RURAL DISTRIBUTION PROJECT (RD)

SUB - PROJECT

MEDIUM-VOLTAGE ELECTRICITY NETWORK IN RURAL AREAS OF
NINH THUAN PROVINCE

RESETTLEMENT PLAN (RP)

(Final Version)

Prepared by:

POWER ENGINEERING & CONSULTING CENTER
POWER COMPANY 2

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Investment Report
NINH THUAN PROVINCE

Volume 2
Resettlement Plan

Power Engineering & Consulting Center

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South Vietnam Power Management Board

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-2-
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## Vietnam Rural Distribution Project

**Ninh Thuan Province**

### Resettlement Plan

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<th>Full Form</th>
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<td>AEC</td>
<td>Agricultural External Center</td>
</tr>
<tr>
<td>BARD</td>
<td>Bank for Agricultural and Rural Development</td>
</tr>
<tr>
<td>Consultant</td>
<td>Power Engineering &amp; Consulting Center</td>
</tr>
<tr>
<td>CPC</td>
<td>Commune People’s Committee</td>
</tr>
<tr>
<td>DMS</td>
<td>Detailed Measurement Survey</td>
</tr>
<tr>
<td>DONRE</td>
<td>Department of Nature and Environment</td>
</tr>
<tr>
<td>DOC</td>
<td>Department of Construction</td>
</tr>
<tr>
<td>DOF</td>
<td>Department of Finance</td>
</tr>
<tr>
<td>DOIT</td>
<td>Department of Industry and Trade</td>
</tr>
<tr>
<td>DP</td>
<td>Displaced Person or Project Affected Person</td>
</tr>
<tr>
<td>DPC</td>
<td>District People’s Committee</td>
</tr>
<tr>
<td>DPI</td>
<td>Department of Planning and Investment</td>
</tr>
<tr>
<td>EMP</td>
<td>Ethnic Minority Plan</td>
</tr>
<tr>
<td>EVN</td>
<td>Electricity of Vietnam</td>
</tr>
<tr>
<td>FS</td>
<td>Feasibility Study</td>
</tr>
<tr>
<td>GOV</td>
<td>Government of Vietnam</td>
</tr>
<tr>
<td>HH</td>
<td>Household</td>
</tr>
<tr>
<td>IDA</td>
<td>International Development Association</td>
</tr>
<tr>
<td>IMA</td>
<td>Independent Monitoring Agency</td>
</tr>
<tr>
<td>OP 4.12</td>
<td>World Bank’s Operational Policies 4.12</td>
</tr>
<tr>
<td>PC</td>
<td>Power Company</td>
</tr>
<tr>
<td>PC 2</td>
<td>Power Company No. 2</td>
</tr>
<tr>
<td>PMB</td>
<td>PC2 South Vietnam Power Management Board</td>
</tr>
<tr>
<td>PPC</td>
<td>Provincial People’s Committee</td>
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<tr>
<td>RD</td>
<td>Rural Distribution</td>
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<tr>
<td>RIB</td>
<td>Resettlement Information Booklet</td>
</tr>
<tr>
<td>ROW</td>
<td>Right - of – Way</td>
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<tr>
<td>RP</td>
<td>Resettlement Plan</td>
</tr>
<tr>
<td>TA</td>
<td>Technical Assistance</td>
</tr>
<tr>
<td>TOR</td>
<td>Term of Reference</td>
</tr>
<tr>
<td>USD</td>
<td>United States Dollar</td>
</tr>
<tr>
<td>VND</td>
<td>Vietnam Dong</td>
</tr>
<tr>
<td>WB</td>
<td>World Bank</td>
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EXECUTIVE SUMMARY

1. INTRODUCTION

1.1. The project

Implementing the Government of Vietnam’s policies on the national industrialization and modernization program, the state Electricity of Vietnam (E VN) has decided to use the World Bank financial resources for the investment of the “Rural Distribution Project”.

PC2 on behalf of EVN, will develop the RD subproject in Ninh Thuan Province that traverses 15 wards/communes of 6 districts. The efficiency improvement of the 22 KV power distribution network in the project areas of Ninh Thuan Province of:

a. Upgrading 0.90 km 1-phase medium voltage line to 3-phase one;

b. Newly building up 4.53 km 3-phase medium voltage line;

c. Newly building up 2.75 km 1-phase medium voltage line;

d. Newly building up 22 transformer stations 1-phase.

PC2’s PMB to enter a contract with the Consultant for establishment of the Feasibility Study, Environment Management Plan and Resettlement Plan for the sub-projects with the aforesaid components in Ninh Thuan Province.

1.2 Policy Framework

This RP for the sub-project is based on the “Policy Framework” for compensation, resettlement and rehabilitation of the Project Affected Persons.

According to the “Policy Framework”, eligibility for compensation and rehabilitation entitlement includes all affected persons, households and institution with or without legal status on their assets included in the RP inventory period to the RP cut-off date of 30th May, 2007. By the actual RP implementation, PMB/Compensation and Resettlement Committees will organize the survey for the actual prevailing prices for the adjustment of the compensation unit prices, if necessary, and the amount of compensation will be displayed at the Commune/Ward People's Committee Offices.

1.3 Principles and Objectives of RP

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

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

The electricity distribution network of Ninh Thuan Province is now operated at the level of direct ground connection and neutral 22 KV voltage.

Technical specifications of the current route of 22 KV are shown in the following:

- **Thap Cham station 110/22/15 KV** has 07 routes providing electricity to Phan Rang – Thap Cham town, a part of Ninh Hai district, a part of Ninh Phuoc district and part of Ninh Son district.

- **Ninh Son station 110/22 KV** has 04 routes providing electricity to Ninh Son district, and Bac Ai district.

- **Ninh Phuoc station 110/22 KV** has 04 routes providing electricity to Ninh Phuoc district.

- **Ninh Hai station 11/22 KV** has 04 routes providing electricity to Ninh Hai district and Thuan Bac district.

1.5 Projection of Power Distribution Demand in Ninh Thuan Province

Details of the investment list of the rural medium voltage electricity network project of Ninh Thuan Province are shown in table below:

<table>
<thead>
<tr>
<th>No</th>
<th>List of constructions</th>
<th>Constructing location (district)</th>
<th>Electric wire section (mm²)</th>
<th>Scale</th>
<th>Circuit</th>
<th>Line (km)</th>
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<td>Connect to renovating stations Phan Rang</td>
<td>Thuan Bac</td>
<td>185</td>
<td>1</td>
<td>3.5</td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>Connect from 220kV Phan Rang station to 110kV Thap Cham - Ninh Hai existence line.</td>
<td>Phan Rang</td>
<td>185</td>
<td>2</td>
<td>3</td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>Connect from 220kV Phan Rang station to 110kV Phan Rang - Ninh Phuoc existence line.</td>
<td>Ninh Phuoc</td>
<td>185</td>
<td>1</td>
<td>21</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Thap Cham</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>4</td>
<td>Connect 110kV Doc Ham station</td>
<td>Ninh Phuoc</td>
<td>185</td>
<td>2</td>
<td>2</td>
<td></td>
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1.6 Project Impacts

Number of DPs and HHs

- Number of DPs
- Number of DPs required to be resettled
- Number and areas of houses lost
- Areas of residential land lost
- Areas of productive land lost
- Productive land lost as percentage of total productive land
- Quantity of other fixed assets affected (various categories)
- Temporary impact on productive land
- Business lost including structures, land and other fixed assets
- Impact on tenants who leased the houses for residential purpose
- Impact on sensitive areas
- Impact on public works
- Impact on Ethnic Minority communities

Permanent Impacts:
- Residential and productive land acquisition for tower foundation, service road.
- Tress, crops in proposed tower foundation areas
- High trees in ROWs that to be cut (from the tops of the trees the conductors are less than 2 m) and high trees adjacent to ROW but could touch the conductors in case of fallen.
  
  - **Permanent land acquisition**
    - Residential land:
      
      286 m² representing 0.06% of total residential land DPs' holdings.
    - Productive land:
      
      - Rice land: Nil
      - Crops land: Nil
      - Garden land: Nil
      - Forest land: Nil

  - **Permanent affected structure**: Nil
  - **Permanent affected crops**: Nil
  - **Permanent affected trees**: 62 trees

### Temporary Impacts

- **Temporary land acquisition**
  - Residential land: Nil
  - Productive land:
    
    - Rice land: Nil
    - Crops land: Nil
    - Garden land: Nil
    - Forest land: Nil
  - Vacant public land: 48,380 m²

- **Crops along the strips in ROWs of D/L during the construction period**
  - Temporarily crops affected: Nil

### 2. INSTITUTIONAL AND LEGAL FRAMEWORK

#### Institutional Framework

The overall responsibility for the enforcement of the Policy Framework and for planning and implementing this RP rest with PC2, South Vietnam Power Management Board and People’s Committee of Ninh Thuan Province and their relevant institutions (i.e. Provincial and District CRCs, provincial DOFs, DOCs, DOIs, DONREs,...).
Vietnam Rural Distribution Project  
Ninh Thuan Province  
Resettlement Plan

PC2, its consultant and Ninh Thuan PPP are responsible for carrying out census, socio-economic survey and inventories and preparing RP and for day-to-day implementation thereof within their respective jurisdiction.

The district and commune People’s Committees will participate in the RP preparation and implementation.

Legal Framework

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

3. ENTITLEMENT POLICY

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

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

Apart from direct compensation, all DPs who permanently losing more than 10% of their residential/productive land or other incomes are entitled to (i) transport allowance; (ii) relocating subsidy; (iii) trainings or other restoration measures (GOV Decree 197/2004/ND-CP).

After the agreement on T/L routes (to be constructed) and T/L lines (to be refurbished and upgraded) is obtained, the Consultant has carried out the socio-economic survey and inventory of project affected assets traversing such agreed T/L routes/lines. The cut-off date has been fixed during socio-economic surveys and inventory, the 30th of May, 2007. The cut-off date has been declared officially by the competent local authorities in the community meetings in each project related commune. (Pls. see Appendix 3 for the Entitlement Matrix).

4. RESETTLEMENT SITE

Thanks to mitigation measures though public consultations from the initial stage and design stage of the project, the socio-economic surveys, inventory and census show that there are not DPs whose fixed assets being acquired more than 10% of their total holding and not required to be relocated. therefore, development of resettlement site is not required.

5. PEOPLE’S PARTICIPATION

The consultant with DPs in getting their feedback will limit contradiction and avoid delays in project implementation. The RP is developed in close consultation with local authorities and
Vietnam Rural Distribution Project
Ninh Thuan Province

Resettlement Plan

DPs in order to maximize their participation in resettlement planning and implementing and the socio-economic benefits of DPs to the project.

Local authorities and DPs were consulted though line alignments, drafts of resettlement policy, RP implementation, grievance mechanism and monitoring and evaluation on the restoration of DPs' livelihoods after the project implementation.

(Pls. see appendix 4 for Community meetings and Minutes of Community meetings and appendix 6 for Sample of Pamphlets).

6. Baseline Information

Data Gathering Activities

Consultant staffs have carried out the census and inventory by means of direct interviews and “Questionnaires” during April 2007 covering 100% of DPs in the project affected areas of 14 wards/Communes in 4 districts of Ninh Thuan Province.

Socio-economic Surveys

The socio-economic surveys have been carried out aiming at providing baseline data on the localities traversed by the D/L covering 14 wards/communes be long 4 districts of Ninh Thuan Province. Surveys data cover the information on the characteristics of the communities, their sources of income, revenue, socio-economic situation. The survey also aims at identifying characteristics of affected areas, assessing the development of population, houses, socio-economic etc. The survey data are used for establishing resettlement policy and bases for evaluating restoration of living standard.

Economy

Ninh Thuan province located in key position on the line along 1A National Highway, North-South Railway, highway 27 to Tay Nguyen. Ninh Thuan with 105 km of coastline with the area on the customs territory over 18,000 km2 is one of the largest fisheries, rich seafood resources. In addition to large forest area of forest is also seen as strong but not yet exploited effectively. There is also the landscape as Ninh Chu beach, Ca Na, Ngoan Muc mountain pass, Thap Cham ... with a rich culture long-standing of ethnic Cham, traditional festivals from time immemorial are thousands of great potential to attract tourists inside and outside the country.

The growth of GDP reached 11-12% and strive higher, per capita GDP reached 7.8 million (equivalent to 480 USD); value increased sectors: agriculture, forestry increased 4-5%, aquatic products increased 7-8%, industry and construction increased 20-21%, services increased 13-14%; Submitted budget in the province reached 340 billion increased 10%; value of exports reached 45-46 million USD 10% increase, total investment capital of the whole society reached 3900-4000 billion increase 50-60%; Economic structure: Agriculture, forestry and fisheries account for 42-43% (own fisheries 17% ), Industrial and construction accounts for 20-21%. services account for 37-38%.
According to the survey and investigation results on the socio-economic situation along the distribution line through 15 communes/wards/towns in 6 districts in the project area in Ninh Thuan Province for 100% PAHs. Results of the socio-economic surveys shown that:

- Number of DPs 20 households/104 persons
- Number of DPs required to be resettled Nil
- Number and areas of houses lost Nil
- Areas of residential land lost 286 m²
- Areas of productive land lost Nil
- Productive land lost as percentage of total productive land Nil
- Quantity of other fixed assets affected (various categories) Nil
- Temporary impact on productive land Nil
- Business lost including structures, land and other fixed assets Nil
- Impact on tenants who leased the houses for residential purpose Nil
- Impact on sensitive areas Nil
- Impact on public works Nil
- Impact on Ethnic Minority communities Nil

From the results shown above, it is safe to state the the entire displaced population is minor sine the affected people are not physically displaced and less than 10% of their productive assets are lost.

The census and inventory also show the household characteristics:

Average of family size: 5.20 persons/household

Male/female ratio (%):
- Male: 51.0%
- Female: 49.0%

Age groups:
- 1-17 years old: 13.8%
- 18-60 years old: 73.2%
- Over 60 years old: 13.0%

Head of household:
- Male: 95.0%
- Female: 5.0%

Education level:
Vietnam Rural Distribution Project
Ninh Thuan Province
Resettlement Plan

The education levels of the people in the project affected area are as follows:

- Illiterate: 4.2%
- Reading, writing: 12.7%
- Primary school: 29.6%
- Lower secondary school: 25.4%
- Higher secondary school: 14.1%
- College – University: 9.9%
- Under school age: 4.2%

Occupation:

- Work for wages: 9.7%
- Retirement: 3.2%
- Handicraftsman: 3.2%
- Farmers: 56.5%
- Fisherman: 12.9%
- Business: 4.8%
- Unstable jobs: 5.4%
- Unemployed: 4.3%

Average income of household:
- Average income per household: 21,510,000 VND/household/year
  Or
  4,136,538 VND/person/year

7. PROJECT IMPACTS

Project Impacted People

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

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

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

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

d. Person whose business are affected in part or in total (temporarily or permanently) by the project; and
Vietnam Rural Distribution Project  
Ninh Thuan Province  
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\[ e. \text{ Person whose rented houses (for residential purpose) are affected in part or in total (temporarily or permanently) by the project.} \]

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

- **Total number of DPs in which**
  - 20 104

**Permanently Impacted DPs**

- Number of DPs with more than 10% productive land permanently acquired  
  - Nil
- Number of DPs with less than 10% of productive land permanently acquired  
  - Nil
- Number of DPs with more than 10% of residential land permanently affected  
  - Nil
- Number of DPs with less than 10% of residential land permanently affected  
  - 9 58
- Number of DPs with permanently total/partial impact on houses/structures  
  - Nil
- Number of DPs with permanently total/partial impact on business  
  - Nil
- Number of DPs required to be relocated  
  - Nil

**Total Permanently Impacted DPs**  
- 9 58

**Temporarily Impacted DPs**

- Number of DPs with residential land temporarily affected  
  - Nil
- Number of DPs with production land temporarily affected  
  - Nil
- Number of DPs with temporarily total/partial impact on houses/structure  
  - Nil
- Number of DPs with temporarily total/partial impact on business  
  - Nil

**Total Temporarily Impacted DPs**  
- Nil

*Notes: One Household may fall in to more than one impact category.*

From the results shown above, it is safe to state that the entire displaced population is minor since the affected people are not physically displaced and less than 10% of their productive assets are lost.
Vietnam Rural Distribution Project
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Project Impacted Assets

The project will impact on:

- **Permanent land acquisition**
  - Residential land:

  286 m² representing 0.06% of total residential land DPs' holdings.

  - Productive land:
    - Rice land: Nil
    - Crops land: Nil
    - Garden land: Nil
    - Forest land: Nil

- **Permanent affected structure**: Nil
- **Permanent affected crops**: Nil
- **Permanent affected trees**: 62 trees

Temporary Impacts

- **Temporary land acquisition**
  - Residential land: Nil
  - Productive land: Nil
    - Rice land: Nil
    - Crops land: Nil
    - Garden land: Nil
    - Forest land: Nil
  - Vacant public land: 48,380 m²

- Trees, crops along the strips in ROWs of D/L during the construction period
  - Temporarily crops affected: Nil

Through consultation, DPs opted for cash compensation for their assets at replacement cost for fixed assets and market price for crops.

Mitigation Measures

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

No DPs with their fixed assets being acquired more than 10% of their total holding, therefore: “No DPs required to be relocated and the development of resettlement sites is not required”.
8. IMPLEMENTATION ARRANGEMENTS

Implementation Schedule

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

Proposed project implementation schedule:

**GOV/WB:**
1. Review and approval/clear of RP by EVN/WB Complete
2. Negotiation (GOV and WV) Complete
4. Effectiveness Complete

**PMB and Project CRC:**
1. Establishment of project CRC Mar. 2007
2. Commencement of Public information May. 2007
3. Commencement of Field works (DMS) June. 2009

**DPs:**
1. Commencement of declaration of quantity and status of properties May. 2009

**Bidding:**
Commencement of bidding for equipment Aug. 2009

**Building works:**
Commencement of building work (the building work is expected to complete within 24 months) Oct. 2009

**Monitoring:**

Notes: Considering the marginal impacts (without resettlement) and number of DPs and, with the apt workforce, the public information and DMS & inventory work is envisaged to be fulfilled within 3 months and actual compensation can be fulfilled within 2 months.

Discussion among consultant and PC2 & PMB for the above proposed RP implementation schedule has been hold, talking in to consideration in each district, the apt workforce and possibility of parallel activities.
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All RP activities must be satisfactorily completed before the World Bank issues a no objection for award of contract for subproject. Any changes to the RP after WB clearance will be require review by the WB Office in Hanoi before commencement construction.

Institutional Arrangement

PC2, assigned by EVN, is responsible for all operations on investment guidelines, investigation and design, project construction as well as supervision of compensation and resettlement of the project. PC2 will directly guiding the whole implementing process of the project including RP implementation. It will be assisted by provincial, district and commune authorities and all relevant institutions. (Pls. see Figure 1 for RP Implementation Organization Chart)

Complaint and Grievances

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

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

Supervision, Monitoring and Evaluation

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

The result of selection of independent monitoring agency will be submitted to the WB for its concurrence.
9. **COSTS AND BUDGETS**

Total cost for RP implementation is estimated as the table below:

<table>
<thead>
<tr>
<th>No</th>
<th>Components</th>
<th>Total Amount (VND)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I</td>
<td>Preparation of RP and DMS/inventory</td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Initial stage (Preparation of RP)</td>
<td>300,000,000</td>
</tr>
<tr>
<td>1</td>
<td>Implementation stage (DMS &amp; Inventory)</td>
<td>150,000,000</td>
</tr>
<tr>
<td></td>
<td><strong>Sub-total 1</strong></td>
<td><strong>450,000,000</strong></td>
</tr>
<tr>
<td>II</td>
<td>Compensation</td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>Permanent Land Acquisition</td>
<td>10,010,000</td>
</tr>
<tr>
<td>2</td>
<td>Trees</td>
<td>25,330,000</td>
</tr>
<tr>
<td>2</td>
<td>Crops</td>
<td></td>
</tr>
<tr>
<td></td>
<td><strong>Sub-total 2</strong></td>
<td><strong>35,340,000</strong></td>
</tr>
<tr>
<td>III</td>
<td>Management</td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>Management</td>
<td>100,000,000</td>
</tr>
<tr>
<td>3</td>
<td>Trainings, workshops, information campaign etc.</td>
<td>50,000,000</td>
</tr>
<tr>
<td></td>
<td><strong>Sub-total 3</strong></td>
<td><strong>150,000,000</strong></td>
</tr>
<tr>
<td>IV</td>
<td>External Monitoring = 2% x [(I)+(II)]</td>
<td>9,706,800</td>
</tr>
<tr>
<td></td>
<td><strong>Sub-total 4</strong></td>
<td><strong>9,706,800</strong></td>
</tr>
<tr>
<td>V</td>
<td>Contingency = 20% x [(I)+(II)]</td>
<td>97,068,000</td>
</tr>
<tr>
<td></td>
<td><strong>Sub-total 5</strong></td>
<td><strong>97,068,000</strong></td>
</tr>
<tr>
<td></td>
<td><strong>Grand Total (I+II+III+IV+V)</strong></td>
<td><strong>742,114,800</strong></td>
</tr>
</tbody>
</table>

**Notes:**

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

- Drafts of Policy Framework and Entitlement Matrix have been disclosed at the People’s Committee of 6 Districts, 5 wards and 9 communes of the project areas in Ninh Thuan Province.

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

- Draft of RP has been disclosed at the office of Ninh Thuan Province People’s Committee, PC2 and the Vietnam Development and Information Center (VDIC) of the World Bank office in Hanoi.

- The final RP will be cleared by the WB and approved by PC2.
1. INTRODUCTION

1.1 Project objectives

Overall objectives of the project:

- To provide sufficient electricity with the guaranteed quality to the countrymen. Development objective of the project is (i) to recover and increase capacity of the current transformer stations and distribution line networks, and to standardize into 22kV in order to meet the demand for efficient development., (ii) to provide sufficient high quality electricity to production, (iii) to reduce losses to the electricity system.

- To improve efficiency of the electricity distribution network in the project area, including (i) improvement of 3-phase medium voltage line of 18.2 km; (ii) improvement of 35.3 km 1-phase medium voltage line network to 3 phases; (iii) newly building 36 1-phase transformer stations in 15 wards/ communes/ towns in 06 districts in Ninh Thuan Province.

To implement the project, land recovery will be applied in the electricity tower foundations and route corridors of the line networks. However, improvement and expansion to the low and medium voltage electricity system will not result in land recovery and resettlement with large ratio.

The current figures show that the current network can provide electricity to most people in the project area, but because of (i) various old electricity towers and lines, (ii) various routes in disorder, (iii) various casual connections and, (iv) various new residential areas; as a result, most line networks are overloaded with high electricity loss and low service quality.

Therefore, implementation of the project will make contribution to reducing losses to the medium voltage electricity networks, at the same time increasing the ability of customer service such as: minimizing failures, increasing safety and electricity quality, reducing living electricity prices in order to fulfill the demands for using electricity for production and living by the people in the project area till 2015.

1.2 Policy Framework

This resettlement plan is based on “Policy framework” of the RD sub-projects (with the update of the laws and regulations related to the resettlement plan by the Government such as Land law 2003; Decree No. 197/2004/ND-CP dated 03/12/2004 replacing Decree No. 22/1998/ND-CP dated 24/04/1998; Decree No. 188/2004/ND-CP dated 16/11/2004 replacing Decree No. 87/CP dated 17/08/1994...) applied and has impacts on the society (see Annex 2: Policy framework for compensation, resettlement and rehabilitation of project affected persons). Objective of “Policy framework” for the activities of Compensation and Resettlement is to ensure that all affected people are compensated for damages in line with replacement price, provided with assistance measures in order to improve or at least to maintain their living standards and incomes against the previous period of the project.
“Policy framework” sets out principles and objectives, and criteria of selection of the DPs, assistance policies, policy framework and institutional organizations, compensation and resettlement methods, participation of the community and process of settling complaints and queries, all of which are main issues in the compensation and resettlement for the DPs. This Resettlement plan is worked out based on such a policy framework.

1.3 Objectives of Resettlement Plan

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

1.4 Principles of RP

The principles set out in the safety policy OP 4.12 of the World Bank have been accepted in the construction of Policy framework. Accordingly, the following targets and principles will be obeyed:

(a) Recovery of land and other assets as well as activities of moving/ resettlement of the people shall have to be limited to the lowest.

(b) All DPs living, working, doing business or farming in the scope of the route corridor and surrounding the tower foundations will be considered to be provided with reasonable assistance measures to improve or at least to maintain their living standards and incomes against the previous period of the project. Lack of legal ownership rights to the assets shall not prevent the DPs from enjoying such assistance measures for recovery.

(c) Recovery measures provided include: (i) compensation with replacement costs, excluding price reduction and materials reclaiming from houses and other architectural construction works; (ii) agricultural land with the similar cultivating ability acceptable or paying in cash if required by the DPs; (iii) replacing area of houses and gardens with acceptable areas or compensating in cash if chosen by the DPs; and (iv) livelihood and transportation costs.

(d) It is better to replace houses and farming land near the compensated land and shall be accepted by the DPs.

(e) The process of moving for resettlement must be shortened and the tasks of recovery must be provided to the DPs before the commencement date in the implementation area of the project.

(f) Plan of recovering land and other assets and preparation for rehabilitation tasks will be implemented with the consultancy of the DPs in order to minimize disorders. Interests shall have to be granted to the DPs before the...
commencement date in the implementation area of the project.

(g) Levels of community services shall be maintained or improved.

(h) Financial or material sources to compensate for resettlement and rehabilitation shall be readily prepared upon request.

(i) Organizing implementation shall be ensured in terms of efficiency, plan and design as the rate of progress, consultancy and implementation for the DPs.

(j) To timely and efficiently implement examination, monitoring and assessment for the DPs.

The above-mentioned rights shall be provided to the DPs before starting work in each section of the project. This resettlement plan is prepared by Power Engineering & Consulting Center (under PC2) based on the articles of "Policy framework: and with the consultation and participation of the DPs and the local authority."

To realize the set targets of the resettlement plan, compensation price unit will be worked out by province – and – district – level Council of Compensation – Resettlement and approved by Ninh Thuan Province People’s Committee to ensure that the compensation will be conducted at the market/ replacement prices. The project management board (PMB), Council of Compensation and Resettlement, Province People’s Committee, independent supervising agencies are responsible for timely inspecting and proposing adjustments to compensation price units to the PMB (if necessary) in the time of implementing the RP in order to ensure for the compensation to be conducted at the replacement prices.

The resettlement plan has been consulted by the local authorities and will be legally valid after being approved by Ninh Thuan Province People’s Committee and World Bank (no-objection). Activities of compensation, resettlement, assistance and rehabilitation will be done basing on this resettlement plan.

*Activities of compensation, resettlement, assistance and rehabilitation will end at least one month before implementing construction packages for sub-projects.*

### 1.5 Existing power distribution situation in the Ninh Thuan Province

The electricity distribution network of Ninh Thuan Province is now operated at the level of direct ground connection and neutral 22 KV voltage.

Technical specifications of the current route of 22 KV are shown in the following table No 1 below:
### Table 1: Technical specifications of the current route of 22KV

<table>
<thead>
<tr>
<th>No</th>
<th>List of constructions</th>
<th>Constructing location (district)</th>
<th>Electric wire section (mm²)</th>
<th>Circuit</th>
<th>Line (km)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Connect to renovating stations Phan Rang</td>
<td>Thuan Bac</td>
<td>185</td>
<td>1</td>
<td>3,5</td>
</tr>
<tr>
<td>2</td>
<td>Connect from 220kV Phan Rang station to 110kV Thap Cham - Ninh Hai existence line.</td>
<td>Phan Rang</td>
<td>185</td>
<td>2</td>
<td>3</td>
</tr>
<tr>
<td>3</td>
<td>Connect from 220kV Phan Rang station to 110kV Phan Rang - Ninh Phuoc existence line.</td>
<td>Ninh Phuoc</td>
<td>185</td>
<td>1</td>
<td>21</td>
</tr>
<tr>
<td>4</td>
<td>Connect 110kV Doc Ham station</td>
<td>Ninh Phuoc</td>
<td>185</td>
<td>2</td>
<td>2</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>No</th>
<th>List of constructions</th>
<th>Transformer</th>
<th>Voltage levels (kV)</th>
<th>Capacity (MVA)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I</td>
<td>Build transformer station</td>
<td>T1, T2</td>
<td>110/22</td>
<td>2x40</td>
</tr>
<tr>
<td>1</td>
<td>Doc Ham</td>
<td>T1, T2</td>
<td>110/22</td>
<td>-</td>
</tr>
<tr>
<td>2</td>
<td>Phan Rang</td>
<td>T1</td>
<td>110/22</td>
<td>1x25</td>
</tr>
<tr>
<td>II</td>
<td>Improve station power (Build 2nd transformer)</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Ninh Phuoc</td>
<td>T2</td>
<td>110/22</td>
<td>1x25</td>
</tr>
<tr>
<td>2</td>
<td>Thap Cham</td>
<td>Change T2</td>
<td>110/15 → 110/22</td>
<td>1x25</td>
</tr>
<tr>
<td>3</td>
<td>Ninh Hai</td>
<td>T2</td>
<td>110/22</td>
<td>-</td>
</tr>
</tbody>
</table>

- **Thap Cham station 110/22/15 KV** has 07 routes providing electricity to Phan Rang – Thap Cham town, a part of Ninh Hai district, a part of Ninh Phuoc district and part of Ninh Son district.
Vietnam Rural Distribution Project
Ninh Thuan Province

Resettlement Plan

- **Ninh Son station 110/22 KV** has 04 routes providing electricity to Ninh Son district, and Bac Ai district.
- **Ninh Phuoc station 110/22 KV** has 04 routes providing electricity to Ninh Phuoc district.
- **Ninh Hai station 11/22 KV** has 04 routes providing electricity to Ninh Hai district and Thuan Bac district.

1.6 Projection of distribution demand in the project areas

**Investment scale**

It is estimated that the rural medium voltage electricity network project of Ninh Thuan Province will be implemented in 14 communes/towns of 04 districts in Ninh Thuan Province. The main tasks of the project include:

(i) Upgrading 0.90 km 1-phase medium voltage line to 3-phase one;
(ii) Newly building up 4.53 km 3-phase medium voltage line;
(iii) Newly building up 2.75 km 1-phase medium voltage line;
(iv) Newly building up 22 transformer stations 1-phase

Details of the investment list of the rural medium voltage electricity network project of Ninh Thuan Province are shown in table 2 as follows:

<table>
<thead>
<tr>
<th>No</th>
<th>List of constructions</th>
<th>Constructing location (district)</th>
<th>Electric wire section (mm²)</th>
<th>Scale</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
<td>Circuit</td>
<td>Line (km)</td>
</tr>
<tr>
<td>1</td>
<td>Connect to renovating stations Phan Rang</td>
<td>Thuan Bac</td>
<td>185</td>
<td>1</td>
</tr>
<tr>
<td>2</td>
<td>Connect from 220kV Phan Rang station to 110kV Thap Cham - Ninh Hai existence line.</td>
<td>Phan Rang</td>
<td>185</td>
<td>2</td>
</tr>
<tr>
<td>3</td>
<td>Connect from 220kV Phan Rang station to 110kV Phan Rang - Ninh Phuoc existence line.</td>
<td>Ninh Phuoc</td>
<td>185</td>
<td>1</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Thap Cham</td>
<td></td>
<td></td>
</tr>
<tr>
<td>4</td>
<td>Connect 110kV Doc Ham station</td>
<td>Ninh Phuoc</td>
<td>185</td>
<td>2</td>
</tr>
</tbody>
</table>

Power Company 2
Power Engineering & Consulting Center

-25-
Plans of line routes

- **Medium voltage line improved from 1 phase to 3 phases**
  - Voltage level: 22KV.
  - Length: 0.90 km
  - Wire line: 2AC50 -> 4AC50
  - Tower: will use the exiting tower and add towers BTLT 10.5 m for the large towers.
  - Tower foundation: not renovating existing tower foundations, the location built new tower foundation using a 1.2 m momentum can type M10a.
  - Beam: supplementing single beams of 2m, X-20D to vertical support positions and double beams X-20K to corner support and line brake positions
  - Anchor system: type MN 15x 40
  - Repeated grounding: average distance (200 - 250)m

- **Improved 3-phase medium voltage line**
  - Voltage level: 22KV.
  - Length: 2.75 km
  - Wire line: Most lines use AC50 and ACKP50
  - Tower: BTLT 10.5 m type A - 300kgf.
  - Tower foundation: for the Ninh Phuoc, Bac Thuan, Ninh Son areas using momentum M10a for that position directly, do small corner, use M10-2a foundation for the position stopped. The regional coastal village of Hai Ninh, Phuoc Diem - Ninh Phuoc use M10aa foundations for that position directly, M10-2a for the position for small corner and M10-2b for the position at last corner and stopped.
  - Anchor system: type MN 15x 4
  - Repeated grounding: average distance (200 - 250)m

Scope of the project

The project is implemented in 14 communes/wards/towns of 04 districts in Ninh Thuan Province, including:

- **Ninh Phuoc district** - 05 wards and 01 town: Phuoc Vinh, Phuoc Thai, Phuoc Thai, Phuoc Diem An Hai and Phuoc Dan town.

- **Ninh Rai district** - 05 wards: Xuan Hai, Thanh Hai, Nhon Hai, Tan Hai and Vinh Hai.

- **Ninh Son district** - 01 ward and 01 town: Nhon Son and Tan Son town.
1.7 Project Ownership and Organization

- Investor: Power Company 2
- Management: South Power Project Management (under PC2)
- Provincial Power Services: Ninh Thuan Province (under PC2)
- Consultant Agency: Power Engineering & Consulting Center (under PC2)

1.8 Project Impacts and Mitigation Measures

1.8.1 Project Impacts

<table>
<thead>
<tr>
<th>Project Impacted People</th>
<th>Households</th>
<th>People</th>
</tr>
</thead>
<tbody>
<tr>
<td>Total number of DPs in which</td>
<td>20</td>
<td>104</td>
</tr>
</tbody>
</table>

**Permanently Impacted DPs**

- Number of DPs with more than 10% productive land permanently acquired: Nil
- Number of DPs with less than 10% of productive land permanently acquired: Nil
- Number of DPs with annual crops and perennial trees permanently affected: Nil
- Number of DPs with more than 10% of residential land permanently affected: Nil
- Number of DPs with less than 10% of residential land permanently affected: 9 58
- Number of DPs with permanently total/partial impact on houses/structures: Nil
- Number of DPs with permanently total/partial impact on business: Nil
- Number of DPs required to be relocated: Nil

**Total Permanently Impacted DPs**

<table>
<thead>
<tr>
<th>Households</th>
<th>People</th>
</tr>
</thead>
<tbody>
<tr>
<td>9</td>
<td>58</td>
</tr>
</tbody>
</table>

**Temporarily Impacted DPs**

- Number of DPs with residential land temporarily affected: Nil
- Number of DPs with production land temporarily affected: Nil
Vietnam Rural Distribution Project
Ninh Thuan Province

Resettlement Plan

- Number of DPs with annual crops and perennial trees temporarily affected: Nil
- Number of DPs with temporarily total/partial impact on houses/structure: Nil
- Number of DPs with temporarily total/partial impact on business: Nil

Total Temporarily Impacted DPs: Nil

From the result shown above, it is safe to state that the entire displaced population is minor since the affected people are not physically displaced and less than 10% of their productive assets are lost.

Permanent Impacts

- Permanent land acquisition
  - Residential land: 286 m² representing 0.12% of total residential land DPs’ holdings.
  - Productive land:
    - Rice land: Nil
    - Crops land: Nil
    - Garden land: Nil
    - Forest land: Nil
- Permanent affected structure: Nil
- Permanent affected crops: Nil
- Permanent affected trees: 62 trees

Temporary Impacts

- Temporary land acquisition
  - Residential land: Nil
  - Productive land:
    - Rice land: Nil
    - Crops land: Nil
    - Garden land: Nil
    - Forest land: Nil
  - Vacant public land: 48,380 m²
    - Trees, crops along the strips in ROWs of D/L during the construction period: Nil
- Temporarily crops affected: Nil

Power Company 2
Power Engineering & Consulting Center
1.8.2 Mitigation Measures

Principles of Mitigation Measures

The first principle in the resettlement direction of World Bank is to “minimize land requisition or impacts on other assets and resettlement of the people”. If the resettlement is unavoidable, it is necessary to take measures of minimization and/ or compensation, or assist the DPs to improve or at least to maintain their living standards and ability to create incomes against the previous period of the project.

The unavoidable resettlement impacts are caused because it is necessary to recover land to improve the infrastructure system, in order to make contributions to gradually improve the urban areas of the people with low incomes. Improving technical infrastructure, increasing quality of life and living environment of the community with low incomes.

Measures to minimize the effects

To minimize the above-mentioned effects, before working out the resettlement plan, Electricity consultancy center – Power company 2 (Consultant) has had meetings with the representative cadres of the local authorities, community representatives, as well as conducted community consultation with the DPs, in order to mobilize ideas of contribution to minimizing the impacts and/ or build up measures of rehabilitation suitable to specific socio-economic conditions of each locality.

During the process of socio-economic surveying and consultation with the affected people, the Consultant has taken different measures to minimize impacts caused by the project (minimizing by building up suitable plans of resettlement compensation and accepted by the people to the project), including leaflets and community meetings to introducing the project and the people's roles in the preparation process as well as in the period of implementing the project. Besides, community consultations on the current living conditions and demands for, aspiration of rehabilitation after the land recovery process are also conducted in order to ensure living standards at least equivalent to or higher than the previous period of the project for the households.

Several measures to ensure that the resettlement gains good results, including:

- Consulting the DPs on feasibility measures for resettlement and compensation plans;
- Working out plans of choice for the DPs on resettlement and income recovery;
- The DPs are allowed to participate in planning and choosing plans of compensation, resettlement;
- Surveying replacement prices to ensure full replacement prices for the assets damaged by the project;
- The location of resettlement need to have infrastructure and services at least equivalent to the old place;
- Determining and providing special assistance to the group of vulnerable people, poor people, families of social welfares and families with merits to the revolution;
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- To range institution/ organization enough for the process of implementing compensation, resettlement as planned.

During the process of preparation for the project, surveying teams of the electricity design center – Power Company 2 has discussed and consulted with the local authorities and the local people about possible impacts by the project, especially direction of distribution lines. The route has been studied and selected with the lowest impact.

*Measures to minimize effects in the process of designing*

**For the distribution transformer station**

The distribution transformer station is placed on electric poles and installed in the space together with the electricity distribution lines on the electric tower at the average height of 7m and it means that electric tower foundation must be ensured for the transformer station and electricity distribution lines.

**For line routes**

Measures of minimizing impacts caused by the project have been thoroughly considered during the process of designing, especially selection of line routes. Suitable line routes will contribute to reducing the project costs and harmful effects to the local community and environment.

The following principles have been complied with:

- The selected line routes are so short that they can compare with the optimal station position. These line routes must be near the local traffic road routes in order to avoid land recovery for building operation roads and minimize costs during the process of construction, operation and maintenance.

- The distribution line routes should avoid crossing or passing near such important positions as petrol stations, explosive warehouses, broadcasting stations, such sensitive areas as historic heritages and cultural assets, and protected forest areas with high trees. Avoiding the sloping and cranky places in order to reduce site leveling as well as corner towers.

In the period of outlining routes, the PMB and consultancy units carefully studied different route plans in the map to select the best plan.

To avoid impacts, some changes in terms of route directions and large steering angle (up to 70°) are made in order to minimize impacts on houses/ architectural construction works.

**Technical solutions**

- Average distance between electric towers applied is about 50 – 75m. However, the distance can be shortened depending on terrain conditions and architectural construction works along the line routes.

- The use of different sizes for tower foundations will suit functions and position of selection. Average area of each tower foundation varies from 0.096 m² to 1.35 m².
The current community roads and canals are used for temporary transportation and to temporarily serve construction tasks upon request.

- In the process of detailed technical design, the PMB and consultancy units will re-study line routes and make some changes or modifications (if necessary) to gain the optimal results.

**Measures to minimize bad effects in the process of construction**

- Suitable measures and rational arrangement of implementation processes of the project will be carried out after harvesting crops in order to minimize bad effects to plans. In the process of construction, labor force will plan to make the temporary effects shortest.

- In the period of construction, temporary houses for workers will be built on the community land or the areas introduced by Commune People’s Committees. These houses will not be built in the land of the people.

**Consultation and participation of the community**

- In the period of preparation for the project, consultants of the PMB have conducted detailed surveys on impacts caused by the project. Discussions and consultations with the local authorities and people on possible impacts caused by the project have been conducted. Especially, position of stations and changes to line routes so that the selected position of stations and line routes cause the least impacts.

- Estimated layout of the distribution line routes are also presented and discussed in the community meeting on RP.

- The layout draft of the areas of transformer stations and distribution line routes are informed to such related local governmental agencies as Province People’s Committee, District People’s Committee, Commune People’s Committee, Provincial Department of Natural Resources and Environment, Land offices at province level, district level and commune level, etc... by the PMB to collect suggestions and to community the issue. Helpful feedback of the local authorities and the DPs are used for design tasks.
2. INSTITUTIONAL AND LEGAL FRAMEWORK

2.1 Institutional Framework

2.1.1 Overall Responsibility

The overall responsibility for enforcement of the Policy Framework and for planning and implementing this RP rests with South Vietnam Power Management Board and the People Committee of Ninh Thuan Province and their relevant Institutions (i.e. Provincial and District CRCs, provincial DOF, DOC, DPI, DONRE,...).

PC2, its consultant and Project Provincial Power (PPP) are responsible for carrying out census, socio-economic survey, inventory, preparing RP and for day-to-day implementation therefore within their respective jurisdiction.

The district and commune People committee will participate in the RP preparation and implementation.

These administrative units will also ensure the active and effective participation of the DPs in the RP preparation and implementation smoothly. PC 2 is responsible for (i) hiring qualified consultant to prepare RP, (ii) appointing qualified socio safeguard staff at PMB, PPP and CRCs at provincial and district levels.

Financial resource for the project investment is from WB and PC2.

Fund of compensation will be from (i) PC2 and (ii) budgetary requirements for economic restoration, other assistance would be either from counter part funds.

2.1.2 Detail responsibility

Power Company No.2

Power Company No.2 is the investor of the project and responsible for managing and organizing surveys, design, allocation of state budget, cost and monitoring of implementation of the RP.

PMB

The electricity PMB is responsible for implementing the RP, including activities of surveying impacts, announcement of interests of the DPs, settlement of complaints, implementation of the rehabilitation program, payment of compensation, and internal monitoring.

The main tasks of the PMB are:

- Working out plans of inspecting, managing, supervising and implementing the RP.
- Be responsible for community, community consultation: announcing the RP to all localities, and council of compensation of each related locality, announcing detail inventory results and communityizing form of compensation rights to all affected people.
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- Organizing groups of survey and investigation to conduct detailed surveys and measurement and implementation schedule of the RP for People’s Councils at all levels and related agencies.

- Supervising payment of compensation, land recovery and site clearance.

- Reporting progress of implementing the RP and site clearance to WB and PC2.

Ninh Thuan Province People’s Committee

- Ninh Thuan Province People’s Committee is responsible for agreeing on the RP and directly allocating responsibilities to related agencies in implementation of the RP.

- Approving compensation prices, assistance and setting up a council of assessment and compensation at all levels and documents of land recovery and transfer in the province.

- Recording and settling all queries and complaints.

Related divisions, departments of Ninh Thuan Province

The provincial Department of Pricing is responsible for studying compensation prices to submit to Ninh Thuan Province People’s Committee for approval. In the first period of implementing the RP, the Department of Pricing will closely cooperate with the provincial Department of Construction, the provincial Department of Natural Resources and Environment, the provincial Department of Agriculture and Rural Development, People’s Committees of districts and other independent supervising agencies to assess the price units applied in the RP and kindly request the City People’s Committee for approval and ensure the compensation price unit equivalent to replacement prices at the time tower foundation payment.

The provincial council of compensation and resettlement assistance

The council is a mainly responsible body for implementing the RP in the right approved progress. The provincial council of compensation and resettlement will be headed by Vice Chairman of Ninh Thuan Province People’s Committee. The provincial council of compensation and resettlement will be responsible for:

- Directing the PMB and the district compensation division in preparation for implementing the resettlement compensation plan.

- Inspecting the inventory table of impacts and the detailed implementation schedule approved by the district council of resettlement compensation.

- Settling all queries and complaints which are dissatisfied at district level.

The provincial council of compensation, assistance and resettlement will include:

- Department of Finance (DOF)

- Department of Construction (DOC)
- Department of Natural Resources and Environment (DONRE)
- Chairmans of People’s Committees of the districts, communes and wards with land to be recovered.
- Representatives of the PMB.

District People’s Committee

People’s Committees of the districts will responsible for instructing compensation and resettlement activities in the area of district, including:

- Guiding related agencies to conduct surveys, statistics on effects, community consultation, communityity on resettlement policies and implemenation of the RP.
- Setting up divisions of compensation, resettlement at district level.
- Settling queries and complaints of the DPs at district level.

District Compensation/Resettlement Councils (CRCs):

These agencies will be responsible for implementing the RP in the area of districts. The district council of compensation, resettlement includes experienced staff on surveying and collecting information and inventorying effects. The district council of compensation, resettlement is responsible for:

- Organizing cadres to conduct surveys, measurement, detailed inventory on affected houses and assets, through the last survey, measurement and detailed inventory on each affected househole or each affected person.
- Inspecting the compensation price units applied in the RP, proposing adjustments to the price units according to market prices/ replacement prices (if necessary)
- Cooperating with the PMB to hold meetings with the DPs, local authorities, to communityize the forms of interests, results of the detailed inventory and Resettlement diary to the DPs.

- Basing on the approved policies and processes on RP, preparing detailed implementation schedule (quarterly, half-yearly, annual plans) and cooperating with the PMB to pay compensation on time.
- Collecting queries and complaints of the DPs, settling all difficulties in the process of implementing the project and proposing solutions to remained problems of the district compensation division.

The district council of compensation, resettlement shall be headed by Vice Chairman of the district. The district council of compensation, resettlement will include:

- District Division of Finance
- Division of Natural Resources and Environment
- Division of Industry and Trade
- The PMB
Commune People’s Committee

People’s Committees of communes shall be responsible for:

- Providing information, assisting the tasks of survey, statistics and inventory.
- Cooperating with the district council of compensation, resettlement to hold meetings of community consultation, community, pay compensation and assist the DPs.
- Reporting all feedbacks of the DPs to the district council of compensation, resettlement and settling complaints at commune level. Proposing solutions to remained problems (if any)
- Assisting the local people to overcome difficulties in the process of construction and help the DPs to repair their houses. Restructuring land in the case that the DPs ask for land – for land compensation.

Project affected persons/ households (DPs)

- DPs are responsible for providing all related DPsers on their assets.
- DPs are responsible for carefully inspecting the damaged assets and interests and conducting site clearance in the right time framework after receiving full interests.

Independent monitoring and consultancy agency

- An independent unit/ organization shall be employed to do independent monitoring tasks in the process of implementing compensation and resettlement of the project. The consultants need to: (i) be eligible for independent monitoring as in the business registration; (ii) be experienced in independent monitoring on resettlement plans with at least 05 projects sponsored by international organizations; and (iii) be suitable with the social science field.
- The independent supervisors are responsible for conducting socio-economic surveys, supervising and assessing the implementation of the RP of the project. This agency will have to hand in periodical reports on progress of implementing the project and recommend the determined social issues.
- The common goal of the independent monitoring is to provide periodical independent review and assessment on the achieved results of the resettlement objectives, changes in life and living standards, restoration of socio-economic units of the DPs, efficiency, impacts and measures if necessary in the future, and to draw strategic lessons on forming policies and making plans in the future.
To ensure efficiency of the compensation and resettlement activities, coordination of related parties is one of the vitally important factors. Related agencies, organizations not only ensure to well perform their functions but also need to closely coordinate with different agencies and departments to maintain progress of the resettlement and sustainable development; in other words, to ensure living standards at least equal to or higher than the pre-project phase for the DPs.

2.2 Legal Framework

WB policy on Involuntary Resettlement (OP 4.12), WB policy on Indigenous Peoples (OP 4.10) and GOV Laws on compensation and resettlement and policies for EM for applied.

2.2.1 Vietnamese Laws (Compensation and resettlement)

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

In recent years, the Government of Vietnam has issued series of legal documents in order to protect interest of the affected people. The recent regulations and laws are governing all aspects related to land recovery and resettlement, including:

- The 15/04/1994 Constitution of the Socialist Recomunity of Vietnam issued on 14/4/1992, modified and added under Resolution No. 51/2001/QH10 and approved by the tenth National Assembly, the tenth Session;
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- Land law No. 13/2003/QH11 approved by the eleventh National Assembly, the fourth Session on 26/11/2003;
- Decree No. 181/2004/ND-CP issued by the Government on 29/10/2004 guiding the implementation of land law 2003;
- Decree No. 188/2004/ND-CP, dated 16/11/2004 by the Government regulating the methods of determining land prices and frame of all types;
- Decree No. 197/2004/ND-CP issued on 03/12/2004 by the Government on compensation, assistance and resettlement when the State recovers land;
- Decree No. 17/2006/ND-CP to combine and make use of Land law 2003, Decree No. 187 (in 11/2004) and Decree No. 197;
- Decree No. 84/2007/ND-CP issued on 25/05/2007 by the Government regulating additions to granting certificates of land use rights, land recovery, implementation of land use, order, procedures of compensation, assistance, resettlement when the State recovers land and settles complaints on land;
- Decree No. 87/CP issued on 17/08/1994 by the Prime Minister regulating the framework of the land price in the country;
- Decree No. 88/CP issued on 17/08/1994 by the Government regulating on buying and selling and trading houses;
- Circular No. 114/2004/TT-BTC issued on 26/11/2004 by the Ministry of Finance on guiding the implementation of Decree No. 188/ND-CP;
- Circular No. 116/2004/TT-BTC issued on 07/12/2004 by the Ministry of Finance on guiding the implementation of Decree No. 197/2004/ND-CP;
- Circular No. 05/BXD/DT issued on 9/2/1993 on classifying types of houses;
- Decision No. 464/2005/QD-UB issued on 30/12/2005 regulating compensation, assistance and resettlement when the State recovers the land in the area of Ninh Thuan Province.
- Decision No. 366/2007/QD-PC dated 28/12/2007 of Ninh Thuan Province People’s Committee on issuing price levels to land of all types in the area of Ninh Thuan Province.
- Decision No. 65/2006/QD-PC dated 31/03/2006 of Ninh Thuan Province People’s Committee on issuing price levels of houses, architecture, decentralized houses in the area of Ninh Thuan Province.
- Decision No. 262/2006/QD-PC dated 06/10/2006 of Ninh Thuan Province People’s Committee on issuing price levels of crops, trees in the area of Ninh Thuan Province.

Some basic articles of Land law, related Decrees and decisions are quoted as follows:
Land law (approved by the eleventh National Assembly of Socialist enforced of Vietnam on 26/11/2003 in the fourth session and took effect on 01/07/2004)

**Main articles related to land recovery**

**Section 4: Land Recovery**

*Article 38* - Cases of land recovery: The State will recover land in the cases of using land for the purposes of national defense, security, national interests, community interests, economic development.

*Article 39-Item 2:* At least ninety days before land recovery, for agricultural land, and one hundred and eighty days, for non-agricultural land, the competent State agencies shall have to notify the persons with land to be recovered of the reasons for recovery, time and plan for evacuation, the overall schemes for compensations, ground clearance and resettlement.

*Article 42-Item 2:* The persons with land to be recovered shall be compensated with the assignment of new land of the same use purposes; if having no land for compensations, shall be compensated with the land use right value at the time of issuance of the recovery decisions.

*Item 3:* The People’s Committees of the provinces and centrally-run cities shall elaborate and execute resettlement projects before the land recovery for compensations with dwelling houses, residential land for persons having residential land recovered and having to move their places of residence. The resettlement zones shall be planned generally for many projects in the same geographical areas and must have development conditions being equal to or better than the conditions in the former places of residence.

*Decree No. 197/2004/ND-CP*

**Article 4. Resettlement**

The persons with land to be recovered by the State under the regulations of this Decree and having to move their places of residence shall be arranged for resettlement by one of the following forms:

1. Compensation with houses.
2. Compensation with new land.
3. Compensation with cash to arrange new places of residence by themselves.

**Article 6. Principle of compensation**

The persons with land to be recovered shall be compensated with the assignment of new land of the same use purposes, if having no land for compensations, shall be compensated with the land use right value at the time of issuance of the recovery decisions; in case of compensation by assignment of new land or houses, if having difference in value, then the difference will be paid in cash.

**Article 8. Conditions to be compensated with land**
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The persons with land to be recovered by the State, having one of the following conditions shall be compensated:

1. Certificate of land use right as stipulated by the law on land.
2. Decision of land assignment by the competent state agency as stipulated by the law on land.
3. Households and individuals, that are using land in a stable manner, with certification by commune/ward/township People's Committees that it is free from disputes, and have one of the following DPs:
   a) The DPs on the right to use land before October 15, 1993, issued by competent agencies in the course of implementing the land policies of the Democratic Republic of Vietnam State, the Provisional Revolutionary Government of the Republic of South Vietnam or the Socialist Republic of Vietnam State;
   b) The temporary land use right certificates issued by competent State agencies or having one's names in the land registers, cadastral books;
   c) The lawful DPs on inheritance, presentation or donation of land use right or assets affixed to land; DPs on hand-over of gratitude houses affixed to land;
   d) DPs on transfer of land use rights, on purchase and sale of dwelling houses affixed to residential land before October 15, 1993, and now being certified by commune/ward/township People's Committees as having been used before October 15, 1993;
   e) DPs on sale at liquidation or discount prices of dwelling houses affixed to residential land according to law provisions;
4. Households and individuals, that are using land and have one of the DPs prescribed in Clause 3 under difficult socio-economic conditions in mountainous or island regions, and now certified by the commune People's Committees of the localities where exists the land that they are stable land users without any disputes.
5. Households and individuals, that are using land without any DPs prescribed in Clause 1, 2 and 3 of this Article but the land has been used in a stable manner before October 15, 1993, is now certified by commune/ward/district township People's Committees as being free from disputes.
6. Households and individuals, that are entitled to use land under judgments or decisions of People's Courts, judgment execution decisions of judgment execution bodies or land dispute settlement decisions of competent State agencies, which have been already executed.
7. Households and individuals, that are using land without any DPs prescribed in Clause 1, 2 and 3 of this Article but the land has been used in a stable manner from October 15, 1993 till the time of decision of land recovery, and without breaching the planning; not breaching construction protection corridors, are approved, open declared and implanted with administrative boundary markers by the competent agency; not encroaching land and are
certified by the commune People's Committees of the localities where exists the land that they are stable land users without any disputes.

9. Households and individuals, that are using land which were once decided to be managed by the State in the process of implementing land policies of the State, but in reality, the State has not managed the land which is now being used by such households and individuals.

10. The population communities which are using land with works being communal houses, temples, shrines, secluded huts, ancestral worshipping houses are certified by commune People's Committees where exist the land that the land is used commonly for the communities and free from disputes.

11. Organizations use of land for the following cases:
   a) Land, which is assigned by the State with land use levies which are not paid originating from the state budget;
   b) Land, which is transferred by lawful user and the money paid to the transfer is not originated from the state budget;
   c) Used land is lawfully originated from households, individuals.

**Article 10. Compensation, assistance to agricultural land of households, individuals**

1. Households and individuals with land to be recovered by the state shall be compensated with the land of the same use purposes, if having no land for compensations, shall be compensated with money according to the land price of the same use purposes as stipulated in Item 1 – Article 9 of this Decree.

2. Agricultural land interposed in the resident area, garden and pond land near the land in the resident area, part from being compensated according to the agricultural land of the same use purposes: will be supported with 20% - 50% of the near-by land price; specific assistance levels will be decided by the province people’s committee in line with the local reality.

**Article 13. Compensation for non-agricultural land as residential land**

The persons with land to be recovered by the State and having to move their place of residence shall be assigned with new land, houses in the resettlement areas or compensated with money upon their request and suitable to the local reality.

**Article 18. Principle of compensation for assets**

1. The owners of the assets closely attached to the land to be recovered by the State shall be compensated if damaged.

2. The owners of the assets closely attached to the land to be recovered by the State who are not subjects of compensation shall be compensated or supported with assets depending on each specific case.

3. Houses and other constructions closely attached to the land constructed after planning, land use plan is announced without being permitted to build by the competent state agency shall not be compensated.
4. Houses and other constructions closely attached to the land constructed after 01/07/2004 and at the time of construction contradictory to the land use purpose set in the planning, approved land use plan, shall not be compensated.

5. Assets closely attached to the land formed after the decision of land recovery is announced shall not be compensated.

6. System of detachable and mobile machines, production assembly lines shall be compensated only for the costs of disassembly, transportation, assembly and damages when disassembling, transporting, and assembling; compensation level will be determined by the province people's committee in accordance with the current laws and the local reality.

**Article 19. Compensation for houses, construction works on land**

1. Houses and construction works serving the living demands of households and individuals shall be compensated with the value equivalent to costs of newly building houses, constructions of equal technical standards issued by the Ministry of Construction. Newly-building cost of houses, constructions is calculated according to the area of building houses, construction multiplied with newly-building price unit of houses, constructions issued by the province people's committee promulgated in accordance with the regulations of the Government.

2. For other houses, constructions not belonging to the subjects stipulated in Item 1 of this Article, compensation shall be as follows:

   Current value of a damaged house, construction is determined in percentage rate in the remaining quality of the house, construction multiplied with newly-building value of the house, construction with equivalent technical standards issued by the Ministry of Construction.

   An amount of money calculated in percentage rate according to the current value of the house, construction regulated by the province people's committee, but the maximum compensation shall not exceed 100% the newly-building value of the house, construction of equivalent technical standards to the damaged one; For technical infrastructure construction, the compensation level is equal to the newly-building value of the construction of equivalent technical standards issued by the Ministry of Construction; If the construction is not in use, it shall not be compensated.

3. For other houses, constructions partially destroyed or removed and the remained part is unusable, they will be fully compensated; in case that houses, constructions which are partially destroyed or removed and still exist and the remained part is still usable, shall be compensated with the value of the destroyed or removed part and the costs for repairing and completing the remaining part according to the equal technical standards of the former houses or constructions.

**Article 20. Settlement of compensation cases, specific assistance to houses, constructions**
3. Houses or other constructions which are built in the land without sufficient conditions of compensation as stipulated in Article 8 of this Decree and are informed not to be allowed to built when implementing construction, shall not be compensated or supported; those with illegally-built constructions are forced to destroy or remove the construction and self-responsible for the costs in the case that the competent agency carries out the destruction or removal.

**Article 24. Compensation for growing plants and animals**

1. Compensation for annual plants is calculated equivalent to the productivity value of such harvest crop. The productivity value of such harvest crop is calculated according to the productivity of the highest crop in 3 previous consecutive years of the main crops/growing plants in the locality and average price in the time of land recovery.

2. Compensation for perennials is calculated equivalent to the current value of the garden of trees (excluding land use right value) according to prices in the locality in the time of land recovery.

**Article 27. Assistance for evacuation**

1. The households with land to be recovered by the State, having to move their place of residence inside the province or city, shall be supported with highest amount of 3,000,000 VND each, moving to another province shall be supported with highest amount of 5,000,000 VND each; specific assistance levels are determined by the province People’s Committee.

**Article 28. Assistance to stabilize life and production**

1. Households and individuals, directly engaged in agricultural production and with over 30% of their assigned agricultural land to be recovered by the State, shall be supported to stabilize their life within 03 months if not having to move their place of residence and within 06 month if having to more their place of residence; in case of having to move their place of residence to the places with hard or especially difficult socio-economic conditions, they shall be supported within maximum 12 months. Assistance level in cash is equivalent to 30 kg rice/1 person at the average price in the locality.

2. Registered economic organizations and business households with land to be recovered by the State and having to stop their business, shall be supported with highest amount equivalent to 30% of after-tax income of 01 year, according to average income of 3 previous consecutive years certified by the tax agency; specific assistance levels are determined by the province People’s Committee in line with the local reality.

**Article 29. Assistance to change careers and to create jobs**

1. Households and individuals, directly engaged in agricultural production and with over 30% of their agricultural land area to be recovered, shall be supported to change careers for those in working ages; specific assistance levels and number of laborers are determined by the province People’s Committee in line with the local reality.
2. Training assistance to change careers shall be conducted mainly by sending them to vocational training centers.

**Article 34. Arrangement for resettlement**

1. Agency (organization) who are assigned by the province People’s Committee to arrange resettlement, have to inform the persons with land to be recovered and having to move their place of residence of the estimated resettlement plans and community list these plans in their headquarters, and in the headquarter of the ward People’s Committee where exists the recovered land and in the resettlement area within 20 days before the resettlement plan is approved by the competent state agency; Contents of the announcement include:
   a) Location and scale of the land, resettled housing fund, design, area of each lot of land, flat, land price, resettled housing prices;
   b) Estimated arrangement for households into resettlement

2. Site resettlement priority is given to the persons with land to be recovered where the resettlement project exists; favorable positions are provided to the persons with early ground clearance, those with favorable positions in the former place and households of social welfares.

**Article 35. Compulsory conditions to the resettlement area**

3. Before arranging land of residence for Households and individuals, the resettlement areas shall be built with overall infrastructure to ensure living conditions equivalent to or higher than those in the former place.

**Article 36. Measures to support production and life in the resettlement area**

1. Supporting them with plant seeds and breeding animals for the first agricultural crop, services of agricultural encouragement, forest encouragement, vegetation protection and veterinary, animal feeding and farming techniques, and profession techniques to producing and trading industrial and commercial services.

2. Supporting them to create some jobs suitable to laborers, especially female ones in the resettlement areas.

**Article 37. Rights and obligation of the persons with land to be recovered and having to move their place of residence**

1. Rights:
   a) To register their land use right in writing in the resettlement place;
   b) Be prioritized to register permanent residence for themselves and other family members in the new place of residence and to change schools for their family members at their school ages;
   c) To refuse to enter the resettlement area if it does not ensure the conditions as announced and opened listed;
   d) To be provided with free-of-charge housing design models.
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2. Obligations:

a) To move to the resettlement area in the time frame stipulated by the competent state agency;

b) To build houses and construction works as planned and to perform other obligations regulated by law;

c) To pay for houses or to use land as regulated by law.

2.2.2 World Bank Policies

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

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

Measures required ensuring that resettlement has a positive outcome include:

- Consulting with potential Project-affected people on feasible measures for resettlement and rehabilitation;
- Providing Project-affected persons with options for resettlement and rehabilitation;
- Enabling their participation in planning and selecting these options;
- Providing compensation at full replacement cost for losses;
- Choosing relocation sites that provide, at a minimum, the same benefits and services as the sites they replace;
- Providing allowances, training and income support to assist in making a smooth transition;
- Identifying vulnerable groups and providing special assistance to these groups; and
- Establishing an institutional and organizational structure that supports this process to a successful end.

The Eligibility Criteria and compensation defined that the DPs (project-affected people) eligible for compensation include:

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

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

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

The DPs whose houses are wholly or partially affected by the project (temporarily or
permanently) and those whose houses, gardens or agricultural land are wholly or partially
affected by the project (temporarily or permanently), shall be compensated for the land lost,
and provided with necessary supports to achieve the objectives of this policy, if they occupy
the project area prior to a cut-off dates defined in this RP.

The DPs whose businesses are wholly or partially affected by the project (temporarily or
permanently) shall be resettled and provided with necessary supports to achieve the
objectives of this policy, if they occupy the project area prior to a cut-off dates defined in this
RP.

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

The methodology to be used in the valuation of losses for Bank-associated Projects is based on
their replacement cost.

With regard land and structures, “Replacement Cost” is defined follows:

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

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

- For house and other structures: it is provided by the provincial people
  committee based on the market cost (at the time of compensation) of the
  materials to build a replacement structure with an area and quality similar to or
  better than those of the affected tstructure, or to repair a partially affected
  structure, plus the cost of transporting building materials to the structure site,
  plus the cost of any labor and contractor’s fees, plus the cost any of registration
  anf transfer taxes. In determining the replacement cost, depreciation of the
  assets and the value of the salvange materials are not taken in to account, or is
  the value of benifits tho be derived from project deducted from valuation of an
  affected assets.
Vietnam Rural Distribution Project  
Ninh Thuan Province  
Resettlement Plan

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

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

Compensation for trees includes total invesment cost plus from the time of its planting tho the expropriation. In case this cost can not be determined, the compensation will be calculated on basic of the type, age and productive value.

e. Other assets (i.e.: income, cultural, aesthetic) base on replacement cost or cost of mitigating measures. For example, compensation for the removal of graves includes all expenditures for exhumation, movement and reconstruction to its original state.

2.2.3 Comptibilities of GOV and WB Approaches

With the issuance of:

- Land law 2003;
- Decree No. 188/2004/ND-CP dated 16/11/2004 on methods of setting prices and land price framework according to types and classes of land;
- Decree No. 197/2004/ND-CP by the Government dated 03/12/2004 on compensation, resettlement in the case of land to be recovered by the State.
- Decree No. 84/2007/ND-CP dated 25/05/2007 regulating supplements to issuing land use right certificates, land recovery, implementation of land use rights, order, procedures of compensation, support, resettlement for the land to be recovered by the State and settlement of complaints on land.
- Circular No. 116/2004/TT-BTC by the Ministry of Finance dated 07/12/ 2004 guiding the implementation of Decree No. 197/2004/ND-CP,
- Circular No. 69/2006/TT-BTC by the Ministry of Finance dated 02/08/2006, modified and supplemented under Circular No. 116/2004/TT-BTC by the Ministry of Finance on guiding the implementation of Decree No. 197/2004/ND-CP by the Government on compensation, support and resettlement for the land to be recovered by the state.

There are various ways to resemble the policies of the Government of Vietnam with the directions of World Bank. The most important similarities are:

- Vietnam is helping the persons without land use rights have opportunities to legalize land and to be compensated for losses.
- The households, having lived for a long time, are allowed to choose resettlement in a better place of residence, or to receive money, or to combine the two methods.
The proposed resettlement areas not only have better infrastructure but higher living standards as well.

Subsidies are provided to help the DPs in the transitional time and should have mechanism for the peoples to be informed and so that can negotiate or complain.

The government of Vietnam and World Bank has shared the similarity in allowing people to own land and to have the right to be compensated. The government of Vietnam has separate policies for the land owners without ownership DPsers to be legalized; this land shall be compensated with 100% of land price deducting costs and tax to receive land use right certificates for the land registered after 15/10/1993 (Items 49, 50 of Article 42 of Land law 2003).

The compensation with replacement costs stipulated in Article 6 of Decrees No. 197/2004/ND-CP dated 03/12/2004: ‘The persons with land to be recovered shall be compensated with the assignment of new land of the same area and same use purposes. If having no land for compensations, shall be compensated with reasonable amount of money at the time of the recovery; if having difference in prices in case of compensation by assignment of new land or houses, then the difference will be paid in cash’ and Article 19 of the above Decree stipulates that ‘...the compensation level for the Households and individuals is equivalent to the newly-building value of the houses and constructions of the same technical standards ...’

2.2.4 Required Waivers

In order to meet the requirements of the World Bank OP 4.12 on Non-voluntary Resettlement, a number of articles in various Vietnamese laws and regulations which do not ensure compensation at replacement cost or set eligibility provisions which do not extend the right to rehabilitation and or assistance to households without proper land DPs, will be waived.

The articles of law and regulations that will be waived are mentioned below:

Eligibility to Compensation and/or Assistance

Decree No. 197/2004/ND-CP dated 03/12/2004

Article 7:

This article (in case of land recovered without compensation) states that “any person with land to be recovered and the persons without one of the conditions in Article 8 of this Decree, or the persons who encroached land, the persons who violated protection corridors or illegally owned land, shall not be compensated for the land to be recovered by the State. If necessary, the province People’s Committee will consider and make decisions on specific cases”.

Article 18 and Article 20 (principle of compensation for the affected assets):
houses and construction works not eligible for compensation of land, if not encroaching the project land or not violating the route corridor of the project will be supported with 80% of replacement cost; (ii)

houses and construction works not eligible for compensation of land, if encroaching the project land or violating the route corridor of the project will not be supported. If necessary, People's Committees of provinces will take each specific case into consideration.

Article 28 and Article 29 (policy of assistance for rehabilitation):

- The project affected persons (DPS) who lose over 30% of production land will be supported to stabilize lives and train jobs.

- To ensure realization of the objectives of this resettlement plan, it is necessary to have a special decision of The government exempt Article 7, 18, 19, 20, 28, 29 of Decree No. 197/2004/ND-CP to allow the illegal land users suggested in this policy to be supported to stabilize their lives.

Price of Land for Calculation of Compensation:


Decree No. 197/2004/ND-CP dated 03/12/2004

Article 9:

This article states that the prices of land for calculation of compensation are the prices according to purposes of use at the time of recovery, declared by the province People's Committee in accordance with the guides of the government (in the range of minimum and maximum prices of the Government of Vietnam)

Decree No. 188/2004/ND-CP dated 16/12/2004

Article 2:

- This article states that land price will be determined by the People's Committees of provinces and cities under the Central Government.

- To ensure that the objectives of the project resettlement policy are met, unit price for land compensation established by the Project Provincial/City People's Committees will be adjusted to meet replacement costs.

- Compensation price units will be established by the provincial/district councils of compensation, the provincial Department of Finance and the provincial Department of Construction and approved by the provincial People's Committee. The price units will be adjusted to meet replacement costs at the time of compensation in order to realize the targets of the project.

Assistance Policy for DPS who Rent Houses from the Government
Article 21:
- This Article stipulates that DPs who rent houses from the Government and have to evacuate by themselves may be supported with an amount of money equivalent to 60% of their current rent for land, in case of having no resettlement houses for them.

Assistance policy for rehabilitation
Decree No. 197/2004/ND-CP dated 03/12/2004
- This article states that DPs who directly do the agricultural production having agricultural land being acquired more than 30% shall be rehabilitation assistance (cash value of 30kg of average rice in the location per head) for 3 months (if relocation is not required), 6 months (if relocation required) and 12 months (if moving to the areas of specially difficult socio-economic condition).

GOV commitments
- To ensure that the objectives of the policy are met, GOV in approving/adopting (prior to the project appraisal) the policies and objectives set forth in this Policy Framework will grant the waivers to the above mentioned Article 7, 9, 18, 19, 20, 21, 28 and 29 of Decrees 197/2004/ND-CP and article 2 of Decrees 188/ND-CP, and any other laws or regulation which contradict this Project Resettlement Policy.
- The Item 2.5, Article 2 of Decree 131/2006/ND-CP by the Government stipulates that "in the case of the international agreements on ODA have been signed between the Government of Vietnam and sponsor organizations stipulate other contents, then those international agreements will be followed".

2.3 Definition of Eligibility and Limitation to Eligibility

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

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

The cut-off date has been fixed during the socio-economic survey and inventory, the 30th of May of 2007. The cut-off date has been declared officially by the competent local authorities in very first community meetings in each project related.

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

2.4 Resettlement and Compensation Principles

The principles set out in the safety policy OP 4.12 of the World Bank have been accepted in the construction of Policy framework. Accordingly, the following targets and principles will be obeyed:

(a) Acquisition of land and other assets as well as activities of moving/ resettlement of the people shall have to be limited to the lowest.

(b) All DPs living, working, doing business or farming in the scope of the route corridor and surrounding the tower foundations will be considered to be provided with reasonable assistance measures to improve or at least to maintain their living standards and incomes against the previous period of the project. Lack of legal ownership rights to the assets shall not prevent the DPS from enjoying such assistance measures for recovery.

(c) Rehabilitation measures provided include: (i) compensation with replacement costs, excluding price reduction and materials reclaiming from houses and other architectural construction works; (ii) agricultural land with the similar cultivating ability acceptable or paying in cash if required by the DPs; (iii) replacing area of houses and gardens with acceptable areas or compensating in cash if chosen by the DPs; and (iv) livelihood and transportation costs.

(d) It is better to replace houses and farming land near the compensated land and shall be accepted by the DPs.

(e) The process of moving for resettlement must be shortened and the tasks of recovery must be provided to the DPs before the commencement date in the implementation area of the project.

(f) Plan of recovering land and other assets and preparation for rehabilitation tasks will be implemented with the consultancy of the DPs in order to minimize disorders. Interests shall have to be granted to the DPs before the commencement date in the implementation area of the project.

(g) Levels of community services shall be maintained or improved.

(h) Financial or material sources to compensate for resettlement and rehabilitation shall be readily prepared upon request.

(i) Organizing implementation shall be ensured in terms of efficiency, plan and design as the rate of progress, consultancy and implementation for the DPs.

(j) To timely and efficiently implement examination, monitoring and assessment for the DPs.
2.5 Eligibility to Compensation Entitlement

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

a. Those who have formal legal rights to land or other assets;

b. Those who initially do not have formal legal rights based upon the possession of documents such as land tax receipts and residence certificates, or upon the permission of local authorities to occupy or use the project affected plots; and

c. Those who have no recognizable legal or claim to the land they are occupying if they occupy of project area prior to the cut-off date defined in the RP.

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

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

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

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

d. Person whose business are affected in part or in total (temporarily or permanently) by the project; and

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

f. Public works (i.e. schools, water resources, water supply, and drainages system, roads, bridges etc) affected by the project.

2.6 Compensation Policy

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

Compensation for land losses

- Compensation for productive land losses (less than 10% of total land DPs'holdings) will be provided at the replacement cost for equivalent area and other losses will be provided in cash.

- Compensation for productive land losses >10% of total land DPs'holdings will be provided in terms of “land for land” at the equivalent area and quality of land acquired by the project or in cash at at the replacement cost according to DPs’ option.

- Compensation for land, houses, structures, trees will be provided in cash at the replacement cost.

Compensation for crops will be given in cash at the current market rates calculated on the productive average of the last three years.

Since the time from RP preparation (during 2007) to the time of RP implementation may be long (expected during 2009), at the implementation time, such prices may not correspond to market or replacement rates. Therefore, all applied prices will be checked again at the beginning of RP implementation and adjusted if necessary. The detailed Measurement survey (DMS) and inventory will also be carried out by the district CRSs at very beginning of project implementation. The evaluation of unit prices at the implementation time will be done by independent monitoring agency and provincial DOF. This activities later required in TOR of independent monitoring.
3. ENTITLEMENT POLICY

3.1 Impact Categories

With the above-mentioned characters of the project and basing on the surveys on the DPs, the effects could be classified as below:

3.1.1 Temporary impacts

The households with land, crops, plants and trees in the electricity network construction corridors, surrounding the electric tower foundation areas, and in the temporary construction lines, shall be temporarily affected in the time of construction.

Category 1: The households with crops/ trees to be temporarily affected by the project in the period of construction due to movement, transportation of materials or due to the tasks of pulling lines.

Category 2: The households with houses, gardens and trees, and production land to be temporarily affected by the project in the period of construction.

3.1.2 Permanent impacts

The households with land and assets to be permanently lost due to locating in the positions of tower foundation, stations, lines into stations, permanent roads to build and manage operation of the construction. The households with houses (all or part of the house area), architectural construction works, or trees lying in the route corridors need to be removed or cut down.

Category 3: The households with houses/ architectural constructions to be partially removed, and the removed part does not affect the safety of the whole houses/ architectural constructions, and the part of houses/ architectural constructions shall be rebuilt in the near area under the same ownership. Impacts of site clearance in the corridor are only temporary and that area shall be reused for the essential purposes.

Category 4: The households with houses/ architectural constructions to be wholly or partially removed, and the removed part will affect the safety of the whole houses/ architectural constructions and the remaining area is unusable or limited in use; therefore, such houses/ architectural constructions need to be wholly removed and will be rebuilt in the neighboring area of the same ownership. Impacts of site clearance of the area are only temporary and that area shall be reused for limited purposes.

Category 5: The households with houses/ architectural constructions to be wholly or partially removed and the removed part will affect the safety of the whole houses/ architectural constructions; therefore, such houses/
architectural constructions need to be wholly removed and will be rebuilt. However, the DPs do not have spare permanent land to rebuild the houses/ architectural constructions with the same size as the lost area. As regulated, permanent land area in the countryside is 60m$^2$.

**Category 6:** The households with permanent resident land and agricultural land to be permanently recovered to the project, including construction of permanent lines used for the purposes of managing and operating the construction.

(a) Over 10% of the total production land currently used to be recovered.

(b) Less than 10% of the total production land currently used to be recovered.

(c) The remaining area of permanent resident land – garden land is smaller than 60m$^2$.

(d) The remaining area of permanent resident land – garden land is equal to or larger than 60m$^2$.

**Category 7:** The households with jobs and other services to be temporarily or permanently affected by the project.

**Category 8:** Affecting community construction works such as schools, system of water supplying cables, drainage system, traffic roads...

### 3.2 Entitlement

#### 3.2.1 Eligibility and Limitation to Eligibility

DPs are all individuals, firms on institution which or without land registration DPser who owned, rented, or use land, properties and business, which are affected by the project.

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

The cut-off date has been fixed during the socio-economic survey and inventory, the 30th of May 2007. The cut-off date has been declared officially by the competent local authorities in very first community meetings in each project related.

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

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

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

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

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

DPs are identified by the baseline information collected for RP:

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

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

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

d. Person whose business are affected in part or in total (temporarily or permanently) by the project; and

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

f. Public works (if any) (i.e. schools, water resources, water supply, and drainages system, roads, bridges etc) affected by the project.

3.2.3 Resettlement and Compensation Principles

The principles set out in the safety policy OP 4.12 of the World Bank have been accepted in the construction of Policy framework. Accordingly, the following targets and principles will be obeyed:

(a) Acquisition of land and other assets as well as activities of moving/resettlement of the people shall have to be limited to the lowest.

(b) All DPs living, working, doing business or farming in the scope of the route corridor and surrounding the tower foundations will be considered to be provided with reasonable assistance measures to improve or at least to maintain their living standards and incomes against the previous period of the project. Lack of legal ownership rights to the assets shall not prevent the DPS from enjoying such assistance measures for recovery.

(c) Rehabilitation measures provided include: (i) compensation with replacement costs, excluding price reduction and materials reclaiming from houses and
other architectural construction works; (ii) agricultural land with the similar cultivating ability acceptable or paying in cash if required by the DPs; (iii) replacing area of houses and gardens with acceptable areas or compensating in cash if chosen by the DPs; and (iv) livelihood and transportation costs.

(d) It is better to replace houses and farming land near the compensated land and shall be accepted by the DPs.

(e) The process of moving for resettlement must be shortened and the tasks of recovery must be provided to the DPs before the commencement date in the implementation area of the project.

(f) Plan of recovering land and other assets and preparation for rehabilitation tasks will be implemented with the consultancy of the DPs in order to minimize disorders. Interests shall have to be granted to the DPs before the commencement date in the implementation area of the project.

(g) Levels of community services shall be maintained or improved.

(h) Financial or material sources to compensate for resettlement and rehabilitation shall be readily prepared upon request.

(i) Organizing implementation shall be ensured in terms of efficiency, plan and design as the rate of progress, consultancy and implementation for the DPs.

(j) To timely and efficiently implement examination, monitoring and assessment for the DPs.

3.2.4 Compensation Policies

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

Compensation for land losses

- Compensation for productive land losses (less than 10% of total land DPs’holdings) will be provided at the replacement cost for equivalent area and other losses will be provided in cash.

- Compensation for productive land losses >10% of total land DPs’holdings will be provided in terms of “land for land” at the equivalent area and quality of land acquired by the project or in cash at the replacement cost according to DPs’ option.

- Compensation for land, houses, structures, trees will be provided in cash at the replacement cost.

Compensation for crops will be given in cash at the current market rates calculated on the productive average of the last three years.

Compensation prices defined in this RP are tariffed established by the Ninh Thuan DOF based on the Decrees 197/2004/ND-CP and 188/2004/ND-CP, the MOF Circular 116/2004/TT-BTC.
3.2.5 Compensation Entitlement by Categories

The Entitlement of the DPs are detailed presented in type in table 3 as below:

Table 3: Policies of Entitlement

<table>
<thead>
<tr>
<th>Type</th>
<th>Entitlements</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Payment in cash at replacement prices for the trees, crops cut down or destroyed, plus costs of cutting down or destroying trees and crops at the market prices. Not be compensated for land. Restoring land after implementation of the project.</td>
</tr>
<tr>
<td>2</td>
<td>Payment in cash at replacement prices for the trees, crops cut down or destroyed, plus costs of cutting down or destroying trees and crops at the market prices. Not be compensated for land. Restoring land after implementation of the project.</td>
</tr>
<tr>
<td>3</td>
<td>Compensation for damages of houses/ architectural constructions shall be paid in cash at replacement prices. Not be compensated for land. Fall in prices of assets and the reused materials are not deducted.</td>
</tr>
<tr>
<td>4</td>
<td>Payment in cash for all impacts on houses/ architectural constructions at replacement prices. Payment in cash for all the lost land area at replacement prices. Fall in prices of the assets and the reused materials is not deducted.</td>
</tr>
<tr>
<td>5</td>
<td>The affected persons may choose: (i) “Land for land”: providing the same land of residence in the resettlement place (area of house and garden) to the affected people or compensating for all impacts at replacement prices at the DPs option. (ii) Payment in cash for the damaged houses/ architectural constructions at replacement prices. Fall in prices of assets and the reused materials are not deducted.</td>
</tr>
<tr>
<td>6</td>
<td>The DPs with production land to be lost</td>
</tr>
</tbody>
</table>
The lost land ≤ 10% total land area owned by them

Compensation in cash for the lost land area if the remaining land is still economically valid.

Compensation in cash for the whole affected land area if the remaining land is not economically valid.

Compensation in cash for the assets related to land.

The lost land ≥ 10% total land area owned by them

The affected persons may choose:

(i) “Land for land” for the same affected part of the same quality if the remaining part is still economically valid and for the whole affected land area if the remaining part is not economically valid.

(ii) Compensation in cash for land at replacement prices.

Compensation for the affected trees and fruit trees at replacement prices.

Assistance to restore their lives.

The affected persons with permanent resident land and garden land to be lost

If the remaining part is large enough (larger than 60m²): compensation in cash for the lost area and the assets on the land.

If the remaining part is not large enough:

The affected persons may choose:

(i) Compensation in cash for the whole owned land area and the assets on the land or;

(ii) “Land for land” compensation for the whole permanent resident land area which is being used by the affected households (not only the affected area) and the assets attached to the land. For the affected houses and constructions, the affected persons shall have the same interest as in type 3 or 4 or 5.

Temporary impacts:

Compensation for the incomes lost in the affecting time.

Permanent impacts

Compensation with the same business land area and of the business ability, with customers and satisfying the requirements by the DPs.

Compensation in cash for the lost jobs, business area at replacement prices
and excluding asset depreciation.

Compensation in cash for the incomes lost in the time of evacuation.

Community constructions shall be restored and the affected community shall not have to pay for any cost.

3.2.6 Allowances and Assistances

Apart from compensation for the damages, the DPs also receive assistance (support money/allowances) as stipulated in Decree No. 197/2004/ND-CP by the Government.

Assistance to move their place of residence: Article 27 of Decree No. 197/2004/ND-CP stipulates*: The DPs, who have to move their place of residence, shall enjoy one-time subsidies:

The DPs move to new places of residence maximum 3,000,000 VND (for each household)
inside the province

The DPs move to another province maximum 5,000,000 VND (for each household)

The DPs resettle (in the waiting time for construction in the resettlement area) - Granted with temporary places of residence, or

Assistance to stabilize lives

Article 28. Decree No. 197/2004/ND-CP stipulates*: The DPs, who have to move their place of residence, shall enjoy one-time subsidies:

The DPs move to new places of residence Cash (equivalent to 30kg rice/month x 3 months) for each person
inside the province

The DPs move to another province Cash (equivalent to 30kg rice/month x 6 months) for each person

The DPs, who have difficult socio-economic conditions or resettle in the regions with difficult socio-economic conditions.

Assistance to restore lives

* Article 28 of Decree No. 197/2004/ND-CP stipulates that the subsidies applicable to the DPs with over 30% of their current agricultural land to be lost. However, to suit the Policy framework of this RP, this kind of subsidy shall be applied for all DPs who have to new places of residence.

* Article 29 of Decree No. 197/2004/ND-CP stipulates that the DPs with over 30% of their current agricultural land to be lost shall be supported to change jobs (Support levels are determined by the province People’s Committee). However, to suit the Policy framework of subprojects, supports to restore lives shall be carried out in the method already applied to the subprojects being implemented all over Vietnam.
Article 29, Decree No. 197/2004/ND-CP

The DPs with over 25% of their production land or incomes to be affected, shall be supported to change jobs for those in work ages and

Other assistance Using capital source of the State Budget

Notes:
The above-mentioned interests and assistance are the criteria compulsorily applied when recovering land in the whole nation in accordance with the regulations of Decree No. 197/2004/ND-CP dated 03/12/2004.

However, apart from the above compulsory criteria, additional assistance, subsidies and rewards are stipulated and applied for each specific in each province.

For the rural medium voltage electricity distribution projects of Ninh Thuan Province, the above assistance/rewards have not been calculated in section “Budget and costs” of this RP, in the time of actual compensation. The amounts of supports/rewards applied in Ninh Thuan Province shall be calculated in the costs and budget of compensation and resettlement. (The consultancy unit estimates that the assistance/rewards make up about 10% of the costs of making the RP + detailed measurement and surveys + Compensation and resettlement).

3.2.7 Denation of land/assets to the project

For the project of improving/upgrading low voltage electricity networks, the DPs, who have land/other assets to be affected and want to contribute such parts of land/assets instead of money to the construction of the project, can do the procedures of confirmation and certification for their voluntary contributions as follows:

Step 1: The local authorities clearly inform the DPs of the resettlement policy of the projects and compensation interests.

Step 2: The voluntary DPs will sign their names in the reports of inventory and compensation interests for the effected assets and the assets chosen by them to contribute to the project, these reports shall be submitted to the offices of the provincial/district Council of Compensation.

Step 3: About 20% households, who voluntarily donated their land/assets, will be checked by independent superving agencies immediately when starting implementation of the RP and the reports of these independent

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2 A support amount of 700,000 VND/laborer will be directly transferred to training costs or payment for vocational training centers and an amount of 800,000 VND is supported to each trainee during the training time (A total amount of 1,500,000 VND for each trainee). To estimate costs, each household is supposed to have 2 main laborers.
supervising agencies shall be submitted to World Bank for agreement.
4. RESETTLEMENT SITES

4.1 Objectives, principles and criteria of building the resettlement area

Objectives

- To apply the policies of Vietnam in resettlement and restoration for the people, who have to evacuate, and the policies of WB related to non-voluntary resettlement when preparing the resettlement plan for the rural medium voltage electricity distribution project of Ninh Thuan Province. The policies and the brief table of interests of the DPs has been shown in the above parts.

- Resettlement is considered a method of stabilizing and restoring lives for the people with the whole or partial land to be recovered by the State, or the remaining area is too small to live.

- Objective of the resettlement plan is to ensure that the DPs can improve or maintain their living conditions livelihood against the previous period of the project. The affected people can maintain or it is better to improve their living quality and standards.

Principle of building resettlement area

In projects, there are 3 types of resettlement: Gathered, scattered, and responsible for new places of residence by themselves...

"Land law 2003 stipulates that: The People's Committees of the provinces and centrally-run cities shall elaborate and execute resettlement projects before the land recovery for compensations with dwelling houses, residential land for persons having residential land recovered and having to move their places of residence. The resettlement zones shall be planned generally for many projects in the same geographical areas and must have development conditions being equal to or better than the conditions in the former places of residence". (Article 42, Item 2).

For those to resettle in the urban areas, the resettlement area shall ensure the access to job opportunities, infrastructure and production opportunities for them. However, most importantly the resettled people shall accept the resettlement area through the process of consultation. Therefore, consulting the DPs in the process of preparing the resettlement area is an important element in reducing unnecessary tensions and conflicts. Selection and construction of the resettlement areas as well as evacuation plans shall be organized by the PMB and approved by WB.

The resettlement areas needs to be built as planned, to comply with the construction criteria for urban areas and be as near residential areas as possible. Basic infrastructure also needs to be built before the resettled people come.
Vietnam Rural Distribution Project  
Ninh Thuan Province  
Resettlement Plan

Criteria for resettlement area

Evacuation is an integral part of the RP. The well-prepared resettlement plans will not lead to serious impacts on the resettled people and the local people. Therefore, the following actions shall be exactly taken:

- Considering all plans and building up alternative evacuation strategies combined with strictly consulting the DPs;
- Choosing suitable evacuation areas (if requested) is part of the feasibility study report;
- Encouraging participation of the DPs and the target community into the decisions related to selection, position, design and construction of the resettlement area;
- Setting up targets and building up evacuation plans with the consultation and participation of the DPs;
- Working out the programs beneficial to both DPs – the resettled people and the local peoples to promote social integration.

4.2 Statistics on demands for resettlement of the affected households:

The resettlement plan covers socio-economic effects on all DPs; the common impacts will include:

- Permanently requisitioning land for the project
- Permanent impacts on houses, architectural constructions, trees, crops and other assets
- Temporarily requisitioning land during implementation of the project

According to the survey results, 20 households are partially affected by the projects and no impacts on the nature reserve, temple and pagoda relics, and other sensitive areas. Most DPs choose the method of compensation in cash for the affected assets at replacement prices. There are 9 households are permanently affected resident land by the project.

Due to the fact that minimizing measures are taken in the process of consulting the community from the period of preparation and during the period of designing the project, socio-economic surveys show that no DPs who have fixed assets to be recovered exceeding 10% of their total assets and have no demands for evacuation, therefore, it is unnecessary to build the resettlement site.
5. COMMUNITY'S PARTICIPATION

5.1 Objectives and principles

**Objectives**

Main objectives of the consultation and participation are to:

- Ensure that DPs and all related parties have the right to participate in the process of making decisions on the issues related to non-voluntary resettlement;
- Minimize negative impacts caused by the non-voluntary resettlement;
- Avoid possible conflicts during implementation of the projects.

**Principles**

- The policy of WB clearly states that the DPs shall be fully informed and strictly consulted about resettlement and compensation plans. Consulting the affected households will be the starting point for all activities related to resettlement. The people affected by the resettlement may be worried that they will lose their means of living and community, or will not be carefully prepared for complex negotiations on resettlement conditions.
- The participation in making plans and managing resettlement shall enable the DPs to take part in important decisions affecting their lives. Resettlement with consultation may result in improper strategies and lead to unnecessary disadvantages.
- Lack of consultation, the affected persons may lack interest in the project causing delays, even obstacles to realizing the objectives and leading to high costs. Negative community images and community on the project and the unit who carry out the project may increase. Therefore, consultation may turn initial objections into constructive participation.

5.2 Method of consultation and participation

Important methods allowing to use ways of approaching with participation in management of resettlement are: community campaign such as using means of mass media, posters or leaflets, specifically as follows:

- Community meetings;
- Focusing discussion groups with important related parties such as families of social welfares, small local production units, women, and lonely old people.
- Setting up, forming groups, providing a forum to assist in determining the group of DPs in the process of making plans and implementing the projects;
- Interviewing the affected people on the basis of household to reach agreement on their specific rights;
Different measures can be taken in order to draw the participation of the DPs. Consultation and participation is the first step in implementing development projects in Vietnam. However, both the people and project cadres are inexperienced in this field. The following points need to be considered to enhance participation of related parties:

- Determining and attracting all related parties, especially the beneficiaries and affected people to the process of construction and participation.
- Building a strategy with participation in making plans for, implementing, supervising and assessing the project.
- Detailed listing requirements for the communities and promotion campaigns, and building up steps for the affected people to conduct negotiations on their interests.
- Attracting participation of related parties to the process of making decisions in all processes of implementing the project (for example, compensation plans, selection of compensation plans, resettlement plan of the affected people, ...)
- Setting a time frame to complete the activities such as community’s campaign, compensation plans and levels, compensation conditions, evacuation areas and plans.
- Building up strategies of management over compensation and resettlement with participation.
- Using and supporting the local mass organizations (such as league of women, society of farmers, club of war veterans, Fatherland Front and related organizations) on the issues related to community consultation and participation.
- Forming procedures of complaining and settlement of complaints.

5.3 Consulting the community

5.3.1. Content of consulting the community

- In the process of preparation for the project (along with preparation for the RP), the project management board and consultancy units have held various meetings at commune level to consult the community in the project area with the participation of the DPs and representatives of the commune People’s Committee, divisions and departments and non-governmental mass organizations of the communes (League of Women, League of Youth, Society of Farmers, People’s Council, Club of War Veterans...). Where exist the issues related to source of invested capital of the project, objectives of the project. and other aspects of the projects detailed explained by the PMB.
- The proposed line route has been presented in meetings of consultation and has been discussed among consultants and local authorities together with the whole community.
on the causes leading to impacts on the project. Association of the line routes will
minimize the impacts on the project.

- In the meetings of consultation, all queries of the DPs related to such issues as
interests, compensation, etc... have been explained by representatives of the PMB and
the ideas of the DPs, including impacts on their trees, crops and plants (banana,
bamboo fences... of low-value types are all recorded.

5.3.2 Main ideas of DPs in the process of consultation

- Processes of building transformer stations and line routes shall be participated by DPs.
- Expansion of the electricity distribution network is welcomed by all DPs, especially
the people with no electricity supply and those with electricity supply of low service
quality.
- DPs would like to be informed of the rate of progress of implementing the project so
that they can prepare site clearance by themselves.
- DPs would like to be compensated at replacement prices for their damaged assets, and
at market prices for the temporarily affected crops.
- In the meeting of community consultation, minutes and content of the meeting shall be
agreed and signed by representatives of the district Council of Compensation –
Resettlement, the commune People's Committee, the project mangement board and
the DPs.

5.4 Socio-economic survey

- Consultants have conducted socio-economic surveys and interview with
“Questionnaire” for 100% of the DPs in the project area. (see Annex 6 on
“Questionnaire”).
- Surveying team has distributed leaflets of the quality management department on
compensation, resettlement for the route corridors and measures of protecting
electricity safety.
- Matrix table of effects has been provided to the local authorities related to the project,
including Ninh Thuan Province People's Committee, Councils of Compensation-
Resettlement of the province and related districts, representatives of People's
Committees of the related communes (divisions and departments of the commune
People's Committee), representatives of the non-governmental mass organizations of
districts and communes (League of Women, League of Youth, Society of Farmers,
People's Council, Club of War Veterans), representatives of the related localities and
the DPs by the project.
5.5 Process of consulting the community and communityizing information

There are 2 steps of community consultation and consulting the DPs:

5.5.1 Phase 1

Consultation with and communityizing information to the DPs and organizations in the process of making plans on compensation and preparing the RP.

- In this step – Preparation for making plans on compensation and resettlement – conducting surveys, selecting directions of routes, route corridors and position of installing stations, carrying out detailed inventory on the affected people and affected assets, at the same time determining plans of implementing compensation, evacuation, restoring and stabilizing lives. Surveys are conducted to every household in the area of the route corridor, determining impacts to be compensated and building up compensation price units for each type of compensated land. Community constructions and land are compensated with land to rebuild these constructions at the request of local authorities.

- It is estimated that the draft of this resettlement plan will be submitted to Ninh Thuan Province People’s Committee for consideration and approval in June 2008 by the PMB.

- The draft of “Matrix of Entitlement” of the RP shall be sent to related authorized agencies such as People’s Committees of districts, People’s Committees of communes, Council of Compensation, other organizations such as League of Women, League of Youth, Society of Farmers, People’s Council, Club of War Veterans... by the PMB.

- The project management board has requested Ninh Thuan Province People’s Committee and other related localities to carefully consider the requirements on exemptions, lawfulness of compensation, proposal of policies, resettlement compensation price units, ways of lodging complaints and accepted price units in the draft of the RP. The ideas of Ninh Thuan Province People’s Committee and remarks shall be sent to PC2 in December 2008.

- Draft of the RP shall be sent to the representative office of WB in Vietnam for consideration after being completed.

- The feedbacks from the local authorities and DPs are recorded in this RP.

Activities of consultation and communitying in Phase 1

Activity 1:

Communityizing information and discussing to collect ideas from the local authorities in the area of the line route.
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After the study on map and going to the real area, consultants have conducted preliminary surveys basing on the map on direction of route with ratio of 1/50,000. As shown in the map, all positions passed over by the line route have been outlined according to instructions of the local authorities. The local authority has agreed to the positions of the line route and the transformer station. These activities were done in November-December 2007.

Activity 2:  
Survey, assessment and gathering information

The surveying group have conducted surveys along the line route in the position of the station under instructions of the commune’s cadastral cadres to determine the land area, houses, trees and crops. Socio-economic surveys and inventory are conducted for 100% of the affected households. These activities were done in November-December 2007.

Activity 3  
Holding meetings of consultation with DPs

When the surveys were completed, cadres of the consultancy units cooperated with the local authorities to hold meetings with the DPs with land lying in the route corridor. In this meeting, consultants and the local cadres reported to the participants on the objectives of the project, presented impacts of the project; introduced principles and policies of compensation, resettlement. To ensure that the DPs had opportunities to speak out their ideas on the consulted issues. These activities were done in November-December 2007.

Activity 4:  
Holding meetings of consultation with People’s Committees of districts and Ninh Thuan Province People’s Committee

- After finishing the surveys of period 1, consultants worked with the organizations related to the project areas including Ninh Thuan Province People’s Committee, People’s Committees of the districts in the project area to make reports on the main objectives of the project; in this period, they also discussed the issues related to clearance and clean-up of the route corridor to serve the project; working out plans of compensation, resettlement, lawfulness and illegality, lawful compensation time under Decree No. 197/2004/ND-CP by the Prime Minister and the WB’s policy on non-voluntary resettlement (OP 4.12), settlement of complaints. In the meetings, consultants will clearly explain the compensation plan, criteria of compensation for land, houses, architectural constructions and other assets on the land such as trees and crops.

- Activities of surveying, investigating and consulting the community were done in March 2008. A meeting was held by the PMB, consultancy company and agencies, divisions, departments, People’s Committees of the province and districts and the related units. In this meeting, the parties discussed and reached an agreement on criteria of compensation, price unit, investment costs for the tasks of compensation,
Activity 5

Approving the report on plans of compensation, resettlement, policies of compensation, criteria and compensation price unit for the project of the province/district People’s Committee.

Electricity consultancy center – Power company 2 has built a Matrix of interests to send to all district and commune level governments related to the project.

The draft report on plan of compensation, resettlement was submitted to People’s Committees of Ninh Thuan Province and related districts for consideration and common feedback by the PMB in February 2008. The PMB and the Electricity consultancy center – Power company 2 kindly requested the council of consideration and approval of Ninh Thuan Province and provincial departments, agencies to take part in specific discussions on criteria and lawfulness of compensation, assistance policies, total investment, compensated rights and obligations and price units applied for compensation in the draft report on plans of compensation, resettlement.

The draft report on plans of compensation, resettlement has been presented and modified in the presentation of the project and will be submitted to the WB in Vietnam for consideration without disagreement after being approved by Ninh Thuan Province People’s Committee.

5.5.2 Phase 2

In the process of making the report on plans of compensation, resettlement, meetings of consultation will be held in localities in order to announce information on the activiest related to compensation, resettlement and restoring lives, including: (i) Supporting resettlement, inventorying and paying compensation for the affected households; (ii) Completing the task of moving the DPs to the resettlement area and new places of residence; (iii) Supporting the evacuation and job training,...

Activities of the community consultation and communityity for period 2 include:

Activity 1

Setting up the council of resettlement compensation, communityizing information to and organization of training for the participating cadres.

After inventorying and agreeing with the costs of compensation, the Council of compensation will report to the compensation divisions of districts and the Committee of compensation at the province/city level for approval. After that the PMB will organize training and announcing the plans of compensation, the task of compensation to each person. This activity will take place in the localities with the persons to be affected by the projects in March 2009.

Activity 2
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Detailed measurement, inventory and interests of DPs.

- The consultants of the PMB and the Council of compensation, resettlement of the locality will cooperate with the inventory division to detailed inventory damages of all DPs. The DPs will participate in the process of inventory to verify their damaged assets and all these impacts will be directly reported in People’s Committees of communes.

- After being classified, RIB and DPs will officially receive compensation; the district compensation division and all functional divisions and departments will hold a meeting to collect ideas and feedback on the situation of carrying out the steps of implementing the plans of compensation, resettlement to the DPs. In this meeting, representatives of the DPs can make questions on the issues related to compensation, resettlement. This activity is estimated to take place in July 2008.

Activity 3

Holding meetings with DPs to discuss the issues of compensation

After having detailed inventory figures on the impacts of the projects, the Council of compensation and the local authority will hold a meeting with the affected household to introduce criteria of compensation for each type of impact. The criteria of compensation will be listed in the notice board of the commune People’s Committee.

In the meeting, DPs can request the Council of compensation to clearly explain the criteria of compensation. Ideas on the criteria of compensation will be reviewed, considered and dealt with in the meeting. These ideas, after being carefully considered, will be reported back to the DPs or can be modified and supplemented to be suitable if necessary.

Besides, DPs will be informed of time, location and programs of paying compensation for the affected assets. This meeting will be held in October 2009.

The DPs, who agree to the value compensated for their damaged assets, shall be compensated. Disagreeing ideas will be recorded to report to the competent agencies for consideration and specific settlement.

Activity 4

- Informing divisions and departments under the local authorities of the plan of implementation.

- The PMB will inform the local authorities at all levels and the DPs of the construction of implementation plans and legal framework prepared for the tasks of compensation, resettlement.

- The local authority at commune level and the Compensation division at district level will master the situation and ensure strict monitoring of the information on implementation of compensation, plans of compensation, resettlement of the project.
To ensure interests of the DPs, representatives of the local people and the local governments at all levels in the affected area need to fully understand the definitions on plans of compensation, resettlement and be guided on resettlement compensation (RIB) put forth by the PMB, at the same time these terms will be communityized to all households in the project area during the process of preparation.

Instruction for resettlement compensation (RIB) will include the specific information as follows:

- **Basic features**
  - Description of the project
  - Introduction to objectives of the project
  - Plan of implementing the project (progress of the implementation)
  - Impacts of the project
  - Compensated lawfulness, Policy of recovering and stabilizing lives for the DPs.
  - Criteria of compensation, resettlement
  - Community and consultancy to the affected people
  - Settlement of queries and complaints
  - Inspection and monitoring of compensation, resettlement plans

- **Specific entitlements of DPs**
  - To clearly and exactly understand the project’s impacts on each household
  - Be fully and detailedly provided with information on criteria of compensation for each type of impact
  - Be allowed to propose related ideas.
6. BASELINE INFORMATION

6.1 Data Gathering Activities

Socio-economic surveys, population and profession statistics in the project affected area were conducted by the consultants and supported by the local authorities at all levels during February and May 2007. The tasks done in the process of conducting the surveys include:

- Statistics on number of all PAHs of the project,
- Surveys on the state of houses (wholly or partially affected) in the project area;
- Investigation to determine trees/crops of the affected households inside and outside the area of the route corridor of the project, or under the electricity transmission line possibly affected by its magnetic field, as regulated in Decree No. 106/2005/ND-CP issued on 17/08/2005;
- Investigation to determine community constructions, assets, and famrs;
- Investigation to determine the land area currently being used and with lawful DPsers;
- Investigation to determine the land area currently being temporarily appropriated;
- Investigation to determine other assets affected by the project.

Each investigation is organized with the participation of 2 – 3 local cadres. Each commune has from 01 to 03 surveying groups. The surveying groups conduct inventory of impacts for 100% households in the route corridor and socio-economic surveys for 100% PAHs to determine affecting level for each household and for the surrounding households, statistics on population, houses, economic activities and quality of life of each affected household, ...

6.2 Socio-economic survey

Ninh Thuan province located in key position on the line along 1A National Highway, North-South Railway, highway 27 to Tay Nguyen. Ninh Thuan with 105 km of coastline with the area on the customs territory over 18,000 km2 is one of the largest fisheries, rich seafood resources. In addition to large forest area of forest is also seen as strong but not yet exploited effectively. There is also the landscape as Ninh Chu beach, Ca Na, Ngoan Muc mountain pass, Thap Cham ... with a rich culture long-standing of ethnic Cham, traditional festivals from time immemorial are thousands of great potential to attract tourists inside and outside the country.

The growth of GDP reached 11-12% and strive higher, per capita GDP reached 7.8 million (equivalent to 480 USD); value increased sectors: agriculture, forestry increased 4-5%, aquatic products increased 7-8%, industry and construction increased 20-21%, services increased 13-14%; Submitted budget in the province reached 340 billion increased 10%; value of exports reached 45-46 million USD 10% increase, total investment capital of the ...
whole society reached 3900-4000 billion increase 50-60%; Economic structure: Agriculture, forestry and fisheries account for 42-43% (own fisheries 17% ), Industrial and construction accounts for 20-21%, services account for 37-38%.

Socio-economic surveys are aimed at collecting precise figures on impacts of the project along the distribution line through 14 communes/wards/towns in 4 districts in Ninh Thuan Province. The information collected is on living conditions of the local people: living standards, average incomes, socio-economic conditions of each household in the project affected area. Objective of socio-economic surveys is to determine basic features of the affected area, to assess the situation of population growth, figures and data on houses, socio-economic life and other impact on the people. These figures and data will be used to work out plans of resettlement and assistance to stabilize the lives of the DPs.

6.3 Socio-economic information of the project areas

6.3.1 Characteristics of the population and households

According to the survey and investigation results on the socio-economic situation along the distribution line through 14 communes/wards/towns in 4 districts in the project area in Ninh Thuan Province for 100% PAHs.

The survey figures and data on the households are as follows:

*Average number of persons in 01 household: 5.20 persons/household*

*Male/female ratio (%):*
  - Male: 51.0%
  - Female: 49.0%

*Age groups:*
  - 1-17 years old: 13.8%
  - 18-60 years old: 73.2%
  - Over 60 years old: 13.0%

*Master of household:*
  - Male: 95.0%
  - Female: 5.0%

*Education level:*

The education levels of the people in the project affected area are as follows:

  - Illiterate: 4.2%
  - Reading, writing: 12.7%
  - Primary school: 29.6%
  - Lower secondary school: 25.4%
  - Higher secondary school: 14.1%
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#### Ninh Thuan Province

Resettlement Plan

<table>
<thead>
<tr>
<th>Occupation</th>
<th>%</th>
</tr>
</thead>
<tbody>
<tr>
<td>College – University</td>
<td>9.9%</td>
</tr>
<tr>
<td>Under school age</td>
<td>4.2%</td>
</tr>
</tbody>
</table>

**Occupation:**

- Work for wages: 9.7%
- Retirement: 3.2%
- Handicraftsman: 3.2%
- Farmers: 56.5%
- Fisherman: 12.9%
- Business: 4.8%
- Unstable jobs: 5.4%
- Unemployed: 4.3%

**Average income of household:**

- Average income per household: **21.510.000 VND/household/year**
  or **4.136.538 VND/person/year**

**Home comforts:**

- Households supplied with electricity: 100%
  + Households with electricity meter: 100%
  + Households without electricity meter: 0%
- Motorbike: 85.0%
- Boat/ motor-boat: 10.0%
- Bike: 70.0%
- TV: 100%
- Fridge: 0%
- Washing machine: 0%
- Electronics goods: 0%
- Telephone: 20.0%
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Ninh Thuan Province  
Resettlement Plan

Average expense of household:
- Food 48.89 %
  - Electricity 5.29 %
  - Water 1.78 %
- Flat rent 1.06 %
- Education 16.15 %
- Traveling 5.31 %
- Clothes 11.69 %
- Medicines 2.55 %
- Taxes, fees 1.17 %
- Others 6.11 %

Classification according to groups of incomes

<table>
<thead>
<tr>
<th>Groups of income</th>
<th>Economic situation of household</th>
</tr>
</thead>
<tbody>
<tr>
<td>(Average income per household of the households in the project area)</td>
<td>(Average income per household of the households in the project area)</td>
</tr>
<tr>
<td>High</td>
<td>Medium</td>
</tr>
<tr>
<td>15,0%</td>
<td>47,0%</td>
</tr>
</tbody>
</table>

6.3.2 Healthcare - Education

Healthcare
- Healthy network has been consolidated and developed from health care to family planning work are promoting. Facilities for health care has gradually increased, staff has been increased.
- In recent years, the health sector has to meet the needs of examination and treatment in place. The family planning work achieved many results, so that the rate of population growth is 0.04% lower per year and also 1.5% higher in 2004.

Education
- Education system has been consolidated and developed, the infrastructure is improved, the quality of teaching and learning are changing, most residential clusters are schools, not have white points with education pre-school and primary school.
In 5 years, they have built nearly 900 new classrooms, contributing to the reduction of classes. There were 32/59 communes and Phan Rang - Thap Cham town were recognized national standard of middle school education.

### 6.3.3 Housing Condition

Basing on the construction standards of Vietnam, providing construction features to housing and industrial projects, of which houses include 4-grade houses (houses built with brick, tiles, bamboo or wood or cottage roofs and with only one-floor) and temporary houses. According to the practical survey results in the project area, the following Categories of houses are found:

<table>
<thead>
<tr>
<th>Categories of house</th>
<th>Quantity</th>
</tr>
</thead>
<tbody>
<tr>
<td>Category 1</td>
<td>0</td>
</tr>
<tr>
<td>Category 2</td>
<td>0</td>
</tr>
<tr>
<td>Category 3</td>
<td>0</td>
</tr>
<tr>
<td>Category 4</td>
<td>20</td>
</tr>
<tr>
<td>Temporary</td>
<td>0</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>20</strong></td>
</tr>
</tbody>
</table>

A remarkable part of the above houses are in tent shape and made from wood wall, bamboo wall and with cottage roof. Each house is attached with auxiliary constructions such as cattle cages, poultry coops, ponds, yards and gardens.

Each household in the project area has an average resident land area of 235 m² and an average production land areas of 4,060 m² (rice, crops, shrimp hatching, garden, pond, forest).

### 6.3.4 Incomes of the affected households

**Source of incomes:**

- Agriculture and forestry 58.6 %
- Trading 4.8 %
- Handicraft 3.2 %
- Monthly salary 9.7 %
- Other incomes 23.7 %

Some PAHs face various difficulties because they have no main sources of incomes; and most of the PAHs have unstable sources of incomes.

**Average income**

Average income of households:

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The results of the socio-economic surveys in 14 communes/wards/towns in 04 districts in the project area show that the average income per household is 21,510,000 VND/household/year or 4,136,538 VND/person/year.

**Classification according to groups of incomes**

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</tr>
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7. PROJECT IMPACTS

The data gathering activities in the socio-economic survey for baseline information are shown in chapter 6. From such baseline information, statistics of the project impact are shown below.

7.1 Types of Impacts

ROW is defined in the Decree No 106/2005 dt. August 17, 2005 by GOV on protection for high voltage power network

- All houses and public structures in ROW are required to remove or could be existed with the restricted conditions.
- All high trees in tower foundation areas and in ROW of D/L that from the tops of trees to the lowest conductor is less than 2 m will be cut. All trees out of ROW but is supposed to touch the conductor in case of fallen (should be at least 0.70 m from the top of fallen trees to the conductors) will be cut.
- All structures out of ROW but it is supposed to impact to the project such as bomb and mine storage, gas station, stone mine, communications centers etc. will be removed.

**Permanently land acquisitions** for the project consists of:
- Land acquired for tower foundations
- Land acquired for permanent access roads.

**Temporary impacted land** of the project consists of:
- Land areas surrounding the foundation during the period of foundation digging and tower erection.
- Land area of service roads for transportation of material into the tower position. The impacted land areas will be proposed temporary from 1 to 2 months.
- Temporary impacted land area in conductor tension consists of a line along the route (ROW) – 4 m wide (in respect of 22 KV single phase line) and 6 m wide (in respect of 22 KV 3 phases line) – the line are only calculated for category of annual cultivation land. The land areas would be impacted from 1 to 2 months.

**Impacted Public works**

There is not any road, bridge, water supply and drainage systems etc. built in the locality and affected during this subproject construction.

Inventory survey work for impacts has been carried out during May, 2007 with the results as shown in the tables below.
7.2 Project Impacted People

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

f. Person whose houses are in part or in total affected (temporarily or permanently) by the project;

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

h. Person whose crops (annual) and trees (perennial) are affected in part or in total by the project;

i. Person whose business are affected in part or in total (temporarily or permanently) by the project; and

j. Person whose rented houses (for residential purpose) are affected in part or in total (temporarily or permanently) by the project.

Results of the socio-economic surveys shown that:

- **Total number of DPs in which**
  - People
    - Total number of DPs in which
      - People

- **Permanently Impacted DPs**
  - Number of DPs with more than 10% productive land permanently acquired Nil
  - Number of DPs with less than 10% of productive land permanently acquired Nil
  - Number of DPs with annual crops and perennial trees permanently affected Nil
  - Number of DPs with more than 10% of residential land permanently affected Nil
  - Number of DPs with less than 10% of residential land permanently affected 9 58
  - Number of DPs with permanently total/partial impact on houses/structures Nil
  - Number of DPs with permanently total/partial impact on business Nil
  - Number of DPs required to be relocated Nil

- **Temporarily Impacted DPs**

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- Number of DPs with residential land temporarily affected: Nil
- Number of DPs with production land temporarily affected: Nil
- Number of DPs with annual crops and perennial trees temporarily affected: Nil
- Number of DPs with temporarily total/partial impact on houses/structure: Nil
- Number of DPs with temporarily total/partial impact on business: Nil

*Total Temporarily Impacted DPs*: Nil

*Notes*: One Household may fall in to more than one impact category

From the results shown above, it is safe to state the entire displaced population is minor since the affected people are not physically displaced and less than 10% of their productive assets are lost.

### 7.2.1 Number of DPs

*Table 4: Number of DPs*

<table>
<thead>
<tr>
<th>No</th>
<th>District</th>
<th>Commune/Ward/Town</th>
<th>Number of DPs</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
<td>Households</td>
</tr>
<tr>
<td>1</td>
<td>NINH PHUOC</td>
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</tr>
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<tr>
<td>1.3</td>
<td>Phuoc Dan</td>
<td></td>
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<td>1.4</td>
<td>Phuoc Nam</td>
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<td>1.5</td>
<td>Phuoc Diem</td>
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</tr>
<tr>
<td>1.6</td>
<td>An Hai</td>
<td></td>
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</tr>
<tr>
<td>II</td>
<td>NINH HAI</td>
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<tr>
<td>2.1</td>
<td>Xuan Hai</td>
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</tr>
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<td>2.3</td>
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<td>2.4</td>
<td>Tan Hai</td>
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<td>2.5</td>
<td>Vinh Hai</td>
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</tr>
<tr>
<td>III</td>
<td>NINH SON</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Power Company 2
Power Engineering & Consulting Center

-80-
Vietnam Rural Distribution Project  
Ninh Thuan Province  
Resettlement Plan

<table>
<thead>
<tr>
<th>3.1</th>
<th>Tan Son</th>
</tr>
</thead>
<tbody>
<tr>
<td>3.2</td>
<td>Nhon Son</td>
</tr>
</tbody>
</table>

IV THUAN BAC

<table>
<thead>
<tr>
<th>4.1</th>
<th>Loi Hai</th>
</tr>
</thead>
</table>

**TOTAL**

20 104

Please see Appendix 9 for Inventory Project Affected People

### 7.2.2 Total DPs by Categories

<table>
<thead>
<tr>
<th>Categories of Impact</th>
<th>Households</th>
<th>Persons</th>
</tr>
</thead>
<tbody>
<tr>
<td>[1] DPs who has trees, crops, which are damaged by the project during the construction period due to construction of temporary access road or conductor stringing</td>
<td>20</td>
<td>104</td>
</tr>
<tr>
<td>[2] DPs who has residential, garden, productive land which are temporary acquired during the project construction period</td>
<td>9</td>
<td>58</td>
</tr>
<tr>
<td>[3] DPs who has houses/structures, which are partially damaged or cut, and the damaged portion will not affected to the safety or using purpose of entire houses or structures (the dismantled areas are &lt;10% total area), and the lost house/structure portion could be rebuilt in adjacent area already owner by the DP. Impact on cleared residential land in ROW would be temporary as it could be reused for restricted purposes.</td>
<td>Nil</td>
<td>Nil</td>
</tr>
<tr>
<td>[4] DPs who has houses, which are partially or totally damaged portion will affected to the safety or using purpose of the entire house or structure (the dismantled areas are more than 10% of total areas, but the remaining area can not be used or inconvenient for using), so the house need to be totally removed and rebuilt an remaining adjacent areas already owner by the DPs. Impact on cleared residential areas will be temporary as it can be reused for restricted purposes.</td>
<td>Nil</td>
<td>Nil</td>
</tr>
</tbody>
</table>
[5] DP who has house, which are partially or totally damaged and damaged portion will affected to the safety or using purpose of the entire house or structure, so the house or structure need to be totally removed and rebuilt. But DPs does not have sufficient spare residential land for the reconstruction of a house of equal dimensions as house lost. The threshold of sufficient residential land is at 100 $m^2$ for rural areas.

[6] DP who has residential land, productive land which will be acquired permanently for the project i.e stations, tower foundations, access road for maintenance of the project e.t.c

(a) Acquired productive land areas is more than 10% of total productive land DPs’ holdings. Nil Nil
(b) acquired productive land areas is less than 10% of total productive lan DPs’ holdings. Nil Nil
(c) the remaining residential-garden land areas is less than 100 $m^2$ (in rural areas) Nil Nil
(d) the remaining residential land-garden land areas is equal or more than 100 $m^2$ (in rural areas) Nil Nil

[7] DPs impacted permanently or temporarily on business or other service. Nil Nil

[8] Tenants who have leased houses for residential purposes. Nil Nil

Notes: It is noted that 1 DP household may fall in to more than one impact category

7.3. Project Impacted Assets

The project may impact on:
- Permanent land acquisition for tower foundation, and some access roads for project construction.
- Permanent impact on houses, structures, trees, crops and other assets in the proposed tower foundation areas in ROWs

Power Company 2
Power Engineering & Consulting Center
Vietnam Rural Distribution Project
Ninh Thuan Province

Permanent Impacts:
- Residential and productive land acquisition for tower foundation, service road.
- Trees, crops in proposed tower foundation areas
- High trees in ROWs that to be cut (from the tops of the trees the conductors are less than 2 m) and high trees adjacent to ROW but could touch the conductors in case of fallen.
  - Permanent land acquisition
    - Residential land:
      - 286 m² representing 0.06% of total residential land DPs' holdings.
    - Productive land:
      - Rice land: Nil
      - Crops land: Nil
      - Garden land: Nil
      - Forest land: Nil
  - Permanent affected structure: Nil
  - Permanent affected crops: Nil
  - Permanent affected trees: 62 trees

Temporary Impacts
- Temporary land acquisition
  - Residential land: Nil
  - Productive land:
    - Rice land: Nil
    - Crops land: Nil
    - Garden land: Nil
    - Forest land: Nil
  - Vacant public land: 48,380 m²
    - Trees, crops along the strips in ROWs of D/L during the construction period
    - Temporarily crops affected: Nil
7.3.1 Number, Category and area of the house lost: Nil

7.3.2 Number and area of residential land lost (permanently)

Table 5: Number and areas of residential land lost

<table>
<thead>
<tr>
<th>No</th>
<th>District</th>
<th>Commune</th>
<th>Residential land Lost (m²)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>NINH HAI</td>
<td>Thanh Hai</td>
<td>12</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Nhon Hai</td>
<td>20</td>
</tr>
<tr>
<td>2</td>
<td>NINH PHUOC</td>
<td>Phuoc Thai</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>An Hai</td>
<td>4</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
<td></td>
<td><strong>36</strong></td>
</tr>
</tbody>
</table>

7.3.3 Number and area of Productive land lost: Nil

7.3.4 Quantity and type of crops lost

Table 6: Temporarily Impacted Crops

<table>
<thead>
<tr>
<th>No</th>
<th>District</th>
<th>Commune</th>
<th>Temporarily Impacted Crops</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>NINH HAI</td>
<td>Thanh Hai</td>
<td>13</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Nhon Hai</td>
<td>11</td>
</tr>
<tr>
<td>2</td>
<td>NINH PHUOC</td>
<td>Phuoc Thai</td>
<td>32</td>
</tr>
<tr>
<td></td>
<td></td>
<td>An Hai</td>
<td>6</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
<td></td>
<td><strong>62</strong></td>
</tr>
</tbody>
</table>
7.3.5 Quantity and type of trees lost

**Table 7: Quantity and types of trees lost**

<table>
<thead>
<tr>
<th>No</th>
<th>Districts/Communes</th>
<th>Eucalyptus</th>
<th>Bamboo</th>
<th>Mango</th>
<th>Cashew</th>
<th>Star Apple</th>
<th>Coconut</th>
<th>Rambutan</th>
<th>Longan</th>
<th>Durian</th>
<th>Jackfruit</th>
<th>Pepper</th>
<th>Coffee</th>
<th>Orange</th>
<th>Grapefruit</th>
<th>Banana</th>
<th>Tamarind</th>
<th>Apple</th>
<th>China-tree</th>
<th>Other trees</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>NINH HAI</td>
<td></td>
<td></td>
<td></td>
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<td></td>
<td></td>
</tr>
<tr>
<td>1.1</td>
<td>Thanh Hai</td>
<td>3</td>
<td></td>
<td>7</td>
<td></td>
<td></td>
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<td>2.2</td>
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<td>62</td>
</tr>
</tbody>
</table>
8. IMPLEMENTATION ARRANGEMENTS

8.1 Measures for the Project Implementation

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

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

8.1.2 Compensation Deadlines
Compensation payment for land, house at least five months before land clearance. Compensation for trees and crops and all allowances will be paid at least 1 month before land acquisition date.

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

However, in this subproject, there is not any DPs who required to be relocated.

8.1.3 Resettlement and clearance Deadlines
DPs who have impacted houses, land and have received full compensation and allowances, are requested to move out of the affected portion of the house or to clear land at less 15 days before the commencement civil work.

8.2 RP Implementation Process
RP implementation will be included in 3 actions as follows

❖ General actions:
Right from the beginning of the project preparation implementation work.

❖ Separate Actions:
At several time, one for each project component.

❖ Continuous actions:
Continuous actions for the stages of the RP implementation.
8.3 Essential Actions

8.3.1 Action 1
Just after the award of capital borrows convention of WB, PC2 and its PMB will select and contract a qualified agency for independent external monitoring.

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

8.3.2 Action 2
CRC carries out the DMS and inventory of the affected assets (on the basis of the survey for this RP) and together with the independent monitoring agency and other related agencies, carry out the evaluation for the applicable unit costs in RP and propose to PPC for amendment of the applicable unit cost in RP (if necessary), to ensure that DP is compensated at replacement cost at the time of RP implementation.

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

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

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

8.3.3 Action 3
Immediately after the completion of the DMS and inventory survey, CRC will inspect and define the official number of DPs, impacted properties and total compensation amount for DPs.

8.3.4 Action 4
CRC will be officialy announce the policy, schedule of the RP to DPs at the community meetings including issues related to compensation, resettlement and land clearance.

8.3.5 Action 5
Compensation payment for houses/structures and deliver assistant to DPs affected on houses/structures, and compensation payment for DPs affected on other properties.

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

The proposals for training or TA programs will be prepared by PC2 or its consultant in the period of RP implementation. The proposals will be developed based on the consultant with local authorities and participation of DPs. The proposal will be furnished to IDA for its concurrence.

(However, there is no DPs with more than 10% of their total productive land or incomes permanently affected in this project. Actually, their permanently affected productive land is minor i.e. 0.09%).

8.3.6 Action 6

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

8.4 Implementation Schedule

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

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

Proposed project implementation schedule:

GOV/WB:

1. Review and approval/clear of RP by PC2/WB Complete
2. Negotiation (GOV and WV) Complete
4. Effectiveness Complete

PMB and Project CRC:

1. Establishment of project CRC 03/2007
2. Commencement of Public information 05/2007
3. Commencement of Field works (DMS) 06/2009
4. Commencement of payment of compensation 07/2009
Vietnam Rural Distribution Project
Ninh Thuan Province

Resettlement Plan

DPs:
1. Commencement of declaration of quantity and status of properties 05/2009
2. Commencement of receiving compensation and ground clearance 09/2009

Bidding:
Commencement of bidding for equipment 08/2009

Building works:
Commencement of building work (the building work is expected to complete within 24 months) 10/2009

Monitoring:

Notes: Considering the marginal impacts (without resettlement) and number of DPs and, with the apt workforce, the public information and DMS & inventory work is envisaged to be fulfilled within 3 months and actual compensation can be fulfilled within 2 months.
Discussion among consultant and PC2 & PMB for the above proposed RP implementation schedule has been held, talking into consideration in each district, the apt workforce and possibility of parallel activities.

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

8.5 Number of Staff for RP implementation

8.5.1 Proposed number of staff for RP implementation
Number of Staff for RP implementation is proposed in the table below:

Table 8: Proposed number of staff for RP implementation

<table>
<thead>
<tr>
<th>No</th>
<th>Institutions</th>
<th>Number of staff</th>
<th>Total working time</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>PC2’s PMB</td>
<td>2</td>
<td>10 (m.m)</td>
</tr>
<tr>
<td>2</td>
<td>Provincial CRC</td>
<td>2</td>
<td>6 (m.m)</td>
</tr>
<tr>
<td>3</td>
<td>District CRCs</td>
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<td>18 (m.m)</td>
</tr>
<tr>
<td>4</td>
<td>Ward People’s Committee</td>
<td>(1 x 5)</td>
<td>15 (m.m)</td>
</tr>
<tr>
<td>5</td>
<td>Commune People’s Committee</td>
<td>(1 x 9)</td>
<td>27 (m.m)</td>
</tr>
<tr>
<td></td>
<td>TOTAL</td>
<td>24</td>
<td>76</td>
</tr>
</tbody>
</table>

Notes:
Vietnam Rural Distribution Project
Ninh Thuan Province

- Duties mentioned above do not work during the time in the process of conducting the project. Therefore, the employee/month assessment period in the operation since the beginning of the project until the completion of resettlement. PMB's mission may take 6 months after completion of the project along with the independent oversight.

- Total cost management (including basic salary, move, receptionist...): 200,000,000 VND
  Training, workshops, information campaign...

- A training course was held before conduct the project resettlement, and workshops are also proposed organization of actual compensation.

- Facilitate project management in local training courses and seminars proposed organization in 1-2 days in Ninh Thuan Province.

- Total costs for training and conferences (including TA, materials, management costs): 50,000,000 VND.

8.6 Grievance and Appeals

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

The procedures are as follows:

**Stage 1 – Commune Level**

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

**Stage 2 – District Level**

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

**Stage 3 – Provincial Level**

The Decree No 197/2004/ND-CP (Art. 39) entitles DPs to file complaint with the People's committee or CRC at the same level, regarding decisions concerning damage to property. The responsibility, time and procedures to settle the complaint shall be in line with Article 139 of

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

Stage 4 – Court Case

In extreme case, the DPs can bring the issues to court by using the bureau of Law consultant, free of charge.

Item 14 of Article 2 of Decree No 17/2006/ND-CP dt. Jan.29,2006 stated that: "within 45 days counting from the day of the receiving the decision of the Chairman of the PPC or City directly under the central GOV, but aggrieved person disagrees with such decision, he/she has right to bring the case to the People’s Court"...

The case shall be settle in court without any changes or fees. The court’s decision will be a legal basic for compensation.

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

Information

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

This information is also incorporated in to the RIBs to be disseminated to the DPs before the beginning of RP implementation.

8.7 Monitoring and Supervision

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

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

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

8.7.1 Principles and objectives

Objectives
Vietnam Rural Distribution Project
Ninh Thuan Province

Monitoring and assessment is the regular evaluation to see how the project has been implemented. This is a continuous and repeated process in which information is continuously feedbacked to the factors in terms of project design such as budget, forecast on cash flows and plan; accordingly, these factors shall be appropriately adjusted.

Principles

- Currently, there are no detailed instructions of Vietnam on monitoring and assessment in non-voluntary resettlement. Many PMBs consider to have completed tasks when the affected people move to the resettlement area. Therefore, a lot of affected people have not been paid attention to or cared when the construction is completed.

- So far, there have been instructions related to monitoring of compensation, although they are not as complete as the general instruction on monitoring of resettlement: for example. Article 44 of Decree No. 197/2004/ND-CP requests the MOF to direct and inspect payment of resettlement for the project, Article 46 is on responsibilities of ministries: (i) the MOF: “guiding, inspecting the implementation of policy for compensation, resettlement”; (ii) Ministry of Planning and Investment is responsible for “guiding and inspecting the establishment and implementation of resettlement projects as stipulated by the law on construction and investment management”; (iii) Ministry of Construction is responsible for “guiding and inspecting the legality of houses and other construction works to calculate compensation”. The basic principle of democracy is “The people know, the people discuss, the people do and the people inspect”. This shows that the state of Vietnam has been well aware that the participation of its people in different periods of projects is important to sustainable development.

8.7.2 Contents of monitoring and evaluation

- Setting up an internal monitoring system to have access to processes in order to realize the targets in the resettlement plan: budget and time framework, compensation for PAHs, consultation, complaints and settlement of complaints, special issues and interests;

- Providing time framework, sources and reasonable budget for internal monitoring;

- Carrying out regular inspections, basing on reports on monitoring and assessment related to the main participants, including representatives of PAHs. Proposing recommendations in order to enhance efficiency of implementation of the resettlement plan;

- Setting up an independent monitoring and assessment system to evaluate results and sustainability of the objectives of the resettlement; Setting up methods and requirements of report in the task of independent monitoring and assessment;
Using PRA tools, and other methods to supervise and assess the PAHs, masters of households, CBOs, and the community in the project area;

- Including one final survey report on resettlement implemented by EMA after completion of the project;

- Drawing lessons of experience on policies and plans of resettlement.

8.7.3 Methods of monitoring and assessment

Assessment with participation (PRA) is often used as one method in monitoring and assessment in different fields as well as in non-voluntary resettlement. Assessment technique with participation is described as follows:

- **Interviewing well-informed people**: selecting leaders of localities, laborers in urban areas or experienced or specialized people in resettlement implementation and activities.

- **Group discussion**: specific topics (for example, payment of compensation for land, services in the resettlement areas, income rehabilitation, issues on gender) are discussed in propagandizing meetings.

- **Community meetings**: Community meetings are held in the resettlement area to provide information on implementation of different resettlement activities.

- **Direct surveys**: practical surveys on the situation of implementation of resettlement are conducted; individual or group interviews can be used with the purpose of cross inspection.

- **Unofficial surveys and interviews**: unofficial surveys on the affected people, local people, staff of resettlement, and staff of implementation of the project are allowed to use non-sample-taking methods.

- **Studying the cases** specialized in the affected people and local people of different walks of life to assess impacts of the resettlement.

Steps of implementation of assessment with participation:

- Deciding level and nature of participation.

- Preparing scope of assessment.

- Holding meetings to work out group plans through small seminars.

- Conducting assessment.

- Analyzing data and creating consensus on results.

- Preparing more plans, if necessary.

8.7.4 Forms of supervision and monitoring

- **Internal monitoring and assessment**
Internal monitoring and assessment is the responsibility of the PMB. The monitoring is done to activities, interests, time framework and budget stated in the RP. The information on internal monitoring is recorded in a storing system in the office of the PMB.

The storing system is supplemented by periodical surveys designed to measure changes against the basic level established in the surveys and the initial overall surveys. The periodical surveys focus on interests of the affected people and indexes of interests. Internal monitoring and assessment shall be completed by the PMB in the following methods:

- Analyzing the situation of the project according to regular periods of time, periodically assessing the project. The report is made by the PMB.
- Mid-term assessment, done once and will be conducted in the middle of the process of implementation of the project, is used as the feedback mechanism. The lessons of experience drawn from the assessment can be applied to balance the implementation of the project as well as future projects. Mid-term assessment shall be prepared by the PMB.
- The project is controlled through reports of progress and quarterly financial reports, annual task plan and financial statements. The control is implemented through the PMB.

• *External monitoring and assessment (Independent)*

Independent monitoring and assessment is often implemented by independent qualified organizations (authorized consultancy agencies, research agencies, departments/faculties of universities, or Non-governmental organizations - NGOs), experienced and qualified individuals to ensure realization of the targets of the assessment task.

Main targets of the independent monitoring task are:

- Investigating internal monitoring results;
- Assessing to see whether the targets of resettlement have been realized or not, especially whether means of living and living standards have been rehabilitated and improved or not;
- Assessing efficiency, output, impacts and sustainability of resettlement, drawing lessons of experience as instructions to work out policies and plans of resettlement in the future; and
- Finding out whether the interests of resettlement are reasonable to meet requirements of objectives, and whether the objectives are suitable with conditions of DPs or not.

*Power Company 2*
*Power Engineering & Consulting Center*
9. COST AND BUDGETS

9.1 Budgets

Budgets for RP implementation will be counterpart funds i.e. PC2

9.2 Compensation Cost Estimated

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

- Decree No. 197/2004/ND-CP issued on 03/12/2004 by the Government on compensation, assistance and resettlement when the State recovers land;
- Decision No. 464/2005/QD-UB issued on 30/12/2005 regulating compensation, assistance and resettlement when the State recovers the land in the area of Ninh Thuan Province.
- Decision No. 366/2007/QD-PC dated 28/12/2007 of Ninh Thuan Province People's Committee on issuing price levels to land of all types in the area of Ninh Thuan Province.
- Decision No. 65/2006/QD-PC dated 31/03/2006 of Ninh Thuan Province People’s Committee on issuing price levels of houses, architecture, decentralized houses in the area of Ninh Thuan Province.
- Decision No. 262/2006/QD-PC dated 06/10/2006 of Ninh Thuan Province People’s Committee on issuing price levels of crops, trees in the area of Ninh Thuan Province.
- Survey for replacement costs and market price for structures, land, trees, crops by the consultant in the period of carrying impact survey (Feb. and Mar., 2008)

9.3 Compensation Unit Prices


To ensure that the applicable unit costs for compensation are at the replacement costs, during the impact survey, the Consultant had carried out the survey on on unit prices in the project areas of 4 districts and compare them with the unit costs promulgated by the Ninh Thuan Province People’s Committee.

It is noted that:

188/2004/ND-CP dt. Nov. 16, 2004 along with Circular 114/2004/TB-BTC dt. Nov. 16, 2004) reflected the prevailing market prices in the project areas and,

- The construction prices given by contractor in the project related areas for recently structures are similar to constructor's price applied in this RP.
- The contingency component would cover certain differences, if any, by the time of actual RP implementation which is expected during 2009.

9.3.1 Compensation for houses and structure

There are no houses or other structures affected in this subproject in Ninh Thuan Province.

9.3.2 Compensation for land

Compensation for land shall be at "replacement cost".

Land unit price in established separately conforming to the regulated price frame of the Decree No. 118/2004/ND-CP and Circular No. 114/2004/TB-BTC.

Chapter II of Decree No. 118/2004/ND-CP – "Methods of Defining Land Price", which is elaborated in Chapter I of Circular No. 114/2004/TB-BTC (i.e. Art. 1: "the direct compensation method" and Art. 2: "the income method") ensure the unit cost to meet the replacement value at the time of issuance of unit cost. These unit prices are based on the replacement cost for land, houses, trees and market prices for crops.

The newly promulgated unit prices for land by Ninh Thuan Province People's Committee (during March, 2008 and only valid for 2008) reflect the prevailing land prices in the project areas (during 2008 only).

It is understood that such unit prices for land are used in this RP just for the sake of cost estimate (during the time of this RP implementation) only. By the time of actual RP implementation (expected during 2009), the compensation unit prices for land to be promulgated by the Ninh Thuan People's Committee (for the year of RP implementation) shall prevail.

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

Table.....: Compensation Unit Prices for land

Ninh Thuan People's Committee Decision No. 49/2007/QD-UBND dt. Dec. 28, 2007 defined the unit prices of various categories of land applicable in this project related district of Ninh Thuan Province (during 2008):
Vietnam Rural Distribution Project
Resettlement Plan

Table 9: Compensation Unit prices for land

<table>
<thead>
<tr>
<th>Districts</th>
<th>Residential Land</th>
<th>Forest Land</th>
<th>Garden Land</th>
<th>Rice Land</th>
<th>Crops Land</th>
</tr>
</thead>
<tbody>
<tr>
<td>I. NINH PHUOC DIST.</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1.1. Phuoc Vinh Commune</td>
<td>40,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>1.2. Phuoc Thai Commune</td>
<td>150,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>1.3. Phuoc Dan Town</td>
<td>280,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>1.4. Phuoc Nam Commune</td>
<td>120,000</td>
<td>5,000</td>
<td>32,000</td>
<td>28,000</td>
<td>28,000</td>
</tr>
<tr>
<td>1.5. Phuoc Diem Commune</td>
<td>350,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>1.6. An Hai Commune</td>
<td>270,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>II. NINH HAI DIST.</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2.1. Xuan Hai Commune</td>
<td>120,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>2.2. Thanh Hai Commune</td>
<td>84,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>2.3. Nhon Hai Commune</td>
<td>72,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>2.4. Tan Hai Commune</td>
<td>120,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>2.5. Vinh Hai Commune</td>
<td>70,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>III. NINH SON DIST.</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>3.1. Tan Son Town</td>
<td>220,000</td>
<td>5,000</td>
<td>32,000</td>
<td>28,000</td>
<td>28,000</td>
</tr>
<tr>
<td>3.2. Nhon Son Commune</td>
<td>80,000</td>
<td>7,000</td>
<td>40,000</td>
<td>35,000</td>
<td>35,000</td>
</tr>
<tr>
<td>IV. THUAN BAC DIST.</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>4.1. Loi Hai Commune</td>
<td>120,000</td>
<td>5,000</td>
<td>32,000</td>
<td>28,000</td>
<td>28,000</td>
</tr>
</tbody>
</table>

Notes:
- The newly promulgated land prices reflect the actual land value in the respective localities. However, the "Land price Consultant" (Art. 57 of Law land) or the independent External monitoring agency shall utilize the "Direct comparison method" and/or "Income method" (Chapter I of Circular 114/2004/TT-BTC dt. Nov. 26, 2004) of the defining land price to adjust the land price to meet the replacement value by the time of issuance of unit costs for this RP implementation.
The compensation at replacement costs is also ensured in Item 2 of Art. 4 of GOV Decree No 17/2006/ND-CP dt. Jan. 27, 2006 also ensured that: "in case at the time of insurance of decision for land acquisition and the land prices are not reflecting the actual market value (in normal condition) of the land use transfer, the provincial People’s Committee or City directly under the Central GOV will decide the appropriate land price"...

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

9.3.3 Compensation for trees and crops

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

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

The Ninh Thuan People’ Committee Decision No. 262/2006/QD-UB dt. Oct. 06, 2006 on compensation unit prices for trees and crops is applicable for this RP compensation cost estimates. In this Decision are defined the unit prices for trees applicable in the whole province. The consultant survey teams noted that the Ninh Thuan People’ Committee defined compensation unit prices for productive fruit trees are significantly different from the market prices.

However, it is understood that such unit prices for fruit trees are used in this RP just for the sake of cost estimate (during the time of RP implementation) only. By the time of actual RP implementation (expected during 2009), the compensation unit prices for trees and crops (to be promulgated by the Ninh Thuan People’s Committee for the year of RP implementation) that reflect the replacement cost for perennial trees and market price for crops shall be prevail.

Promulgated by the PPC and/or Cities directly under the Central GOV.
### Table 10: Compensation Unit prices for trees

*Unit: VND/tree*

<table>
<thead>
<tr>
<th>Categories of trees</th>
<th>Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>Eucalyptus</td>
<td>30,000</td>
</tr>
<tr>
<td>Bamboo</td>
<td>8,000</td>
</tr>
<tr>
<td>Mango</td>
<td>650,000</td>
</tr>
<tr>
<td>Cashew</td>
<td>160,000</td>
</tr>
<tr>
<td>Star apple</td>
<td>520,000</td>
</tr>
<tr>
<td>Coconut</td>
<td>300,000</td>
</tr>
<tr>
<td>Rambutan</td>
<td>650,000</td>
</tr>
<tr>
<td>Longan</td>
<td>390,000</td>
</tr>
<tr>
<td>Durian</td>
<td>1,500,000</td>
</tr>
<tr>
<td>Jackfruit</td>
<td>520,000</td>
</tr>
<tr>
<td>Pepper</td>
<td>60,000</td>
</tr>
<tr>
<td>Coffee</td>
<td>120,000</td>
</tr>
<tr>
<td>Orange</td>
<td>200,000</td>
</tr>
<tr>
<td>Grapefruit</td>
<td>200,000</td>
</tr>
<tr>
<td>Banana</td>
<td>30,000</td>
</tr>
<tr>
<td>Tamarind</td>
<td>720,000</td>
</tr>
<tr>
<td>Apple</td>
<td>40,000</td>
</tr>
<tr>
<td>China-tree</td>
<td>30,000</td>
</tr>
<tr>
<td>Other trees</td>
<td>200,000</td>
</tr>
</tbody>
</table>

### Table 11: Compensation Unit prices for crops

*Unit: VND/m²*

<table>
<thead>
<tr>
<th>Categories of crops</th>
<th>Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>Wet rice</td>
<td>1,750</td>
</tr>
</tbody>
</table>
9.3.4 Flow of Fund

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

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

Please see Table .... for Total Estimated Costs of RP implementation.

9.3.5 Inflation Adjustment

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

9.4 Costs Estimates

Expenditures for RP comprising of:

Preparation cost
- Office works: design study, preparation of socio-economic “questionnaire”, statistic survey form.
- Field works: census and inventory, socio-economic survey, interview, community meeting and meeting with local authorities.
- Survey work is carried out in two stages: (i) Preliminary stage (for RP preparation) and, (ii) Implementation stage (DMS & inventory – at the early time of the project and RP implementation).

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

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

- Cost for training, workshop, information campaign etc.

Monitoring Cost

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

Contingency Cost

- Considering the expected time of the actual RP implementation (expected during 2009) and experience from the implemented and on-going implementing project of similar nature, the rate for contingency is estimated about 20% of total cost of compensation and RP preparation.

9.5 Total of cost Estimates for RP implementation

9.5.1 Preparation of RP and DMS

Initial stage - Preparation of RP

At the initial stage of the preparation for the establishment of RP, a socio-economic survey workforce has to be established. This workforce will carry out: (i) studying the designs and field visits, (ii) establishing the socio-economic survey form (interview) and inventory forms (with preliminary measurement of fixed assets and counting of properties), (iii) organizing community meeting and public consultation and distribution of the project related pamphlets... (iv) socio-economic survey by means of fill in the questionnaire and direct interview, (v) data processing and (vi) establishment of the RP for approval.

PC2's PMB is enter a contract with the consultant to carry out the above mentioned tasks. The value of Contract with the consultant: 300,000,000 VND

Implementation stage - DMS and inventory

Preparing for the RP implementation, the district CRC's support working team are mobilized to carry out (a) the preparation of DMS and inventory form, RIB, (b) organizing community meetings, (c) DMS and inventory work, (d) negotiation with DPs and, (e) finalizing the DPs compensation and rehabilitation form and submit to district CRCs to approval.

Support Working Teams:

(i) Ninh Phuoc District

\*\* During the preparation of this RP, the contract has not yet been signed. The value is estimated.
Vietnam Rural Distribution Project
Ninh Thuan Province

Resettlement Plan

06 teams (2 staffs each) for Phuoc Vinh, Phuoc Thai, Phuoc Nam, Phuoc Diem, An Hai communes and Phuoc Dan town.

(ii) Ninh Hai District

05 teams (2 staffs each) for Xuan Hai, Nhon Hai, Thanh Hai, Tan Hai and Vinh Hai communes.

(iii) Ninh Son District

02 teams (2 staffs each) for Nhon Son commune and Tan Son town.

(iv) Thuan Bac District

01 teams (2 staffs each) for Loi Hai commune.

Total Support working teams' staffs: 28 staffs x 2 months = 56 man. month

Estimated Total Cost for Implementation stage (also include expenses on basic salary, per diem, accommodation, traveling of staffs, printing of forms, pamphlets, community meeting, etc.): 150,000,000 VND

9.5.2 Compensation and Rehabilitation

As the already mentioned in the previous chapters, there is no DPs required to be relocated. Therefore, such assistance/allowances/subsidies/bonus components do not existing in the table below:
### Table 12: Summary of Compensation

<table>
<thead>
<tr>
<th>No</th>
<th>District/Ward/Commune</th>
<th>Permanent Land Acquisition</th>
<th>Trees</th>
<th>Crops</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>NINH PHUOC DIST.</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>1.1 Phuoc Vinh Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>1.2 Phuoc Thai Commune</td>
<td></td>
<td>3,640,000</td>
<td></td>
<td>3,640,000</td>
</tr>
<tr>
<td></td>
<td>1.3 Phuoc Dan Town</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>1.4 Phuoc Nam Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>1.5 Phuoc Diem Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>1.6 An Hai Commune</td>
<td></td>
<td>140,000</td>
<td>3,200,000</td>
<td>3,340,000</td>
</tr>
<tr>
<td></td>
<td>Sub-total 1</td>
<td></td>
<td>140,000</td>
<td>6,840,000</td>
<td>6,980,000</td>
</tr>
<tr>
<td>2</td>
<td>NINH HAI DIST.</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>2.1 Xuan Hai Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>2.2 Thanh Hai Commune</td>
<td></td>
<td>9,170,000</td>
<td>12,740,000</td>
<td>21,910,000</td>
</tr>
<tr>
<td></td>
<td>2.3 Nhon Hai Commune</td>
<td></td>
<td>700,000</td>
<td>5,750,000</td>
<td>6,450,000</td>
</tr>
<tr>
<td></td>
<td>2.4 Tan Hai Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>2.5 Vinh Hai Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Sub-total 2</td>
<td></td>
<td>9,870,000</td>
<td>18,490,000</td>
<td>28,360,000</td>
</tr>
<tr>
<td>3</td>
<td>NINH SON DIST.</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>3.1 Tan Son Town</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>3.2 Nhon Son Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Sub-total 3</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>4</td>
<td>THUAN BAC DIST</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>4.1 Loi Hai Commune</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Sub-total 4</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>TOTAL</td>
<td></td>
<td>10,010,000</td>
<td>25,330,000</td>
<td>35,340,000</td>
</tr>
</tbody>
</table>

### 9.5.3 Management

**Management**

Cost for staff of PMB and CRCs includes in: physical basic salary and allowance for administrative organization. The local PMB and CRCs shall undertake many works during project implementation and only some members will be contracted to work for a certain period of time.
### Vietnam Rural Distribution Project
#### Ninh Thuan Province

<table>
<thead>
<tr>
<th>Staffs</th>
<th>Duration</th>
<th>Man/Month</th>
</tr>
</thead>
<tbody>
<tr>
<td>PC2-PMB</td>
<td>2 staffs x 5 month</td>
<td>10 m/m</td>
</tr>
<tr>
<td>Provincial CRC</td>
<td>2 staffs x 3 month</td>
<td>6 m/m</td>
</tr>
<tr>
<td>District CRCs</td>
<td>(1 x 6) staffs x 3 month</td>
<td>18 m/m</td>
</tr>
<tr>
<td>Ward People's Committees</td>
<td>(1 x 5) staffs x 3 month</td>
<td>15 m/m</td>
</tr>
<tr>
<td>Commune People's Committees</td>
<td>(1 x 9) staffs x 3 month</td>
<td>27 m/m</td>
</tr>
</tbody>
</table>

**Total** 24 staffs 76 m/m

**Notes:**
- The functions mentioned above do not necessarily full time for the whole duration of the RP implementation. Therefore, the man/month is estimated for the actual working time of certain function that may spared from the commencement till competition of RP implementation. It is understood that PMB functions may cover 6 months after the completion of the sub-project along with the Independent Monitoring Agency.
- Estimated total cost of Management (including basic salary, allowances, traveling, meeting and admin expenses): 100,000,000 VND

#### Trainings, workshop, information campaign etc.
- One intermediate training course and one primary training course are proposed to be organized right the beginning of the RP implementation and one workshop is proposed to be held at the commencement of the actual payment of compensation.
- Considering the convenient for the local management of the project related localities, the training courses and workshops are proposed to be organized within short course of time i.e 1-2 days in Ninh Thuan Province.
- Estimated total cost of training courses and workshops (including TA, documentation, admin fees): 50,000,000 VND

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

### 9.5.5 Contingency
Considering the expected time of actual RP implementation (expected during 2009) and experience from the implementation and on-going implementing project of similar nature, the rates for contingency is estimated about 20% of total cost of compensation and RP preparation.
9.5.6 Total cost of RP implementation

Total cost for RP implementation is estimated as the table 19 below:

Table 13: Total Cost Estimates of RP implementation

<table>
<thead>
<tr>
<th>No</th>
<th>Components</th>
<th>Total Amount (VND)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I</td>
<td>Preparation of RP and DMS/inventory</td>
<td></td>
</tr>
<tr>
<td>I</td>
<td>Initial stage (Preparation of RP)</td>
<td>300,000,000</td>
</tr>
<tr>
<td>I</td>
<td>Implementation stage (DMS &amp; Inventory)</td>
<td>150,000,000</td>
</tr>
<tr>
<td></td>
<td>Sub-total 1</td>
<td>450,000,000</td>
</tr>
<tr>
<td>II</td>
<td>Compensation</td>
<td></td>
</tr>
<tr>
<td>II</td>
<td>Permanent Land Acquisition</td>
<td>10,010,000</td>
</tr>
<tr>
<td>II</td>
<td>Trees</td>
<td>25,330,000</td>
</tr>
<tr>
<td>II</td>
<td>Crops</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Sub-total 2</td>
<td>35,340,000</td>
</tr>
<tr>
<td>III</td>
<td>Management</td>
<td></td>
</tr>
<tr>
<td>III</td>
<td>Management</td>
<td>100,000,000</td>
</tr>
<tr>
<td>III</td>
<td>Trainings, workshops, information campaign etc.</td>
<td>50,000,000</td>
</tr>
<tr>
<td></td>
<td>Sub-total 3</td>
<td>150,000,000</td>
</tr>
<tr>
<td>IV</td>
<td>External Monitoring = 2% x [(I)+(II)]</td>
<td>9,706,800</td>
</tr>
<tr>
<td></td>
<td>Sub-total 4</td>
<td>9,706,800</td>
</tr>
<tr>
<td>V</td>
<td>Contingency = 20% x [(I)+(II)]</td>
<td>97,068,000</td>
</tr>
<tr>
<td></td>
<td>Sub-total 5</td>
<td>97,068,000</td>
</tr>
<tr>
<td></td>
<td>Grand Total (I+II+III+IV+V)</td>
<td>742,114,800</td>
</tr>
</tbody>
</table>

Notes:
- Budget for RP implementation will be from counterpart fund: PC2
  The "Rehabilitation" component is not exits in the estimated cost of the RP implementation since any resident land affected (more than 10% total areas of DP’s holding), houses and structures affected or any physically displaced people in this subproject.
- The interested independent external monitoring agency will prepare the technical and financial proposals for bidding and actual cost will be decided through procurement for independent external monitoring agency.
10. DISCLOSURE

- Drafts of Policy Framework and Entitlement Matrix have been disclosed at the People's Committee of 4 districts, 14 communes of the project areas in Ninh Thuan Province.

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

- Draft of RP has been disclosed at the office of Ninh Thuan Province People's Committee, PC2 and the Vietnam Development and Information Center (VDIC) of the World Bank office in Hanoi.

- The final RP will be cleared by the WB and approved by PC2.
APPENDICES

1. Policy Framework
2. Entitlement Matrix
3. Minutes of Community Meetings
4. Some images of Community Meetings
5. Sample of pamphlet and Leaflet
6. Housing Categories
7. Inventory of Project Affected People
8. Detailed cost for compensation
Appendix 1: Policy Framework
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B. Definitions to terms
C. Policy framework
D. Principles and Objectives
E. Resettlement Action Plans

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A. Organizational structure
B. Legal framework

Section 3 Policy on interests

Section 4 Site selection, site preparation, and relocation

Section 5 People's Participation

Section 6 Basic information
A. Inventory
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Section 7 Implementation Arrangements
A. Implementation Schedules
B. Queries and complaints
C. Inspection, supervision and assessment

Section 8 Costs and budget
SECTION 1
INTRODUCTION

A. The project

1. Objective: The objective of the project is to provide sufficient electricity of ensured quality to the rural area.

2. Description of the project: The project will concentrate on improving and increasing the electric-power output of the current distribution lines and stations and standardizing voltage levels: 110, 35 and 22kV to efficiently meet the requirements for development, and to provide more high quality electricity and minimize losses to the system.

Basing on compatibility and priority of sub-projects and aspirations of Power companies (PC), the project will include 7 components, each conducted by 1 PC. Estimated cost for the project is 158.5 million USD, of which 107 million will be mobilized from funds of the international development associations (IDA). PCs will implement the project under the supervision of the Electricity of Vietnam (EVN)

3. To implement components of sub-projects, it is necessary to ask for allocation of land. However, the improvement and increase of the electric-power output of the current distribution lines and stations will not involve large-scale resettlement and land recovery. For the investor of the project and implementation organizations, a separate report on Resettlement plan (RP) shall be prepared before approval of the project.

B. Policy Framework

4. This resettlement policy framework prepared based on the POI BP 4.12 of the World Bank on involuntary resettlement (December, 2001). The principle objective of the Policy Framework is to ensure that all displaced persons (DP's) will be compensated for their losses at replacement costs and provided with rehabilitation measures to assist them to improve, or at least maintain, their pre-project living standards and income earning capacity.

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

C. The Project Affected Persons (PAPs)

6. The DP's include the following persons to be identified by the basic information collected for each Resettlement Plan (RP):

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

   (b) persons whose permanent resident land and/or agricultural land is in part or in total affected (permanently or temporarily) by the project;
(c) persons whose businesses are affected in part or in total (temporarily or permanently) by the project; and

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

D. Principles and Objectives

7. The principles outlined in the World Bank's Operational Policies 4.12 (OP/ BP 4.12) have been adopted in preparing this Policy Framework. In this regard the following principles and objectives would be applied:

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

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

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

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

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

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

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

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

(i) Implementation arrangements shall ensure effective and timely design, planning, consultation and implementation of PAPs.

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

E. Resettlement Plan (RP)

8. The scope and level of detail of the resettlement plan vary with the magnitude and complexity of resettlement.

Abbreviated Resettlement Plan (ARP)

9. In case impacts on the entire displaced population are minor, or fewer than 200 people are displaced, an Abbreviated Resettlement Plan (ARP) will be prepared by the respective power company (under EVN) and consolidated by the project provinces for any given project phase and furnished to the World Bank for its concurrence.

10. Each Abbreviated Resettlement Plan shall cover the following minimum elements: (1) a census survey of the project affected persons, and valuation of assets; (2) description of compensation and other resettlement assistance to be provided; (3) consultation with affected persons about acceptable alternatives; (4) institutional responsibility for implementation and procedures for settlement of queries; and (5) a timetable and budget. In the case some affected persons lose more than 10% of their productive assets or require physical relocation, the plan also covers a socioeconomic survey and income restoration measures.

11. The Abbreviated Resettlement Plan shall be completed by no later than four months prior to the estimated date for commencement of the works under the project phases. Each Abbreviated Resettlement Plan will be furnished to the World Bank for consideration no later than three months prior to the actual initiation of the works under the Project. Compensation, resettlement and rehabilitation activities will only commence after the World Bank has found acceptable the respective Abbreviated Resettlement Plan and the EVN and the Project PPC has approved it. The compensation, resettlement and rehabilitation activities will be completed before awarding the contracts of civil works under each sub-project.

Resettlement Plan

12. In case more than 200 people are affected by the project, a Full Resettlement Plan (FRP) will be prepared by the respective PC in accordance with the provisions of this Policy Framework. The RP will be furnished by PC under EVN to the World Bank for its concurrence.

13. Each RP will include: (1) description of the project; (2) project potential impacts; (3) objective; (4) socio-economic studies; (5) legal framework; (6) institutional framework; (7) eligibility; (8) valuation and compensation for losses; (9) resettlement measures; (10) site selection, site preparation and relocation; (11) housing, infrastructure, and social services; (12) environmental protection and management; (13) participation and consultation; (14) integration with host populations; (15) procedures of complaints; (16) responsible organizations; (17) implementation schedule; (18) cost and budget; and, (19) inspection and assessment
Policy framework for compensation, resettlement

14. Each RP shall be completed by no later than six months prior to the estimated date for commencement of the works. Each RP will be furnished to the World Bank for consideration by no later than three months prior to the actual initiation of the works under the Project. Rehabilitation and assistance activities will only commence after the World Bank has found acceptable the respective RP and the EVN and the project PPC has approved it. Rehabilitation and assistance activities will be completed before awarding contracts of civil works under subprojects.
SECTION 2
ORGANIZATIONAL STRUCTURE AND LEGAL FRAMEWORK

A. Organizational structure
15. The responsibility for preparing and implementing the Policy Framework and RP are as follows:

The overall responsibility for enforcement of the Policy Framework and for planning and implementing RP's rests with PCs under EVN; the project PPCs and their relevant Departments/Institutions. The PCs and their Project Provincial Powers (PPPs) are responsible for carrying out census, socioeconomic survey and inventories and preparing RPs and for the day-to-day implementation thereof within their respective authority. The people's committees at the district and commune levels will participate in the RP preparation and implementation. These administrative units will also ensure the active and effective participation of the DP's in the RP preparation and implementation. In order to have RPs acceptable to the World Bank and to implement RP smoothly, PCs under EVN are responsible for i) hiring qualified consultants to prepare RPs; ii) appointing qualified social safeguard staff at each PC and its Project Management Board (PMB) and Compensation and Resettlement Councils at provincial and district levels.

Funds for the RP will come from the source of capital of EVN, in consultation with the local governments and the PAPs.

B. Legal Framework
16. This section reviews the legal framework and policies of the Government of Vietnam and IDA policies related to land acquisition, compensation and resettlement. It then compares the two approaches. Since there are differences between the WB's policy and the Vietnamese's, the Project requires a waiver of the Vietnamese Government articles of decrees and regulations concerning compensation and resettlement. Subsequently, compensation and resettlement plans will be implemented according to the project policies.

17. The Legal Framework of the Government of Vietnam: The key national laws, decrees governing land acquisition, compensation and resettlement in Vietnam, consists of the following:

- The Constitution of Vietnam, 1992 confirms the right of citizens to own a house and to protect the ownership of the house.
- Decree No. 197/2004/ND-CP by the Government dated 03/12/2004 on compensation, assistance and resettlement when the state recovers land.

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

18.2 Measures required to ensure that resettlement has a positive outcome include:

- Consulting with potential Project-affected people on feasible measures for resettlement and rehabilitation;
- Providing Project-affected persons with options for resettlement and rehabilitation;
- Enabling their participation in planning and selecting these options;
- Providing compensation at full replacement cost for losses;
- Choosing relocation sites that provide, at a minimum, the same benefits and services as the sites they replace;
- Providing allowances, training and income support to assist in making a smooth transition;
- Identifying vulnerable groups and providing special assistance to these groups; and
- Establishing an institutional and organizational structure that supports this process to a successful end.

18.3 Lawful Criteria and Compensation:

18.3.1 The project-affected people eligible for compensation will include: (a) those who have formal legal rights to land or other assets; (b) those who initially do not have formal legal rights to land or other assets but have a claim to legal rights based upon the laws of the...
country; upon the possession of documents such as land tax receipts and residence certificates; or upon the permission of local authorities to occupy or use the project affected plots; and (c) those who have no recognizable legal right or claim to the land they are occupying.

18.3.2 The PAPs whose houses are wholly or partially affected by the project (temporarily or permanently) and those whose houses, gardens or agricultural land are wholly or partially affected by the project (temporarily or permanently), shall be compensated for the land lost, and provided with necessary supports to achieve the objectives of this policy, if they occupy the project area prior to a cut-off dates defined in this RP.

The PAPs whose businesses are wholly or partially affected by the project (temporarily or permanently) shall be resettled and provided with necessary supports to achieve the objectives of this policy, if they occupy the project area prior to a cut-off dates defined in this RP.

Persons who encroach on the areas after the cut-off date 5 defined in the RP are not entitled to compensation or any other form of resettlement assistance.

19. **The methodology to be used in the valuation of losses** for Bank-associated Projects is based on their replacement cost. In this Project, losses comprise land, structures and other assets. Replacement cost for land includes the value of land at market price plus the cost taxes and fees to get Land Use Right Certificate (LURC). For houses and other structures, the market cost of the materials should be used to calculate the replacement cost to build a replacement structure with an area and the quality should be at least as good as those affected. For both totally and partially affected structures, compensation includes market cost of material, plus the costs of material transport, labor and contractor fees, registration and transfer taxes. Depreciation of the asset and amount saved in materials will not form a part of replacement cost.

20. **Comparison between Government of Vietnam and World Bank Policies**

There are a number of ways in which the policies of the Vietnam Government are compatible with World Bank guidelines. The most important compatibilities are:

- Vietnam has a process whereby most people without legal land rights may meet conditions of legalization and receive compensation for losses.
- Permanent residents are provided with options that include relocation to an improved site, or cash, or a combination of the two.
- Resettlement sites offer not only better improved infrastructure and services but represent a higher standard of living.
- Allowances are provided to help the PAPs in the transition period and there is an institutional structure through which people are informed, can negotiate compensation, and can appeal.
• On the issue of land tenure and the legal right to compensation, the Government and World Bank policies are compatible. The government has its own process in place whereby land occupied without legal documentation can be legalized; this land, however, is compensated for at a rate equal to 100% of land price minus the taxes and fee for land use right registration from 15 October 1993 (Article 49, 50 of Article 42 – Land law 2003).

• Compensation with replacement costs stated in Article 6 of Decree No. 197/2004/ND-CP dated 03/12/2004: “... the persons with land to be recovered shall be compensated with the assignment of new land of the same use purposes, if having no land for compensations, shall be compensated with the land use right value at the time of issuance of the recovery decisions; in case of compensation by assignment of new land or houses, if having difference in value, then the difference will be paid in cash ” and Article 19 of the above Decree stipulates that “... houses and construction works of households and individuals shall be compensated with the value equivalent to costs of newly building houses, constructions of the same technical standards ...”

C. Required Waivers

21. In order to meet the requirements of the World Bank OP 4.12 on Non-voluntary Resettlement, a number of articles in various Vietnamese laws and regulations which do not ensure compensation at replacement cost or set eligibility provisions which do not extend the right to rehabilitation and or assistance to households without proper land paper, will be waived.

The articles of law and regulations that will be waived are mentioned below:


22.1 Article 7: This article (in case of land recovered without compensation) states that “any person with land to be recovered and the persons without one of the conditions in Article 8 of this Decree, or the persons who encroached land, the persons who violated protection corridors or illegally owned land, shall not be compensated for the land to be recovered by the State. If necessary, the province People’s Committee will consider and make decisions on specific cases”.

22.2 Article 18 (Item 3, 4) and Article 20 (Item 2b, c) (principle of compensation for the affected assets):

(i) Houses and construction works not eligible for compensation of land, if not encroaching the project land or not violating the route corridor of the project will be supported with 80% of replacement cost; (ii) houses and construction works not eligible for compensation of land, if encroaching the project land or violating the route corridor of the project will not be
Policy framework for compensation, resettlement

supported. If necessary, People’s Committees of provinces will take each specific case into consideration.

Article 28 (Item 1.2) and Article 29 (Item 1) of Decree No. 197/2004/ND-CP
(policy of assistance for rehabilitation):
The project affected persons (PAPs) who lose over 30% of production land will be supported to stabilize lives and train jobs.

22.4 To ensure realization of the objectives of this resettlement plan, it is necessary to have a special decision of

22.5 The government exempt Article 7, 18, 19, 20, 28, 29 of Decree No. 197/2004/ND-CP to allow the illegal land users suggested in this policy to be supported to stabilize their lives.

23. Price of Land for Calculation of Compensation:


23.2 Article 9 of Decree No. 197/2004/ND-CP dated 03/12/2004: This article states that the prices of land for calculation of compensation are the prices according to purposes of use at the time of recovery, declared by the province People’s Committee in accordance with the guides of the government (in the range of minimum and maximum prices of the Government of Vietnam)

23.3 Article 2 of Decree No. 188/2004/ND-CP dated 16/12/2004: This article states that land price will be determined by the Peoples’ Committees of provinces and cities under the Central Government.

23.4 To ensure that the objectives of the project resettlement policy are met, unit price for land compensation established by the Project Provincial/City People’s Committees will be adjusted to meet replacement costs.

Compensation price units will be established by the provincial/ district councils of compensation, the provincial Department of Finance and the provincial Department of Construction and approved by the provincial People’s Committee. The price units will be adjusted to meet replacement costs at the time of compensation in order to realize the targets of the project.


24.1 Article 21: This Article stipulates that PAPs who rent houses from the Government and have to evacuate by themselves may be supported with an amount of money equivalent to 60% of their current rent for land, in case of having no resettlement houses for them.
To ensure that the objectives of the policy are met, a special decision of the Government of Vietnam regarding waiver of Article 21 of Decree No. 197/2004/ND-CP by the Government is needed to permit assistance and rehabilitation measures for DPs who share rented government houses as proposed in this policy.


The Item 2.5, Article 2 of Decree 131/2006/ND-CP by the Government stipulates that "in the case of the international agreements on ODA have been signed between the Government of Vietnam and sponsor organizations stipulate other contents, then those international agreements will be followed".

Item 1, Article 1 of Decree No. 19/2001/ND-CP stipulates that: "in the case of the international agreements on ODA have been signed between the Government of Vietnam and sponsor organizations stipulate other contents, then those international agreements will be followed."

The waivers will be approved by the Government of Vietnam in the decision on the investment project prior to negotiation. People’s Committees of the provinces where exist the project will issue documents on agreement of applying the above policies in the Resettlement plan (RP).
SECTION 3
POLICY ON INTERESTS

26. DPs will be entitled to the following types of rehabilitation and assistance measures:

(a) DPs losing agricultural/productive land and crops:

(i) If the portion of the land to be lost represents 10% (or less) of the total area of the landholding, and the remaining land is still a viable economic holding, cash compensation, at full replacement cost for the acquired area may be provided to the DP.

(ii) If the portion of the land to be lost more than 10% of the total area of the landholding and the remaining holding is not viable then the project will acquire the entire landholding and provide "land for land" arrangements of equal productive capacity, satisfactory to the DPs. However, if the DPs prefer to receive cash instead of land, then cash compensation at replacement cost is applied.

(iii) DPs will be compensated for the loss of standing crops at market price; perennial trees will be compensated at replacement cost.

(iv) DPs whose land is temporarily taken by the works under the project will be compensated for their loss of income, standing crops and for the cost of soil restoration and damaged infrastructure. Land will be rehabilitated after the project construction by PCs and the project management board.

(b) DPs losing residential land and architectural structures:

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

(ii) If residential land is only partially affected by the project and the remaining area is not sufficient for reorganizing DP’s house at full replacement cost.

(iii) If house/other structure is only partially being affected by the project and the remaining areas are not convenient to using, the house/structure will be acquired at full replacement cost, without depreciation.

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

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

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

27. In cases where community infrastructure such as schools, factories, water sources, roads, sewage systems is damaged, the People’s Committees of the provinces where exist the project and EVN will ensure that these would be restored or repaired as the case may be, at no cost to the community.

28. Besides, the direct compensation for the losses, DPs also will be entitled to additional assistance (subsidies/allowances) as stipulated in the Decree No.197/2004/ND-CP. These subsidies/allowances include:

   a) Transportation allowance:
      According to the Article 27, all DPs relocating within the province are entitled to a maximum allowance of 5 million VND. All DPs relocating out of the province are entitled to a maximum allowance of 5 million VND. All DPs, in the time of construction of the resettlement area, will be provided with: (1) temporary places of residence, or (2) money to lease temporary houses.

   b) Subsistence allowance for relocating
      According to Article 28, (1) all DPs relocating within the province shall, for a period of 03 months, receive a cash allowance equal to 30 kg of rice per month for each family member; (2) All DPs, having to be relocated to another province, shall, for a period of 06 months, receive a cash allowance equal to 30 kg of rice per month for each family member; (iii) All DPs, in the regions of difficult socio-economic conditions or having to be relocated in the regions of difficult socio-economic conditions, will receive a cash allowance equal to 30 kg of rice per month for each family member for a period of 12 months.

   c) Rehabilitation allowance
      DPs. who are permanently affected more than 10 % of productive land or incomes, will be entitled to trainings or other economic restoration programs and an allowance of VND 1,500,000 for each main laborer.

   d) Bonuses for relocation in the right time framework
A bonus of maximum 5 million will be awarded to DPs who dismantle their houses and vacate their premises in accordance with the resettlement schedule (Each eligible household will receive a maximum bonus of 5,000,000 VND)

29. By the nature of the project impacts, the potential impacted categories are classified into seven (07) categories. The matrix of interests is detailly shown in Annex 1.

30. Voluntary Donation of land to the project: For the rehabilitation/expansion of Low Voltage System, where there are DPs who would be marginally affected on residential land/other assets and who may choose to contribute affected land/assets instead of a cash contribution for the project construction, a procedure for determining and documenting the voluntary nature of the contribution are as follows:

- Step 1: Local authorities clearly inform to all DP about this project resettlement policy, and the actual entitlement to compensation.
- Step 2: Volunteer DPs will sign in the inventory sheets and entitlement forms for the affected assets and asset(s) which they choose to contribute for the project, and these forms and sheets will be submitted to Provincial/District Compensation Councils' offices.
- Step 3: About 20% of volunteer households will be checked by independent supervising agencies at the beginning times of RPs implementation and reports of independent supervisions on this matter will be submitted to IDA for its concurrence.

The above procedure will also be clearly guided in Project Implementation Manual (PIM)
SECTION 4
SITE SELECTION, SITE PREPARATION, AND RELOCATION

31. If there are families to be relocated because of the project impacts and resettlement sites are required. The PCs and local authorities will clearly describe in RP about alternative relocation sites considered and explanation of those selected, including:

(a) Organizational arrangements for identifying and preparing relocation sites, for which a combination of productive potentials, locational advantages, and other factors is at least comparable to the advantages of the old sites, with an estimate of the time needed to acquire and transfer land and ancillary assets;

(b) Any measures necessary to prevent illegal occupation or encroach of land of ineligible persons at the selected sites;

(c) Procedures for physical relocation under the project, including the table of progress for selection and evacuation; and

(d) Legal arrangements for regularizing tenure and transferring titles to DPs.

(e) Housing, infrastructure, and social services. Plans to provide (or to finance resettlers’ provision of housing, infrastructure (e.g., water supply, feeder roads), and social services (e.g., schools, health services); plans to ensure comparable services to host populations; any necessary site development, engineering, and architectural designs for these facilities.

(f) Description of the boundaries of the relocation area; and an assessment of the environmental impacts of the proposed resettlement and measures to mitigate and manage these impacts (coordinated with the environmental impact assessment of the project on resettlement).
SECTION 5
PEOPLE'S PARTICIPATION

32. The authorized people of the local authorities and its relevant organizations, DPs and the communes where exist the project will participate in the various stages of the planning and implementation of RPs. The DPs will be fully informed of the provisions of this Policy Framework at public meetings held by the respective PC, its PMB and local authorities.

33. Each DP will be fully informed and consulted by the relevant District Peoples' Committee and/or Communes Peoples' Committees of their interests and rehabilitation choices.
SECTION 6
BASIC INFORMATION

A. Census and Inventory

34. The basic information will include the following information for each household:
   (a) Number of persons in a household and names;
   (b) Number, type, and area of the houses lost;
   (c) Number and area of all the residential plots lost;
   (d) Number, category and area of agricultural land lost;
   (e) Quantity and types of crops and trees lost;
   (f) Businesses lost including structures, land and other fixed assets;
   (g) Productive assets lost as a percentage of total productive assets;
   (h) Quantity and category of other fixed assets affected by each sub-Project; and
   (i) Temporary damage to productive assets.

The proposed census and inventory form is attached (see Annex 2)

B. Resettlement Plan

35. The basic information for a RP will include: (a) an Census and Inventory (see above); and (b) a detailed socioeconomic survey of all DPs: their age, sex, ethnicity, education, occupation, sources of income, and total household income.

36. The interests of DPs will be calculated based on the above basic information.
SECTION 7
IMPLEMENTATION ARRANGEMENTS

A. Implementation Schedule
37. A detailed implementation schedule of the various activities to be undertaken will be included in each RP. The RP implementation schedule must be developed based on the linkage to the implementation schedule of other works.

38. Payment of rehabilitation and furnishing of other restoration/assistance entitlements (in cash or in-kind), and relocation if that be the case, have to be completed prior signing contracts for civil works with contractors.

B. Implementation agencies
39. PCs of EVN and of all project provinces will arrange adequate and experience staff to make sure that RP will be implemented smoothly as approved schedules.

C. Complaints and queries
40. Complaints and queries related to any aspect of RP implementation, including the determination of land area and price of the lost assets, will be handled as follows:

   Step 1
   If any person is aggrieved by any aspect of the resettlement and rehabilitation program, he/she can lodge an oral or written grievance with commune authorities. Commune People's Committee will resolve the issue within fifteen days from the date it receive the complaint.

   Step 2
   If any aggrieved person is not satisfied with the decision in stage 1, he/she can bring the complaint to the District People’s Committee (DPC) or District Compensation Council (DCC) within fifteen days from the date of the receipt of the decision in stage 1. The District People’s Committee (DPC) or District Compensation Council (DCC) will reach a decision on the complaint within fifteen days.

   Step 3
   If the DP is still not satisfied with the decision at district level, he/she can appeal to the Provincial People’s Committee (PCC) or Provincial Compensation Council within 15 days of receiving the decision of the DPC or DCC. The Provincial People’s Committee (PCC) or Provincial Compensation Council will reach a decision on the complaint within fifteen days.

   Step 4
   If the DP is not satisfied with the decision of the Provincial level, the case may be submitted for consideration by the District Court within 15 days of receiving the decision of the PPC or Provincial Compensation Council.

41. DPs will be exempted from all administrative and legal fees.

D. Inspection, Supervision and Assessment
42. Implementation of RPs will be periodically supervised and monitored by the respective PC/its PMB in a close coordination with the respective Peoples' Committees at different administrative units and independent supervising agencies. The findings will be recorded in quarterly reports to be furnished to EVN, PCs and Project Provincial Power Companies.

43. Internal inspection and supervision will:

(a) Verify that the basic information of all DPs has been carried out and that the valuation of assets lost or damaged, and the provision of compensation, resettlement and other rehabilitation entitlements has been carried out in accordance with the regulations of this Policy Framework and the respective Resettlement plan.

(b) Supervise that the RPs are implemented as designed and approved.

(c) Verify that funds for implementing the RPs are provided to the respective PMBs in a timely manner and in amounts sufficient for their purposes, and that such funds are used by the respective PMBs in accordance with the objectives set in the Resettlement plan and the Policy framework.

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

44. Independent supervision

An independent consultancy agency or individual consultant will sign contracts with PCs of EVN to periodically carry out external supervision and evaluation of the implementation of RPs. The independent agencies will be academics or research institutions, non-Governmental Organizations (NGO) or independent consultancy firms, all with qualified and experienced staff and terms of reference acceptable to the World Bank.

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

(a) Determine whether the procedures for DPs' participation and delivery of compensation and other rehabilitation entitlements have been done in accordance with this Policy Framework or not; and

(b) Assess if the Policy Framework's objective of enhancement or at least restoration of living standards and income levels of DPs have been met or not.

(c) Gather qualitative indications of the social and economic impacts of Project implementation on the DPs.

(d) Suggest modification in the implementation procedures of the RPs, as the case may be, to achieve the principles and objectives of this Policy Framework.
SECTION 8
COSTS AND BUDGET

46. Each RP will include detailed costs of rehabilitation and other restoration/assistance entitlements and relocation of DPs, if that be the case, with a breakdown by agricultural land, residential land, business land, houses, businesses and other assets.

47. Sources of funding for the various activities will be clearly specified in the cost tables. For Rural Energy sub-projects, funds for implementing RPs will be from EVN and/or the Power Company will arrange budget for implementing RPs.

Annexes
1. Annex 1: Matrix of interests
2. Annex 2: Proposed Inventory form of Project Affected People

Notes:
1 The term "displaced persons" (DP) refers to persons who are affected in any of the ways described in point 7(c) and 19.3.1 of this Policy framework.

2 "Replacement cost" is the method of valuation of assets that helps determine the amount sufficient to replace lost assets and cover transaction costs. In applying this method of valuation, depreciation of structures and assets should not be taken into. For losses that cannot easily be valued or compensated for in monetary terms (e.g., access to public services, customers, and suppliers; or to fishing, grazing, or forest areas), attempts are made to establish access to equivalent and culturally acceptable resources and earning opportunities.

3 "Unremarkable impacts": The impacts are considered to be minor if the affected people are not physically displaced and less than 10% of their productive assets are lost.

4 "Resettlement assistance": Resettlement assistance may consist of land, other assets, cash, employment, and so on, as appropriate.

5 The cut-off date: Normally, the cut-off date is the date the census begins. The cut-off date could also be the date the project area was delineated, prior to the census, provided that there has been an effective public dissemination of information on the area delineated, and systematic and continuous dissemination subsequent to the delineation to prevent further population influx.
Appendix 2: Entitlement Matrix
## Appendix 2: Entitlement Matrix

<table>
<thead>
<tr>
<th>No.</th>
<th>Type of loss</th>
<th>Scope of application</th>
<th>Identification of interests</th>
<th>Compensation policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
</table>
| 1   | Temporary acquisition of productive land in right of way (ROW) of the safety corridor | All DPs have trees, crops, other assets in ROW          | DPs with/without land use right certificate (LURC) included in the inventory or able to prove land occupancy prior to cut-off date. | - Cash compensation for affected trees at the replacement cost plus cost for cutting trees, crops at market price. Number of crop patterns to be compensated based on the time of temporarily acquired of land.  
- No compensation for land.  
- Rehabilitate land after the project construction by contractors. | - Trees have to be cut are regulated by Article 5 of the Government Decree 106/2005/ND-CP dated 17/8/2005 detailingy guiding the implementation of some articles of Electricity law on the protection of the high voltage networks.  
- The project management board and local authorities determine and ensure that compensation for trees will be at the replacement cost and for crops at the market price.  
DPs have the right to use salvageable trees.  
- Full compensation at least 01 month before land clearance. Payment to DPs will be delivered by the project management board.  
- Affected land in ROW will be rehabilitated by contractors after the project construction and land in ROW could be used with the restricted purposes.  
- Finance available for compensation and well information disclose/ disseminate to DPs and related parties. |
| 2   | Temporary acquisition of residential and garden land in ROW without house or structures in ROW | All DPs with orchards or perennial trees in ROW           | -do-                                                                                        | - Cash compensation for affected fruit trees and trees at replacement cost.  
- No compensation for land  
- Rehabilitate land after the project construction by contractors. | - Trees have to be cut are regulated by Article 5 of the Government Decree 106/2005/ND-CP dated 17/8/2005 detailingy guiding the implementation of some articles of Electricity law on the protection of the high voltage networks.  
- The project management board and local authorities determine and ensure that compensation for trees will be at the replacement cost. If DPs are requested to cut affected trees, the project management board will pay money for this work. DPs have the right to use salvageable trees. |
<table>
<thead>
<tr>
<th>No.</th>
<th>Type of loss</th>
<th>Scope of application</th>
<th>Identification of interests</th>
<th>Compensation policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
</table>
| 3   | Temporary impact on residential and garden land. | All DPs have house/building and trees/fruit trees in ROW | -do- | House/building  
- DPs can opt for: i) Remain their houses or building in ROW with the conditions regulated by Article 6 of the Government Decree 106/2005/ND-CP dated 17/8/2005 detailing guiding the implementation of some articles of Electricity law on the protection of the high voltage networks.  
- Subsidy allowance for fireproof materials and lightning arrestors for the existing house/building; or ii) Cash compensation for the directly affected rooms at the replacement cost and cost for demolishing an affected room.  
- Supports to change the purposes of use of the land area in the route corridor.  
- Rehabilitate land after the project construction by contractors.  
Tree and fruit tree  
- Compensation for affected trees and fruit trees at the replacement cost.  
Allowances: | - Full compensation to DPs at least 01 month before land clearance. Affected land in ROW will be rehabilitated by contractors after the project construction.  
- Payment to DPs will be delivered by PCs and DRCs.  
- Finance available for compensation and well information disclose/disseminate to DPs and related parties.  
- Houses and buildings have to be demolished or could be existed are regulated by Article 6 of the Government Decree 106/2005/ND-CP dated 17/8/2005 detailing guiding the implementation of some articles of Electricity law on the protection of the high voltage networks.  
- The project management board and local authorities determine and ensure that compensation will be paid at the replacement cost, without deduction for salvageable materials.  
- DPs will demolish the impacted part/room and reconstruct/improve their houses by themselves.  
- Full compensation for trees and fruit trees at least 01 month before land clearance. If DPs are requested to cut affected trees, the project management board will pay money for this work. DPs have the right to use salvageable trees.  
- Full payment of interests to DPs impacted on houses/buildings at least 03 months before land clearance.  
- Payment to DPs will be delivered by the project management board and local authorities.  
- Land in ROW could be used with restricted purposes.  
- Finance available for compensation and well information disclose/disseminate to DPs and all related parties. |
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<tr>
<th>No.</th>
<th>Type of loss</th>
<th>Scope of application</th>
<th>Identification of interests</th>
<th>Compensation policy</th>
<th>Implementation Issues</th>
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</thead>
<tbody>
<tr>
<td>4</td>
<td>Temporary impact on residential and garden land.</td>
<td>All DPs have house/building and trees/fruit trees in ROW</td>
<td>-do-</td>
<td>- Relocating allowance of 30 kg of rice equivalent per person per month in six months</td>
<td>- Houses and buildings have to be demolished or could be existed are regulated by Article 6 of the Government Decree 106/2005/ND-CP dated 17/8/2005 detailedly guiding the implantation of some articles of Electricity law on the protection of the high voltage networks.</td>
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<td>Impact more than 10% of total house/building area</td>
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<td>- Consultation for DP's options on remaining their houses in ROW or moving out of ROW.</td>
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<td>but the demolished area will affect the remaining of house/structure, and will be rearranged (not less than 60 m²).</td>
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<td>- The project management board and local authorities determine and ensure that compensation will be replacement cost at the time of payment.</td>
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<td>- DP will demolish the impacted areas and reconstruct/improve their houses by themselves.</td>
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<td>- Full compensation for the affected trees and fruit trees to DPs at least 01 month before land clearance. DPs have the right to use salvageable trees.</td>
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<td>- Full compensation payment for impacted houses and allowances to DPs at least 03 months before land clearance.</td>
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<td>- Payment to DPs will be delivered by the project management board and local authorities.</td>
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<td>- Cleared residential land could be reused with other restricted purposes.</td>
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<td>- Finance available for compensation/rehabilitation and well information disclose/disseminate to DPs and all related parties.</td>
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<td>No.</td>
<td>Type of loss</td>
<td>Scope of application</td>
<td>Identification of interests</td>
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<tr>
<td>5</td>
<td>Temporary impact on residential and/or garden land in ROW. Full or partial</td>
<td>All DPs have house/building and trees in ROW</td>
<td>- do-</td>
<td>- DPs can opt for: i) Remain their houses or building in ROW with the conditions regulated by Article 6 of the Government Decree 106/2005/ND-CP dated 17/8/2005 detailing the implementation of some articles of Electricity law on the protection of the high voltage networks. Subsidy allowance for fireproof materials and lightning arrestors for the existing house/building; or ii) Cash compensation for the whole land area of the DPs (not only for the affected area) at the replacement cost and the assets attached to the land at the replacement cost. The affected land area is determined by the local government; or iii) “Land for land” with the same area which DPs occupied and cash at replacement cost for the affected assets associated with land. Land occupied by DP will be determined by local authorities. - Compensation for affected trees and fruit trees at the replacement cost. Allowances: - Relocating allowance of 30 kg of rice equivalent per person per month in six months - Transportation allowance for relocating DPs according to the Decree No. 197/2004/ND-CP by the</td>
<td>- Houses and buildings have to be demolished or could be existent are regulated by Article 6 of the Government Decree 106/2005/ND-CP dated 17/8/2005 detailing the implementation of some articles of Electricity law on the protection of the high voltage networks. - Consultation for DP’s options on remaining their houses in ROW or moving out of ROW. - The project management board and local authorities determine and ensure that compensation will be at replacement cost at the time of payment. - Replacement land, and resettlement sites development. - DPs receiving compensation will demolish the impacted house areas and reconstruct/ or improve their houses by themselves. - Full compensation payment for trees and fruit trees to DPs at least 01 month before land clearance. If DPs are requested to cut the affected trees, the project management board will pay money for this work. DPs have the right to use salvageable trees. - Full compensation for impacted houses and allowances to DPs at least 05 months before land clearance. - Payment to DPs will be delivered by the project management board and local authorities. - Cleared residential land could be used with other restricted purposes. - Finance/land available for rehabilitation and restoration and well information disclose disseminate to DPs. - The project management board and local authorities will consult with DPs who are eligible to restoration programs for their options and prepare proposal for restoration programs in the period of implementation of the resettlement.</td>
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<td>No.</td>
<td>Type of loss</td>
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<td>Identification of interests</td>
<td>Compensation policy</td>
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</table>
| 6   | Permanent acquisition of land for tower foundations, substation and access roads etc | All DPs occupied land and properties associated with land permanently impacted by towers foundations, substation and access roads etc | -do- | For DP losing productive land:  
a. Land loss less than 10% of their total landholdings  
   - Cash compensation for the lost area if the remaining plot is still economically viable.  
   - Cash compensation for the whole impacted plot if the remaining plot is not economically viable.  
   - Cash compensation for properties associated with land.  
b. Land loss equal or more than 10% of their total landholdings  
   DP can opt for the followings:  
i) "Land for land" with the same area and productive of impacted area if the remaining plots are still economically viable and for the whole impacted plots if the remaining plots are not economically viable.  
ii) Cash for land at the replacement cost.  
   - Compensation for trees and affected fruit trees at the replacement cost.  
   - Rehabilitation assistance. | - Consultation for DP's options on land compensation.  
- The project management board and local authorities determine and ensure that compensation will be at replacement cost at the time of payment.  
- Replacement land, and resettlement sites development.  
- DPs receiving compensation will demolish the impacted areas and reconstruct or improve their houses by themselves.  
- Full compensation for trees and fruit trees to DPs at least 01 month before land clearance. If DPs are requested to cut the affected trees, the project management board will pay money for this work. DPs have the right to use salvageable trees.  
- Full compensation for the impacted houses and allowances to DPs at least 03 months before land clearance.  
- Not signing the project construction contract before completion of compensation and reorganizing houses.  
- Payment to DPs will be delivered by the project management board and local authorities  
- Finance/land available for compensation/rehabilitation and well information disclose/disseminate to DPs.  
- The project management board and local authorities will consult with DPs who are eligible to restoration for their options and prepare proposal for restoration programs in the period of implementation of the resettlement plan (RP). |
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<th>No.</th>
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<th>Identification of interests</th>
<th>Compensation policy</th>
<th>Implementation Issues</th>
</tr>
</thead>
</table>
| 7   | DPs impacted on business or other services | All DPs impacted on business and other services | -do-  | For DP losing Residential and garden land:  
- If remaining land is sufficient for reorganizing (not less than 60 m²): 
Cash compensation for lost area and assets associated with land.  
- If remaining land is not sufficient for reorganizing: 
DP can opt for i) cash compensation at replacement cost for land and assets on land, or ii) "land for land" compensation for the whole residential area which DP occupied (not only for the impacted areas) and properties associated with occupied land. For affected house and building, the same entitlement to DP of categories 3 or 4 or 5.  | - DPs will be granted with Land Use Right Certificate without payment of administrative fees |
| 8   | Public constructions | - Temporary impacts | All DPs impacted on their organizations | (a) Temporary impact on business or other services.  
Compensation for income lost in the affected time.  
(b) Permanent impact on business or other services.  
(c) Rehabilitation assistance.  | - Full compensation for incomes lost to DPs at least 01 month before land clearance.  
The project management board and local authorities will consult with DPs who are eligible to rehabilitation for their options and prepare proposal for rehabilitation programs in the period of implementation of the resettlement plan (RP). |

- It is necessary to stipulate duties of contractors in the contract with contractors.  
- Approaching organizations of DPs for coordination;  
- Arranging and paying compensation for the measures to maintain normal functions of the affected public constructions suiting the requirements of the
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<th>Compensation policy</th>
<th>Implementation Issues</th>
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<tbody>
<tr>
<td></td>
<td>Permanent impacts</td>
<td>-do-</td>
<td>-do-</td>
<td>- Measures to maintain normal functions of public constructions (Roads, drainage system, water supply system, telephone lines, etc...) - All costs for measures to maintain normal functions of the public constructions shall be covered by contractors.</td>
<td>- Completing the tasks of replacement measures before commencement of the project.</td>
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<td>well as to maintain normal functions of the public constructions.</td>
<td>- All costs for measures to maintain normal functions of the public constructions shall be covered by contractors.</td>
<td>organizations of DPs.</td>
</tr>
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Appendix 3:

Minutes of Community Consultation Meetings
BIÊN BAN HỢP THAM VÀN CÔNG ĐỒNG

Nội dung: Đồng góp các ý kiến của các tham văn về Kế hoạch đi dán tài định cư (RP) của các khu vực thuộc Dự án lưu đi trung áp nông thôn tỉnh Ninh Thuận.


Chúng tôi gồm đại diện các cơ quan, ban ngành, đoàn thể, tổ chức xã hội, nhân dân có trong danh sách đính kèm.

Sau khi nghe đại diện của Ban Quản lý Dự án Diện lực miền Nam và Trung Tâm Tư Vấn Thiết Kế Diện trình bày tóm tắt nội dung về Dự án đầu tư và Kế hoạch đăng bù tài định cư (RP) của Dự án lưu đi trung áp nông thôn tỉnh Ninh Thuận, Chúng tôi có các ý kiến đồng góp như sau:

Đông Lù, Kinh Thùng - Giám đốc Sở Công nghiệp tỉnh Ninh Thuận:


Đoàn Văn Quyền - Phòng UBND xã Thạnh Thất


Đoàn Văn Quyền - Phòng UBND xã Thạnh Thất
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<td>Lê Kinh Huy</td>
<td>Sơ CN</td>
<td>Giám đốc</td>
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<td>J. Võ Văn Phong</td>
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Danh sách Đại Biểu tham dự cuộc họp tham vấn công dong

Tại UBND huyện Ninh Hòa tỉnh Ninh Thuận.
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</tbody>
</table>
Appendix 4:

Some images of Community Meetings
Sample of pamphlet and leaflet
Appendix 5

LEAFLET

The RD uses loans from WB to expand scope of and improve rural electricity distribution network to 1,200 communes in 32 districts of 32 provinces and cities. Ninh Thuan Power Company will implement sub-projects, including construction and installation of medium voltage electricity distribution lines and transformer stations for the province.

Construction investment

- Ninh Thuan Power Company builds and install distribution stations and low/medium voltage electricity distribution lines
- Provincial People’s Committee makes agreements on the Resettlement plan (RP)/ ethnic minority development policy (EMDP)
- Household related households

1. Who are the project affected households (PAHs)?

Households, organizations and individuals whose land or other assets such as house, structure, trees and crops are situated in the safety corridor of the electricity network (lines and transformer stations) or recovered for construction and installation of the projects.

2. Which agency will determine the affected area and assets?

- The PMB of the electricity network system of Ninh Thuan Province will provide a drawing on th position of transformer station and direction of the line route to Councils of Compensation – Resettlement of the districts and communes.
- The Councils of Compensation and Resettlement of the districts and communes are responsible for localizing the area of impacts and conducting surveys as well as statistics on the affected assets.
- The area of impacts is the area lying in the safety corridor of the lines. The safety corridor is stipulated in Decree No. 106/2005/NĐ-CP by the Government dated 17/8/2005 (the width of safety corridor is 6m equivalent to the line of 22 kV).

3. Types of impacts of the project?

- Permanent impacts: Land, house, structure, other assets and trees (higher than 4m) in right of way (ROW) of the
Rural distribution electricity network project (RD)

Rural medium voltage network project of Ninh Thuan province

Resettlement Plan

safety corridor of the line route and the transformer station area.

- Temporary impacts: Trees, crops and other assets affected during construction.

4. Is the land in the safety corridor of the project recovered?

No. But the purposes of land use are affected because only crops and trees with the height of less than 4m are permitted.

5. Who are compensated and who are not compensated?

- All families, organizations and individuals whose assets (land, house, structure, trees, crops) are affected by the project and with lawful papers or clear evidence of their ownership over the assets before the compensation lawful date/ cut-off date will be compensated and subsidized.

- The households, who occupy land or build houses/ structure in the project affected area after the cut-off date, will not be compensated. These households will be requested to move their assets out of the project affected area.

6. Compensation price unit?

A compensation price unit will be set up by the Provincial Compensation and Resettlement Council with reference to the market price in the locality. The price unit will be approved by the Province People’s Committee.

All PAPs will be compensated at replacement price – market price at the time of compensation – for their affected assets, without deduction for salvable materials.

The affected land will be compensated with land of the same quality or in cash.

7. PAHs with their houses to be partially affected?

- In the case that the demolished part of house does not affect structure and purposes of use of the remaining part of house, the PAHs will be compensated for this demolished part.

- In the case that the demolished part of house affects structure of the house or the remaining part of house is unusable, the PAHs will be compensated for their whole house.

8. When do the PAPs receive compensation and evacuate?

- The PAPs, who require resettlement in another place, will be compensated for land, houses, structure, trees, crops,... at least 03 month before recovery of land.
The PAPs, with land to be partially affected and resettlement in their remaining land area, will be compensated for houses, structure, trees, crops,... at least 02 months before recovery of land.

The PAPs with only trees and crops to be affected will be compensated at least 01 month before construction.

9. Apart from compensation, do the resettled PAPs have any other interests?
Yes.
Apart from compensation for land and other assets, the displaced PAPs will enjoy allowances/ subsidies for evacuation, life rehabilitation,... All allowances and assistance will be clearly presented in the RP.

10. Will the PAPs be requested for evacuation and site clearance when they still have not received compensation and other allowances?
The PAPs only transfer their land and conduct land clearance when they receive full compensation and other interests.

11. When receiving compensation, are the PAPs requested to contribute to any organization or any number of impacts hidden by Compensation and Resettlement Council?
No one has the right to extract any quantity from compensation or other entitlements of the PAPs.
If that is the case, the PAPs need to directly report to the district Compensation and Resettlement Council, the PMB or local authority for resolution.

12. Who will inform the PAPs of the progress of implementation of compensation, land recovery, and site clearance and other related information?
The PMB, the Provincial Compensation and Resettlement Council, the District Compensation and Resettlement Council are responsible for informing the PAPs of such information as their interests, RP, policies and compensation price units, time of compensation, land recovery, site clearance and implementation.

13. In the case that the PAPs are not satisfied with results of the detailed surveys and measurements or other issues, where can they send their complaints or queries?
- To their commune People’s Committee
- If the PAPs are not satisfied with the resolution of the commune People’s Committee, their complaints or queries will be submitted to their district People’s Committee for settlement within 15 days.
- If the PAPs are not satisfied with the resolution of the district People’s Committee, their complaints or queries will be submitted to Court.
The PAPs are exempted from all fees or costs.

14. Who are the supervisors on the task of compensation?

An internal supervising agency will be set up in the PMB in order to conduct internal supervision of the RP.

An independent external supervising agency will be employed by the PMB in order to conduct external supervision activities of the RP.

15. What are the responsibilities of the PAPs?

- Participate in all public consultations and read all related information.

- Always have such related papers ready as family record book, asset ownership right, ...

- Read and grasp all related papers such as forms of socio-economic surveys, detailed surveys and measurement, inventory of assets, commitments to compensation and resettlement,... and participate in all future activities.

16. For any queries, the PAPs can contact the following agencies at any time:

- Ninh Thuan Power Company

- Provincial/ District Councils of Compensation and Resettlement

- The PMB of the electricity network system of Ninh Thuan Province
Dự án Lưới điện phần phoi nóng thon Vay von ngày ngân hàng thế giới

1. Thể loại là gì? Lưới điện của xx?
- Tự xạ điện, gia đình, nhà xưởng, các cơ quan đóng ở bờ biển, ngang sông, từng khu vựcetyl, cụ thể: khu vực bờ biển, ngang sông, từng khu vực...

2. Bước xác định các khía cạnh của lưới điện của xx?
- Phân đoạn lưới điện của xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

3. Có lợi ích gì của lưới điện của xx?
- Có lợi ích của lưới điện của xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

4. Định lượng lượng hóa về các lợi ích điện của xx?
- Định lượng lượng hóa về các lợi ích điện của xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

5. Phân loại các khía cạnh của lưới điện của xx?
- Phân loại các khía cạnh của lưới điện của xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

6. Xác định lợi ích của xx?
- Xác định lợi ích của xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

7. Nhắm việc xác định lợi ích của xx?
- Nhắm việc xác định lợi ích của xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

8. Kết luận:
- Kết luận được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

9. Những quan hệ giữa xx?
- Những quan hệ giữa xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

10. Xác định xx:
- Xác định xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

11. Xác định xx:
- Xác định xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

12. Xác định xx:
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13. Xác định xx:
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14. Xác định xx:
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15. Xác định xx:
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16. Xác định xx:
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17. Xác định xx:
- Xác định xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

18. Xác định xx:
- Xác định xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

19. Xác định xx:
- Xác định xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế

20. Xác định xx:
- Xác định xx được xác định theo từng khu vực, từng khu vực economist, từng khu vực kinh tế
BẢO VỆ HÀNH LANG AN TOÀN LƯỢI ĐIỆN

Cấm thả điện hoặc cốc với cây gần ống trùng lưỡi diệp.

Cấm vây dựng cây xanh, ép xấp hoặc chất đống vật trên hành lang bảo vệ lưỡi diệp.

Cấm lông chim hoặc ném bất cứ vật gì lên cây diệp và các loại phương tiện di chuyển từ đường lưỡi diệp.

Cấm tiếp tục cắm cỏ, cây phất, sông, bể, bể bơi nước, tạo ra môi trường sống cho các loài động vật, cỏ thả và quý vào cây diệp.

KHOẢNG VƯỢT SÔNG

Phương tiện vận tải thủy nội địa đi qua diện giao chéo với đường dây phải đảm bảo khoảng cách an toàn hơn khoảng cách A.

BẢO VỆ HÀNH LANG AN TOÀN LƯỢI ĐIỆN

Làm và hoa mầu phai trong cách mêp mới cột điện, mêp neo ít nhất là 0.5m

Hành lang bảo vệ đường dây trung áp 15 - 22kV

CÂY TRONG HÀNH LANG TUYẾN

DUỘC TĂNG CƯỠNG AN TOÀN VỆ ĐIỆN

15-22KV : h >= 2m

Mái hẻm không có cửa thoát ra ngoàiнич

Nghìn hẻm không có cửa thoát ra ngoàiнич
Appendix 6: Housing Categories
# Annex 6 – Classification of houses

<table>
<thead>
<tr>
<th>Type of houses and structure</th>
<th>Longevity of structure</th>
<th>Fire-resistant level</th>
<th>Comforts</th>
<th>Surface finishing level</th>
<th>Level of electricity and water supply</th>
</tr>
</thead>
<tbody>
<tr>
<td>Level 1</td>
<td>Over 100 years old.</td>
<td>I or II</td>
<td>Bedroom, dining-room, living-room, kitchen, and separate bathroom for each room</td>
<td>Using types of finished materials: tiling plastering, high-class decoration</td>
<td>Providing water and high-class sanitary devices</td>
</tr>
<tr>
<td>Level 2</td>
<td>50-100 years old.</td>
<td>III</td>
<td>Bedroom, dining-room, living-room, kitchen, and separate bathroom arranged for each flat</td>
<td>Decoration for material in some positions</td>
<td>Providing water and good sanitary devices</td>
</tr>
<tr>
<td>Level 3</td>
<td>20 - 50 years old.</td>
<td>IV</td>
<td>Bedroom, living-room, kitchen arranged for each flat, Toilet shared by different floors</td>
<td>Average</td>
<td>Providing medium-quality electricity and water</td>
</tr>
<tr>
<td>Level 4</td>
<td>Less than 20 years old.</td>
<td>V</td>
<td>1 – 2 rooms shared, Kitchen and toilet shared</td>
<td>Low</td>
<td>Electricity only used for lighting, Water supply used for kitchens and bathrooms, Low-value materials</td>
</tr>
</tbody>
</table>

**Temporary house:** There are no types of temporary structure/house. However, it is interpreted as the house/structure made from low-value wood, board, bamboo, leaves, rice straw, and with soil floor,... or combined with brick, zinc sheet metal for temporary houses.
### APPENDIX 7: INVENTORY OF PROJECT AFFECTED PEOPLE

#### NINH THUAN

<table>
<thead>
<tr>
<th>No.</th>
<th>Head of HHH</th>
<th>Number of People</th>
<th>Land Farming (m²)</th>
<th>Production Land (m²)</th>
<th>Total Area of HHH (m²)</th>
<th>Land Permanently Affected</th>
<th>Land Temporarily Affected</th>
<th>Productive Land Permanently Affected</th>
<th>Productive Land Temporarily Affected</th>
<th>House Affected</th>
<th>Trees and Crops Affected</th>
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#### NINH HAI

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<th>Head of HHH</th>
<th>Number of People</th>
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<th>Land Temporarily Affected</th>
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#### NINH PHUOC

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#### PHUOC THAI

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<th>Number of People</th>
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<th>Production Land (m²)</th>
<th>Total Area of HHH (m²)</th>
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<th>Land Temporarily Affected</th>
<th>Productive Land Permanently Affected</th>
<th>Productive Land Temporarily Affected</th>
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<th>Trees and Crops Affected</th>
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#### PHUOC AN

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<th>Trees and Crops Affected</th>
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#### NINH AN

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#### Districts

- **NINH HAI**
- **NINH PHUOC**
- **PHUOC THAI**
- **AN HAI**
Appendix 8:

Detailed cost for compensation
Appendix 8 - Detailed cost for compensation

1. Thanh Hai Commune, Ninh Hai District

<table>
<thead>
<tr>
<th>No</th>
<th>Kinds of influence</th>
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<th>Amount (VND)</th>
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<td>m²</td>
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<td>Crops</td>
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<td>Garden</td>
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| II  | Tress and crops affected | Unit |          |       |              |
|     | Eucalyptus            | tree |          | 30,000|              |
|     | Bamboo                | tree |          | 8,000 |              |
|     | Mango                 | tree | 6        | 650,000| 3,900,000    |
|     | Cashew                | tree |          | 160,000|              |
|     | Star apple            | tree |          | 520,000|              |
|     | Coconut               | tree | 20       | 300,000| 6,000,000    |
|     | Rambutan              | tree |          | 650,000|              |
|     | Longan                | tree |          | 390,000|              |
|     | Durian                | tree |          | 1,500,000|          |
|     | Jackfruit             | tree |          | 520,000|              |
|     | Pepper                | tree |          | 60,000 |              |
|     | Coffee                | tree |          | 120,000|              |
|     | Orange                | tree |          | 200,000|              |
|     | Grapefruit            | tree |          | 200,000|              |
|     | Tamarind              | tree | 4        | 650,000| 2,600,000    |
|     | Apple                 | tree | 1        | 40,000 | 40,000       |
|     | China-tree            | tree | 21       | 30,000 |              |
|     | Banana                | tree |          | 30,000 |              |
|     | Other trees           | tree | 1        | 200,000| 200,000      |
|     | **Total 2**           |      |          |       | **12,740,000**|

III  | Rice | m²   | 1,750 |

|    | **Total 3**           |      |       | **13,748,000**|

2. Nhon Hai Commune, Ninh Hai District
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<tr>
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<td>m²</td>
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<td></td>
<td></td>
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<tr>
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**Total 1** 1,440,000

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**Total 2** 5,750,000

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**Total 3** 1,750

**TOTAL (II)** 7,190,000

3. Phuoc Thai Commune, Ninh Phuoc District

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### II. Kinds of influence

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**Total 1**

### III. Tress and crops affected

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**Total 2**

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### III. Rice

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**Total 3**

**TOTAL (III)**

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### 4. An Hai Commune, Ninh Phuoc District

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<tr>
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<td></td>
</tr>
<tr>
<td>1</td>
<td>Rice</td>
<td>m²</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Crops</td>
<td>m²</td>
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<tr>
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**Total 1**

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LOCATION OF PROJECT / KHU VỰC DỰ ÁN RD - NINH THUẬN

GHI CHÚ:
1. Vị trí công trình theo danh mục đầu tư của dự án RD - Ninh Thuận