请栖霞区环保局加强对相关排污单位的监管，要求在区内所有单位不得向长江排放污水，取消所有向长江排放污水的排口；远期逐步创造条件，按国家、省有关饮用水源保护的有关规范要求实施搬迁。

2. 本项目排水采取雨污分流，生活污水须接入仙林污水处理系统。

3. 合理布局高噪声设备，确保厂界达到《工业企业厂界噪声排放标准》（GB12348-2008）Ⅲ类标准的要求；固体废物按照“资源化、减量化、无害化”处置原则，落实弃土及取水头部清淤污泥的的收集、处置措施，实现固体废物零排放。

4. 加强施工期的环境管理和环境监理，编制环境监理计划，切实做好施工废水、废气及噪声与建筑垃圾的管理与排放，落实具体的水土流失防治措施及生态保护措施。

5. 加强事故防范意识，制定有效的的应急预案和社会联动机制。供水管网应与城北水厂管网衔接，形成互为应急水源的格局。

三、本项目污染物年排放总量初步核定为：

①水污染物：COD 0.79t/a，SS 0.53 t/a，氨氮 0.09t/a。

②固体废物：“零排放”。

四、本项目审批期限届满前环保厅，我局曾出具预审意见（《关于对龙潭水厂一二期工程（40万m³/d）项目环境影响报告书的预审意见》），后因审批权限发生变化，故由我局审批，原预审意见予以撤销。

五、项目建成后须报我局核验。试生产三个月内完成验收检测，报我局组织验收。验收合格方可投入正式生产。

二OO九年二月五日

主题词：环保 项目 报告书 批复

南京市环境保护局办公室 2009年2月5日印

共印10份
江苏省国土资源厅

苏国土资预〔2010〕53号

关于南京市龙潭水厂一期工程
项目用地的预审意见

南京市自来水总公司：

你公司南京市龙潭水厂一期工程项目用地预审申请报告及有关附件收悉。经审查，现提出预审意见如下：

一、该项目建成后可日供水40万立方米。项目已由省发改委同意开展前期工作（苏发改投资发〔2009〕1083号），符合相关产业政策和供地政策。

二、该项目用地拟选址位于南京市栖霞区栖霞街道，土地利用现状为农用地和未利用地。项目用地选址区域因工程设计需要，需对土地利用总体规划进行修改，已按规定提交土地利用总体规划修改方案和实施影响评估报告，并经论证与听证，经初审，基本可行。

三、按照建设用地控制标准和拟订的工程建设规模，该项目申请用地规模24.65公顷，基本符合建设用地控制标准。在初步设计阶段，应优化设计方案，从严控制建设用地规模，节约和集约用地，并严格按规定用途使用。
根据国家土地管理法律法规、投资体制管理有关规定以及国土资源部《建设项目用地预审管理办法》、《江苏省建设项目用地预审管理实施办法》的有关规定，原则同意南京市龙潭水厂一期工程项目通过建设项目用地预审（有效期两年）。

本预审意见不作为取得项目用地的批准文件，请按程序和规定依法取得国有土地使用权。

主题词：国土资源 市政 用地预审 意见
抄送：省发改委，南京市国土资源局。
江苏省国土资源厅办公室 2010年3月22日印发
共印12份
Appendix 6 Approval on the Feasibility Study Report (Including Proposal for the Project)
北部地区经济社会和城镇发展规划，加快供水设施建设，保障人民生产生活用水需求，促进安全供水和饮水安全，同意建设南京市龙潭水厂一期工程项目。项目由南京市城建集团负责实施。

二、建设地点及用地规模

项目建设地点为南京市栖霞区栖霞街道，栖霞开发区华能电厂西侧，项目规划用地规模为24.65公顷。

三、建设规模及主要内容

根据需水量预测和供需平衡分析，一期工程建设规模为供水40万m³/d，主要建设内容包括取水工程、净水厂工程及输水管线工程等。

1、取水工程。龙潭水厂取水口位于长江干流南京栖霞段，七乡河口上游580米处。一期工程取水规模40万m³/d。取水工程包括取水头部、取水管及取水泵房等。取水泵房同步合建进水室、吸水井、阀门井等。考虑设计施工合理性和安全性，取水工程部分土建设施可按照核定取水总规模一次建成。

2、净水厂工程。项目供水水质执行《生活饮用水卫生标准》(GB5749-2006)相关指标，采用“常规处理+深度处理”净水工艺。净水厂一期建设规模为供水40万m³/d，分组建(构)筑物按本期供水规模建设，公共建(构)筑物在确有必要的情况下可适当兼顾远期发展要求进行建设，设备按一期规模配置安装。

3、输水管线工程。一期工程清水输水干管主要沿便民河路铺
采用2根DN1800和2根DN1200输水管，DN1800管道总长约3.4公里，DN1200管道总长约5.9公里。

四、投资估算及资金来源

根据当前价格水平，一期工程估算总投资为73420万元，其中工程费用47673万元，工程建设其他费16923万元，预备费6460万元，建设期贷款利息及承诺费、先征费1923万元，铺底流动资金441万元。建设资金通过申请世行贷款1300万美元、项目单位自筹及申请国内银行贷款等渠道解决。

五、建设工期

一期工程建设工期为2年。

六、节能环保

请按照国家有关规定和标准进行节能环保设计，严格执行国家、省节能环保相关法律法规和文件要求。

七、项目招标

根据《招标投标法》和《工程建设项目招标范围和规模标准规定》（国家计委令（2000）第3号）等规定，该项目属于必须进行招标项目，请根据国家和省有关法律法规以及世行相关规定开展招标工作。

接批复后，请组织项目单位认真做好工程设计和概算文件编制工作，并按程序报批。
附件：1. 工程建设项目招标事项核准意见表
2. 南京市龙潭水厂一期工程投资估算汇总表

主题词：世行贷款 城市水项目 可研报告 批复

抄送：省住房城乡建设厅、财政厅。

江苏省发展和改革委员会办公室 2012年4月6日印发

共印15份

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# Appendix 7 Public Participation Meeting

<table>
<thead>
<tr>
<th>Conference Name</th>
<th>The Meeting of Public Participation in NLWPPiP</th>
</tr>
</thead>
<tbody>
<tr>
<td>Time</td>
<td>April 14th, 2012</td>
</tr>
<tr>
<td>Location</td>
<td>Xihua Community Committee of Qixia Street, Qixia District, Nanjing City</td>
</tr>
<tr>
<td>Participants</td>
<td>MPMO, NRCR, representatives of APs, cadres</td>
</tr>
</tbody>
</table>

## Contents

The main purpose of the meeting is to make the public be able to understand the content and impact of this project, and the land compensation and resettlement policy through exchanges and discussions with the public.

After the project construction content and related effects are described by PMO, and full discussion, public opinion is the following:

1. The project is a government municipal project, and is of positive significance in improving urban development and living environment of residents;

2. Some APs proposed: After the project completed, the project unit should give the Aps appropriate preferential

3. APs require that the project migration should give compensation and proper placement in accordance with national laws and regulations to guarantee the interests of the Aps.

4. Some APs require that during the project construction, construction projects should give priority to local APs under the same conditions.

5. For land acquisition, compensation, resettlement and so on, project units should adopt an open, fair and transparent manner, and ensure that the APs have the right to participate.

6. NRCR and PMO answer the views put forward by immigrants like protecting their legitimate rights and interests, the project labor and so on.