RESETTLEMENT ACTION PLAN REPORT
(FINAL VERSION)

CONSTRUCTION OF DRAINAGE SYSTEM, WASTEWATER COLLECTION AND TREATMENT PROJECT NINH BINH CITY, NINH BINH PROVINCE

The Employer
PMU OF NINH BINH CITY

The Consultant
LAC VIET INVESTMENT, ENVIRONMENT AND INFRASTRUCTURE ENGINEERING JSC (LAVIC)

December, 2010
# TABLE OF CONTENTS

<table>
<thead>
<tr>
<th>Section</th>
<th>Page</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>TABLE OF CONTENT</strong></td>
<td></td>
</tr>
<tr>
<td><strong>TABLE OF CONTENTS</strong></td>
<td>1</td>
</tr>
<tr>
<td><strong>ABBREVIATIONS</strong></td>
<td>5</td>
</tr>
<tr>
<td><strong>DEFINITION OF TERMS</strong></td>
<td>6</td>
</tr>
<tr>
<td><strong>EXECUTIVE SUMMARY</strong></td>
<td>10</td>
</tr>
<tr>
<td><strong>1. PREAMBLE</strong></td>
<td>14</td>
</tr>
<tr>
<td>1.1. Project Origin</td>
<td>14</td>
</tr>
<tr>
<td><strong>9. SCOPE OF RESEARCH ACCORDING TO EACH COMPONENT OF THE PROJECT</strong></td>
<td>15</td>
</tr>
<tr>
<td>1.2. Survey, investigation and preliminary inventory</td>
<td>20</td>
</tr>
<tr>
<td><strong>2. MITIGATION COUNTERMEASURES</strong></td>
<td>20</td>
</tr>
<tr>
<td>2.1. Objectives</td>
<td>20</td>
</tr>
<tr>
<td>2.2. Proposal of mitigation countermeasures</td>
<td>20</td>
</tr>
<tr>
<td><strong>3. SCOPE OF LAND ACQUISITION, COMPENSATION AND RESETTLEMENT</strong></td>
<td>22</td>
</tr>
<tr>
<td>3.1. Scope of Land acquisition</td>
<td>22</td>
</tr>
<tr>
<td>3.2. Socio-Economic Information</td>
<td>24</td>
</tr>
<tr>
<td>3.3. Inventory of affected land and owning status</td>
<td>26</td>
</tr>
<tr>
<td><strong>4. LEGAL FRAMEWORK AND ENTITLEMENT POLICY</strong></td>
<td>29</td>
</tr>
<tr>
<td>4.1. Legal framework</td>
<td>29</td>
</tr>
<tr>
<td>4.2. Principles and eligible compensation</td>
<td>37</td>
</tr>
<tr>
<td>4.3. Entitlements</td>
<td>40</td>
</tr>
<tr>
<td><strong>5. RESETTLEMENT AREA</strong></td>
<td>50</td>
</tr>
<tr>
<td><strong>6. INCOME REHABILITATION PROGRAMME</strong></td>
<td>50</td>
</tr>
<tr>
<td>6.1. Overview</td>
<td>50</td>
</tr>
<tr>
<td>6.2. Demands analysis</td>
<td>50</td>
</tr>
<tr>
<td>6.3. Proposed program</td>
<td>51</td>
</tr>
<tr>
<td><strong>7. IMPLEMENTATION ARRANGEMENT</strong></td>
<td>51</td>
</tr>
<tr>
<td>7.1. Responsibility of organizations</td>
<td>51</td>
</tr>
<tr>
<td>7.2. Organization Chart</td>
<td>56</td>
</tr>
<tr>
<td><strong>8. IMPLEMENTATION PLAN</strong></td>
<td>56</td>
</tr>
<tr>
<td>8.1. Main activities</td>
<td>56</td>
</tr>
<tr>
<td>8.2. Key implementation steps</td>
<td>57</td>
</tr>
</tbody>
</table>
8.3. Implementation Schedule ................................................................. 61

9. PUBLIC CONSULTATION AND PARTICIPATION ......................... 62
   9.1. Objective ......................................................................................... 62
   9.2. Community Consultation and Participation ................................... 63

10. COMPLAINT AND GRIEVANT REDRESS .................................... 66
    10.1. Grievance Redress Mechanism .................................................... 66
    10.2. Grievance Process ....................................................................... 67

11. MONITORING AND EVALUATION .............................................. 68
    11.1. Objective ....................................................................................... 68
    11.2. Internal Monitoring ...................................................................... 68
    11.3. External Monitoring ..................................................................... 69
    11.4. Monitoring method ...................................................................... 71

12. COSTS AND BUDGET ................................................................. 72
    12.1. Replacement Cost Survey ............................................................. 72
    12.2. Cost estimate ................................................................................ 74
List of Annexes

Annex 1  Entitlement Matrix
Annex 2  Statistics of actual land use conditions of affected households
Annex 3  Minutes of Community Meeting
Annex 4  Related diagrams and drawings
Annex 5  List of displaced persons
Abbreviations

AH  Affected Household
DP  Displaced Person
DCRC  District Compensation and Resettlement Committee
CP  Compensation Plan
CPC  Commune Peoples’ Committee
CCESP  Coastal Cities Environment and Sanitation Project
DPC  District People’s Committee
DMS  Detailed Measurement Survey
DARD  Department of Agriculture and Rural Development
DOC  Department of Construction
DOF  Department of Finance
DOLISA  Department of Labor, invalid and Social Assistance
DONRE  Department of Natural Resources and Environment
EMA  External Monitoring Agency
FS  Feasibility Study
GOV  Government of Viet Nam
HH  Household
IOL  Inventory of Losses
IDA  International Development Bank of the World Bank
LDP  Livelihood Improvement Plan
LURC  Land Use Rights Certificate
MOF  Ministry of Finance
MOLISA  Ministry of Labor, Invalids and Social Assistance
NGOs  Non-governmental Organizations
OPs  Operational Policies of the World Bank
PIP  Project Information Pamphlet
PMU  The Project Management Unit
PPC  Provincial People’s Committee
PRFP  Project Resettlement Policy Framework
RP  Resettlement Plan
SES  Socio-Economic Survey
WB  World Bank
WU  Women Union
SU  US Dollar
VND  Viet Nam dong
WWTP  Waste Water Treatment Plant
VUWSW  Vietnam Urban Water Supply and Wastewater Project
### DEFINITION OF TERMS

<table>
<thead>
<tr>
<th>No</th>
<th>Terms</th>
<th>Annotation</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Displaced Person (DP)</td>
<td>Term used in OP 4.12 of the World Bank. Means any person or persons, household, firm, private or public institution that, on account of changes resulting from the Project, will have their or its (i) standard of living adversely affected; (ii) right, title or interest in any house, land (including residential, commercial, agricultural, forest and/or grazing land), water resources or any other moveable or fixed assets acquired, possessed, restricted or otherwise adversely affected, in full or in part, permanently or temporarily; and/or (iii) business, occupation, place of work or residence or habitat adversely affected, with or without displacement. In the case of a household, the term affected household includes each member residing under one roof and operating as a single economic unit, who is adversely affected by a project or any of its components. A person or organization may be a DP even if living or working or operating a shop or other business outside the project area. The only condition is that the person or organization is adversely affected by any aspect of the project.</td>
</tr>
</tbody>
</table>
| 2  | Impacted communities         | The impacted communities by the project including:  
(i) Communities impacted by land acquisition, whether anybody will be relocated or not;  
(ii) Communities will be receiving relocated households, so called “host villages”.  
(iii) Communities that may not be physically impacted by land acquisition or other environmental impacts, but which are located in the vicinity and likely to be socially and culturally impacted by the project development. |
<p>| 3  | Vulnerable People            | Means individuals or distinct groups of people who might suffer disproportionately or face the risk of being further marginalized by the effects of land and property recovery or resettlement and specifically includes: (i) female headed households with dependents, (ii) disabled individuals (iii); |</p>
<table>
<thead>
<tr>
<th>No</th>
<th>Terms</th>
<th>Annotation</th>
</tr>
</thead>
<tbody>
<tr>
<td>4</td>
<td>Severely Affected Person</td>
<td>(iv) households with disabled persons, (v) households falling under the current MOLISA benchmark poverty line, (vi) children and elderly households who are landless and with no other means of support, (vi) landless households.</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Means DPs who will:</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(i) Lose 20% or more of their total productive land and/or assets,</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(ii) Have to relocate; and/or</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(iii) Lose 20% or more of their total income sources due to the Project.</td>
</tr>
<tr>
<td>5</td>
<td>Entitlement</td>
<td>Means the range of measures comprising compensation, assistance, including income restoration support, transfer assistance, income substitution, relocation support and resettlement which are due to the DPs, depending on the type and severity of their losses, to restore their economic and social base.</td>
</tr>
<tr>
<td>6</td>
<td>Relocation/Resettlement</td>
<td>Means the physical relocation of a DP from the DP’s pre-project place of residence and/or business.</td>
</tr>
<tr>
<td>7</td>
<td>Replacement Cost Survey</td>
<td>Means the process involved in determining the replacement cost of land, houses and other affected assets based on surveys.</td>
</tr>
<tr>
<td>8</td>
<td>Resettlement Assistance</td>
<td>Means additional support provided to DPs losing assets (particularly productive assets), incomes, employment or sources of living, to supplement payment of compensation for acquired assets, in order to achieve, at a minimum, full restoration of living standards and quality of life.</td>
</tr>
<tr>
<td>9</td>
<td>Income restoration/Livelihood improvement</td>
<td>Means the re-establishment and improve of sources of income and livelihood of relevant DPs.</td>
</tr>
<tr>
<td>10</td>
<td>Cut-off date</td>
<td>The date of completion of inventory of losses during preparation of the RP. Displaced Persons and local communities will be informed of the cut-off date for each Project component, and that anyone moving into the Project Area after that date will not be entitled to compensation and assistance under the Project.</td>
</tr>
<tr>
<td>No</td>
<td>Terms</td>
<td>Annotation</td>
</tr>
<tr>
<td>----</td>
<td>-------</td>
<td>------------</td>
</tr>
<tr>
<td>11</td>
<td>Detailed Measurement Survey (DMS)</td>
<td>Means the finalization and/or validation of the results of the inventory of losses (IOL), severity of impacts, and list of DPs earlier done during the preparation of the final RP.</td>
</tr>
<tr>
<td>12</td>
<td>Host community</td>
<td>Means the community already in residence at a proposed resettlement site.</td>
</tr>
<tr>
<td>13</td>
<td>Inventory of Losses (IOL)</td>
<td>Means the process of identification, location, measurement and valuation of replacement cost of all fixed assets that will be recovered or adversely affected by or as a result of the project. These include, (without limitation or being an exhaustive list) lands used for residence, commerce, agriculture, ponds; dwelling units, stalls and shops, other structures, such as fences, tombs, wells; trees with commercial value, sources of income and livelihood. It also includes the assessment of the severity of the impact of land and property on the affected assets and the severity of impact to the livelihood and productive capacity of DPs.</td>
</tr>
<tr>
<td>14</td>
<td>Land recovery</td>
<td>Means the processes by which all or part of land and property owned, possess, occupies or uses, are compulsorily recovered or otherwise acquired from an individual, household, firm or private institution by the State or are acquired by agreement.</td>
</tr>
</tbody>
</table>
| 15 | Replacement Value | Means the amount calculated before displacement which is needed to replace an affected asset without deductions for depreciation, salvageable materials, taxes, and/or costs of transaction as follows:  
   (i) Productive land (agricultural, fishpond, garden, forest) based on market prices that reflect recent land sales of comparable land in the district and other nearby areas, and in the absence of such recent sales, based on productive value;  
   (ii) Residential land based on market prices that reflect recent sales of comparable houses and residential land in the district and other nearby areas, and in the absence of such recent land sales, based on sales in other locations with similar attributes;  
   (iii) Houses and other related structures based on current market prices of materials and labor neither depreciation nor deductions for salvaged building materials plus fees for getting the ownership papers;  
   (iv) Standing crops equivalent current market value of the |
<table>
<thead>
<tr>
<th>No</th>
<th>Terms</th>
<th>Annotation</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>crop at the time of compensation;</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(v) Perennial crops and trees, cash compensation equivalent to current market value given the type, age and productive value (future production) at the time of compensation.</td>
</tr>
<tr>
<td></td>
<td></td>
<td>(vi) Timber trees, the price that would currently be paid for the trees on the nearest market based on the diameter of each tree at breast height.</td>
</tr>
<tr>
<td>16</td>
<td>Eligibility</td>
<td>The DPs eligible for compensation and rehabilitation will include:</td>
</tr>
<tr>
<td></td>
<td></td>
<td>a. Those who have formal legal rights to land or other assets;</td>
</tr>
<tr>
<td></td>
<td></td>
<td>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 permission of local authorities to occupy or use the project affected plots; and</td>
</tr>
<tr>
<td></td>
<td></td>
<td>c. Those who do not belong to (a) and (b) above but are certified by the Commune People’s Committee that they have been using the affected land and assets on the land before the cut-off date.</td>
</tr>
<tr>
<td></td>
<td></td>
<td>d. Persons covered under (a) and (b) are provided compensation at full replacement cost for their affected land, assets on the land and other relocation assistance. Persons covered under (c) are provided resettlement assistance, in lieu of formal compensation for the land they occupy, assets on land and other assistance, as necessary, to achieve the objectives set out in this policy, if they occupy the project area prior to the Cut-Off Date of the project.</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Persons who enter the project area after the cut-off date will not be eligible to compensation.</td>
</tr>
</tbody>
</table>
EXECUTIVE SUMMARY

Introduction
1. In order to execute the Ninh Binh City Drainage, Wastewater Collection and Treatment Project - Ninh Binh Province, some agricultural land area will be revoked for land acquisition. Therefore, it is necessary to make resettlement plan for the Project. The plan includes the activities such as:
   - Making measurement, preliminary statistic of the impacted area and related properties, investigation of social economic conditions among impacted households;
   - Counseling and determining the alternative cost (according to market unit price), actual compensation rate and specific rights, income recovering programs;
   - Preparing construction progress and cost estimate considering comments and desires of local people regarding compensation and support policies during the execution of the RP.

Scope of Land Acquisition Impacts
2. According to the technical design of Lavic Consultant, the scope of land acquisition includes the wastewater pumping station, collection network and wastewater treatment station. Specifically, the pumping station No.6 (5mx4m) will be located in Nam Thanh ward and the wastewater treatment station will be located in Ninh Phong (the estimated land acquisition area is 4.4ha).

3. Total AHs are 39 households (about 184 people) in which 03 households will lost under 20% of agricultural land area for land acquisition, 36 households will lost over 20% of agricultural land area for land acquisition and 0 households will be displaced. Besides, an agricultural land area under Ninh Phong Ward People’s Committee will be taken for land acquisition. The socio-economic surveys regarding affected ethnic group, households were made from 6th July 2010 to 16th August 2010.

4. Temporary affected land: Number of temporary affected households are 1482.

Measures to Minimize Land Acquisition
5. During the project’s Feasibility Study, in close cooperation with PPU, extended consultation with local authorities at the different levels, the technical consultants have made a lot of efforts in identification, study on alternatives. One of the alternative selection criteria is an effort of avoiding or mitigating the impacts of land acquisition. The Consultants have taken a number of measures to avoid land acquisition whereas it’s possible, for example the option to lay sewers or drains on sidewalks, etc. Where the land acquisition is unavoidable, the design consultant manage to arrange the project on the communal or public land, or on the low economic value land types as well as application of underground option for the pumping stations. The selection of an appropriate planning alternative of WWTP, reflecting specific circumstances could be measure minimize land acquisition and resettlement impacts on local population in the proposed project areas.
6. During the process of socio-economic surveys and public consultation, the countermeasures for minimizing impacts were shown such as compensation alternatives and consultation to obtain residents’ consensus towards the Project. The consultation sessions are organized with the aim to introduce the invested components of the project, the legal documents relating to land law and guidelines for compensation, resettlement (if any) when the land is revoked by State, the Project’s policy frame, the compensation and support rate for affected households and to obtain consensus from affected households regarding discussed compensation alternatives. Accordingly, residents’ roles during the stages of Project preparation and implementation will be shown clearly and a mitigation plan of temporary impacts in the construction stage will be studied and proposed to avoid or minimize the same impacts in the next stages.

Legal and Policy Frameworks

7. The main policy objectives and principles to the Project Compensation and Resettlement policy are (i) land acquisition should be minimize as much as possible, if unavoidable, the policy should be developed to (ii) ensure that affected people receive compensation at full replacement values and with relocation assistance so that they will be at least as well off as their pre-project living condition or otherwise improved.

8. Ngày khóa kiểm kê của dự án (The cut off date is determined on the day when design is publicized to be approved (scale of land acquired in the project). All property in the affected land will be calculated and determined by the resettlement, assistance and compensation Board or the Group on 28th February, 2011: As a result, all cases arisen after the above-mentioned date will not be considered as affected households and cannot receive any corresponding entitlements. Do đó, tất cả các trường hợp phát sinh sau ngày này sẽ không được xác định là AHs cùng như quyền được hưởng các quyền lợi tương ứng.

Livelihood Restoration

9. The livelihood restoration program is considered as one of the most important steps during the process of compensation, assistance and resettlement (if any). Such programs are introduced as vocational training, credit, etc. in order to help AHs improving living conditions after resettlement.

Implementation Arrangements

10. Responsibilities of governmental authorities from central to local levels are indicated in the Decree No.197 ND-CP-2004 and 84/ND-CP-2007.

11. The compensation council of Ninh Binh City is responsible for detail measurement, price application, compensation and plan preparation of which PMU will act as a standing member, Vice Chairman of Ninh Binh City will be chairman of compensation and resettlement council, other members will be selected from representatives of related departments of Ninh Binh City such as Financial Department, Construction Department, Natural resources and environment Department and related Wards People’s Committee.
The Implementation Schedule

12. The Resettlement Action Plan will be implemented and completed before the construction of Project’s components: (i) preparing feasibility study report, completing basic design within August 2010; (ii) Completing detailed design by February 2011; (iii) Bidding for selection of contractor within May 2011 and implementing the construction from July 2011 - July 2013. As planed, AHs will be compensated since 1 June 2011.

Public Participation and Consultation

13. Several rounds of consultations and participation were held as in kind of public meetings and commune discussions with affected households and local authorities, local NGOs in the FS period and from July to August 2010 by LAVIC. Many DPs and local officials at the different levels from the province to commune as well as local NGOs have been consulted for the different aspects of compensation and resettlement such as compensation and resettlement policy, options to compensation modes (in cash or in kind, cash for self-relocation or to relocate at the resettlement sites which will be constructed by the project), preference to the livelihood restoration/development programs etc. Many different instruments and channels of consultation and participation were applied and organized. Many feedbacks have been obtained from DPs, local NGOs, local authorities and relevant provincial, district Departments. The results of consultation with and participation of key stakeholders were used for planning of this RP.

14. Key information about the project, entitlements of compensation and assistance will be summarized as in Project Information Booklet (PIB) and will be disseminated to all DPs in the third quarter of 2010. The Project Management Unit is responsible for disclosing a draft RP and the final RP. The RP will be disclosed at affected City/districts and Wards/Communes as well as at DONRE and DOF offices of Quang Binh Province. A summary on a final RP will be prepared by the Project Management Unit and will be disseminated to all DPs in early time of RP implementation. The RP will be disclosed at Info-shop of the World Bank and VIDIC of the World Bank office in Viet Nam.

Monitoring and Evaluation

15. The implementation of the detail resettlement plan will be monitored and examined internally by PMU’s officials. At the same time, an independent monitoring organization will be employed to monitor the RP implementation and evaluate the DP’s living standards after resettlement.

Grievance Redress

16. Complaints and grievances related to any aspect of the project will be handled through negotiation aimed at achieving consensus. According to the land law 2003 and Decree 197/2004/ND-CP, complaints should pass through three stages before they are taken to a court of law as a last resort.
17. The local authorities at all levels and project staffs will resolve DPs’ complaints fairly and quickly. They will not pay any administrative fees for their grievance redress.

**Cost and Budget**

18. The total cost for RP is estimated at about VND 21,424,440,840 including cost for compensation, assistance, income restoration, monitoring and evaluation, administrative management, resettlement implementation and contingency.
1. PREAMBLE

1.1. Project Origin

1.1.1. Forewords

1. For several recent years, Vietnam has received assistance from the World Bank (WB), one of the world’s largest sources of funding and knowledge to support governments of member countries in their efforts to invest in schools and health centers, provide water and electricity, fight disease and protect the environment. This support is provided through project or policy-based loans and grants, as well as technical assistance like advice and studies. Via usage of soft loans, nonrefundable aids by the WB, the GoV has established a close partnership with the WB in order to find solutions to the challenges in the socio-economic development process in Vietnam.

2. The GoV and WB have been preparing an urban water supply and wastewater treatment program in some urban areas of Vietnam. Contents and concept of the Program were agreed upon in March 2010. The Program is aimed at improvement of water supply, drainage, wastewater collection and treatment service. The concept of improvement includes improvement of coverage level and quality of service. As a result, the quantity of persons accessed to the clean water supply and sanitation would be increased.

3. As the water supply and drainage sector in Vietnam has been decentralized to the local levels, the Project will be implemented in a model of sub-projects at provincial level. Sub-project owners maybe the provincial water supply companies (PWSC) for the water supply sub-projects or the city people's committees for drainage and wastewater sub-projects. The sub-project owners will prepare and implement sub-projects under leadership of the provincial people's committees (investment governing bodies). Daily implementation of sub-projects will be undertaken by the provincial PMUs on behalf of the sub-project owners under supervision of the professional departments of the PPC and under general coordination of the MPI.

4. According to the Decision No 35/1999/QD-TTg dated 5 March 1999 by the Prime Minister approving the "Vietnamese Orientation of Drainage to 2020", the certain orientations have been made on the city drainage in order to serve the industrialization and modernization cause of the nation and environment protection. Accordingly, the investment plans should be suitably prepared for development of drainage systems in a sustainable and stable manner from time to time. The Orientation has been aimed at prioritization in construction of rainwater drainage systems, urban wastewater collection and treatment systems so that by 2020 the local flooding shall be deleted and 80% urban population shall benefit from the drainage service on the basis of construction of wastewater collection and treatment systems in the big urban areas and in the ones with a big potential for development of tourism and commercial services. This is aimed at minimizing the environment pollutions, improve urban infrastructure quality, and limit the immigration from the small to the big
cities. Beside the technical issues, it is also necessary to prepare an appropriate managerial mechanism on protection of water sources, urban environment in order to step by step improve the villager’s living standards.

5. Ninh Binh is one of the provinces that drawn much attention from the Government and WB, and the Ninh Binh City Drainage, Wastewater Collection and Treatment Project – Ninh Binh Province is considered as a major investment of the Province.

6. The urban planning and locating of industrial zones has been made in Ninh Binh city. The volume of wastewater in the city has been estimated to increase according to the improvement of living conditions, population growth and extension of the city area. However, wastewater in the city is at present discharged directly without any proper treatment to the Van River through ponds and lakes therein.

7. The focus objective of the Project is to prepare the Feasibility Study for construction of wastewater collection and treatment systems in order to ensure quality of wastewater discharged into the Vac River, improve urban environmental conditions, health conditions of the villagers under the Project areas as well as protect water quality at the downstream of Chanh River, which receives water from Van.

**Long-term objectives of the Project:**
+ Improvement of living standards for the City's residents;
+ Speeding up the economic development;
+ Reduction of labor force migration to the big cities.

**Specific Objectives:**
+ Improvement of environmental conditions in Ninh Binh city through construction of drainage and wastewater collection and treatment facilities together with community education and relation programs;
+ Strengthening the durability of infrastructure systems and services of Ninh Binh city by assisting the Project management and operation agency, preparation of operational mechanism for the Company as well as providing technical assistance in operation and management of drainage and wastewater collection and treatment facilities.

8. The scope of design for wastewater drainage component is limited to 9 urban wards of Van Giang, Dong Thanh, Tan Thanh, Phuc Thanh, Nam Thanh, Thanh Binh, Bich Dao, Nam Binh and Ninh Khanh.

9. Design capacity is proposed to be divided into 2 stages:
   - Stage 1 (2010 – 2020): construction of the inner area of Ninh Binh City, capacity of the wastewater treatment station is 15,000m³/d.
   - Stage 2 (up to 2030): construction and expansion of the drainage system, wastewater collection and treatment for Ninh Binh City - phase II in some
communes and wards according to the expansion requirements of the City and upgrading the capacity of the wastewater treatment station to 25,000m³/d.

10. Scope of Research according to each component of the Project:

- Improvement of existing sewer lines (dredging, repairing, addition of rainwater inlets);
- Collection and conveyance of wastewater;
- Construction of separate wastewater sewers;
- Construction of 11 wastewater pumping stations;
- Construction of Wastewater Treatment Plant.

### Table 1. Quantity of Improvement Works for rain water drainage system

<table>
<thead>
<tr>
<th>Proposed works for the rainwater drainage system</th>
<th>The Project proposes dredging, adding panel covers and rainwater inlets for the rainwater drainage system:</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Quantity of Dredging works:</td>
<td></td>
</tr>
<tr>
<td><strong>Sewer line along Quyet Thang street:</strong></td>
<td></td>
</tr>
<tr>
<td>+ This is the main sewer line for common</td>
<td></td>
</tr>
<tr>
<td>drainage of Ninh Khanh, Dong Thanh and Van</td>
<td></td>
</tr>
<tr>
<td>Giang wards. The existing statement of this</td>
<td></td>
</tr>
<tr>
<td>line shall be kept unchanged and it is proposed</td>
<td></td>
</tr>
<tr>
<td>to dredge the whole line.</td>
<td></td>
</tr>
<tr>
<td>+ Quantity of dredging works: Box culvert B2500</td>
<td></td>
</tr>
<tr>
<td>- L = 5500m.</td>
<td></td>
</tr>
<tr>
<td><strong>Main Drainage Channel</strong></td>
<td></td>
</tr>
<tr>
<td>+ This is the area that has rather good sewer</td>
<td></td>
</tr>
<tr>
<td>lines for drainage of Ninh Khanh, Tan Thanh,</td>
<td></td>
</tr>
<tr>
<td>Phuc Thanh and Nam Thanh wards.</td>
<td></td>
</tr>
<tr>
<td>+ Therefore, it is only proposed to dredge these</td>
<td></td>
</tr>
<tr>
<td>sewer lines.</td>
<td></td>
</tr>
<tr>
<td>+ Quantity of dredging works: Box culvert B4000</td>
<td></td>
</tr>
<tr>
<td>- L = 2300m, Box culvert B2500m - L = 2200m.</td>
<td></td>
</tr>
<tr>
<td><strong>Ton Duc Thang street:</strong></td>
<td></td>
</tr>
<tr>
<td>+ This is the main sewer line for drainage of</td>
<td></td>
</tr>
<tr>
<td>Dong Thanh ward.</td>
<td></td>
</tr>
</tbody>
</table>
It is mainly proposed to dredge the whole line. The quantity of dredging works: Box culvert B2500 - L=1500m.

**Sewer line along Nguyen Hue - Le Dai Hanh St:**

+ This is the main sewer line along the Van River, for drainage of Nam Binh ward. Its existing size is B600÷B800. Wastewater is currently collected into the common drainage system then discharged into the Van River through the road crossing sewers with a size of D1000 - D2000.

+ It is proposed to dredge the existing sewer lines along Nguyen Hue and Le Dai Hanh streets (Box culvert B600, L = 3,200 m) and some other streets.

### Table 2. Summary of Quantity of Wastewater Sewers

<table>
<thead>
<tr>
<th>No</th>
<th>Items</th>
<th>Unit</th>
<th>Quantity</th>
</tr>
</thead>
<tbody>
<tr>
<td>A</td>
<td>Wastewater collection sewers: Construction of new wastewater collection sewers</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Interceptor, separate wastewater collection sewers</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Pressure pipe HDPE DN150</td>
<td>m</td>
<td>75</td>
</tr>
<tr>
<td></td>
<td>Sewer HDPE DN200</td>
<td>m</td>
<td>4827</td>
</tr>
<tr>
<td></td>
<td>Sewer HDPE DN250</td>
<td>m</td>
<td>1236</td>
</tr>
<tr>
<td></td>
<td>Sewer HDPE DN300</td>
<td>m</td>
<td>1692</td>
</tr>
<tr>
<td></td>
<td>Sewer HDPE DN400</td>
<td>m</td>
<td>6205</td>
</tr>
<tr>
<td></td>
<td>Sewer HDPE DN450</td>
<td>m</td>
<td>95</td>
</tr>
<tr>
<td></td>
<td>Sewer HDPE DN500</td>
<td>m</td>
<td>2990</td>
</tr>
<tr>
<td></td>
<td>Composite Sewer DN600</td>
<td>m</td>
<td>825</td>
</tr>
<tr>
<td></td>
<td>Composite Sewer DN800</td>
<td>m</td>
<td>795</td>
</tr>
<tr>
<td></td>
<td>Composite Sewer DN1000</td>
<td>m</td>
<td>656</td>
</tr>
<tr>
<td>2</td>
<td>Sewers for house connections UPVC D110 - U.PVC D225</td>
<td>m</td>
<td>25500</td>
</tr>
<tr>
<td>3</td>
<td>Manholes</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Manhole 600x600</td>
<td>cái</td>
<td>310</td>
</tr>
<tr>
<td></td>
<td>Manhole 800x800</td>
<td>cái</td>
<td>210</td>
</tr>
<tr>
<td></td>
<td>Manhole 1000x1000</td>
<td>cái</td>
<td>77</td>
</tr>
<tr>
<td></td>
<td>Manhole 1200x1200</td>
<td>cái</td>
<td>16</td>
</tr>
<tr>
<td></td>
<td>Manhole 1500x1500</td>
<td>cái</td>
<td>26</td>
</tr>
<tr>
<td>No</td>
<td>Items</td>
<td>Unit</td>
<td>Quantity</td>
</tr>
<tr>
<td>----</td>
<td>-----------------------------------------------------------</td>
<td>------</td>
<td>----------</td>
</tr>
<tr>
<td></td>
<td>Newly replaced rainwater inlet</td>
<td>cái</td>
<td>1600</td>
</tr>
<tr>
<td>4</td>
<td>Wastewater outlet to the Vac River</td>
<td>m</td>
<td>100</td>
</tr>
<tr>
<td></td>
<td>Concrete culvert D800 (to the receiving source)</td>
<td>m</td>
<td>100</td>
</tr>
</tbody>
</table>

**Table 3. Wastewater Pumping Station and Wastewater separated Well**

<table>
<thead>
<tr>
<th>No</th>
<th>Items</th>
<th>Unit</th>
<th>Capacity</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Wastewater Pumping Stations</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Pumping Station PS1</td>
<td>m³/h</td>
<td>197.25</td>
</tr>
<tr>
<td>2</td>
<td>Pumping Station PS2</td>
<td>m³/h</td>
<td>221.38</td>
</tr>
<tr>
<td>3</td>
<td>Pumping Station PS3</td>
<td>m³/h</td>
<td>28.91</td>
</tr>
<tr>
<td>4</td>
<td>Pumping Station PS4</td>
<td>m³/h</td>
<td>373.25</td>
</tr>
<tr>
<td>5</td>
<td>Pumping Station PS5</td>
<td>m³/h</td>
<td>502.93</td>
</tr>
<tr>
<td>6</td>
<td>Pumping Station PS6</td>
<td>m³/h</td>
<td>502.93</td>
</tr>
<tr>
<td>7</td>
<td>Pumping Station PS7</td>
<td>m³/h</td>
<td>36.78</td>
</tr>
<tr>
<td>8</td>
<td>Pumping Station PS8</td>
<td>m³/h</td>
<td>90.96</td>
</tr>
<tr>
<td>9</td>
<td>Pumping Station PS9</td>
<td>m³/h</td>
<td>173.92</td>
</tr>
<tr>
<td>10</td>
<td>Pumping Station PS10</td>
<td>m³/h</td>
<td>76.36</td>
</tr>
<tr>
<td>11</td>
<td>Pumping Station PS11</td>
<td>m³/h</td>
<td>76.36</td>
</tr>
<tr>
<td></td>
<td>Wastewater separated Well</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>05 new wastewater separated wells in Tran Hung Dao street and 03 ones in Le Dai Hanh street shall be provided along the Van River.</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
Table 4. Description of Wastewater Treatment Plant

| Wastewater Treatment Plant with a capacity of 15,000 m³/day | - Location: In the suburban commune of Ninh Phong, where ensures the criteria on environmental sanitation: end of wind direction and far from the residential areas. 
| - Total land area: 3 ha. 
| - Chart of wastewater treatment process: 
  Screens ⇒ Receiving compartments ⇒ Sand sedimentation tank ⇒ Biological treatment tank (Oxidation ditch) ⇒ Secondary sedimentation tank ⇒ Active Chloride mixing tank ⇒ Contacting tank ⇒ Dosing spout ⇒ To the Vac River. 
| - Chart of sludge treatment process: 
  Active sludge ⇒ Gravity sludge sedimentation tank ⇒ Sludge belt compressor ⇒ Conveyance away for production of fertilizer or burying. 
| - Quality of treated wastewater shall meet the Vietnamese Standards No TCVN 7222-2002, QCVN 14-2008/BTNMT. 
| - Receiving source: Vac River. |

1.1.2. Main results of the project

11. Main results of the project will be:
   - Minimizing the inundation;
   - Reducing the diseases caused by environmental pollution;
   - Absolute treatment of domestic wastewater;
   - Minimizing surface and underground water pollution;
   - Meet the requirements of urban infrastructure development;
   - Public health care and safe society;
   - Promoting economic growth, investment attraction on urban development.
   - All the coming constructions, building will be pre-conditions of a modern and civilized city, which will be a foundation for synchronized development of the other sectors.

1.1.3. Main assignments

12. The main objective of this assignment is to reduce involuntary resettlement during the execution of the Project’s components. The main criteria for preparation of the RP:
   - Minimizing land acquisition and resettlement;
Carrying out compensation, support and resettlement in order to ensure living conditions for people as before the Project;

Ensuring the participant and socialization of benefited persons before and after the Project.

1.2. Survey, investigation and preliminary inventory

During the period from 06/07 to 16/08/2010, the resettlement consultant team (Lavic) carried out a socio-economic survey and preliminary inventory of affected households and assets. The result was recorded during the socio-economic survey and assets inventory of 38 permanent affected households and some temporary affected households during construction stage.

The project information and booklets have been delivered to people during the survey. Thus, the basic information of the Project and its benefits can be shared with people to get opinions and proposal regarding compensation and assistance policies. The results of socio-economic survey as well as assets inventory and measurement of affected assets are shown in the next parts of the Report.

2. MITIGATION COUNTERMEASURES

2.1. Objectives

The first principle of the policy framework approved by WB is to avoid or mitigate impacts on resettlement and land acquisition (if any). If such mitigation is not feasible, satisfactory countermeasures for compensation, assistances should be applied.

As unified in the implementation principles of the Ninh Binh Drainage, Wastewater Collection and Treatment Project - Ninh Binh Province, the resettlement and land acquisition should be minimized as much as possible. PMU, Lavic Consultant and related authorities have made efforts to minimize impacts on land acquisition since the initial stage of the project design and completion of investment report; therefore, the impact scale on resettlement can be limited.

The components concerning land acquisition includes (i) wastewater pumping station and (ii) construction area for wastewater treatment plant. Therefore, the consultations between the resettlement consultant team and local authorities, community-based organizations and especially households, who affected by the project in Ninh Phong and Nam Thanh Wards, were organized to minimize resettlement impacts. The principles are to select the optimum solutions so as to limit the displacement and to ensure people’s rights and possibilities of livelihood restoration when their agricultural land is revoked for the Project.

2.2. Proposal of mitigation countermeasures

The close coordination between local authorities, PMU, resettlement consultant and design consultant under Lavic Co. will help mitigating impacts from the Project on living conditions of residents in the Project area. Accordingly, the methods of (i)
installing culverts under the existing traffic routes or/and pavements, (ii) utilizing public land area, (iii) constructing facilities in the area, which have less impacts on community and do not need land acquisition, will be applied. The households will be affected from temporary impacts of environment and society during the construction period such as the impacts of air, wastewater, noise, vibration and the social changes due to the concentration of people at a specific moment. The number of temporary affected households occupies a high rate among the total people mentioned in the Resettlement Plan Report.

Regarding intensifier pumping station and wastewater treatment plant, though the mitigation countermeasures are applied, the impacts on some households in the construction area are unavoidable. In order to minimize impacts on these households (including direct or indirect affected households) during the construction period, the resettlement consultant team has applied the following countermeasures:

- Public project information and benefits as well as its estimated impacts in order to set up an appropriate policy framework for impacts mitigation. The resettlement consultant team shall carry out public consultations over the project sites to (i) publicize project information and (ii) publicize some estimated impacts, (iii) determine the scope of land acquisition of affected households.

- The design of drains system has been studied and certain deviation has been defined in order to minimize direct impacts to the households located along the collection sewers, manholes, intensifier pumping station, especially, the production and business households living along 2 road sides. In addition, the size of the round culverts shall be smaller than the width of the actual roads. However, to minimize the impacts on the daily living activities of the households along 2 road sides, consultation during the construction process will be held in order to achieve consensus and support from local people. Some temporary impacts on traffic, business, etc. will be mitigated by the contractors through the close cooperation with community such as informing local people of the construction schedule to archive appropriate agreement, using signs, fences, retaining wall, mobile trees, etc.

- The technical consultant, resettlement officers have closely coordinated with PMU to extend the consultations to local authorities at all levels and made every effort to research and find suitable alternatives. One of the criteria for selecting alternatives is finding the best methods for minimizing land acquisition. Design consultant - Lavic has considered a number of countermeasures to avoid land acquisition in some areas such as installation of drainage culverts, wells, pumping stations under roadways, sidewalks or other safety corridors. In some areas that the land acquisition is unavoidable, the consultant tried to arrange works in the public land, or in areas where land has low economic value. With the said countermeasures, impacts from the compensation,
resettlement on people in the proposed project area are considered as minimized significantly.

19. It is required to apply mitigation countermeasures proposed in detailed technical design; the specific countermeasures will be considered and proposed in more details depending on each design component and location of the project area.

20. There are no ethnic households and cultural and historic properties to be affected in the project area.

3. **SCOPE OF LAND ACQUISITION, COMPENSATION AND RESETTLEMENT**

3.1. Scope of Land acquisition

3.1.1. Project area

21. The Construction Project of Ninh Binh Drainage, Wastewater Collection and Treatment – Ninh Binh Province consists of drainage culverts, wastewater pumping stations and treatment station. However, only one of wastewater pumping stations and the construction area of wastewater treatment plant are located in the land acquisition and resettlement area.

22. The land acquisition may affect the areas as follows:

- Wastewater pumping station - PS6 under Nam Thanh Ward;
- Wastewater treatment plant under Ninh Phong Ward.

3.1.2. Project Impacts

23. The agricultural land of total 40 households is affected by land acquisition, of which 3 households lost less than 20% of the total area, 36 others lost from 20% and more of the total area and one agricultural land area belong to Ninh Phong Ward People’s Committee. None of households is revoked and removed away from the existing place. The affected households are shown in the Table 5 as follows:

**Table 5. Numbers of permanently affected Households by the Project’s land acquisition**

<table>
<thead>
<tr>
<th>No</th>
<th>Work Items</th>
<th>Total households</th>
<th>Households affected on Residential land/ Other non-agricultural land (HHs)</th>
<th>No. of Households affected on agricultural land (HHs)</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
<td>Total</td>
<td>Partly affected HHs</td>
</tr>
<tr>
<td>1</td>
<td>Pumping station No. 6, Nam Thanh Ward</td>
<td>1</td>
<td>-</td>
<td>-</td>
</tr>
<tr>
<td>2</td>
<td>Wastewater Treatment station,</td>
<td>39</td>
<td>-</td>
<td>-</td>
</tr>
</tbody>
</table>
The Project implementation will affect not only land withdrawal but also environment and health of people along the construction site during the transportation and construction process in a mean time. Affects of construction are mainly taken place when pipeline on the pavement is constructed with the temporary length of 5.690m. However, the said impacts are not serious and will be stopped when the Project is put into operation. No households whose property is affected or no households will be acquired land temporarily during construction stage. Only temporary impacts for traffic and trading activities and impacts of dust for households will occur. In this stage. Therefore, these impacts are said to be insignificant.

Table 6. Number of affected households in the construction stage

<table>
<thead>
<tr>
<th>No</th>
<th>Sewer line</th>
<th>Ward</th>
<th>Number of temporary affected households</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Duong Van Nga Road</td>
<td>Van Giang</td>
<td>20</td>
</tr>
<tr>
<td>2</td>
<td>Tran Phu Road</td>
<td></td>
<td>10</td>
</tr>
<tr>
<td>3</td>
<td>Bien Bach lake Road</td>
<td></td>
<td>5</td>
</tr>
<tr>
<td>4</td>
<td>Tran Hung Dao Road</td>
<td>Nam Thanh</td>
<td>635</td>
</tr>
<tr>
<td>5</td>
<td>Nguyen Hue Road</td>
<td>Nam Binh</td>
<td>812</td>
</tr>
<tr>
<td>6</td>
<td>Total</td>
<td></td>
<td>1,482</td>
</tr>
</tbody>
</table>

Affected areas

According to the technical design, the Project will be implemented in all wards, adjacent areas. However, the land acquisition is limited in the area of wastewater pumping station PS6 and the construction area of wastewater treatment plant in Ninh Phong Ward.

Temporary affected lines are located in Van Giang, Nam Thanh and Nam Binh wards where accommodate a large number of residents and high flow, especially in Nguyen Hue and Tran Hung Dao roads.

Land acquisition scope

Permanent land acquisition area: 44,605 m² with the following impacts:
Residential land: There is no residential land or important structures or architectural works located in the affected area. Only one temporary house will be revoked.

Agricultural Land: There are approximately 44,605 m² (about 100%) of agricultural land will be affected;

Land of Religious organization: There is no religious organization land located in the affected area.

Land of cultural works: None of cultural works is affected.

28. 17.552m² of land and no residential or agriculrural land area will be acquired temporarily during construction stage.

3.2. Socio-Economic Information

3.2.1. Demographic Characteristics

29. Population: 184 affected people/39 households. The number of people per household on average is 05 people. Family type of this area is the family of many children of which the family of 4 to 7 persons accounts for 76.9% and the family of 2 generations accounts for 23.1%.

30. Age: average age of the surveyed people is 52 years old. Numbers of people contributing to household income is divided according to living standard groups, of which the rich group accounts for average.....% and the fair group accounts for the highest rate at .....%

31. Resident Status: According to the survey results, people still live in their current area from the beginning with their family.

32. Employment: The average number of employees in each household is 3 people. The number of people of over 18 years old are 133, accounting for 72.4%. The number of employees is 114 people, accounting for 61.1%. The surveyed results show as follows:

- People working in agriculture field: 16%
- People working for army or police: 1.3%
- Housewife: about 13.6%
- Retired people: 6.2%
- People working in business and trading field: 0%
- Hired labor: 17.3%
- Pupils and students: 22.2%
- Jobless people: 17.3%
- Remaining: others careers
- Husband as main worker in a family: 45.7%
33. **Income**: The average income of affected households is of 1,796,118 VND/month per HH. This average income is considered as low in comparison with other areas in the region. However, the actual income may be higher than the survey numbers since people normally hesitate to public their actual income.

34. **Households’ Expenditure**: Daily expenditure of households is under one million VND per month, according to the responses of 100% surveyed households. The main expenses decider in the family is wife (82.5%), husband (11.7%), both wife and husband (the remaining percentage). This result is in conformity with the rural areas of Vietnam.

35. **Households’ Savings**: According to the reply of 100% surveyed households, they don’t have monthly saving in their families. They actually cannot save money due to low income and many expenses requirements (school fee for children and so on).

36. **Education**: Secondary school education (16.8%), high school (4.3%) and college/university (0%), master (0%), others or no response (59.2%).

37. **Gender and Vulnerable Group**: The participants consist of female (48.1%) and male (51.9%) from 18-60 years old (69.2%) and over 61 years old (23.1%) and under 18 years old (7.7%). There is no inequality in gender in the project area. According to the evaluation in the region, the ratio of poor households is 2 Nos. The survey numbers show that there are 4 households under the poor or special situation (e.g. Family that female acts as a main person, family of old people, family of no worker). So, the impacts from land acquisition may affect their lives.

38. **House style**: Permanent houses: 7.7%; semi-permanent houses: 38.5%; temporary houses: 76.9%. No response: 09 households.

39. **Households’ assets**: The survey results showed that the household commodities are relatively sufficient. Up to 66.7% of households have televisions; 20.5% of households have video players; 64.1% of households have ordinary furniture such as tables, chairs, beds, chest; 38.5% households have motorbikes, 76.9% of households have bicycles; 17.95 of households have mobile phones and landline phones; 2.6% of households have washing machines; 10.3% of households have freezers; 100% of households have electric fans.

### 3.2.2. Land use status

40. Regarding land use status, most of the surveyed households are title to the land. Regarding the legal status of affected land, the survey data shows that 100% households said their land is legally as per the Decision 313/2003/QD-UBND of Ninh Binh Province People’s Committee.
41. According to the survey results, the purposes of land use are for agriculture and intensive cultivation with fish and duck feeding in order to increase profits per m² and to improve households’ economic conditions.

3.2.3. Living conditions

42. Living conditions: The wards in the project area ensure the relatively stable living conditions. The rate of clean water use is 15.4% in wards. Due to lacking of clean water, people use rain-water for drinking and eating and use well water for bathing and washing and other purposes. Regarding the use of electricity, 84.6% of households use the national grid, some others get electric from other sources (generator, battery, etc.) 15.4% of households can use telephone line service and 23.1% of households can get daily sanitation services.

43. Health care services: the project area is equipped with health stations, health centers, some private clinics with modern equipments, to ensure the health examination. However, when being asked about going periodical medical examinations, most households said they are not volunteer for examinations, they only looked to the medical centers when they are sick or in need of medical certification. 20.5% of households make health checks periodically or make health check for their elderliness or under the regimes of their companies/units. Normally, people make health check at communes or wards clinics (56.4%) and at private clinics (43.6%).

3.3. Inventory of affected land and owning status

3.3.1. Affected land

44. The permanently acquired land area is indicated in the Table below:
Table 7. Land acquisition area

<table>
<thead>
<tr>
<th>No</th>
<th>Work Items</th>
<th>Total (m²)</th>
<th>Households affected on Residential land/ Other non-agricultural land (HHs)</th>
<th>No. of Households affected on agricultural land</th>
<th>Affected household</th>
<th>Ward PPC</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
<td>Total</td>
<td>Partly affected HHs</td>
<td>Entirely affected/ relocated HHs</td>
<td>Total</td>
</tr>
<tr>
<td>1</td>
<td>Pumping station No. 6, Nam Thanh Ward</td>
<td>20</td>
<td>-</td>
<td>-</td>
<td>-</td>
<td>20</td>
</tr>
<tr>
<td>2</td>
<td>Wastewater Treatment Plant, Ninh Phong Ward</td>
<td>44.585</td>
<td>-</td>
<td>-</td>
<td>44.585</td>
<td>1.550</td>
</tr>
<tr>
<td></td>
<td>Total</td>
<td>44.605</td>
<td>-</td>
<td>-</td>
<td>44.605</td>
<td>1.570</td>
</tr>
</tbody>
</table>

45. The above Table shows that the affected areas are located in agricultural land (44,605m²) and the residential land is not affected; In which, 1,570m² and 40.699m² will be affected with the affected scale of less than 20% and more than 20% respectively. Agricultural land area is affected mainly from two cultivation and fish feeding areas and an currently affected area where ducks are fed. The impacts on households are considered as insignificant, the average affected ratio is 47.3% for agricultural land.

46. Temporarily acquired land is mainly in pavement, one part of the road where cause no impacts on land, property of affected households. Temporarily affected land during construction stage are summarized in the following table:

Table 8. Length and area of temporarily affected land

<table>
<thead>
<tr>
<th>No</th>
<th>Sewer line</th>
<th>Ward</th>
<th>Length of temporary acquisition (m)</th>
<th>Area of temporarily affected land (m²)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Duong Van Nga Road</td>
<td>Van Giang</td>
<td>340</td>
<td>1.088</td>
</tr>
<tr>
<td>2</td>
<td>Tran Phu Road</td>
<td></td>
<td>250</td>
<td>803</td>
</tr>
<tr>
<td>3</td>
<td>Bien Bach lake Road</td>
<td></td>
<td>320</td>
<td>925</td>
</tr>
<tr>
<td>4</td>
<td>Tran Hung Dao Road</td>
<td>Nam Thanh</td>
<td>2.250</td>
<td>7.020</td>
</tr>
<tr>
<td>5</td>
<td>Nguyen Hue Road</td>
<td>Nam Binh</td>
<td>2.530</td>
<td>7.717</td>
</tr>
<tr>
<td>6</td>
<td>Total</td>
<td></td>
<td>5690</td>
<td>17.552</td>
</tr>
</tbody>
</table>

3.3.2. Affected properties
There is no big property on the acquisition land area. The affected areas cover the temporary house of Mr. Dinh Van Thai. This house is built on the agricultural land with the purpose of resting and relaxing, not living. The details are shown below:

### Table 3. Properties to be revoked

<table>
<thead>
<tr>
<th>No</th>
<th>Work Items</th>
<th>Affected architecture works area (m²)</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Houses</td>
</tr>
<tr>
<td>1</td>
<td>Pumping station No. 6, Nam Thanh Ward</td>
<td>-</td>
</tr>
<tr>
<td>2</td>
<td>Wastewater Treatment station, Ninh Phong Ward</td>
<td>30</td>
</tr>
<tr>
<td>3</td>
<td>Total</td>
<td>30</td>
</tr>
</tbody>
</table>

#### 3.3.3. Affected Trees, Crops

Land acquisition will impact on trees, crops, farm produce, domestic animal, etc. Ninh Phong Ward mainly covers the land area of rice field, which is cultivated 2 times/year and the area of aquatic product (fish) and areas for duck rising. However, the production will be exploited and harvested before land compensation. The total areas for rice crop and fish rising in Ninh Phong Ward are equal with the estimated land areas to be revoked. In Nam Thanh Ward, people are planting spinach on the area to be revoked. The total compensated area for farm produce and domestic animal account for 44,585m² in Ninh Phong and 20m² in Nam Thanh Ward.

### Table 4. Trees, farm produce and domestic animal on the acquisition land

<table>
<thead>
<tr>
<th>No</th>
<th>Work Items</th>
<th>Affected area of farm produce, trees and domestic animal (m²)</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Rice</td>
</tr>
<tr>
<td>1</td>
<td>Pumping station No. 6, Nam Thanh Ward</td>
<td>-</td>
</tr>
<tr>
<td>2</td>
<td>Wastewater Treatment station, Ninh Phong Ward</td>
<td>44,585</td>
</tr>
<tr>
<td>3</td>
<td>Total</td>
<td>44,585</td>
</tr>
</tbody>
</table>

#### 3.3.4. Affected public works

The project does not affect to any public or religious work.
4. LEGAL FRAMEWORK AND ENTITLEMENT POLICY

4.1. Legal framework

4.1.1. Legal documents

50. The following legal documents are basis of preparation RAP report:

- Decree No. 181/2004/ND-CP, dated October 29, 2004 guides the implementation of the Land Law.
- Order No. 26/2003/L-CTN on 10/12/2003 about issuance of Construction Law by State President, came into force from 01/01/2004: compensation and removal of affected persons by land acquisition to implement investment project.
- Decree No. 188/2004/ND-CP, dated November 16, 2004 specifying methods for land pricing and land price frameworks in the event of land recovery by the State
- Circular 145/2007/TT-BTC of Ministry of Finance about guiding implementation of the Decree No. 188/2004/ND-CP.
- Circular No. 14/2009TT-BTNMT on 01/10/2009 of Ministry of Natural Resources and Environment about detailed regulation on compensation, resettlement support and procedures on land acquisition, allocation and renting (came into force from 16/11/2009).
- Decree No. 182/2004/ND-CP on 29/10/2004 about administrative penalty on land management;
- Decree No. 198/2004/ND-CP on 03/12/2004 about land use tax. Guideline was issued together with Circular No. 117/2004/KT-BTC of Ministry of Finance.
- Decree No. 95/2005/ND-CP on 15/07/2005 regulated about property ownership and land use right at residential areas.
- Decree No. 17/2006/ND-CP amends Decree 197 to strengthen several aspects of the provisions for compensation, assistance and resettlement, including: (i) a
requirement of land price adjustment, as necessary, to reflect market values for affected land; (ii) an assistance for affected poor households must be provided for not less than three years and not more than ten years; and, (iii) assistance for occupational change and job creation for affected households losing significant portions of their productive assets, as well as for affected households that relocate to resettlement sites.

- Decree No. 84/2007/ND-CP, dated May 25, 2007 supplementary stipulations on issuance of LURC, land acquisition, land use right implementation, procedures of compensation, assistance and resettlement in the event of land recovery by the state and grievance redress.


- Decision No. 27/2009/QD-UBND dated 16-October-2009 of Ninh Binh PPC on the policy for compensation, resettlement and assistance when the State recovers the land in the locality of Ninh Binh Province;


- Introduction 470/HD-LS-XD-TC to implement compensation unit costs for houses and other substructures, trees and farm produces when the State recovers the land.

- Decision No. 366/2008/QD-UBND dated 22-February-2008 of Ninh Binh PPC on the adjustment of compensation unit costs for houses and other substructures, trees and farm produces.

- Decision No. 744/2008/QD-UBND dated 14-April-2008 of Ninh Binh PPC on the adjustment of compensation unit costs for houses and other substructures, trees and farm produces.

- Decision No. 1634/QD-UBND, dated 30-December-2009 of Ninh Binh PPC on the compensation unit costs applied in 2010 for lands.

According to Land Law 2003, the State is representation of Vietnamese people as owner of land in Vietnam. The State has the right to decide land use purpose, especially land use plan and land use planning, regulate land use duration, decide land allocation, land lease, land acquisition, and land price. The State can allocate or give the land to land user including individuals, households and organizations. In case of land allocation, the State empowers its right to Provincial People’s Committee to issue Land Use Right Certificate for land user. About land acquisition, resettlement and compensation, Land Law regulates the following provisions:
a. The State has the right of land acquisition for defense purpose, national security and benefit and public benefit and economic development. Individuals, household and organization having Land Use Right Certificate or eligible for issuance of Land Use Right Certificate will receive compensation for damaged assets (Article 42).

b. Individuals, household, and organization having Land Use Right Certificate or eligible for issuance of Land Use Right Certificate will receive compensation for damaged assets (Article 42).

c. Before land acquisition, authorized State agency must inform to affected persons the reason of land acquisition, time, time and resettlement plan, if necessary; and compensation plans. Minimum duration is 3 months for agricultural land and 6 months for non-agricultural land (Article 39).

d. Affected persons who will be recovered agricultural land or rural residential land will be compensated by land with same land use purpose, if there is no land for compensation, they will be compensated by value of land use right at the time of issuance of decision on land recovery (Article 42). In second case, land use value will be establish closely to similar land price in normal market condition based on annual decision of Provincial People’s Committee (Article 56).

e. In case land acquisition of households, individuals who direct produce but there is no land for compensation of continuous produce, beside compensation in cash, those persons will be assisted for stabilizing their livelihood, or trained for job change or allocated new job (Article 42[2]).

f. In case land use value at recovered area is higher than the location for compensated, those persons will be compensated in cash for this difference (Article 42).

g. Resettlement area will be constructed for residential land recovered persons who must be removed. Resettlement areas were planned for many projects at a location and will be same or better development condition than old area. In case there is no resettlement area, residential land recovered persons will be compensated in cash and having priority for purchasing or renting State owned house (Article 42).

h. The State land recovers without compensation for land in the following cases: (i) recovered land from organizations used state budget for paying land levy or paying land lease fee or land allocation without paying land levy; (ii) recovered land by encroaching or illegal ownership or encroached persons ineligible for issuance of Land Use Right Certificate, (iii) leased land from the State; and (iv) recovered land as roads or channels, or cemetery or graveyard (Article 43).

i. Buildings and other real estates on recovered land will not be compensated in the case of those buildings were constructed without any
construction license; contrary to land use purpose defined in land use plan; or on illegal encroached land (Article 43).

j. In case of temporary land acquisition, for example during construction period, when expired requisition, the State returns the land and compensates damages due to requisition for those persons (Article 45).

Defining land price of the State according to Land Law 2003 must meet the following principles:

a. Closing to actual transaction of land use price in normal market condition; when difference is higher than actual transaction of land use price in market, it must adjust as suitable;

b. Adjoining land lots, having (i) same natural, socio-economic and infrastructural conditions, and having (ii) same current land use purpose and/or according to plan will be same price;

c. Land at bordering areas between provinces, cities under management of Government, having (i) same natural, socio-economic and infrastructural conditions, and having (ii) same current land use purpose and/or according to plan will be same price.

Land Law 2003 regulated that defining land price will be implemented by Provincial People’s Committee or City People’s Committee under management of Government and published on January 01 annually. In case, at the time of land acquisition, land price defined by Provincial People’s Committee is different from actual market price in normal conditions, the Provincial People’s Committee must re-define land price according to practice and suitability. Land Law 2003 regulated details and guidance of implementation of this law. In Section 2 Articles 3: In case international agreements signed or entered by Socialist Republic of Vietnam has different regulation than the regulation of this Law, it will be applied the regulation of those international agreements.

Decree No. 197/2004/ND-CP regulated eligibility and compensation procedure, support and resettlement when the State implements land acquisition. Compensation principles including: (i) persons who have legal eligibility recovered land by the State will be compensated; (ii) in case persons who haven’t got legal eligibility for compensation, they will be considered for support; (iii) recovered land persons who are using defined land use purpose will be compensated by the land with same purpose, if there is no land for compensation, they will be compensated in cash at the time of issuing decision on land recovery; and (iv) land user will be compensated when the State implements land acquisition without completion of financial obligations of the land, it must exclude the amount of those financial obligations.
obligation by compensated or assisted amount. Decree No. and Circular No. 116/2004 TT-BTC stated in detail that the compensation types of each land user and types of damage; support policies, provisions for resettlement for each individual or group and roles and responsibilities of resettlement project implementation.

Revised Decree No. 17/2006/ND-CP and Decree No. 197 regulated in some articles about compensation, support and resettlement, including: (i) requirement of updating official land price by Provincial People’s Committee, if necessary, in order to reflect precise market price for affected properties; (ii) support for livelihood stability for poor households but not below 3 years and less than 10 years; and (iii) support for occupation change and job generation for affected households who loss almost farming land as well as affected households who must remove to resettlement area.

Decree No. 188/2004/ND-CP regulated the method of defining land price, tariff of land types recovered by the State, and taxation for land use, land use right transaction and land lease of the State. Decree established the lowest and highest price for each type and different land item. Principles of defining land price will be actual price of land transaction in market in normal conditions between seller and buyer without any impact of other aspects such as increasing price by speculation, changing plan, transaction in forcing circumstance or blood relationship. Circular No. 114/2004/TT-BTC constructed in details the methods (direct comparing and income) to define land price.

Decree No. 123/2007/ND-CP revised Decree No. 188/2007/ND-CP empowered to the Provincial People’s Committee for deciding price of land types at localities by establishing land tariff for all land types.

Decree No. 69/2009-ND-CP regulated the methods of paying compensation. When it will be compensated by new land lot or receiving residential land, resettled house, and there is difference of value, affected persons will receive different amount if the compensation and support are higher than value of residential land or resettled house; affected persons must pay the difference if compensation and support are lower than value of residential land or resettled house (except specific case). Those supports when the State implements land acquisition including: (i) support for removal, resettlement support for land acquisition at; (ii) support for life and produce rehabilitation, support for training of occupation change and job generation for acquisition of agricultural land; (iii) support for land acquisition “agricultural purpose” in residential area such as garden, pond; and (iv) other support. Provincial People’s Committee will state in details the support, area of support and land price in average price according to suitable and actual calculation in locality.
Decree No. 131/2006/ND-CP regulated “in case ODA agreements in which Socialist Republic of Vietnam as member will be different regulation from Vietnamese Laws, it will implement according to regulation of those international agreements” (Article 2, Section 5)

4.1.2. Involuntary Resettlement Policy of the World Bank

51. Regarding social safeguard policy of the World Bank the OP4.12 on involuntary resettlement is applied to all components of the project that result in involuntary resettlement, regardless of the source of financing. It also applies to other activities resulting in involuntary resettlement, that in the judgment of the Bank, are (a) directly and significantly related to the Bank-assisted project, (b) necessary to achieve its objectives as set forth in the project documents; and (c) carried out, or planned to be carried out, contemporaneously with the project. The objectives of the policy are:

(i) Involuntary resettlement should be avoided where feasible, or minimized, exploring all viable alternative project designs;

(ii) Where it is not feasible to avoid resettlement, resettlement activities should be conceived and executed as sustainable development programs, providing sufficient investment resources to enable the persons displaced by the project to share project benefits.

(iii) Displaced persons should be meaningfully consulted and should have opportunities to participate in planning and implementing resettlement programs.

(iv) Displaced persons should be assisted in their efforts to improve their livelihoods and standards of living or at least to restore them, in real terms, to pre-displacement levels or to levels prevailing prior to the beginning of project implementation, whichever is higher.

52. OP 4.10 on Minority Group requests all projects which are influenced to minority people need to let them taking part in advisory process free of charge before to get information, social assessment and preparing plan for minority people, ensure that they can receive social and economic benefits which are suitable with their culture including gender equity “among generation”.

53. OP 4.11 on Conservation Asset requests the conservation and finding solution to avoid demolishing cultural and archeological constructions and buildings. World Bank will refuse to support the project which will be damaged for cultural properties.

4.1.3. Main Gaps between Viet Nam Policy, World Bank Policy and Project Policy

54. Recent laws, decrees and regulations on Resettlement Policies of Government of Vietnam have been unifying with Resettlement Policies of World
Bank. In case there is some different regulation in laws, regulations and procedure of Borrower and policies and requirement of World Bank, it will implement according to regulation of World Bank. It is in accordance with the Decree No. 131/2006/ND-CP clearly defined in case that “Official development assistance (ODA) international agreements participating by Socialist Republic of Vietnam regulated differently than Vietnam laws, it will be applied according to regulation of those international agreements”. Differences between laws and decrees of Government of Vietnam and policy of World Bank about resettlement and compensation, and harmonization of those differences will be described in the following table:

Differences between Vietnamese Laws and Policy of World Bank and Policy of Urban Water Supply and Wastewater Project

<table>
<thead>
<tr>
<th>Main issues</th>
<th>Vietnamese Laws</th>
<th>World Bank Policies</th>
<th>Project Policies</th>
</tr>
</thead>
<tbody>
<tr>
<td>Persons haven’t got legal land use right</td>
<td>Decree No. 69/2009, Article 14 (replacing by Decree 197/2004, Article 6), People’s Committee of Provinces or Cities under management of Government will consider to support according to each detailed case.</td>
<td>Unknown cases on legal right on land should not be obstructed compensation.</td>
<td>All project affected persons, notwithstanding ownership situation, socio or economic conditions will have the right to receive compensation or damage support for properties, income and business at full replacing cost and supporting measures to rehabilitate enough for improving or at least rehabilitate living conditions, income and productivity.</td>
</tr>
<tr>
<td>Land compensation according to replacing cost</td>
<td>Decree No. 123/2007 (revising some articles of Decree No. 188/2004), defined limitation of land price and empower to Provincial People’s Committee for deciding norm on land price in locality via defining land price and tariff. Detailed land prices are limited not over 20% comparing to the highest price and not below 20% comparing to the lowest price of land tariff. However,</td>
<td>All affected persons, including the people haven’t got legal land use right will be compensated or support for damages at replacing cost.</td>
<td>It needs to survey compensation cost to ensure ratio of compensation of the project for damaged types which will be equivalent to replacing cost, updated at the time of implementing resettlement.</td>
</tr>
<tr>
<td>Main issues</td>
<td>Vietnamese Laws</td>
<td>World Bank Policies</td>
<td>Project Policies</td>
</tr>
<tr>
<td>-------------------</td>
<td>-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------</td>
<td>-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------</td>
<td>------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td></td>
<td>at remote and difficult conditions of socio-economy and infrastructure, when actual transaction of land price in normal market conditions is lower than the lowest price of land tariff according to this Decree, Provincial People’s Committee will decide detailed price in locality and report to Ministry of Finance. Article 11 of Decree No. 69/2009ND-CP regulated that in case at the time of land acquisition, land price regulated by Provincial People’s Committee regulated is different from actual price in normal market conditions, the Provincial People’s Committee must re-define according to practice and suitability.</td>
<td>All affected persons, including the people haven’t got legal land use right will be compensated or support for damages at replacing cost. All project affected persons will have the right to receive compensation notwithstanding any legal condition at both rural and urban areas.</td>
<td>It will be paid full compensation according to replacing cost for all affected constructions, notwithstanding discount for reusable material or depreciation. All full compensation according to replacing cost will be paid for all project affected constructions notwithstanding any legal obligation.</td>
</tr>
<tr>
<td>House and other structure</td>
<td>Decree No. 197/2004, Article 18 and 20: House and other structures were constructed before having land use plan or informed border will be support from 60%-80% of replacing cost. House and other structure on land were constructed after having land use plan or informed border will be supported according to each detailed case.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Unregistered business household</td>
<td>Decree No. 187/2004, Article 26-28: only registered business households will be eligible for receiving support.</td>
<td>For non-land properties, all legal or illegal or legalized affected persons or will be compensated at</td>
<td>Unregistered business households will be eligible for receiving support in cash or by properties, including</td>
</tr>
</tbody>
</table>
Main issues | Vietnamese Laws | World Bank Policies | Project Policies
---|---|---|---
Support for livelihood rehabilitation | Decree No. 69/2009, Article 20&22: Affected persons was recovered from above 30% area of producing land will be support for livelihood stabilization and training/job generation. The Decree No. 17/2006 supplemented this provision and long-term support for poor households. | Supporting livelihood rehabilitation for persons who loss more than 10% income from productivity – properties generate income and/or replace equivalent physical. Focusing on strategies, avoiding more difficulty and creating new opportunity to improve the conditions of poor and vulnerable households. | Supporting livelihood rehabilitation for persons who loss more than 20% income from productivity – properties generate income and/or replace equivalent physical. The project will focus on strategies, avoiding more difficulty and creating new opportunity to improve the conditions of poor and vulnerable households.

4.2. Principles and eligible compensation

4.2.1. Principles

55. Objectives of Vietnamese Law about resettlement and rehabilitation of livelihood of affected people. Objectives of World Bank about involuntary resettlement which will compensate for damages at replacing cost and assistant measures for rehabilitation as same as or better than before project. Policies and principles applied by the Project will be replaced relatively existing decrees in Vietnam in the cases which will have differences between OP 4.12 of World Bank and Vietnamese Laws.

56. Basic principles applied to the preparation of this Resettlement Action Plan are:

(i) Land and properties acquisition and resettlement of people will be reduced as much as possible.

(ii) All affected persons live, work, do business or agriculturally farm in project area who will be supported by livelihood stabilization measures in order to
improve equally or at least to maintain living conditions, capacity of earning income and productivity as same as before the project. Affected persons without legal right on damaged properties will have the right to receive compensation as well as livelihood stabilization measures.

(iii) Livelihood stabilization measures will be as follows:

a. Compensation at replacing cost without deducting depreciation or reused materials for house and other buildings;

b. Priority compensation of "agricultural land for agricultural land" for same acceptable productivity for affected persons;

c. Compensation for residential land (if any) with same or acceptable size for affected persons;

d. Subsidy for transportation and life, and

e. Subsidy for rehabilitating business/ income.

(iv) Replacing ration of agricultural land and residential land will be equivalent to loss land lot at possible and acceptable highest level for affected persons. In case there is no land for compensation of "land for land" or it is selection of affected persons, it will be applied the compensation in cash or apartment house (for affected persons losing residential land, and removal of their house). If affected persons losing more than 20% area of agricultural land, beside compensation for loss land, the project will support by livelihood stabilization measures.

(v) Transforming period of resettlement will be reduced and people resettlement will be supported removing cost, renting house cost according to regulation of Provincial People’s Committee and livelihood stabilization measures during not longer than 01 month before proposed starting day in this area.

(vi) Land and other properties acquisition plan and supporting livelihood stabilization will be consulted with affected persons in order to surely avoid the smallest inconvenience. Affected persons will receive rights within one month before proposed starting day in this area.

(vii) Service level and former resources of community will be maintained or improved.

(viii) Project commits that it will provide enough and available budget for compensating land acquisition and resettlement and livelihood stabilization during implementation phase as proposed. Physical resources for resettlement and livelihood stabilization will be prepared before as requirement.

(ix) Contractor will not be informed ownership or construction about any sub-project unless the Government of Vietnam did:
a. Completion of compensation payment at satisfaction and suitability according to Resettlement Policy Framework was approved for this sub-project and

b. Ensure supporting support livelihood stabilization before starting construction. Affected persons will be received rights within one month before proposed starting day in this area.

(x) Institutional organization will ensure designing, planning, consulting and implementing Resettlement Policy Framework effectively and timely.

(xi) Suitable reporting, supervising and evaluating will be defined and put into Resettlement Management System. Evaluation of land acquisition process and final results gained will be implemented by Investor independently.

4.2.2. Affected households (AHs) and displaced persons (DPs)

57. Affected households – AHs are recovered their land who are:

- The people who temporarily or permanently loss properties, part or all of the housing, buildings or construction works and architectural objects on the acquired land area affected by construction items of the project;
- Those who have land and/or agricultural land affected permanently or temporarily, partly or all by the project;
- The business households affected partly or all (temporarily or permanently) by the project;
- The people who have crops, livestock and plants (perennial or short-day plants) are affected partly or all by the projects; and
- Sensible impacts to forest: it needs to apply the law relating to maintaining and protecting forest in order to mitigate negative impact to its resources.

58. AHs-DPs: are affected people, compulsory to remove out of exiting residence and/or remove to new residence because of involuntary impact of the project (affected resident land, agricultural land or business and service households).

4.2.3. Cut-off Date

59. According to project study, the cut-off date is determined date of publishing the plan/design which is approved by Provincial People Committee. The cut-off date is determined date of starting inventory of losses during preparation of the project. The cut-off date is February 28, 2011. Thus, arising cases after this date will not be defined as AHs and not entitled to any correspondent benefit.
4.3. Entitlements

According to the project policy, AHs and DPs will be entitled to the following types of compensation and rehabilitation measures:

- The general mechanism for compensation of lost agricultural land will be through provision of "land for land" arrangements of equal productive capacity, satisfactory to the DP. If land compensation size is smaller or lower quality, DPs will be entitled to compensation on cash equivalent the differences.

- However, if land is not available or the DP prefers to receive cash compensation then the following applies:

4.3.1. Compensation Policy for Productive Land

DPs are entitled to compensation as follows:

**Legal and legalizable land users:**

- if the portion of the land to be lost represents less than 20% of the total landholding area, and the remaining land is still a viable economic holding, cash compensation for the lost area at 100% of replacement cost will be provided to the DP, or:

- If farming land was lost more than 20% total existing area or affected households having affected land is smaller than 20% o total area but remaining area is not enough for economic purposes (seriously affected households), they will be:
  
  (i) Allocated a land lot with land levy at advantage location for continuously farming or in case there is no suitable agricultural land, it will be allocated an apartment or a land lot in order to implement non-agricultural activities such as business, or

  (ii) Compensation in cash at full replacing cost (100%) for losing area (or for whole affected area if remaining area will not be economic value)

  (iii) Supporting livelihood stabilization including:

    a. Equally subsidy livelihood with market price (based on average price at local market) will be 30kg rice/person/month within 6-12 months if affected persons must not remove to new residential place (affected persons on-site) or within 12-24 months if affected persons must remove to other place; 36 months support if affected persons remove to new residential place with difficult socio-economic development. Provincial People’s Committee will decide about time, level and deadline payment.

    b. Support occupation training for members of affected households who are at labor age for occupation change. If those affected
persons require extra training for new job, they will be received into vocational schools without tuition fee of a training course.

c. Instead of receiving support for occupation training, in some specific case, affected persons could be allocated: a land lot (minimum 40m$^2$) or an apartment house (minimum 45m$^2$) at resettlement area, or support in cash equivalent to 5 times of compensation cost for agricultural land but not higher than the norm of agricultural land in this province;

d. Supporting type will be decided when consulting affected persons to ensure to get suitable and effective measures which could rehabilitate the capacity of income generation. Support for occupation training will be for affected land leaser because of land acquisition, not for landlord.

e. Training and job changing plan will be prepared and approved at same time of preparing compensation, support and resettlement plan.

(iv) For garden or pond with affected residential land and agricultural land locate in residential area, the Project will support 70% land price of surrounding area beside compensation at replacing cost for agricultural land according to existing laws.

(v) Provincial People’s Committee will decide detailed percentage of support; land area will be supported equivalent to actual condition in locality. For Ninh Binh Province, it will be as details as follows:

- For agricultural land, pond, garden in urban area which does not consider as residential land, besides compensation of 100% of agricultural land price as same as long-term trees, the household will be supported 50% of residential land price at this land lot (for long-term use) and 40% of residential land at this land lot (for short-term use) and compensation and assistance for each 1m$^2$ but not higher than 1m$^2$ of residential land price at this land lot and not higher than 04 of land allocation norm at locality;

For agricultural land in administrative boundary of ward, residential area, town, rural area next to the ward, it will be compensated as 30% of average residential land price at recovered area. Total compensation and support will be following 1m$^2$ but not higher than 1m$^2$ of residential land price and 04 time of residential allocation norm at locality according to the Decision No. 194/2007/QD-UBND dated 22/1/2007 of Ninh Binh PPC on limitation of allocating residential land and recognizing residential land in Ninh Binh Province;

Users with temporary or leased rights to use land
if the portion of the land to be lost represents 20% or less of the total area of the land currently used by the DPs, they will be compensated at the amount corresponding to the remained investment in the land or 30% of land replacement cost; 

if more than 20% of the land area currently used by the DPs is acquired, then the priority to compensate by other land of temporary use rights, or, in request of DPs or if there is no available land to compensate ‘land for land’, the cash compensation will be applied at the amount corresponding to the remained investment in the land or 30% of land replacement cost. If the value of remained investment is greater than 30% of its replacement cost, the Resettlement Committee will review the case by case and adjust accordingly. 

Support livelihood stabilization (support lost income because of recovered land are remaining time in land leasing contract or detail time of temporary land use right, support livelihood, occupation training and other specific supports, given by Provincial People’s Committee). 

**Land Users without recognized Rights to Use Land** 

In lieu of compensation for land, the DPs will receive an assistance corresponding 60% of land replacement cost. 

For serious affected and belonging to poor and vulnerable farmer households (including non-owned land households), if there is no land available for compensation by “land for land”, beside above-mention, the Project will support livelihood rehabilitation including (a) subsidy livelihood equivalent to market price (based on average price at local market) will be 30kg rice/person/month within 6-12 months (if affected persons don’t remove to new residential place), or 12-24 months (if affected persons must be removed) and (b) support for occupation training to ensure that the affected persons will rehabilitate or improve their income and living standard.

In case when the affected persons utilizes the public land (unused land or in protection areas of works), that subjects to be recovered under the project, with conditions to return, on request, the land to the Government, they (DPs) will not be compensated for this public land, but will be compensated for crops and trees at 100% market prices.

Affected persons will be compensated for damaged vegetable and fruit trees or industrial trees according to market price. Farming trees will be compensated at replacing cost.

**4.3.2. Compensation Policy for Residential Land**
62. The affected people will be compensated according to the Decision 197/2004/ND-CP, Article 13:

- After the land acquisition is made, if the remaining area is adjacent to the traffic road (width ≥ 20m) and its total area is less than 45m² or its depth is less than 5m, the local authority will withdraw all the remaining area and carry out the compensation according to related regulations.

- After the land acquisition is made, if the remaining area is adjacent to the traffic road (width < 20m) and its total area is less than 36m² or its depth is less than 4m, the local authority will withdraw all the remaining area and carry out the compensation according to related regulations.

- As usual, minimum remaining area after removal of household is from higher than 40m² for urban areas and 100m² for rural areas.

a, APs losing residential land without structures built thereon

(i) Compensation for the loss by land with the same purpose of using or in cash at replacement cost.

(ii) A support equivalent to the remaining investment value for the households who are not eligible for compensation for land.

(iii) Will be tax exemption and/or transaction fee during receiving compensation.

b, DPs losing residential land with structures built thereon and the remaining land is sufficient to rebuild on (reorganizing DP), the principles of compensation are as follows:

(i) Compensation in cash: (1) 100% of replacing cost for affected peoples who meet the requirements of compensation; (2) supporting as 30% of replacing cost for residential land for households who could not meet the requirement of compensation.

(ii) If house/construction was influenced in total or remaining land is not enough for rehabilitation, affected households will be received compensation with 100% of replacing cost.

(iii) If house/construction of affected persons will be impacted partly, those households will be received the cost for rehabilitation as same as or better than before;

(iv) If DPs have to rebuild the main house, they will receive: (i) transportation allowance of 4,000,000 - 10,000,000 VND/HH for moving furniture to new location (ii) subsistence living allowances: the affected household will be entitled to support by cash equivalent to 30 kg of rice (at market price at the time of payment) per person per month for all affected household’s members for 3 months.
c. DPs losing residential land with structures built thereon and without remaining land sufficient to rebuild on (relocating DP): They are entitled to:

(1) compensation for the land as follows:

The DPs, who have legal or legalizable rights to the affected land, can opt to one of the followings:

(i) Compensation for replacing residential land with same area but not over the norm of land area, decided by Provincial People’s Committee at fully-equipped infrastructural resettlement area or at acceptable place for affected persons, plus a cash amount, according to regulation of Provincial People’s Committee, to construct basic infrastructure including access road, electricity, water supply and wastewater connection. Affected persons will receive land use right without any fee;

(ii) If there is no land for compensation, those affected household will be received compensation in cash for whole lost residential land with 100% of land price according to quotation of Vietnamese Government and having the right on renting or purchasing an apartment at resettlement area with acceptable price for affected people.

(iii) According to the requirement of affected household, compensation for affected construction at full cost and supporting for removal. The project will implement or allocate for affected people an amount for basic infrastructure including transportation road, electricity, water supply and sewerage… at least as same as old location, decided by Provincial People’s Committee.

(iv) Added support for livelihood stabilization as follows:

- **Subsidy for suitable transportation cost**, decided by Provincial People’s Committee to remove reusable properties, etc… (if affected persons remove to new residential place within same City/province or outside province);

- **Subsidy for life** equivalent to 30kg rice/person/month for each member of household within 12 months. In case affected persons remove to difficult socio-economic development area, the affected persons will support within 24 months.

(v) **Support for renting house** if project could not provide accommodation for affected persons before land acquisition, at that time, the affected persons will be supported by renting house fee according to regulation of Provincial People’s Committee/City within duration as follows: (a) if affected persons select/receive new land lot: from allocating land to receiving new land lot at resettlement area plus 6 months for building house; (b) if affected persons having renting house or purchasing an apartment house: from allocating land to receiving new apartment
house; (c) if affected persons select the method of removing themselves: allowance for renting house in 6 months. In case the project provides temporary accommodation for affected persons, renting house will not be applied.

The DPs, who do not have legal or legalizable rights to the affected land, are entitled to compensation as follows:

(i) subsidy for suitable transportation cost from 4.000.000 – 10.000.000 VND/household, decided by Provincial People’s Committee decision (if affected persons remove to new place within same City/province or outside province);

(ii) Subsidy for life equivalent to 30kg rice/person/month for each member of household in 6 months..

(iii) support for livelihood stabilization will base on housing type area which is suitable with compensation level and paying capacity of affected persons, if compensated area is smaller than allocated land lot or apartment house, those persons will be supported the difference.

(iv) For poor or vulnerable household without any residential land, the project will:
   a. support a residential land lot with minimum area at resettlement area with full legal right on land;
   b. support by renting or providing right to purchase an apartment which is not smaller than affected area, or,
   c. According to claimed requirement of affected persons, they will receive a support which is not less than 10.000.000 VND/household for self-removes.

(v) Affected persons are living in State or organization owned apartment and were constructed in stand-alone area of recovered land, and persons must be removed but could not continuously rent State owned house at proposed resettlement area, will be received:
   a. If renting contract or allocating decision record precisely rented/allocated area, the support will be equivalent to 60% of replacing cost for this area recorded in those dossiers;
   b. If renting contract or allocating decision did not record precisely rented/allocated area, the support will equivalent to 60% of replacing cost for affected area but not higher than the minimum area, regulated by Provincial People’s Committee.
   c. Equal support with investment value on recovered land of affected persons will be an amount but not higher than ceiling price in locality.
(vi) Affected persons are living with relationship/friend on same land lot or persons who be allowed by authority to build the house on public land will receive the rights as follows:

a. If small damage, they will not receive compensation for land, but those household will be allowed to use remaining area.

b. If large damage, household without land will be received support via compensation by “land for land’ with same character and receiving land use right without any fee. Minimum area will be 40m².

Compensation for affected buildings will at full replacing cost and support for removing cost to construct basic infrastructure at new residential place.

4.3.3. Compensation Policy for Loss of Houses/Structures

63. DPs losing houses and/or other structures will be entitled to compensation as follows:

a. Loss of Houses and other Structures: DPs losing houses and/or other structures will be entitled to:

(i) Compensation in cash for all affected houses/structures at 100% of replacement cost for materials and labor, regardless of whether or not they have title to the affected land or permission of construction of the affected structure. The amount must be sufficient to rebuild the new house/structure with the same technical conditions as the former one. No deductions will be made for depreciation or salvageable materials.

(ii) If the houses or buildings and other structures are partly dismantled but the rest is no longer enough to be used, AHs shall be compensated for the entire houses, works, and architectures. If the remaining parts are still used, the AHs will be compensated for the destroyed parts and provided repair costs to restore the works the same or better previous conditions.

(iii) For social structural works which are in used to be affected, the compensation is calculated as the value of new construction works with the same level of technical standards issued by management department. The compensation will not be applied if the works is unusable. If a infrastructure works belongs to a Project that needs to be relocated while it is not yet listed on the technical standard or its technical standard is to be upgraded, then the Provincial People’s Committee will discuss with competent authorities, who can decide the investment, or PMU of the Project in order to define its technical standard before carrying out the compensation.

(iv) The assets on land is one of the cases specified in paragraphs 4, 6, 7 and 10, Article 38 of Land Law, shall not be compensated.
(v) The assets on land is one of the cases specified in Clauses 2, 3, 5, 8, 9, 11 and 12, Article 38 of the Land Law. Accordingly, the assets handling is as prescribed in Article 35 Decree No. 181/2004/ND-CP dated October 29, 2004 of the Government regarding the implementation of the Land Law.

(vi) Compensation and allowances will be paid in cash. No deductions will be made for depreciation or salvageable materials.

(vii) The calculation of rates will be based on the actual affected area and not the useable area.

b. Removal of Graves: Compensation for the removal of graves will be provided for all costs of excavation, relocation, reburial and other reasonably related costs. Compensation in cash will be paid to each affected family. The Provincial People’s Committee stipulates a specific rate of compensation in conformity with local customs and general regulations of Vietnam.

c. Tenants: who have leased a house for residential purposes will be provided an assistance equal remaining renting contracted value, but not exceeds renting value for six months, and transportation allowance at least 500,000 VND for moving assets, as well assisted in identifying alternative accommodation.

People who are renting house of State or organization will be assisted an amount equivalent to 60% of replacing cost for affected house. The area of the house constructed by affected people and approved by authorized agencies will be compensated by full replacing cost. In case the construction without any construction license by authorized agencies, it will be assisted an amount equivalent to 60 - 80% of replacing cost according to the decision of Provincial People’s Committee. They will have the right of renting or purchasing a new apartment at resettlement area with same area of affected area.

4.3.4. Compensation for affected standing trees, crops and aquaculture

64. 100% of compensation will be made with replacement cost for trees, crops and aquaculture on acquisition area pursuant to Decision 1948/2007/QD-UBND dated 21/8/2007 of Ninh Binh PPC stipulating the unit prices for houses, architecture works, trees and farm produce in Ninh Binh Province. The unit prices shall be updated at the time of compensation for affected households.

4.3.5. Compensation Policy for Loss of Income and/or Business/Productive Assets

65. For DPs losing income and/or business/productive assets as a result of land acquisition, the mechanism for compensating will be:

(i) cash compensation for the loss of income during the transition period, equivalent average monthly net income at least for three months;

(ii) if business' or productive assets are affected, cash compensation for lost business structure/assets at 100% of replacement cost, without depreciation;
(iii) Affected persons are unregistered shop owners/kiosk who will be received allowance for stopping business equivalent to 30% after tax annual income, payment for 3 months of losing business income.

(iv) Unregistered affected businessman will be received allowance for stopping business, and Provincial People’s Committee will decide allowance equivalent to anticipating monthly income for small shops. This allowance will pay for at least income of 3 months to recover losing income in the time of rehabilitating business..

(v) Affected persons having small shops (only for shopping, not the shop in the house) will be received allowance for transportation cost of furniture, decided by Provincial People’s Committee decision according to actual removing cost..

(vi) If it must be removed business activities, beside compensation for losing land, properties and income, the Project will replace a land lot with area according to standard at advantage location and easy for customers, plus a special allowance. In case there is no available land at acceptable place by affected persons, the Project will support the affected persons for training new job.

4.3.6. Temporary Impact During Construction

66. For temporary loss of land and properties, DPs are entitled to follows:

a. For arable land that will be temporarily affected:

- Compensation for one harvest of crops/trees/aquaculture at 100% of market prices;
- Compensation for loss of net income from subsequent crops that cannot be planted for the duration of project temporary use, AND
- Restoration of land to its previous or better quality by providing measures to improve land quality in cases of land being adversely affected or acidified, AND
- If the duration of project's use the land exceeds more than two years, then the DPs have option to: 1) Continue using land, OR, 2) “Give it to the Project and be compensated as permanent loss”.

b. For temporary loss of residential land:

- Compensation for all affected movable properties at full replacement cost;
- Renting cost will be paid based on current or future renting agreement in this area or negotiation with affected people, and
- Restoration of land to its previous or better quality.

(c) For temporary impact on business:
Compensation for temporary loss of income, equivalent an average monthly net income at least for three months.

Compensation for all affected movable properties at full replacement cost.

Restoration of land to its previous or better quality.

(d) For damages caused by contractors to private or public structures:

- Damaged property will be restored or compensated by contractors immediately, after happening, to its former condition.

- Under their contract specifications, the contractors will be required to take extreme care to avoid damaging property during their construction activities. Where damages do occur, the contractor will be required to pay compensation immediately to affected families, groups, communities, or government agencies at the same compensation rates that shall be applied to all other assets affected by the Project.

- In addition, damaged property will be restored immediately to its former condition.

4.3.7. Secondary DPs

This applies to those affected by development of individual resettlement or group resettlement sites. Because all secondary DPs are likely to be affected in similar ways as primary ones, they will be entitled to compensation and rehabilitation assistance in accordance with the same respective provisions for all other DPs.

4.3.8. Compensation for Loss of Community Assets

In cases where community infrastructure such as schools, bridges, factories, water sources, roads, sewage systems is damaged, PMUs will ensure that these would be restored or repaired as the case maybe, at no cost to the community.

4.3.9. Social assistance and bonus

Social assistance: Any affected people (must re-build their house or remove) are receiving social assistance (Vietnamese Mother Heroin, veteran, martyr) who will be supported by special assistance in order to stabilize their life according to local regulations besides other basic compensation and assistance. Special assistance will not be over 1.000.000 VND/household.

Bonus: Any affected people allot voluntary their land to the project according to informed action plan that will be received bonus of 5% total compensation but not over 5.000.000 VND/user/landlord according to local regulation.
5. RESSETLEMENT AREA

71. According to survey data, the relocation for land acquisition is not necessary. Accordingly, the resettlement for the households is not necessary.

6. INCOME REHABILITATION PROGRAMME

6.1. Overview

72. Rehabilitation program plays an important role in the implementation of RP when APs lose business bases, jobs and other income sources regardless of the fact that they lose their houses or not. However, according to the RP, the relocation and resettlement is not necessary.

73. The Project may bring negative impacts on local people; they may become poorer or lose income after losing land, jobs, houses, and being separated from community. They may be suffered from diseases, lacking food, losing the rights to use public services and existing living conditions, facing with bad impacts from the society, etc. Thus, the income rehabilitation methods are the core of the implementation of RP and should be paid special attention to. The objective of this program is to recover livelihoods of all APs to the same level as that before the project implementation or better and to ensure that APs will adapt to the new living conditions as soon as possible.

74. Income rehabilitation is counted as an important part in the consideration of accessibility to livelihoods and economic improvement of the APs. This aims to enhance skills or create job opportunities for poor households and vulnerable households.

75. To implement next steps of the RP, PMU will coordinate with local authorities at levels and social organizations such as Women association, youth association, trade union, etc. to take prompt actions for income rehabilitation to all APs.

6.2. Demands analysis

76. According to the survey results, the total affected households are 39 households and one household under Ninh Phong Ward PC. None of households is to be relocated away from the existing place. Most of affected households are farmers, free workers, etc. Most of the acquisition land belongs to agricultural land and aquaculture land. Only one temporary house is affected. Therefore, the said influences are considered as insignificant.

77. According to consultation results, these households have agreed with the Project investment on their agricultural land. They basically have the following opinions: (i) support households to maintain their lives; (ii) provide them loans for house improvement (for partly-affected households) and (iii) support them with job introduction and skill training (for people under working age) to enable them to soon get familiar with new living conditions (change to new jobs).
78. Basically, the above-mentioned demands of local people are in compliance with criteria/principles of the project. However, the number of households suffers from project impacts on land recovery and resettlement is rather high (38 households) and people under working age of each household is from 3-5 people. Since the registration for vocational training is different among households, the organization of a big program is not suitable. Thus, the combination between training programs and vocational programs of the Province and City is considered as more effective.

6.3. Proposed program

79. According to the results of demand analysis mentioned above, the APs are entitled to participate in rehabilitation support program, including:

- For all AHs: List of the AHs will be provided to Women association. The association will carry out necessary procedures to support these households in loans application.

- Vocational training and job generation: This program will be carried out for household under working age and the households under job changing.

80. In addition, allowance for moving and life stabilization will be paid to affected households (as mentioned in the Item Assistance Policies)

7. IMPLEMENTATION ARRANGEMENT

7.1. Responsibility of organizations

81. The implementation of the RP requires the participation of agencies and local organizations at province, city and ward levels. Provincial People’s Committee will be responsible for overall implementation of common policy framework and the resettlement action plan of Ninh Binh City Sub-project. The Council for Compensation, Resettlement/ Centre for Land fund will be established at the municipal level, in accordance with the provisions of Decree No. 197/2004/CP. The terms and policies of the Policy Framework and the RP will be the legal basis for the implementation of compensation and resettlement for the Ninh Binh city Drainage, Wastewater Collection and Treatment Project – Ninh Binh Province. The organizational structure of implementation and overview of the main responsibilities at each level/unit involved in the implementation of compensation, assistance and resettlement (if any) of the Project’s components is described as follows:

7.1.1. Management Agencies
82. Ninh Binh PPC is the most powerful agency at provincial level. PPC shall take charge of establishing and directing Appraisal Council in accordance to the implementation demand of the Project. PPC shall be responsible to:

(i) Appraise and approve RPs after obtaining WB’s approval for final draft versions;

(ii) Approve land acquisition and allocation for the project;

(iii) Make final decision and issue compensation unit price, assistance level, allowance and assistance policies for APs and affected vulnerable groups according to approved RPF and RP;

(iv) Direct the coordination of related agencies and provincial departments to implement compensation and resettlement in accordance with approved RP;

(v) Provide sufficient budgets for resettlement activities;

(vi) Ensure that the resettlement activities of the Sub-project are implemented in compliance with approved RPF and RP.

7.1.2. Implementing Unit

Management and Implementation Unit of Investment Construction Projects in Ninh Binh city

83. PMU is responsible to:

- On behalf of PPC to implement and monitor the implementation of all RP activities in the project scale under the management of PPC and sign contracts on the implementation of some resettlement components.

- Make plan, coordinate and generally monitor resettlement programs;

- Update and/ or prepare schedule for compensation and resettlement assistance in accordance with approved Resettlement Plan and Policies Framework, then submit to PPC and World Bank for approval prior to the implementation of approved RP;

- Guide all resettlement activities of the city and ward/commune, follow the policies and guidance of the Resettlement Plan of the project;

- Establish procedures/model process on information strategy and organize relevant consultation such as monthly notice to communities on project activities. Coordinate with other component and other agencies engaged in RP, implement and monitor RP;
Check and consult PPC on compensation unit price of land and other assets, coordinate with relevant agencies of province based on principles of this Resettlement Policies Framework;

Assist and supervise the process of measurement, detail inventory, chair or coordinate for preparing compensation alternatives, assist resettlement, implement compensation and assistance from the beginning until the end;

Establish liaison regime to ensure suitable technical and logistical assistance for agencies in charge of compensation and resettlement implementation;

Establish database standards on APs of each Component as well as for the whole project;

Establish internal monitoring implementation procedures to supervise the compliance with project policies;

Establish monitoring coordination procedures between the contractor and local community and ensure quick determination and compensation for impacts on public and private assets during land acquisition process.

Select, monitor and implement following recommendations of independent monitoring agency;

Establish procedures for quickly implementing necessary adjustment methods and solving complains;

Coordinate in providing works related to project for affected people (consulting contractors about employment opportunities for local residents, informing affected persons about opportunities and the way to grasp those opportunities).

Take over land coordinates and hand over land to construction units;

Closely coordinate with independent monitoring agency and

Periodically report to WB on resettlement actions.

Ninh Binh City People’s Committee (CPC)

Ninh Binh CPC is responsible for determining the legality of land use right and affected works, appointing members of city compensation/resettlement council and assigning functions and tasks to city council of compensation, assistance and resettlement.
Ninh Binh City Council of compensation, assistance and resettlement

85. The Council of compensation, assistance and resettlement of the project shall take responsibility to:

- Make plan and implement all daily resettlement activities RP in the city;
- Make compensation and resettlement assistance methods and submit to PPC for approval and coordinate with PMU to pay compensation to affected person;
- Prepare land and related procedures handover resettlement land for affected households;
- Dispatch conciliators to settle claims of APs on compensation policies and rights;
- Pay special attention to demands and desires of sensitive groups (minority ethnic groups) and vulnerable groups (children, old persons, women-headed or single person-headed households);
- Closely coordinate with independent monitoring organizations.

Ward People’s Committee

86. The Ward/Commune People’s Committee will assist the Resettlement Committee of Ninh Binh City in compensation, assistance and resettlement tasks. Ward/Commune People’s Committee will be responsible for the following:

- Assign responsibility to staffs supporting resettlement actions in their wards;
- Support other agencies and organizations, including PMU to publish and disseminate information and hold community meetings and consultation for the PAP;
- Support other agencies and organizations, including PMU to conduct surveys on number of persons of households, replacement cost/price, detailed measurements and other resettlement activities;
- Participate in all activities relating to land acquisition and allocation, resettlement, restoration assistance and other social development supports;
- Support the PAP in activities relating to resettlement and livelihood restoration. Inform the PAP about compensation schedule and monitor compensation implementation. Sign in the compensation records with DPs;
- Verify the list of poor households and disable households and sensitive households who are affected by the project;
Ensure to sufficiently implement regime of grievance redress for the PAW. Make records and save file of all complaints. Support and consult in order for the PAP to be quickly settled their claims.

**Independent monitoring unit/agency**

87. An agency/organization or research institute specializing in social sciences will be selected to carry out socio-economic surveys, monitor and evaluate the implementation of project RP. PMU will sign contract with the selected Independent Monitoring Agency. Cost for the implementation of resettlement independent monitoring for the project will be taken from IDA loans. Independent monitoring agency will report periodically on the implementation progress and make recommendations related to solutions to problems discovered in the monitoring.
7.2. Organization Chart

The related units/organizations for implementing the resettlement plan is organized according to the organization chart as follows:

8. IMPLEMENTATION PLAN

8.1. Main activities

Any project consists of project components and main activities, in which includes methods that ensure effective participation of beneficiaries of project activities implementation. To ensure the success and effectiveness of the project, main activities need a specific implementation plan with exact time marks. This helps to evaluate the implementation progress of the project components at certain time. The plan should be made from the beginning of the project, in the course of project implementation and to the finishing
stage of the project. In the RP, main contents that need to be implemented from the beginning to the end of the project are:

- Inform regarding the inventory cut-off date (end of Feb. 2010 – estimated) and compensation limit: fully inform to all APs about entitlements and RP policies, assist resettlement including the validity, entitlement, policies, compensation alternatives and rate, schedules, complaints and complaints settlement. Resettlement Information book (RIB) is prepared by PMU and distributed to APs or popularized in ward and hamlet meetings or community consultation. Besides, leaflets, billboards and posters are also handed to every DP, attached in public areas such as ward PC, cultural houses, health stations; schools ... Announce policies on land acquisition of the project, decision on approval of investment project and approval of project design, etc.

- Conduct socio-economic survey at affected areas;

- Develop legal framework and entitlement policies for the project;

- Develop the plan of building resettlement area;

- Develop livelihood restoration methods;

- Implement compensation, assistance, resettlement and livelihood restoration;

- Evaluate project impacts on APs: One year after the project completion, socio-economic survey shall be carried out in order to evaluate project impacts on beneficiaries and APs. This survey results will be basis for evaluating project impacts on community and a basis for drawing lessons for project activities, design and implementation in the future.

8.2. Key implementation steps

According to the Decree 84/2007, the process of land acquisition, compensation and resettlement is summarized from some Articles of the Decree 84/2004 as follows:

**Step 1: Determine and announce land acquisition policy**

- Determination and announcement of land acquisition policy are based on appraisal document of land use demand of Department of Natural Resources and Environment submitting to Ninh Binh PPC for approval. Ninh Binh PPC issued documents on land acquisition policy or document of investment location acceptance.

- City PC is responsible for steering and widely spreading land acquisition policy, regulations on land acquisition, compensation, allowance and resettlement when the land is acquired by the State for purposes of national defense, national interests, public utilities and economic development.
Ward PCs are responsible for openly posting land acquisition policy at headquarter of ward PCs and at residential activities zone where there is acquired land, and announcing publicly on ward radio stations (if any).

**Step 2: Prepare cadastral documents for acquired land**

According to documents on land acquisition policy of PPC, Department of Natural Resources and Environment instruct Land use right registration offices of same level to prepare cadastral documents.

Adjust cadastral map suitably to the current status and abstract of cadastral map for places with official cadastral maps or abstract of cadastral map for places without official cadastral maps;

Correct and make copy of cadastral documents (cadastral books) to submit to DRC;

Make a list of acquire land lots with following contents: map identification mark, lot identification mark, name of land user, area of lot with the same use purpose, land use purpose.

**Step 3: Prepare, appraise and approve general plan on compensation, assistance and resettlement**

City board of compensation, assistance and resettlement (with the participation of Investor representatives) prepare general plan on compensation, assistance and resettlement (hereinafter called general plan) based on current data and documents supplied by Department of National Resources and Environment and submit one (01) set to Financial agency for appraisal. The general plan has the following main contents:

- Basis for plan preparation;
- Synthetic statistics on area of all land types, agricultural land levels, number of map pages, number of plots; estimated value of assets on land;
- Synthetic statistics on number of households, people, laborers in acquired land area, in which clearly specify number of job-changed laborers, number of DPs;
- Estimation of compensation, assistance rate; estimated location, area of resettlement site or resettlement house and modes of resettlement;
- Estimation of supporting measures to resolve employment and training plan for job changes;
- List of works, scope of governmental works, organizations of religious bases, DPs community and estimation of location to displace;
- Number of displaced graves and estimation of location to displace;
- Cost estimation to realize the plan;
- Financial source to realize the plan;
Plan implementation progress.

Within fifteen (15) days since receiving general plan, Department of Finance coordinates with Department of Natural Resources and Environment and concerned agencies to appraise the plan and submit it to Chairman of PPC for approval.

Within seven (07) days since receiving the letter of representation from Department of Finance, Chairman of PPC is responsible for considering and signing approval decision for the general plan.

**Step 4: Make notice about land acquisition**

After general plan is approved, Board of compensation is responsible to inform land users about land acquisition reasons, estimated rate of compensation; allowance and resettlement; measures on changing jobs and job settlement; displacement time and handing over acquired land stated in general plan.

Land users have right to comment, propose or request Board of compensation to give explanation for the above-mentioned contents based on regulations of law.

**Step 5: Issue decision on land acquisition**

Based on investment approval decision of PPC for the project and written instructions of PPC on land acquisition for project implementation, PPC issue decision on land acquisition in project affected area after twenty (20) days since the implementation date of land acquisition announcement.

**Step 6: Handle complaints for land acquisition decision**

In land acquisition implementation, if there is any complaints from residents, Ward’s PC will collect their opinions and letters of complaint and send them to higher competent agencies for consideration.

When there is no decision on claim settlement, land acquisition will be still in progress. In case competent agencies settling complaints conclude that the land acquisition is illegal, the implementation of land acquisition shall be obligatory to stop; governmental agencies that issued the land acquisition decision shall make decision on cancellation of that land acquisition decision and compensate for losses (if any) caused by land acquisition decision. In case competent agencies settling complaints conclude that the land acquisition is legal, the owners of acquired land have to comply with the land acquisition decision.

**Step 7: Inventory and detailed statistics of affected assets**

The organization in charge of compensation, assistance and resettlement is responsible for delivering leaflets, guiding inventory, collecting inventory.... of DPs to prepare compensation, assistance and resettlement plan.

DPs enumerate the area, grades, types and location of the acquired land, the quantity and quality of current assets on acquired land, number of persons, number of labors ..., send their resettlement desires (if any) to agencies in charge of compensation, assistance and resettlement.
In addition, information on market prices for land, crops, and other assets will be collected from respective provincial, district, and commune authorities and the local market. In case, the value of the market price is higher than unit price issued by Ninh Binh PPC, the PPC will be required to update the unit price that is equivalent to the above mentioned market price.

**Step 8: Prepare detailed compensation and resettlement plan**

Based on the table of detailed statistics of compensation quantity of DPs, minutes of inventory quantity, copy of land origin, list of households’ members, households under preferential treatment and unit price, compensation and assistance policies for DPs, the organization in charge of compensation, allowance and resettlement shall apply prices to prepare compensation and assistance plan for every DPs of the project.

Detailed compensation and assistance plan shall present sufficient quantity, volume, types, unit price, ratio of remaining quality (for affected assets with depreciation) of assets attached to compensated land of DPs and other basis for calculation.

**Step 9: Approve detailed compensation plan**

After finalizing the compensation plan based on DPs’ contributive opinions, agencies in charge of compensation shall submit it to competent authorities for appraisal and approval.

**Step 10: Publish compensation, assistance and resettlement plan**

After the compensation, allowance and resettlement plan is approved by authorized agencies, agencies in charge of compensation, assistance and resettlement shall publish and openly post the compensation, assistance and resettlement plan, including schedule and time for payment of compensation and assistance payment, schedule for removal and relocation for site clearance.

**Step 11: Implement payment for compensation, assistance, resettlement and income restoration program**

Within 15 days since the approval date of compensation and assistance plan, concerned agencies/organizations shall be responsible for paying compensation and assistance for DPs.

In case of resettlement, organizations in charge of compensation and site clearance shall hand over houses or land, land use right certificate, and house and land ownership certificate for DPs prior to land acquisition. In case, there is an agreement between compensation and site clearance organizations and DPs on receiving resettlement house and land after land acquisition, it is required to follow the agreement with signatures of both parties.

At that time, income restoration program will be carried out for rehabilitating and/or help them fall in line with new living condition.

**Step 12: Site clearance and land acquisition**

PCs of all levels co-ordinate with mass organizations to mobilize DPs to implement the decision on land acquisition and compensation and assistance payment smoothly based on
approved plan, relocating on-ground architectural objects and assets, and handing over land on schedule.

Along with steps mentioned above, PMU should employ resettlement consulting experts to support the project and independent monitoring agency to independently monitor the compensation and resettlement implementation of the project after the detailed design is approved.

Resettlement consulting expert shall be responsible for supporting PMU to internally monitor the agency in charge of compensation and assistance implementation and independent monitoring agency shall periodically monitor the implementation of compensation and site clearance of the project.

8.3. Implementation Schedule

The implementation schedule of RP is proposed as table 5 below:

**Table 5. Proposed schedule for RP preparation and implementation**

<table>
<thead>
<tr>
<th>No</th>
<th>Work Items</th>
<th>Completion schedule</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>a. Determination and popularization of acquisition land policies</td>
<td>10/2010</td>
</tr>
<tr>
<td>2</td>
<td>b. Preparation of required land survey profiles</td>
<td>11/2010</td>
</tr>
<tr>
<td>3</td>
<td>c. Preparation for appraisal and approval of RAP</td>
<td>12/2010</td>
</tr>
<tr>
<td>4</td>
<td>d. Issue of project policy framework</td>
<td>01/2011</td>
</tr>
<tr>
<td>5</td>
<td>e. Information of land acquisition</td>
<td>02/2011</td>
</tr>
<tr>
<td>6</td>
<td>g. Formation of council of compensation, assistance and resettlement</td>
<td>02/2011</td>
</tr>
<tr>
<td>7</td>
<td>h. Detailed measurement and inventory of affected areas</td>
<td>03/1011</td>
</tr>
<tr>
<td>8</td>
<td>i. Preparation of options for compensation, assistance and resettlement</td>
<td>04/2011</td>
</tr>
<tr>
<td>9</td>
<td>j. Popularization of compensation option</td>
<td>05/2011</td>
</tr>
<tr>
<td>10</td>
<td>k. Payment of compensation</td>
<td>06/2011</td>
</tr>
<tr>
<td>11</td>
<td>l. Site clearance</td>
<td>07/2011</td>
</tr>
<tr>
<td>12</td>
<td>m. Income recovery program</td>
<td>06/2011 – 12/2011</td>
</tr>
<tr>
<td>13</td>
<td>n. Internal and external supervision</td>
<td>06/2011 – 12/2013</td>
</tr>
</tbody>
</table>
9. PUBLIC CONSULTATION AND PARTICIPATION

9.1. Objective

92. Information dissemination to, consultation with and participation of the affected people and key stakeholders will (i) inform local authorities and affected people, affected community/institutions about the project development and get their feedback for the RP preparation and implementation; (ii) reduce the potential of conflicts, (iii) minimize the risk of project delays, and (iv) enable the project to design the resettlement and rehabilitation programs as a comprehensive development programs to fit the needs and priorities of the affected people, thereby maximizing the economic and social benefits of the project development.

93. As regulated in WB’s policy, the PAP shall be fully informed and carefully consulted on resettlement, assistance and compensation plans and collected feedbacks on making RAW. Consulting the affected community is the starting point for all activities related to resettlement. The PAP may be afraid that they will lose their livelihood and neighbors or they are not ready to negotiate their entitlements. The public participation in resettlement plan and management helps the PAP relieve their worries and brings them opportunities to participate in deciding what will affect their life. Resettlement implementation without consultancy may lead to improper and ineffective strategy. Without consultancy, the PAP may object to the project and create social difficulties to remarkably delay or even skip the project’s implementation and increase the project costs. Therefore, if there is public consultation, the objection to project in the first stage can be changed to constructive participation.

94. For Vietnam, one important step in increasing democracy at grass root level is Instruction No. 30-CT/TW of the Central Committee of the Vietnamese Communist Party in “Construction and implementation of standard democratic regime” and Decree No. 79/2003/ND-CP on this matter. The key of this legal document is the well-known slogan: “people know, people discuss, people do, people check”.

Ordinance No. 34/2007/PL-UBTVQH11 points out matters which need to be explained for local authorities and communities before the competent authority launches decision on the preparation for compensation, assistance and resettlement plan related to basic project construction items in wards;

Article 39, clause 2, Land law 2003 requires to declare contents related to resettlement such as reasons and land acquisition plan, relocation plan, general compensation plan, site clearance position for AHs.

95. If so, consultation and participation are the innovation in project implementation in Vietnam. Both local residents and officers in charge of project implementation are lack of experiences in this field. It is necessary to pay attention to the
following points to encourage relevant agencies to participate in consultation manner in the project:

- Determine and cooperate all related agencies, especially the PAP to participate in consultation process with public participation;
- Establish participation plan for phases of the project preparation, implementation, monitoring and evaluation;
- Propose specific details for plan of information propaganda and dissemination and establish procedures to enable the PAP to negotiate their allowances and interests;
- Concentrate related agencies to participate in making decision at different project implementation steps (for example, compensation models, supporting, consulting opinions of the PAP on compensation options and implementation schedule, etc.);
- Set up a schedule to implement activities such as strategy of project information polarization, levels of compensation and options, assistance, allowance, locations and relocation plan;
- Establish procedures for settlement of residential compensation and complaints.

9.2. Community Consultation and Participation

9.2.1. Consultation in The FS Preparation Phase

96. At the beginning of project preparation, local authorities and administrative leaders at all levels were informed about the proposed project, objectives and works of the project components. Through working sessions, related authorities such as Natural Resources and Environment Department of the Province, Land Survey Department and Urban Department of Wards and other organizations/units were thoroughly consulted and they commit to implement the policies of assistance, compensation and resettlement mentioned in the Project Policies Frameworks. The Policies reflects the targets of both WB and Vietnam Government. The comments regarding contents and activities in resettlement work of regional sub-project were given. The Resettlement Policies Framework was approved together with the Project’s Pre F/S by Prime Minister. The effected persons were consulted regarding potential impacts and countermeasures for minimizing negative impacts and how to improve benefit for local people.

97. Local authorities, related organizations, affected persons and community can participate in all different phases from the plan preparation to the implementation of RP according the approved Policies Framework. After the Project, Phase II is approved officially; the Project (including project objectives, work items and other activities) will be published widely on regional and national newspaper and television.
Results of Public Consultation in The FS Preparation Phase

98. During the process of socio-economic surveys and preliminary statistics of assets affected by the project, the consulting group has worked and consulted stakeholders in the implementation of compensation and resettlement, including ward officials, heads of residential groups and community.

99. The contents of public consultation raised by the local people include:

- Consensus on the project implementation and land acquisition plan;
- The compensation plan should be popularized one month in advance; noticing and consulting local people about the implementation of land acquisition and site clearance plans;
- Agreement on proposed compensation price for land/assets and on estimated resettlement plan and locations;
- Expecting income restoration after resettlement via attending vocational training or working for new Industrial Park of PPC or Ninh Binh City or working as operator when the Project is completed;
- Regarding old person or person out of working age, they expect to get support to set up small trading at home in order to remain the lives without depending on children;
- Assisting households under difficulties or poor conditions so that they can overcome the difficulties and integrate into the society;
- Other problems and discussions raised by local people. Then, their comments and ideas (from both APs and others) were recoded, studied and responded.

9.2.2. Consultation during the Project Implementation

A. Information Dissemination and Consultation

100. During project implementation, PMUs with support of project consultants, shall undertake the following assignments:

- Provide detail information regarding the Project policies and implementation procedures for the City Council of compensation, assistance and resettlement;
- Organize information dissemination and consultation to APs during project implementation;
- Update provincial unit price and confirm land acquisition scale and impacts on assets based on results of Detailed Measurement Survey (DMS) with consultation of APs;
- Survey and update the market price before making detail compensation schedule in order to ensure benefit of Ahs;
- After that, the City Council of compensation, assistance and resettlement (specifically, a team under PMU or PMU will sign contract with City Land
acquisition unit) will apply price to calculate compensation and complete compensation plan for affected assets of each affected household. PMU will present information on interests entitled to APs in next consultation with households;

Then, a detail compensation calculation sheet will be delivered to affected household for checking information, compensation price, allowance and confirming their selection on the compensation solution. The compensation alternatives shall clearly state affected assets and compensation rights entitled to APs and shall be signed by APs to show their agreement with evaluation results. Any questions of APs on the contents of plan/solution shall be noted and make clear.

Consult APs on their desires about rehabilitation assistance plan. This part is applied to severely affected people and vulnerable people. Project compensation council will inform APs about plan and their technical assistance entitlements before requesting them to clearly present their desires for that rehabilitation assistance.

B. Community Meeting

101. After obtaining approval regarding land acquisition and before starting detailed designs, community meetings should be held in order to provide additional information for AHs and to create opportunities for them to participate in open discussions about resettlement policies and procedures. All affected households will be invited to attend and contribute opinions. Related information and documentation will be provided to Ahs in the meetings. The meetings are proposed to be held under the following forms:

- Introduction in words and pictures, drawings and project documents;
- Providing opportunities for Ahs to make questions and get responses for their questions. Encouraging them to contribute their opinions;
- A list of APs, who attend the meetings, shall be made by the Ward Team of compensation, assistance and resettlement;
- The Ward Compensation Unit shall make a list of questionnaires, comments, opinions and decisions raised in the meetings as well as meeting information, consultant then report related PMU;
- The content of the community meeting shall include: (i) Information regarding work items and impacts of the Project; (ii) Compensation Rights of affected households; (iii) Claims mechanism and claim orders; (iv) Attending Rights and consultant rights; (v) Resettlement activities; (vi) Organization responsibilities; (vii) Implementation progress.

C. Compensation and Rehabilitation
102. Notification will be sent to each affected household stating time, place, and procedures for receiving compensation payment. Severely affected and vulnerable people will be met in person to assert their desires for rehabilitation support.

D. Project Information Book (PIB)

103. To ensure that affected persons, the regional representatives and local authorities in the affected areas fully understand details about the resettlement program and are informed about the compensation and recovery applied to the project. PMU, with the help of consultants, will draft a Project Information Book (PIB) in consultation with the World Bank. Contain of the Book includes: (i) Summary of the project, (ii) Action Plan, (iii) Project Impacts, (iv) Rights of affected people, Resettlement Policies and Rehabilitation for all type of impacts, (v) Responsible of organizations on resettlement, (vi) Disseminating information and Consultation of affected people by the project, (vii) Complain and solving complain, and (viii) Independent supervision.

E. Information Disclosure

104. In addition to public consultation for AHs and their communities, the RPs will be available in the public information center of Ninh Binh and PMU of Ninh Binh City Construction Investment Projects, in the Info Shop in Washington and Vietnam Development Information Center in Hanoi.

10. COMPLAINT AND GRIEVANT REDRESS

10.1. Grievance Redress Mechanism

105. Affected people could complain about any aspect of resettlement policy, price, land allocation, resettlement and any related rights on rehabilitation program. Affected people must implement according to procedures – Article 138 of Land Law and Article 63 and 64 of Decree No. 84/2007. In general, affected people will present their complain in written or oral, in case of oral complain, receiving board must record in first meeting with affected people. Affected people will be exempted from administrative and legal fee.

106. Permanent agencies in procedure of complaints settlement during compensation, assistance and land acquisition process include: Ninh Binh PPC, relevant Departments, Compensation, Assistance and Resettlement Committee at all levels, WPCs in project affected areas. Mass organizations, including Vietnamese Fatherland Front, Farmer Association, Youth Union, Labor Union, Woman Union and others will be mobilized to participate in solving complain of affected people. Due to functions and tasks of each level, Complaint procedures for the PAP will be adjusted in accordance with legal documents promulgated by the State.

107. Detailed procedures on complaint will be established for the project in order to ensure the opportunities for the PAP to present their complaints on compensation, assistance and resettlement. The objective is to quickly settle complaints of the PAP in right procedures. This mechanism will be designed in simple, understandable, quick and fair way. Procedures
of complaints for each kind of project will certainly help to push project implementation process. The PAP who does not agree with decision on compensation, assistance and resettlement are entitled to raise complaints based on legal regulations.

108. The rule of complaints based on decision of compensation, assistance, land acquisition and resettlement decisions, together with responsibilities for complaint settlement, validity and settlement procedures shall be implemented in accordance to Article 138 in Land Law 2003 and Article 63, 64 Decree No. 84/2007/ND-CP dated May 25th 2007 and regulations on complaint procedures Decree No. 136/2006/ND-CW.

109. However, while awaiting complaint settlement, persons whose land is acquired have to follow decision on land acquisition and hand over land on schedule and plan decided by competent state agencies.

110. For cases of grievance against administrative decision on land management as regulated in Article 162, Decree No. 181/2004/ND – CP shall comply with regulations and laws on complaint settlement.

10.2. Grievance Process

111. All complaints, considerations of affected households and displaced households regarding to compensation entitlement, assistance, policies and price of compensation, assistance and resettlement and entitlements relating to reconstruction support programs will be acknowledged and settled by authorities at all levels.

112. The local social organizations such as Fatherland Front, Farmers Association, Women Union, the intermediary groups ... will be mobilized to participate actively in the settlement process of complaints and considerations of the project affected households.

113. In the complaining process, the PAP does not have to pay any administrative or legal fees. The steps of complaining process are as follows:

**Four-stage procedure for redress of grievances is proposed:**

**Stage 1:** Complaints from DPs are in the first instance lodged verbally or in written form with the Commune’s People’s Committee (CPC). The complaint will be discussed in an informal meeting with the DP and the CPC. It will be the responsibility of the CPC to resolve the issue within 15 days from the date the complaint is received. All meetings will be recorded and copies of the minutes of meetings will be provided to DPs.

**Stage 2:** If no understanding or amicable solution can be reached or if no response is received from CPC within 15 days of registering the complaint, the DP can appeal to CPC or Ninh Binh Compensation and Resettlement Committee. The CPC or Ninh Binh Compensation and Resettlement Committee will provide a decision within 15 days of receiving the appeal.
Stage 3: If the DP is not satisfied with the decision of Ninh Binh Compensation and Resettlement Committee or in the absence of any response, the DP can appeal to the Provincial People’s Committee within 45 days from the date of receiving the decision from DPC or Ninh Binh Compensation and Resettlement Committee. The Provincial People’s Committee will review and issue a decision on the appeal according to the timing regulated by the laws of Viet Nam.

Stage 4: If the DP is still not satisfied with the decision of Provincial People’s Committee or in the absence of any response within the stipulated time, the DP as a last resort may submit his/her case to the Court within 45 days of receiving the decision from the PPC. The Court will review and issue a decision on the appeal according to the timing regulated by the laws of Viet Nam.

11. MONITORING AND EVALUATION

11.1. Objective

114. Monitoring and evaluation during the implementation period and after the resettlement phase in order to ensure land acquisition and resettlement is conducted in accordance with the regulations, specific instructions mentioned in resettlement plan.

115. Monitoring provides related parties the continuous reflection on the implementation. It helps promptly assessing the actual situations and potential success and difficulties may arise so as to correct on time during the project implementation.

116. Purposes of the monitoring and evaluation:

- Examine whether project is completed effectively regarding quantity, quality and schedule.
- Evaluate whether these activities achieve project goals and objectives or not, and how achievements are.

117. Implementing agencies (PMU) as well as contracted independent monitoring organizations shall regularly monitor the implementation of RP.

11.2. Internal Monitoring

118. The internal monitoring, the implementation of sub-projects RP is the responsibility of the authorized organization, with the assistance of project consultants. The functioning teams will monitor the progress of RP implementation through regular progress reports:

- Payment of compensation to DPs in various categories, according to the compensation policy described in the RP;
- Delivery of technical assistance, relocation, payment of subsistence, and moving allowances.
Delivery of income restoration and rehabilitation assistance entitlements;
Public information dissemination and consultation procedures;
Adherence to grievance procedures and outstanding issues requiring management’s attention;
Priority of DPs regarding the options offered; and;
coordination and completion of resettlement activities and award of civil works contract.

119. Project Management Unit will collect information from City compensation council every month. A database of tracking information of the implementation of project RP will be saved and updated every month.

120. Project Management Unit submits an internal monitoring report on the implementation of Resettlement Plan to WB as part of their quarterly reports to WB. Internal monitoring reports must contain the following information:

- Number of AHs, affected level, project components and payment situation of compensation, relocation and income recovery for each work item;
- Allocated fund for compensation activities and cost for these activities;
- The final result of complaints handling and any outstanding issues that require the settlement from management agencies at all levels;
- Arising issues during the implementation;
- Updated actual progress of RP implementation.

11.3. External Monitoring

121. To ensure the completion and objectiveness of information, generally, implementing agency will appoint an independent organization to be responsible for monitoring and evaluation. Independent monitoring can be conducted by a research organization or independent consultants with sociological specialty and has experience with independent monitoring on resettlement.

122. The overall objective of independent monitoring is to provide periodical evaluation results and independent review of the implementation results of resettlement targets, changes in living standards and employment, the recovery of incomes and social bases of APs, efficiency, impact and sustainability of local people’s entitlements, the need for additional mitigation countermeasures for damages if any, and to draw strategic lessons for planning and policy making later. The independent monitoring shall be started when the Resettlement Plan is approved.

123. The PMU will hire one (01) independent monitoring and assessment organization for the implementation of RP. This organization, called external monitoring agency (EMA), has major in social sciences and experience in resettlement independent monitoring. EMA will start its work right after the project is commenced.
124. The independent monitoring agency will be recruited prior to RP activities. Regarding the monitoring during resettlement implementation, the main criteria for monitoring and evaluation consist of:

- Review existing baseline data and gather additional socio-economic information, as necessary, on sample affected households; this should be done once immediately after the contract of the external monitoring service is signed between PMU and External monitoring agency.
- Monitor and implementation of the RP;
- Identify any discrepancy between RP and actual implementation of this plans (every monitoring mission of every 06 months)
- Monitor the resolution of complaints and grievances of affected households; and
- Provide recommendations for improving resettlement updating and implementation.
- Issue certification that each DP has received the full payment.
- Carry out compensation and resettlement audit.

125. Specific to resettlement updating and implementation activities, the EMA will monitor and evaluate specific issues such as the following:

- Public consultation and awareness of resettlement policy and entitlements;
- Coordination of resettlement activities with construction schedule;
- Land acquisition and transfer procedures;
- Construction/rebuilding of replacement houses and structures on relocation sites. Level of satisfaction of DPs with the provisions and implementation of the RP;
- Grievance redress mechanism (documentation, process, resolution);
- Effectiveness, impact and sustainability of entitlements and income restoration programs and the need for further improvement and mitigation measures;
- Relocation site development (housing and market) from identification of sites in consultation with DPs, to resettlement site development and relocation of DPs. Land title issues and process of land title granting.
- Capacity of DPs to restore/re-establish livelihoods and living standards. Special attention will be given to severely affected DPs and vulnerable DPs;
- Resettlement impacts caused during construction activities;
- Participation of DPs in RP implementation.

126. The EMA is also required to be present during disbursement of compensation to DPs and to issue certification that each DP has received the full payment. The methods to be employed by the EMA in its monitoring work and indicators are summarized hereunder:
Review of detailed measurement survey documents to be able to establish a baseline for monitoring and evaluating project benefits. The EMA to check on a random basis the DMS process with DPs from identification to agreement on DMS results. During the conduct of the DMS, the EMA will also monitor the DMS process to determine and assess if DMS activities are being carried out in a participatory and transparent manner.

Review of Socio-economic Survey (SES) baseline prepared during RP. The EMA will carry out another SES. A post resettlement survey will be carried out 6 months following completion of resettlement activities. Sampling will include 20% of severely affected DPs as well as at least 10% of all other DPs.

Special attention will be paid to the inclusion of women, ethnic groups, the very poor, the landless and other vulnerable groups, with set questions for women and other target groups; and, the database disaggregates information by gender, vulnerability and ethnicity.

Resettlement audit will be conducted during the monitoring period. The EMA will be present at the time of disbursement of payments to DPs during monitoring. The EMA report will include resettlement audit per monitoring period.

11.4. Monitoring method

Survey sample

127. Requiring implementation of socio-economic survey before, during and after implementation of RAP in order to compare of success and failure of RAP. Monitoring activities will be based on survey sample. Scale of sample must be 100% removing households and seriously affected farmer households and at least 10% remaining households. Survey sample should be implemented twice a year.

128. Survey must include women, old man and other vulnerable groups. Number of female and male representative answering questions should be the same. A following assessment will be implemented from 6 to 12 months after completion of all resettlement activities.

Saving database

129. MO will maintain a database on resettlement monitoring. This database will store the files on results of independent monitoring and affected people and will be collected and updated as a part of monitoring activities based on collected data in next survey. Implementation agencies could access all gathered database.

Reporting
130. MO must submit regularly monitoring results in each 6 month. Those monitoring reports must be submitted to PMU, and then the PMU will prepared those reports as an Annex in Progress Report and send to World Bank.

131. Contain of the report includes: (a) reporting RAP implementation schedule (b) differences, if any, comparing with provisions and principles in RAP; (c) defining problems and proposed solution to inform implementation agencies about current status and solve problems timely; and (d) reporting solved problems in last reports.

After monitoring reports

132. Monitoring reports will be discussed in the meeting between MO and implementation agencies which will be organized right after submitting reports. Following necessary activities after monitoring reports will be implemented based on addressed problems in those reports and the following discussions.

Evaluation

133. Resettlement evaluation is to evaluate at defined time about impact of resettlement and consider if given objective implemented or not. External supervision will be implemented the evaluation of resettlement process and impacts from 6 to 12 month after completion of all resettlement activities. Similar questionnaire and survey sample will be used for this evaluation.

12. COSTS AND BUDGET

12.1. Replacement Cost Survey

134. The budget for the implementation of RP will be taken from the government’s counter fund. Ninh Binh Provincial People’s Committee will provide the counter fund for the implementation of compensation; resettlement and that will be included in the total investment cost of the project.

135. The method used to determine the damage to property in projects financed by World Bank based on "replacement cost". In this project, damage, consists of damage of urban land, buildings and other assets. For urban land of the same area, the current value is evaluated using replacement cost in the consideration of total establishments and social services, total registration costs and transfer taxes. For houses and other buildings, the value is determined by the market price of construction materials to build a replacement house with the same area and quality or even better than the previous ones. Assets depreciation and material value shall not be calculated when applying for this compensation.

136. The surveys were carried out by Social safety Consultant of Lavic Co. via (i) studying average income possibility for industry, agriculture (from land) in the region, (ii) interviewing and investigating Ahs and unaffected households and (iii) monitoring and
investigating in local area, etc. to propose a replacement unit price for the Project. This unit price, before the application, shall be updated according to current unit price.

137. Currently, regulations on compensation unit prices and subsidies for land, trees, agricultural products, as well as architectural objects, buildings, etc. are updated annually by Ninh Binh PPC, the Department of Finance, Department of Natural Resources and Environment, Department of Construction and local government.

138. According to the comparison, the market price and the support and compensation unit price as stipulated in documents and policies of the provincial authority are equal. Other hand, (i) the land price as promulgated is approximately equal to the market price; (ii) the survey on property, plant/tree price showed that the market unit price is equal to the unit price as stipulated by Ninh Binh People’s Committee. During the public consultation, local people and affected households have given opinions on the replacement cost and all agreed with the unit price as proposed by the provincial People's Committee.

139. Therefore, based on survey data, the results of consultation and unit price of Ninh Binh Province People's Committee, the proposed unit price for land, plants and crops, etc... area applied to the sub-projects according to:

- Decision No. 27/2009/QD-UBND dated 16-October-2009 of Ninh Binh PPC on the policy for compensation, resettlement and assistance when the State recovers the land in the locality of Ninh Binh Province;
- Instruction 470/HD-LS-XD-TC to implement compensation unit costs for houses and other substructures, trees and farm produces when the State recovers the land.
- Decision No. 366/2008/QD-UBND dated 22-February-2008 of Ninh Binh PPC on the adjustment of compensation unit costs for houses and other substructures, trees and farm produces.
- Decision No. 744/2008/QD-UBND dated 14-April-2008 of Ninh Binh PPC on the adjustment of compensation unit costs for houses and other substructures, trees and farm produces.
- Decision No. 1634/QD-UBND, dated 30-December-2009 of Ninh Binh PPC on the compensation unit costs applied in 2010 for lands

140. The unit price will be updated at time of implementing the Resettlement plan.
12.2. Cost estimate

141. The costs for resettlement compensation include costs for RP preparation and implementation, administration and management and provisional sum are estimated as follows:

- Compensation for land and other assets affected in the project area;
- Costs for programs of income recovery and special allowance for vulnerable groups (households led by women, handicapped persons, poor households, etc.);
- Cost for business households who are affected temporarily;
- Cost for administrative management;
- Cost for regional resettlement propagandists personnel and independent monitoring consultants;
- Contingency.

142. The total cost estimate for implementation and completion of RP is about VND 21,424,440,480. This cost includes compensation and allowance costs for project-affected land and architectures, the income restoration programs, the transition assistances, the monitoring, evaluation, administrative management and contingency costs.

143. Detailed analysis of impacts and cost estimation for the project is shown as below:

Table 6. Cost Estimate for Compensation and Resettlement

<table>
<thead>
<tr>
<th>No</th>
<th>Items</th>
<th>Unit</th>
<th>Quantity</th>
<th>Unit price</th>
<th>Amount</th>
<th>Remark</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Compensation for permanent acquisition land</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Agricultural land</td>
<td>m²</td>
<td>44,605</td>
<td>53,000</td>
<td>2,364,065,000</td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>House/ other structures</td>
<td>m²</td>
<td>30</td>
<td>429,400</td>
<td>12,882,000</td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>Farm produce (rice 2L, spinach)</td>
<td>m²</td>
<td>37.829</td>
<td>3.000</td>
<td>113,487,000</td>
<td></td>
</tr>
<tr>
<td>4</td>
<td>Domestic animal (fish)</td>
<td>m²</td>
<td>37.809</td>
<td>3.000</td>
<td>113,427,000</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Assistance</td>
<td></td>
<td></td>
<td></td>
<td>9,646,802,000</td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Assistance for life of direct affected households who are farming but do not have to remove to new place.</td>
<td>Person</td>
<td>184</td>
<td>3,600,000</td>
<td>662,400,000</td>
<td>Number of person * 12 month * 30kg rice/person/month * 10,000d/kg rice</td>
</tr>
<tr>
<td>2</td>
<td>Assistance for job change, job training</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>No</td>
<td>Items</td>
<td>Unit</td>
<td>Quantity</td>
<td>Unit price</td>
<td>Amount</td>
<td>Remark</td>
</tr>
<tr>
<td>----</td>
<td>----------------------------------------------------------------------</td>
<td>------</td>
<td>----------</td>
<td>------------</td>
<td>--------------</td>
<td>------------------------------------------------------------------------</td>
</tr>
<tr>
<td></td>
<td>a. Assistance for job change</td>
<td>m²</td>
<td>35,473</td>
<td>265,000</td>
<td>9,400,345,000</td>
<td>= 5 times of agricultural land price</td>
</tr>
<tr>
<td></td>
<td>b. Job training for affected people, who under working age</td>
<td>Person</td>
<td>114</td>
<td>3,000,000</td>
<td>342,000,000</td>
<td>3,000,000VN D/ training course</td>
</tr>
<tr>
<td></td>
<td>3 Assistance for agricultural land located inside administration area</td>
<td>m²</td>
<td>35,473</td>
<td>150,000</td>
<td>5,323,950,000</td>
<td></td>
</tr>
<tr>
<td></td>
<td>4 Allowance for excavation work of the canal</td>
<td>m³</td>
<td>4,743</td>
<td>20,000</td>
<td>94,864,000</td>
<td></td>
</tr>
<tr>
<td></td>
<td>5 Bonus for households of early land handover</td>
<td>household</td>
<td>38</td>
<td>5,000,000</td>
<td>190,000,000</td>
<td>= 10% of compensation value (but not exceed 5 million/household)</td>
</tr>
<tr>
<td></td>
<td>6 Allowance for difficult households</td>
<td>Household</td>
<td>4</td>
<td>3,000,000</td>
<td>12,000,000</td>
<td>About 3 million/household.</td>
</tr>
<tr>
<td></td>
<td>7 Temporarily affected business households</td>
<td>Household</td>
<td>27</td>
<td>2,000,000</td>
<td>54,000,000</td>
<td>02 million/household/month * 01 month</td>
</tr>
<tr>
<td>III</td>
<td>Cost for communication and measurement</td>
<td></td>
<td></td>
<td></td>
<td>225,000,000</td>
<td></td>
</tr>
<tr>
<td></td>
<td>1 Communication, community</td>
<td>Day</td>
<td>5</td>
<td>5,000,000</td>
<td>25,000,000</td>
<td></td>
</tr>
<tr>
<td></td>
<td>2 Detail survey and measurement</td>
<td>package</td>
<td>44,605</td>
<td>-</td>
<td>200,000,000</td>
<td></td>
</tr>
<tr>
<td>IV</td>
<td>Total (I+II+III)</td>
<td></td>
<td></td>
<td></td>
<td>18,909,480,000</td>
<td></td>
</tr>
<tr>
<td>V</td>
<td>Cost for independent supervision and evaluation</td>
<td>package</td>
<td>18,854,420,000</td>
<td>2%</td>
<td>378,189,600</td>
<td></td>
</tr>
<tr>
<td>VI</td>
<td>Management fee 1% * (I+II+III)</td>
<td>package</td>
<td>18,854,420,000</td>
<td>1%</td>
<td>189,094,800</td>
<td></td>
</tr>
<tr>
<td>VII</td>
<td>Total cost (F+G)</td>
<td></td>
<td></td>
<td></td>
<td>567,284,400</td>
<td></td>
</tr>
<tr>
<td>VIII</td>
<td>Contingency fee 10% * (IV+V)</td>
<td>package</td>
<td>19,420,052,600</td>
<td>10%</td>
<td>1,947,676,440</td>
<td></td>
</tr>
<tr>
<td>IX</td>
<td>Total (=VIII)</td>
<td></td>
<td></td>
<td></td>
<td>1,947,676,440</td>
<td></td>
</tr>
<tr>
<td>X</td>
<td>Total VII (IV+VII+IX)</td>
<td>dong</td>
<td></td>
<td></td>
<td>21,424,440,840</td>
<td>USD 1 = VND 19,500</td>
</tr>
<tr>
<td>No</td>
<td>TYPE OF LOSS</td>
<td>APPLICATION</td>
<td>DEFINITION OF ENTITLED PERSON</td>
<td>COMPENSATION POLICY</td>
<td>IMPLEMENTATION ISSUES</td>
<td></td>
</tr>
<tr>
<td>----</td>
<td>--------------</td>
<td>-------------</td>
<td>------------------------------</td>
<td>---------------------</td>
<td>----------------------</td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Permanent loss of arable land</td>
<td>Less than 20% of HH's total land holding lost. Marginal impact on household income and living standards.</td>
<td>User with legal or legalizable rights to use the affected land.</td>
<td>DPs will be entitled to: &lt;br&gt; (i) Cash compensation for acquired land at 100% of replacement cost, and &lt;br&gt; (ii) Cash compensation for crops and trees at market price.</td>
<td>If the viability of the remaining land is less than the minimum viable economic unit, then the entire piece of land would be acquired and the DPs would fall under the next category.</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Land Users With Temporary or Leased Rights to Use Land that cannot be legalized as long term land user</td>
<td></td>
<td>(i) Cash compensation for acquired land equivalent to remained investment put on the land; AND &lt;br&gt; (ii) Cash compensation for loss of crops and trees at market prices;</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>User without legal rights to use land</td>
<td></td>
<td>(i) In lieu of compensation for land, a cash equivalent to 50% of land replacement cost; &lt;br&gt; (ii) Cash compensation for crops and trees at market price</td>
<td></td>
<td>In case the DPs casually utilize the public land for growing crops/trees, which is subjecting acquisition by the project, then she/he will not be compensated for land, but will be compensated for crops and trees at market prices/replacement cost.</td>
<td></td>
</tr>
<tr>
<td>More than 20% of HH's total land holding lost.</td>
<td>Severe impact on household income and living standards.</td>
<td>User with legal or legalizable rights to use the affected land.</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>---------------------------------------------</td>
<td>--------------------------------------------------------</td>
<td>-------------------------------------------------</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>(a) - As priority, compensation &quot;land for land&quot; equivalent productive capacity at a location acceptable to the DPs, or, - If requested, or &quot;land for land&quot; is not available, cash compensation for the lost land at 100% of replacement cost, plus a rehabilitation assistance of value not less than VND 3,000,000/HH for training/retraining and intensifying of the existing occupation or shifting to new ones, combining with technical assistance such as agricultural extension, credit…</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>(b) Compensation for loss of trees and crops at full market price</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

| Land Users with Temporary or Leased Rights to Use Land that cannot be legalized as long term land user |
| (i) As priority, compensation "leased land for leased land" at location acceptable to DPs, or, if requested or there no reserved land to compensate "land for land", Cash compensation equal to remained investment put on the land or 30% of land replacement cost; AND, (ii) Cash compensation for loss of crops and trees at full market prices; |

Rehabilitation assistance will be applied in case if the option "land for land" cannot be available. The forms of assistance should be consulted closely with the entitled DPs to ensure appropriate and effective measures assisting the DPs to restore their income generating capacity and income levels. It would be in form of cash in combination with Extension/relevant technical assistance to help the poor and disadvantaged farmers to improve their farming productivity/production capacity. If the viability of the remaining land is less than the minimum viable economic unit, then the entire piece of land would be acquired.
<table>
<thead>
<tr>
<th>2</th>
<th>Loss of residential land</th>
<th>Land acquired without structures built therein. Marginal impact</th>
<th>User of the affected land.</th>
<th>Illegal land users</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Cash compensation for land at (i) 100% of replacement cost of the land acquired to the legal/legalizable users; (ii) at value corresponding the remained investment to legally non-recognized land users.</td>
<td>(i) In lieu of compensation for land, the DPs will receive assistance corresponding 50% of land replacement cost. (ii) For poor and vulnerable, including landless, severely affected farmers, as priority, allocation of arable land equal per capita arable land in commune as regulate by Decree 64/1993/CP, OR, if there no land available for allocation or, on the DPs’ request as informed choice, in addition to above, a rehabilitation assistance not less than 3,000,000 VND/HH will be provided for training/retraining and/or shifting to new occupation to ensure the DPs are able at least to restore or improve their income levels and living standards. (iii) Cash compensation for loss of crops and trees at full market prices or replacement cost respectively;</td>
<td>In case the DPs casually utilize the public land for growing crops/trees, which is subjecting acquisition by the project, then she/he will not be compensated for land, but will be compensated for crops and trees at market prices/replacement cost. Rehabilitation assistance will be provided to poor and disadvantaged DPs if the cash compensation option will be applied.</td>
</tr>
<tr>
<td></td>
<td>Loss of residential land</td>
<td>Land acquired with structures built therein and the remaining land is sufficient to rebuild on Marginal or severe impacts</td>
<td>Reorganizing DPs.</td>
<td>(i) Cash compensation for land acquired at (i) 100% of replacement cost of the land acquired to the legal/legalizable users; (ii) at value corresponding the remained investment to legally non-recognized land users; (ii) Compensation for affected structures at replacement cost; and, (iii) If HHs have to rebuild their main house, then they will receive transition allowances, including transportation allowance not less than 1,500,000 VND/HH; subsistence allowance of value equivalent 30kg of rice per member per month for 3 months;</td>
</tr>
</tbody>
</table>
Land acquired with structures built therein and the remaining land is not sufficient to rebuild on.

### Severe impact

<table>
<thead>
<tr>
<th>Relocating DPs.</th>
</tr>
</thead>
<tbody>
<tr>
<td>(1) Compensation policy for land:</td>
</tr>
<tr>
<td>(i) The DPs, who have legal or legalizable rights to the affected land, can opt to one of the followings:</td>
</tr>
<tr>
<td>(a) The provision of replacement residential land of equivalent size, at a location acceptable to the DPs with full land title without any cost; An amount of cash sufficient to develop basic infrastructure, including access road, access to electricity, to water supply, drainage, which at least are equal to conditions existed at the former location, OR these facilities will be provided/developed by the project.</td>
</tr>
<tr>
<td>OR, on request as the DP's fully informed choice.</td>
</tr>
<tr>
<td>(b) Cash compensation for entire residential land at full replacement cost for DPs to arrange self relocation,</td>
</tr>
<tr>
<td>(ii) The DPs, who do not have legal or legalizable rights to the affected land, are entitled to the followings:</td>
</tr>
<tr>
<td>(a) Regarding the DPs who already have residence somewhere else in the same ward/commune as where they are affected, the project will provide an assistance amount corresponding the remained investment on the land, or equal 30% of land replacement cost;</td>
</tr>
<tr>
<td>(b) Regarding the poor or vulnerable DPs who have no other residential land in the same as their affected ward/commune, the project will provide (i) a residential plot of minimal size at a common RSs or an individual resettlement site, with full titled to the land; or, (ii) on request of the DPs, as their informed choice, an assistance amount corresponding 60% of the land replacement cost for them to rearrange relocation by themselves</td>
</tr>
<tr>
<td>(2) Compensation for affected structures at replacement cost; and,</td>
</tr>
<tr>
<td>(3) Transition allowances, including transportation allowance of from 1,000,000 to 3,000,000 VND/HH; subsistence allowance of value equivalent 30kg of rice per member per month for 6 months.</td>
</tr>
</tbody>
</table>

At the time of compensation, allowances will be adjusted to account for inflation.
| 3 | House/structures and graves | Houses/structures located in the project recovered area. | Owners of Project affected structures. | (i) compensation at 100% of replacement cost of the affected houses/structures. No deduction will be made for depreciation or salvageable materials. (ii) in addition, a repairing cost, if house/structure is partially affected, to restore it to former or better conditions. | The calculation of rates will be based on the actual affected area and not the useable area. |
| 4 | Loss of standing crops and trees | Crops affected. | Owners of affected crops | Tenants, who have leased a house for residential purposes will be provided a house renting assistance equal remaining renting contracted value, but not exceeds renting value for three months, and transportation allowance for moving assets, as well assisted in identifying alternative accommodation. | For ownerless affected graves, compensation will be given to local PC to relocate them to new site. |
| 5 | Loss of income and business/ productive assets | Loss of income and business/other productive assets | Owner of the affected business/other productive assets. | (i) Compensation for loss of income during transition period, equivalent average monthly net income at least for three months. (ii) Compensation for structure at full replacement cost. No deduction shall be made for depreciation or salvageable materials. (iii) if DPs have to remove to new site, provision of alternative business site of equal size and accessibility to customers, satisfactory to the DP, or, in cash for business affected area at replacement cost, plus transportation allowance to remove movable attached assets to new site. | DPs will be given priority for business relocation along highway, communal roads and along canals near the bridges or footbridges in order to maximize their benefit from business opportunities. At the time of compensation, allowances will be adjusted to account for inflation. |
|   | Temporary impact during construction | Temporary loss of arable land | Users of affected land | Compensation for one harvest of crops/trees at full market prices  
(ii) Compensation for loss of net income from subsequent crops that cannot be planted for the duration of project temporary use, **AND**  
(iii) Restoration of land to its previous or better quality by providing measures to improve land quality in cases of land being adversely affected or acidified, **AND**  
(iv) If the duration of project’s use the land exceed more than two years, then the DPs have option to: 1) Continue to use land, **OR**, 2) Give it to the Project and be compensated as permanent loss  
If the quality of land will be radically changed when return to DPs, requiring DPs to change in the types of land use, then DPs should be compensated for all envisaged cost of losses |
|---|---|---|---|---|
|   | Temporary loss of residential land | Users of affected land | Compensation for affected assets at replacement cost  
(i) Compensation for loss of income during transition period, equivalent average monthly net income at least for three months.  
(ii) Compensation for affected assets at replacement cost  
(iii) restoration of land to former conditions |
|   | Temporary impact on business | Owner of business | Compensation for affected assets at replacement cost  
(i) The contractor will be required to pay compensation immediately to affected families, groups, communities or government agencies.  
(ii) Damaged property will be restored immediately to its former condition. |
|   | Damages by contractors to private or public structures or land | Owner or person with use rights | Because secondary DPs are affected in similar ways, the same respective provisions will apply to secondary DPs. |
|   | Loss of community assets | Community buildings, structures, community forest/grazing/or other land/irrigation systems affected by temporary or permanent land acquisition or spoil disposal. | Village, Ward, Government Unit. | (i) Restoration of affected community buildings and structures to at least previous condition, or  
(ii) Replacement in areas identified in consultation with affected communities and relevant authorities, or  
(iii) Compensation at replacement cost for affected community land and assets. | If income loss is expected (e.g. irrigation, community forest, community grazing land), the village is entitled to compensation for the total production loss this compensation should be used collectively for income restoration measures and/or new infrastructure. |
|---|---|---|---|---|---|
| 8 | Loss of community assets | Community buildings, structures, community forest/grazing/or other land/irrigation systems affected by temporary or permanent land acquisition or spoil disposal. | Village, Ward, Government Unit. | (i) Restoration of affected community buildings and structures to at least previous condition, or  
(ii) Replacement in areas identified in consultation with affected communities and relevant authorities, or  
(iii) Compensation at replacement cost for affected community land and assets. | If income loss is expected (e.g. irrigation, community forest, community grazing land), the village is entitled to compensation for the total production loss this compensation should be used collectively for income restoration measures and/or new infrastructure. |
| 9 | Allowances | Materials transport allowance. | Relocating DPs and the DPs who have to rebuild main house on their remaining land | All DPs, who remove to new site or on remaining land, having to transport household effects, salvaged and new building materials to relocation sites, are entitled to transportation allowance by 3,000,000-10,000,000 VND/relocating HH and by 1,500,000 VND/HH moving on existing land remained. | At the time of compensation, allowances will be adjusted to account for inflation. |
|   | Transition subsistence allowance. | Relocating DPs and DPs who have to rebuild main house on their remaining land | The land users will be entitled to (i) supported by cash equivalent to 30 kg of rice in 01 months for one person according to local average price at the time of support, including: (a) in case, 20% to 70% agricultural land acquired of total their agricultural land holding, the user are supported for their living stabilization within 6 months (VND 150,000 per person per month in six months, but will be verified and adjusted for rice cost at market price when DPs are paid); if not to be relocated and within 12 months if relocated and (b) in case more than 70% agricultural land acquired, the users will be supported within 12 months if not to be relocated and within 24 months if relocated. | At the time of compensation, allowances will be adjusted to reflect market price or account for inflation. |
|   | Rehabilitation assistance | Severely affected farmers who have lost more than 20% of their agricultural land and receiving compensation in cash | The minimum support will be 2 times of agricultural land price for the whole acquired area (the land for annual tree only). In case, households need a vocational training, they will be admitted to a vocational center in the province and are exempted from tuition fees for such training course (including level of primary, secondary training and vocational college) for those in the working age (not applicable for those who enroll for a vocational training outside the province. | Concrete form of assistance will be intensively consulted with the farmers to meet their actual needs, assisting them able to restore or improve their earning capacity and income |
Annex 2
Meeting Minutes
NỘI DUNG CUỘC HỘP

Tên cuộc họp: Họp thẩm vấn ý kiến các hộ bị ảnh hưởng về kế hoạch Tài chính cụ thể tại Phường/Xã

Địa điểm tổ chức: UBND Phường/Xã

Thời gian tổ chức: Ngày tháng năm 2010

Thành phần:
- Ban quản lý thực hiện các dự án đầu tư xây dựng:
- Đại diện Từ vân Lavic: Ông/Bà
- Đại diện UBND Phường/Xã: Ông/Bà
- Đại diện các hộ bị ảnh hưởng: Ông/Bà

Nội dung:
1. Giới thiệu thành viên tham gia, mục đích của cuộc thẩm vấn cổ động;
2. Giới thiệu tổng thể về Dự án Xây dựng hệ thống thoát nước, thu gom và xử lý nước thải TP Ninh Bình, tỉnh Ninh Bình: Giới thiệu các hạng mục đầu tư dự kiến, diễn tiến đất bị thu hồi khi triển khai dự án, các tác động của dự án đến người bị ảnh hưởng, quyền lợi và chính sách về bồi thường, hỗ trợ và tái định cư (nếu có), các hoạt động triển khai các hoạt động bồi thường, hỗ trợ và tái định cư, trách nhiệm, tổ chức thực hiện, kế hoạch thực hiện, tiến độ;
3. Thông kê diện tích đất, loại đất, tính trạng sử dụng đất bị thu hồi của các hộ bị ảnh hưởng, thông kê số hộ môi trường hòa mâu, cây cỏ... trên diện tích bị ảnh hưởng;
4. Ước tính chi phí bồi thường, hỗ trợ trên diện tích đất bị thu hồi, môi trường hòa mâu, cây cỏ bị ảnh hưởng... (theo quy định hiện hành về giá đất của UBND tỉnh Ninh Bình, địa phương, theo giá trị thực tế...);
5. Lấy ý kiến đóng góp về kế hoạch bồi thường, hỗ trợ và tái định cư (nếu có) đối với các hộ bị ảnh hưởng;
6. Thu nhận các ý kiến góp ý, nguyện vọng, mong muốn từ cộng đồng dân cư, lãnh đạo địa phương, BQL dự án về kế hoạch bồi thường, hỗ trợ và tái định cư cho tiêu dự án.

Kết quả thảo luận:
Sau khi giới thiệu tổng thể về tiêu dự án như đã nêu trên, BQL dự án, nhóm tư vấn cùng với lãnh đạo, cán bộ địa chính UBND Phường/Xã... đã thống kế dự thảo như sau:
- Có ... hộ bị ảnh hưởng;

Biên bản họp công động về RAP

Vince – 2010


84
Ninh Binh City Drainage, Wastewater Collection and Treatment Project – Ninh Binh Province

Chi tiết cho từng hộ bị ảnh hưởng như sau: Bảng thống kê các hộ bị ảnh hưởng định kỳ

Ước tính giá bồi thường diện tích bị ảnh hưởng nếu trên như sau:

- Đất ốc .......................................................... đồng/m²;
- Đất nông nghiệp: ............................................ đồng/m²;
- Cây cối: ............................................................ đồng/m²;
- Hoa màu: ......................................................... đồng/m²;
- Nhà cửa: ......................................................... đồng/m²;
- Vật kiến trúc, công trình trên đất: .............................................. đồng/m²;
- Khác: ................................................................. đồng/m²;

Hợp đồng được áp theo đúng mức được quy định tại Nghị định 97/2004/ND-CP, 84/2006/ND-CP và 69/2009/ND-CP cho (i) di chuyển; (ii) hỗ trợ ổn định cuộc sống, (iii) hỗ trợ hương nghỉ, đào tạo nghề và giải thể chuyển đổi việc làm, (iv) hỗ trợ đối với các hộ bị thiệt thòi thương, (v) và, khen thưởng cho các hộ giao nhận bằng sổ và đúng tiến độ.

Y kiến góp ý của các thành viên tham gia cuộc họp:

Kết luận:

1. Nhật tri các thông tin thống kê diện tích đất ốc, đất nông nghiệp bị thu hồi, sân vườn hoa màu, cây cối... bị ảnh hưởng của các hộ gia đình.
2. Nhật tri giá trị ước tính chi phí bồi thường, hỗ trợ cho các hộ bị ảnh hưởng nếu trên
4. Phản ứng của người bị ảnh hưởng, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân, người dân.
5. Tiếp xúc, chính sách, quyền lợi, bảo vệ, mắc, chế mầu, giữ nguyệt, giữ, giữ, giữ, giữ...
CÔNG TY CỔ PHẦN BÀU TỰ CÔNG NGHỆ MÔI TRƯỜNG VÀ HẠ TẢNG
KY THUẬT LẠC VIỆT (LAVIC)
Địa chỉ: Số 9 – Đường Thành – Q. Hoàn Kiếm – Hà Nội
Diễn thoại: (84-4) 828 8952 Fax: (84-4) 923 2965
Email: lavic@vnn.vn

6. 6. Ăn, tiêu, bơi, dùng nước, béo, rau, thú vật, vật, phụ, súc, vật,
7. Thực, đo, vật, thống, thế, béo, rau, vật, vật, số, vật, mặt, vật, lợn, heo,
8....

Các bên thông nhất các vấn đề được đề cập ở trên.

Cục hợp kết thúc văn hoa. 7. h. cùng ngày.

BAN ĐIỀU LÝ DỰ ÁN
DON VI TƯ VẤN
ĐẠI DIỆN UBND XÃ
ĐẠI DIỆN CÁC HỘ BỊ

PHÓ GIÁM ĐỐC
TÔ XUÂN ĐAM

PHÓ CHỦ TỊCH
BUI NGỌC KIÊN

Vicen – 2010

Biên bản họp công động về RAP
<table>
<thead>
<tr>
<th>HT</th>
<th>Chú Ý BAH</th>
<th>Tình trạng xí nghiệp</th>
<th>Tjong diện tích BAH (m²)</th>
<th>Các công trình BAH (m²)</th>
<th>Thí huy cụ延迟 (m²)</th>
<th>Thuộc lại vò xâm canh (m²)</th>
<th>Ký Xác nhận</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Hoàng Văn Mỹ</td>
<td>Họp lịch</td>
<td>-</td>
<td>966</td>
<td>9,764</td>
<td>9.9</td>
<td>-</td>
</tr>
<tr>
<td>2</td>
<td>Bái Công Chính</td>
<td>Họp lịch</td>
<td>-</td>
<td>912</td>
<td>912</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>3</td>
<td>Đào Sỹ Hoảng</td>
<td>Họp lịch</td>
<td>-</td>
<td>413</td>
<td>413</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>4</td>
<td>Đào Văn Cắp</td>
<td>Họp lịch</td>
<td>-</td>
<td>882</td>
<td>879</td>
<td>98.1</td>
<td>-</td>
</tr>
<tr>
<td>5</td>
<td>Đào Văn Khải</td>
<td>Họp lịch</td>
<td>-</td>
<td>676</td>
<td>1,286</td>
<td>52.6</td>
<td>-</td>
</tr>
<tr>
<td>6</td>
<td>Đào Văn Nghiệp</td>
<td>Họp lịch</td>
<td>-</td>
<td>288</td>
<td>288</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>7</td>
<td>Đào Văn Thạch</td>
<td>Họp lịch</td>
<td>-</td>
<td>720</td>
<td>720</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>8</td>
<td>Đào Văn Vận</td>
<td>Họp lịch</td>
<td>-</td>
<td>648</td>
<td>648</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>9</td>
<td>Định Sỹ Cô</td>
<td>Họp lịch</td>
<td>-</td>
<td>472</td>
<td>472</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>10</td>
<td>Định Văn Chính</td>
<td>Họp lịch</td>
<td>-</td>
<td>995</td>
<td>995</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>11</td>
<td>Định Văn Thái</td>
<td>Họp lịch</td>
<td>-</td>
<td>6,097</td>
<td>6,594</td>
<td>98.7</td>
<td>-</td>
</tr>
<tr>
<td>12</td>
<td>Hoàng Văn Minh</td>
<td>Họp lịch</td>
<td>-</td>
<td>900</td>
<td>900</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>13</td>
<td>Hoàng Văn Thần</td>
<td>Họp lịch</td>
<td>-</td>
<td>646</td>
<td>646</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>14</td>
<td>Hoàng Văn Uy</td>
<td>Họp lịch</td>
<td>-</td>
<td>846</td>
<td>846</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>15</td>
<td>Nguyễn Thị Ca</td>
<td>Họp lịch</td>
<td>-</td>
<td>402</td>
<td>658</td>
<td>61.1</td>
<td>-</td>
</tr>
<tr>
<td>16</td>
<td>Nguyễn Thi Nhật</td>
<td>Họp lịch</td>
<td>-</td>
<td>638</td>
<td>638</td>
<td>100.0</td>
<td>-</td>
</tr>
<tr>
<td>17</td>
<td>Nguyễn Thị Phượng</td>
<td>Họp lịch</td>
<td>-</td>
<td>380</td>
<td>380</td>
<td>100.0</td>
<td>-</td>
</tr>
</tbody>
</table>

Tư vấn LaVic 08/2010

917 917 917 - Tham vấn về Kê hoạch tái định cư
<table>
<thead>
<tr>
<th>TT</th>
<th>Chữ họ BAH</th>
<th>Tỉnh nguyên sinh</th>
<th>Tổng diện tích BAH (m²)</th>
<th>Đất sạch (m²)</th>
<th>Đất nhiễm (m²)</th>
<th>Các công trình BAH (m²)</th>
<th>Thời gian xây dựng (m²)</th>
<th>Thời gian sử dụng (m²)</th>
<th>Ký Xác nhận</th>
</tr>
</thead>
<tbody>
<tr>
<td>18</td>
<td>Nguyễn Thị Sình</td>
<td>Hữu lý</td>
<td>220</td>
<td>75</td>
<td>29.3</td>
<td>220</td>
<td>220</td>
<td></td>
<td></td>
</tr>
<tr>
<td>19</td>
<td>Nguyễn Thị Thín</td>
<td>Hữu lý</td>
<td>590</td>
<td>590</td>
<td>100.0</td>
<td>590</td>
<td>590</td>
<td></td>
<td></td>
</tr>
<tr>
<td>20</td>
<td>Nguyễn Thị Xuyên</td>
<td>Hữu lý</td>
<td>295</td>
<td>295</td>
<td>100.0</td>
<td>295</td>
<td>295</td>
<td></td>
<td></td>
</tr>
<tr>
<td>21</td>
<td>Nguyễn Tiến Lực</td>
<td>Hữu lý</td>
<td>584</td>
<td>3,51</td>
<td>16.6</td>
<td>584</td>
<td>584</td>
<td></td>
<td></td>
</tr>
<tr>
<td>22</td>
<td>Nguyễn Văn Đê</td>
<td>Hữu lý</td>
<td>571</td>
<td>1,145</td>
<td>49.9</td>
<td>571</td>
<td>571</td>
<td></td>
<td></td>
</tr>
<tr>
<td>23</td>
<td>Nguyễn Văn Định</td>
<td>Hữu lý</td>
<td>1,484</td>
<td>1,484</td>
<td>100.0</td>
<td>1,484</td>
<td>1,484</td>
<td></td>
<td></td>
</tr>
<tr>
<td>24</td>
<td>Nguyễn Văn Kiệm</td>
<td>Hữu lý</td>
<td>496</td>
<td>496</td>
<td>100.0</td>
<td>496</td>
<td>496</td>
<td></td>
<td></td>
</tr>
<tr>
<td>25</td>
<td>Nguyễn Văn Lưu</td>
<td>Hữu lý</td>
<td>735</td>
<td>735</td>
<td>100.0</td>
<td>735</td>
<td>735</td>
<td></td>
<td></td>
</tr>
<tr>
<td>26</td>
<td>Nguyễn Văn Luận</td>
<td>Hữu lý</td>
<td>1,440</td>
<td>1,440</td>
<td>100.0</td>
<td>1,440</td>
<td>1,440</td>
<td></td>
<td></td>
</tr>
<tr>
<td>27</td>
<td>Nguyễn Văn Việt</td>
<td>Hữu lý</td>
<td>738</td>
<td>738</td>
<td>100.0</td>
<td>738</td>
<td>738</td>
<td></td>
<td></td>
</tr>
<tr>
<td>28</td>
<td>Ta Văn Bằng</td>
<td>Hữu lý</td>
<td>1,680</td>
<td>1,680</td>
<td>100.0</td>
<td>1,680</td>
<td>1,680</td>
<td></td>
<td></td>
</tr>
<tr>
<td>29</td>
<td>Tạ Văn Hiền</td>
<td>Hữu lý</td>
<td>690</td>
<td>690</td>
<td>100.0</td>
<td>690</td>
<td>690</td>
<td></td>
<td></td>
</tr>
<tr>
<td>30</td>
<td>Tạ Văn Mười</td>
<td>Hữu lý</td>
<td>1,097</td>
<td>1,097</td>
<td>100.0</td>
<td>1,097</td>
<td>1,097</td>
<td></td>
<td></td>
</tr>
<tr>
<td>31</td>
<td>Trịnh Thị Mùi</td>
<td>Hữu lý</td>
<td>871</td>
<td>871</td>
<td>100.0</td>
<td>871</td>
<td>871</td>
<td></td>
<td></td>
</tr>
<tr>
<td>32</td>
<td>Vũ Đình Vương</td>
<td>Hữu lý</td>
<td>594</td>
<td>648</td>
<td>91.7</td>
<td>594</td>
<td>594</td>
<td></td>
<td></td>
</tr>
<tr>
<td>33</td>
<td>Vũ Thị Dan</td>
<td>Hữu lý</td>
<td>273</td>
<td>273</td>
<td>100.0</td>
<td>273</td>
<td>273</td>
<td></td>
<td></td>
</tr>
<tr>
<td>34</td>
<td>Vũ Thị Liên</td>
<td>Hữu lý</td>
<td>698</td>
<td>720</td>
<td>96.9</td>
<td>698</td>
<td>698</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Tư vấn Lavic 08/2010

Tham vấn về Kê hoạch tài định cư
<table>
<thead>
<tr>
<th>TT</th>
<th>Chú ý BAHI</th>
<th>Tính trạng sử dụng</th>
<th>Tính diện tích BAHI (m²)</th>
<th>Các công tiêu BAHI (m²)</th>
<th>Thí thị của cải sản (m²)</th>
<th>Thi thị của sản xuất (m²)</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Diện tích cơ sở</td>
<td>Diện tích nông nghiệp</td>
<td>Diện tích BAHI</td>
<td>Diện tích BAHI</td>
<td>Diện tích BAHI</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Tổng</td>
<td></td>
<td>Tổng</td>
<td>%</td>
<td></td>
</tr>
<tr>
<td>35</td>
<td>Vũ Văn Hạnh</td>
<td>Hấp kế</td>
<td>-</td>
<td>1,637</td>
<td>1,637</td>
<td>100.0</td>
</tr>
<tr>
<td>36</td>
<td>Vũ Văn Thủy</td>
<td>Hấp kế</td>
<td>-</td>
<td>780</td>
<td>1,016</td>
<td>76.8</td>
</tr>
<tr>
<td>37</td>
<td>Vũ Văn Tiến</td>
<td>Hấp kế</td>
<td>-</td>
<td>981</td>
<td>981</td>
<td>100.0</td>
</tr>
<tr>
<td>38</td>
<td>Vũ Văn Tường</td>
<td>Hấp kế</td>
<td>-</td>
<td>1,063</td>
<td>1,063</td>
<td>100.0</td>
</tr>
<tr>
<td>39</td>
<td>Mường Thoại</td>
<td>Hấp kế</td>
<td>-</td>
<td>6,776</td>
<td>6,776</td>
<td>100.0</td>
</tr>
<tr>
<td>40</td>
<td>UBND P. Ninh Phong</td>
<td>Hấp kế</td>
<td>-</td>
<td>2,336</td>
<td>2,336</td>
<td>37.2</td>
</tr>
<tr>
<td></td>
<td>Tổng</td>
<td>44,800</td>
<td></td>
<td>62,379</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Đạt điều kiện quản lý

Đại diện tư vấn

UBND phường Ninh Phong

Đại diện hỗ trợ ảnh hưởng

Phó giám đốc
Tổ Xuân Đàm

Phó Chủ tịch
Bài Ngọc Kiên

Tư vấn Lavc 08/2010

Tham vấn về kế hoạch tài chính.
# DANH SÁCH THAM ĐПр

<table>
<thead>
<tr>
<th>STT</th>
<th>Họ và Tên</th>
<th>Chức vụ</th>
<th>Đơn vị công tác</th>
<th>Ghi chú</th>
<th>Ký tên</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Ta Khôi Мин</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>Nguyễn Văn Bình</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>Hoàng Văn Mỹ</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>4</td>
<td>Nguyễn Văn Đức</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Đào Văn Cấp</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>6</td>
<td>Nguyễn Thị Saқ</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>7</td>
<td>Vũ Thị zar</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>Vũ Thị Lùn</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>9</td>
<td>Đinh Thị Nguyễn (Phó)</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>10</td>
<td>Hoàng Văn Nhật</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>11</td>
<td>Nguyễn Văn Thanh</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>12</td>
<td>Nguyễn Thị Nị l</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>13</td>
<td>Nguyễn Thị Thùơn</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>14</td>
<td>Đỗ Văn Quốc</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>15</td>
<td>Đinh Văn Chọt</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>16</td>
<td>Nguyễn Văn Đạt</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>17</td>
<td>Nguyễn Thị Mai</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>18</td>
<td>Nguyễn Thị Hưng</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Người lập biểu

[Signature]
<table>
<thead>
<tr>
<th>STT</th>
<th>Họ và Tên</th>
<th>Chức vụ</th>
<th>Đơn vị công tác</th>
<th>Ghi chú</th>
<th>Kỳ tên</th>
</tr>
</thead>
<tbody>
<tr>
<td>33</td>
<td>PHẠM THỊ LƯƠNG</td>
<td>CHUYÊN Viên</td>
<td>1 – Hà Nội</td>
<td></td>
<td></td>
</tr>
<tr>
<td>38</td>
<td>LÊ QUANG VIỆT</td>
<td>P. CHủ tịch</td>
<td>P. BÌNH</td>
<td></td>
<td></td>
</tr>
<tr>
<td>39</td>
<td>PHẠM VĂN THỊNH</td>
<td>P. BỊ TR</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>40</td>
<td>Đặng PHÚC TIẾN</td>
<td>P. B. TH</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>41</td>
<td>LÊ NGỌC LẦU</td>
<td>P. B. TH</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>42</td>
<td>NAMDỊNH THỊ THỊNH</td>
<td>CH. M. NDP</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>43</td>
<td>VŨ VĂN CHÂU</td>
<td>CH. N. T.</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>44</td>
<td>NGUYỄN THỊ NGUYỄN</td>
<td>CH. VNMP</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>45</td>
<td>VŨ THỊ NỮ GIÁP</td>
<td>CH. H.Q.P</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>46</td>
<td>Đặng THỊ NỮ GIÁP</td>
<td>CH. N. M.</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>47</td>
<td>LÊ THỊ KIỀM VINA</td>
<td>CH. VNMP</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>48</td>
<td>Đặng TỊNH HƯƠNG</td>
<td>CH. VNMP</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>49</td>
<td>NGUYỄN ĐỨC HUY</td>
<td>CH. VNMP</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>50</td>
<td>PHẠM VĂN PHÚC</td>
<td>CH. CCB</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>51</td>
<td>PHẠM VĂN THỊNH</td>
<td>CH. H.Q.P</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>52</td>
<td>PHẠM VĂN THỊNH</td>
<td>CH. VNMP</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>53</td>
<td>VŨ TUYỂN ANH</td>
<td>CH. T. N.</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>54</td>
<td>VŨ VĂN VỊES</td>
<td>LS. CH</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Người lập biên
### DANH SÁCH THAM ĐUỘC

<table>
<thead>
<tr>
<th>STT</th>
<th>Họ và Tên</th>
<th>Chức vụ</th>
<th>Đơn vị công tác</th>
<th>Ghi chú</th>
<th>Ký tên</th>
</tr>
</thead>
<tbody>
<tr>
<td>19</td>
<td>Nguyễn Thị Kê</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>20</td>
<td>Nguyễn Thị Lân</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>21</td>
<td>Trần Thị Thanh</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>22</td>
<td>Trịnh Việt Quang</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>23</td>
<td>Nguyễn Văn Hiệp</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>24</td>
<td>Nguyễn Thị Hạnh</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>25</td>
<td>Bùi Trọng Chinh</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>26</td>
<td>Nguyễn Văn Lý</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>27</td>
<td>Đặng Văn Thọ</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>28</td>
<td>Đặng Văn Hoài</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>29</td>
<td>Vũ Văn Tấn</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>30</td>
<td>Đặng Văn Khổng</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>31</td>
<td>Vũ Văn Thắng</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>32</td>
<td>Đào Văn Chuyên</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>33</td>
<td>Nguyễn Văn Sơn</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>34</td>
<td>Đặng Văn Thọ</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>35</td>
<td>Vũ Văn Anh</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>36</td>
<td>Nguyễn Văn Huy</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Người lập biểu

Vũ Tuấn Anh
NÓI DUNG CUỘC HỌP

Tên cuộc họp: Họp thăm vấn ý kiến các hộ bị ảnh hưởng từ thời để hỗ trợ tái định cư tại Dự án Cầu và nước đô thị Việt Nam – Tiểu dự án Nâng cấp và mở rộng hệ thống cấp nước TP Ninh Bình, tỉnh Ninh Bình.

Địa điểm tổ chức: UBND Phường xã Ninh Bình,…..

Thời gian tổ chức: Số giờ, ngày…tháng 11 năm 2010

Thành phần:
- Ban quản lý thực hiện các dự án đầu tư xây dựng: Ông bà………
- Đại diện Tuần Lơn: Ông bà………
- Đại diện UBND huyện….;
- Đại diện các hộ bị ảnh hưởng:……….;

Nơi đươc:

13. Giới thiệu thành viên tham gia, mục đích cuộc họp tham vấn công động;
14. Giới thiệu tóm tắt về Dự án Xây dựng hệ thống thoát nước, thu gom và xử lý nước thải TP Ninh Bình, tỉnh Ninh Bình: Giới thiệu các hạng mục đầu tư dự kiến, diện tích đất bì thu hồi từng hộ khi triển khai dự án, các tác động từ thời giữa các hộ bị ảnh hưởng, thông kê sở hữu, quyền lợi và chính sách về bồi thường, hỗ trợ và tái định cư (nếu có), trách nhiệm, tổ chức thực hiện, kế hoạch thực hiện, tiến độ;
15. Thông kế diễn tích đất, loại đất, tính trạng sử dụng đất bì thu hồi từng hộ thời giữa các hộ bị ảnh hưởng, thông kê sở hữu, quyền lợi và chính sách về bồi thường, hỗ trợ và tái định cư (nếu có);
16. Các tình chất pháp bồi thường, hỗ trợ trên diện tích đất bì thu hồi từng hộ, quyền sở hữu, quyền lợi và chính sách về bồi thường, hỗ trợ và tái định cư (nếu có) đối với các hộ bị ảnh hưởng từng hộ;
17. Lấy ý kiến đóng_proxy về kế hoạch bồi thường, hỗ trợ và tái định cư (nếu có) đối với các hộ bị ảnh hưởng từng hộ;
18. Thúc nung các ý kiến góp ý, nguyện vọng, mong muốn từ cũng đúng đảm bảo, linh đoạn địa phương, BQL dự án về kế hoạch bồi thường, hỗ trợ và tái định cư cho tiểu dự án;

Kết quả thảo luận:

Sau khi giới thiệu tóm tắt về tiểu dự án như đã nêu trên, BQL dự án, nhóm tư vấn tái định cư cũng với lãnh đạo, cán bộ địa chỉ UBND phường xã Ninh Bình, đã thống kế cử thế:
- Các tuyến ông phù thu hồi từng thời trong giai đoạn đào đất, lập đất:
  + Tuyến….;
  + Tuyến….;

Lacvic 11 – 2010

Biên bản họp công động về RP
CÔNG TY CỔ PHẦN BẦU TƯ CÔNG NGHỆ MÔI TRƯỜNG VÀ HẠ TẦNG
KỸ THUẬT LẠC VIỆT (LAVIC)
Địa chỉ : Số 9 – Đường Thịnh – Q. Hoàn Kiếm – Hà Nội
Diên thoại : (84-4) 328 8952 Fax : (84-4) 923 2965
Email : lavic@vnn.vn

+ Tuyen ............................................ m (..................m³);
+ Tuyen ............................................ m (..................m³);

- Có ........... hố bị ảnh hưởng tạm thời;
- Có ........... hố bị ảnh hưởng dạt nóng nghiệp,... hố bị ảnh hưởng đập phi nông nghiệp;
- Có ........... hố kênh đào/hố sän xửa/ dịch vụ bị ảnh hưởng tạm thời;
- Có ........... đon vị/ cơ quan, tổ chức bị ảnh hưởng tạm thời;
- Tổng diện tích dạt nóng nghiệp bị trưng dụng tạm thời là: ............................................ m²;
  a. Do người dân có quyền sử dụng đất............................................ m²;
  b. Do Cơ quan tổ chức sử dụng............................................ m²;
- Tổng diện tích dạt phi nông nghiệp bị thu hồi tạm thời là: ............................................ m²;
  a. Do người dân có quyền sử dụng đất............................................ m²;
  b. Do Cơ quan tổ chức sử dụng............................................ m²;
- Tổng sản lượng hoa màu, cây cối (sản lượng, loại hoa màu/cây cối) bị thu hồi là:

- Các ảnh hưởng khác (chưa chiếm, miếo mạc, đì tích lịch sử, di sản văn hóa, khu bảo tồn, khu vực nhạy cảm khác): ............................................

Chi tiết cho từng hố bị ảnh hưởng như sau: Danh sách các hố bị ảnh hưởng đi kèm
Uơc tính đơn giá biên phòng diễn tích bị ảnh hưởng tạm thời nêu trên như sau:
- Đất ốc: ............................................ đồng/m²;
- Đất nông nghiệp: ............................................ đồng/m²;
- Cây cối, hoa màu: ............................................ đồng/m²;
- Nhà cửa: ............................................ đồng/m²;
- Vật kiện trược, công trình trên đất: ............................................ đồng/m²;

Khác:


Lavíc 11 – 2010  Biên bản hợp cộng đồng về RP  10
CÔNG TY CỔ PHẦN ĐẦU TƯ CÔNG NGHỆ MÔI TRƯỜNG VÀ HẠ TĂNG
KỸ THUẬT LẠC VIỆT (LAVIC)

Điện thoại: (84-4) 828 8952 Fax: (84-4) 923 2965
Email: lavic@vnn.vn

Ý kiến góp ý của các thành viên tham gia cuộc họp:

Kết luận

1. Thắng nhất, ông, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

2. Hoàng, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

3. Ông, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

4. Ông, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

5. Ông, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

6. Ông, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

7. Ông, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

8. Ông, công, tiểu, sa, thăng, to, đòa, to, xã, xã, làng, làng.

Lavic 11 – 2010
Biên bản họp công đồng về RP
CÔNG TY CỔ PHẦN ĐẦU TƯ CÔNG NGHỆ MÔI TRƯỜNG VÀ HẠ TÂNG
KỸ THUẬT LẠC VIỆT (LAVIC)
Địa chỉ: Số 9 – Đường Thành – Q. Hoàn Kiếm – Hà Nội
Điện thoại: (84-4) 828 8952 Fax: (84-4) 923 2963
Email: lavic@ven.vn

NỘI DUNG CUỘC HỢP


Địa điểm: Cấp nước và nước thoát Đô thị Việt Nam – Tiểu dự án Năng cấp và Mở rộng hệ thống cấp nước Tp Ninh Bình, Tỉnh Ninh Bình

Diễn tập tối lửa: UBND Phương/xa …………

Thời gian diễn tập: 8h.00…phút, ngày …..22… tháng 11 năm 2010

Thành phần:
- Ban quản lý thực hiện các dự án đấu tư xây dựng: Ông/bà … Nguyễn Chỉ, Hải Yến……
- Đại diện Tư vấn LAVIC: Ông/bà … Nguyễn Chinh……………………………………
- Đại diện UBND … Phương, Ninh Bình…………………
- ………..…………………………
- Đại diện các hộ bị ảnh hưởng: …..bí, Nguyễn Thị, Thị, Thị, Thị……
- ………..…………………………

Nội dung:

7. Giới thiệu thành viên tham gia, mục đích của cuộc thẩm vấn công động;
8. Giới thiệu tổ đầu tư về Dự án Xây dựng hệ thống thoát nước, thu gom và xử lý nước thải Tp Ninh Bình, Tỉnh Ninh Bình: Giới thiệu các hạng mục đầu tư dự kiến, diện tích đất bị thu hồi tạm thời khi triển khai dự án, các tác động tạm thời của dự án đến công động, quyền lợi và chính sách về hỗ trợ, hỗ trợ và tài chính cụ (nếu có), trách nhiệm, tổ chức thực hiện, kế hoạch thực hiện, tiến độ.
9. Thông kê diện tích đất, los đất, tính trạng sử dụng đất bị thu hồi tạm thời của các hộ bị ảnh hưởng, thông kê số hộ khởi lượng hoa màu, cây cây…; trên diễn tích bị ảnh hưởng tạm thời đó (nếu có);
10. Việc tính chi phí hỗ trợ, hỗ trợ trên diện tích đất bị thu hồi tạm thời, khởi lượng hoa màu, cây cây bị ảnh hưởng… (theo quy định hiện hành về giá đất của UBND tỉnh Ninh Bình, địa phương, theo giá trị thực tế …).
11. Lấy ý kiến đồng thuận về kế hoạch hỗ trợ thương, hỗ trợ và tài chính cụ (nếu có) đối với các hộ bị ảnh hưởng tạm thời;
12. Thu nhận các ý kiến góp ý, nguyện vọng, mong muốn từ công động dân cư, lãnh đạo địa phương, BQL dự án về kế hoạch hỗ trợ thương, hỗ trợ và tài chính cụ cho tiểu dự án.

Kết quả thảo luận:

Sau khi giới thiệu tổ đầu tư về tiểu dự án như đã nêu trên, BQL dự án, nhóm tư vấn tài chính cụ cùng với lãnh đạo, cán bộ địa chính UBND phương/xã …… đã thống kế cụ thể:
- Các tuyến ông phát thu hồi tạm thời trong giai đoạn đầu đắp, lập đắp:
  + Tuyến …………………………………………………………….m (…………m²);
  + Tuyến …………………………………………………………….m (…………m²);

Lavie 11 – 2010  Biên bản hợp công động về RP
Ninh Binh City Drainage, Wastewater Collection and Treatment Project – Ninh Binh Province


97
NỘI DUNG CUỘC HỌP

Tên cuộc họp: Họp thẩm định văn ý kiến các bộ bij anh hưởng về kế hoạch Tài chính cụ tại Phương xã Nam Thành, Thành phố Ninh Bình.

Đề án Xây dựng hệ thống thoát nước, thu gom và xử lý nước thải TP Ninh Bình, tỉnh Ninh Bình

Địa điểm tổ chức: UBND Phương xã Nam Thành,

Thời gian tổ chức: ngày 06 tháng 05 năm 2010

Thành phần:
- Ban quản lý thực hiện các dự án đầu tư xây dựng:
  Ông/ bà 
- Đại diện Văn phòng Lvic: Ông/ bà
- Đại diện UBND Phương xã Nam Thành:
  Ông/ bà

Nơi đăng:
1. Giới thiệu thành viên tham gia, mục đích của cuộc thẩm vấn công đồng;
2. Giới thiệu tóm tắt về Dự án Xây dựng hệ thống thoát nước, thu gom và xử lý nước thải TP Ninh Bình, tỉnh Ninh Bình: Giới thiệu các hạng mục đầu tư dự kiến, diễn tiến đạt bị thay đổi khi triển khai dự án, các tác động của dự án đến người bij anh hưởng, quyền lợi và chính sách về bồi thường, hỗ trợ và tái định cư (nếu có), các hoạt động triển khai các hoạt động bồi thường, hỗ trợ và tái định cư, trách nhiệm, tổ chức thực hiện, kế hoạch thực hiện, tiến độ.
3. Thông kê diễn tiến đạt, lợi thế, tình trạng sử dụng đạt bị thu hồi của các bij anh hưởng, thông kế số bij không hưởng hoặc mất, bij có... trên diễn tiến bij anh hưởng đó;
4. Ưu tiên chính phủ bồi thường, hỗ trợ trên diễn tiến đạt bị thu hồi, khối lượng hoa màu, bij có... bij anh hưởng... (theo quy định hiện hành về giá đất của UBND tỉnh Ninh Bình, địa phương, theo giá trị thực tế, ...).
5. Lấy ý kiến đồng thuận về kế hoạch bồi thường, hỗ trợ và tái định cư (nếu có) đối với các bij anh hưởng;
6. Thu nhận các ý kiến góp ý, nguyên tắc từ cộng đồng dân cư, lãnh đạo địa phương, BQL dự án về kế hoạch bồi thường, hỗ trợ và tái định cư cho tiêu dự án.

Kết quả thảo luận:

Sau khi giới thiệu tóm tắt về tiêu dự án như đã nêu trên, BQL dự án, nhóm tư vấn cùng với lãnh đạo, cán bộ địa chính UBND Phương xã Nam Thành... đã thống kê cụ thể như sau:
- Có bij bij anh hưởng: ... bij bij anh hưởng đất nông nghiệp, ... bij bij anh hưởng đất phải nông nghiệp;

Vicen – 2010

Biên bản họp cộng đồng về RAP
Ninh Binh City Drainage, Wastewater Collection and Treatment Project – Ninh Binh Province


- Tổng diện tích đất nông nghiệp bị thu hồi là: 20 m²;
- Tổng diện tích đất phi nông nghiệp bị thu hồi là: ........................................ m²;
- Tổng sản lượng hoa màu, cây cối (sàn lượng, loại hoa/mẫu/cây cối) bị thu hồi là:
  - ........................................

Chỉ tiết cho từng hộ bị ảnh hưởng như sau:

Bảng thống kê các hộ bị ảnh hưởng định kỳ

Ước tính giá hồi thu thường dinh tich bị ảnh hưởng nếu trên như sau:
- Đất ở: ........................................ dông/m²;
- Đất nông nghiệp: ......... m²;
- Cây cối: ........................................ dông/m²;
- Hoa màu (từ mương đến 300 - 600 m²): ........................................ dông/m²;
- Nhà cửa: ........................................ dông/m²;
- Vật kiến trúc, công trình trên đất: ........................................ dông/m²;
- Khác: ........................................................................

Hỗ trợ được áp theo đúng mức được quy định tại nghị định 97/2004/NĐ-CP, 84/2006/NĐ-CP và 59/2009/NĐ-CP cho (i) đổi chuyển; (ii) hỗ trợ ổn định cuộc sống; (iii) hỗ trợ hướng nghiệp, đào tạo nghề và giới thiệu chuyển đổi việc làm, (iv) hỗ trợ đối với các hộ để bị tổn thất; (v) và, khen thường cho các hộ giao mất bằng sổ và dùng tiền độ.

Ý kiến góp ý của các thành viên tham gia cuộc họp:
- ........................................................................
- ........................................................................
- ........................................................................
- ........................................................................
- ........................................................................

Kết luận:
1. Nhận trích các thông tin thống kê diện tích đất ở, đất nông nghiệp bị thu hồi, sản lượng hoa màu, cây cối… bị ảnh hưởng của các hộ gia đình.
2. Nhận trích giá trị cuộc tính Chỉ phi bởi thương, hỗ trợ cho các hộ bị ảnh hưởng nếu trên.
4. ........................................
5. ........................................

2
CÔNG TY CỔ PHẦN ĐẦU TƯ CÔNG NGHỆ MÔI TRƯỜNG VÀ HẢ TĂNG
KY THUẬT LẠC VIỆT (LAVIC)

Địa chỉ: Số 9 - Đường Thanh - Q. Hoàn Kiếm – Hà Nội
Điện thoại: (84-4) 828 8952 Fax: (84-4) 923 2965
Email: lavic@vnn.vn

6. ........................................................................................................................................
7. ........................................................................................................................................
8. ........................................................................................................................................

Các bên thống nhất các vấn đề được đề cập ở trên.

Cuộc họp kết thúc vào khoảng 11h30 ngày 10/12.

BAN QUẢN LÝ DỰ ÁN DON VỊ TƯ VẤN ĐẠI DIỆN UBND XÃ ĐẠI DIỆN CÁC HỘ BI ANH HƯỞNG

PHÓ GIÁM ĐỐC TỔ XUÂN ĐÀM CHỦ TỊCH CHỦ TỊCH

PHÁM VĂN ỦNG

Vicen – 2010 Biên bản họp công đồng về RAP

3
**BẢNG KẾ THÚC TỂ THÔNG TIN HIỆN TRẠNG SỬ DỤNG ĐẤT CÁC HỘ GIA ĐÌNH BỊ ÁNH HƯỞNG (BAH)**

<table>
<thead>
<tr>
<th>TT</th>
<th>Chủ hồ BAH</th>
<th>Tình trạng sử dụng đất</th>
<th>Tổng diện tích BAH (m²)</th>
<th>Các công trình BAH</th>
<th>Thiết bị cấy trồng</th>
<th>Thiết bị vệ sinh tự chế tạo</th>
<th>Thiết bị vệ sinh tự chế tạo</th>
<th>Ngày ký xác nhận</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Võ Thị Nga</td>
<td>2018-03-15</td>
<td>20</td>
<td>20</td>
<td>20</td>
<td>20</td>
<td>20</td>
<td>ngã</td>
</tr>
</tbody>
</table>

**Đại diện Ban quản lý**

**Đại diện tư vấn**

**Đại diệnHEEL**

**Đại diện Hội đồng thực hiện**

Tư vấn LaVic 08/2010

Phạm Văn Ứng
NŒI DUNG CUỘC HỌP

Tên cuộc họp: Họp tham vấn ý kiến các hộ bị ảnh hưởng tạm thời về kế hoạch Tái định cư tại phường ...Văn. Lê,..., tp. Ninh Bình, tỉnh Ninh Bình.

Đ creditor nước và nước thái Đô thị Việt Nam – tiêu dự án nâng cấp và mở rộng hệ thống cấp nước tp. Ninh Bình, tỉnh Ninh Bình

Địa điểm tổ chức: UBND phường/ xã ……..Văn. Lê……………….…..

Thời gian tổ chức: …..giờ..phút, ngày ….. tháng 11 năm 2010

Thành phần:
- Ban quản lý thực hiện các dự án đầu tư xây dựng: Ông/ bà ……..Văn. Lê…
- Đại diện Tư vấn Lavie: Ông/ bà ……..Nguyễn. Lê…..
- Đại diện UBND ……..Phương. Lê…
- ……..Phạm. Lê…. Kính……..
- ……..Nguyễn. Lê………..
- Đại diện các hộ bị ảnh hưởng: ……..Nguyễn. Lê………..

Nội dung:
1. Giới thiệu thành viên tham gia, mục đích của cuộc tham vấn cộng đồng;
2. Giới thiệu toàn tập về Dự án Xây dựng hệ thống thoát nước, thu gom và xử lý nước thái tp. Ninh Bình, tỉnh Ninh Bình: Giới thiệu các hạng mục đầu tư dự kiến, diện tích đất bị thu hồi tạm thời khi triển khai dự án, các tác động tạm thời của dự án đến cộng đồng, quyền lợi và chính sách về bảo thương, hỗ trợ và tái định cư (nếu có), trách nhiệm, tổ chức thực hiện, kế hoạch thực hiện, tiến độ.
3. Thông kê điều kiện đất, loại đất, tính trạng sử dụng đất bị thu hồi tạm thời của các hộ bị ảnh hưởng, thông kê số hộ bị lường hoa mặt, cây cỏ… trên diện tích bị ảnh hưởng tạm thời đó (nếu có);
4. Ước tính chi phí bảo thương, hỗ trợ trên diện tích đất bị thu hồi tạm thời, khoác lương hoa mặt, cây cỏ bị ảnh hưởng… (theo quy định hiện hành về giá đất của UBND tỉnh Ninh Bình, địa phương, theo giá trị thực tế …);
5. Lấy ý kiến đóng góp về kế hoạch bảo thương, hỗ trợ và tái định cư (nếu có) đối với các hộ bị ảnh hưởng tạm thời.
6. Thu nhận các ý kiến góp ý, giải quyết, mong muốn từ cộng đồng dân cư, lãnh đạo địa phương, BQL dự án về kế hoạch bảo thương, hỗ trợ và tái định cư cho tiêu dự án.

Kết quả thảo luận:
Sau khi giới thiệu toàn tập về tiêu dự án như đã nêu trên, BQL dự án, nhóm tư vấn tái định cư cộng với lãnh đạo, còn bổ đề chỉnh UBND phường/xã ……..Văn. Lê… đã thống kế cụ thể:
- Các tuyến ông phải thu hồi tạm thời trong giải đoạn đầu đợp, lập đợp:
  + Tuyến ……..phantom. Lê…, năm ……..m (……..m);
  + Tuyến ……..phantom. Lê…, năm ……..m (……..m);

Lavie 11 – 2010

Biên bản họp cộng đồng về RP
CÔNG TY CỔ PHẦN ĐẦU TƯ CÔNG NGHỆ MÔI TRƯỜNG VÀ HẠ TÂNG
KỸ THUẬT LẠC VIỆT (LAVIC)

Địa chỉ: Số 9 – Đường Thắng – Q. Hoàn Kiếm – Hà Nội
Điện thoại: (84-4) 828 8952 Fax: (84-4) 923 2985
Email: lavic@vnn.vn

+ Tuyến Đường...: 150 m (150 m²);
+ Tuyến ..................................................: 150 m (150 m²);

Cố đường:...
- Cố đường:... đê/ăn đường đất nông nghiệp,.... có ảnh hưởng đến đất nông nghiệp;
- Cố đường:... có kinh doanh/ sản xuất/ dịch vụ bị ảnh hưởng tạm thời;
- Cố đường:... do việc/ cơ quan, tổ chức bị ảnh hưởng tạm thời;
- Tổng diện tích đất nông nghiệp bị trưng dụng tạm thời là:.................................m²;
  a. Do người dân có quyền sử dụng đất.................................m²;
  b. Do cơ quan tổ chức sử dụng.................................m²;
- Tổng diện tích đất phi nông nghiệp bị thu hồi tạm thời là:.................................m²;
  a. Do người dân có quyền sử dụng đất.................................m²;
  b. Do cơ quan tổ chức sử dụng.................................m²;
- Tổng số lượng hoa màu, cây cỏ (sần lượng, logi hoa màu/cây cỏ) bị thu hồi là:

- Các ảnh hưởng khác (chưa chẩn, miền mạo, do tích lũ, đỉa sản vận hóa, khu báo tốn, khu vực hay cánh khác):

Chỉ tiết cho từng hệ bị ảnh hưởng như sau: Danh sách các hệ bị ảnh hưởng định kỳ

Uyên tính đơn giả hiệu thường diệt tích bị ảnh hưởng tạm thời nếu trên như sau:
  - Đất ốc:.................................đồng/m²;
  - Đất nông nghiệp:.................................đồng/m²;
  - Cây cỏ, hoa màu:.................................đồng/m²;
  - Nhà cửa:.................................đồng/m²;
  - Vật kiện trục, công trình trên đất:.................................đồng/m²;

Khác:


CÔNG TY CỔ PHẦN BẬU TƯ CÔNG NGHỆ MÔI TRƯỜNG VÀ HẠ TÀNG
KỸ THUẬT LẠC VIỆT (LAVIC)

Địa chỉ: Số 9 – Đường Thanh – Q. Hoàn Kiếm – Hà Nội
Điện thoại: (84-4) 828 8952 Fax: (84-4) 923 2963
Email: lavic@ven.vn

Ý kiến góp ý của các thành viên tham gia cuộc họp:

Kết luận

LaVic 11 – 2010

Biên bản họp công động về KP 3
Annex 3

List of displaced persons
<table>
<thead>
<tr>
<th>No</th>
<th>Name of household</th>
<th>No of Map</th>
<th>No of paddy field</th>
<th>Affected Area (m²)</th>
<th>Total area of each household (m²)</th>
<th>Remaining area (m²)</th>
<th>Ratio (%)</th>
<th>Type of land</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Ninh Phong Ward</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Hoang Van My</td>
<td>9</td>
<td>46</td>
<td>966</td>
<td>9,764</td>
<td>8,798</td>
<td>9.9</td>
<td>21</td>
</tr>
<tr>
<td>2</td>
<td>Bui Cong Chinh</td>
<td>10</td>
<td>19</td>
<td>912</td>
<td>912</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>3</td>
<td>Dao Sy Hoat</td>
<td>10</td>
<td>25</td>
<td>413</td>
<td>413</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>4</td>
<td>Dao Van Cap</td>
<td>10</td>
<td>29</td>
<td>879</td>
<td>879</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>5</td>
<td>Dao Van Khai</td>
<td>10</td>
<td>20,29</td>
<td>676</td>
<td>1,286</td>
<td>610</td>
<td>52.6</td>
<td>21</td>
</tr>
<tr>
<td>6</td>
<td>Dao Van Nghiep</td>
<td>10</td>
<td>20</td>
<td>288</td>
<td>288</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>7</td>
<td>Dao Van Thach</td>
<td>10</td>
<td>19</td>
<td>720</td>
<td>720</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>8</td>
<td>Dao Van Van</td>
<td>10</td>
<td>19</td>
<td>648</td>
<td>648</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>9</td>
<td>Dinh Sy Co</td>
<td>10</td>
<td>25</td>
<td>472</td>
<td>472</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>10</td>
<td>Dinh Van Chat</td>
<td>10</td>
<td>20</td>
<td>995</td>
<td>995</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>11</td>
<td>Dinh Van Thai</td>
<td>9, 10</td>
<td>46, 12</td>
<td>6,097</td>
<td>6,504</td>
<td>407</td>
<td>93.7</td>
<td>21</td>
</tr>
<tr>
<td>12</td>
<td>Hoang Van Minh</td>
<td>10</td>
<td>19</td>
<td>900</td>
<td>900</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>13</td>
<td>Hoang Van Tham</td>
<td>10</td>
<td>19</td>
<td>646</td>
<td>646</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>14</td>
<td>Hoang Van Uy</td>
<td>10</td>
<td>20</td>
<td>846</td>
<td>846</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>15</td>
<td>Nguyen Thi Ca</td>
<td>9, 20</td>
<td>68, 25</td>
<td>658</td>
<td>658</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>16</td>
<td>Nguyen Thi Nhi</td>
<td>10</td>
<td>20</td>
<td>638</td>
<td>638</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>17</td>
<td>Nguyen Thi Phuong</td>
<td>9, 10</td>
<td>68, 25</td>
<td>890</td>
<td>890</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>18</td>
<td>Nguyen Thi Sanh</td>
<td>10</td>
<td>18</td>
<td>220</td>
<td>751</td>
<td>531</td>
<td>29.3</td>
<td>21</td>
</tr>
<tr>
<td>19</td>
<td>Nguyen Thi Thin</td>
<td>10</td>
<td>19</td>
<td>590</td>
<td>590</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>20</td>
<td>Nguyen Thi Xuyen</td>
<td>10</td>
<td>25</td>
<td>295</td>
<td>295</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>21</td>
<td>Nguyen Tien Luc</td>
<td>10</td>
<td>18, 29</td>
<td>584</td>
<td>3,511</td>
<td>2,927</td>
<td>16.6</td>
<td>21</td>
</tr>
<tr>
<td>22</td>
<td>Nguyen Van Be</td>
<td>9</td>
<td>51</td>
<td>571</td>
<td>1,145</td>
<td>574</td>
<td>49.9</td>
<td>21</td>
</tr>
<tr>
<td>23</td>
<td>Nguyen Van Dich</td>
<td>10</td>
<td>20</td>
<td>1,484</td>
<td>1,484</td>
<td>-</td>
<td>100.0</td>
<td>21</td>
</tr>
<tr>
<td>No</td>
<td>Name of householder</td>
<td>No of Map</td>
<td>No of paddy field</td>
<td>Affected Area (m²)</td>
<td>Total area of each household (m²)</td>
<td>Remaining area (m²)</td>
<td>Ratio (%)</td>
<td>Type of land</td>
</tr>
<tr>
<td>----</td>
<td>---------------------</td>
<td>-----------</td>
<td>-------------------</td>
<td>-------------------</td>
<td>-----------------------------</td>
<td>-------------------</td>
<td>-----------</td>
<td>--------------</td>
</tr>
<tr>
<td>24</td>
<td>Nguyen Van Kiem</td>
<td>10</td>
<td>25</td>
<td>496</td>
<td>496</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>25</td>
<td>Nguyen Van Lu</td>
<td>10</td>
<td>25</td>
<td>735</td>
<td>735</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>26</td>
<td>Nguyen Van Luan</td>
<td>10</td>
<td>19</td>
<td>1,440</td>
<td>1,440</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>27</td>
<td>Nguyen Van Viet</td>
<td>10</td>
<td>20</td>
<td>738</td>
<td>738</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>28</td>
<td>Ta Van Bang</td>
<td>9</td>
<td>68</td>
<td>1,680</td>
<td>1,680</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>29</td>
<td>Ta Van Hien</td>
<td>10</td>
<td>25</td>
<td>690</td>
<td>690</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>30</td>
<td>Ta Van Mui</td>
<td>10</td>
<td>24</td>
<td>1,097</td>
<td>1,097</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>31</td>
<td>Trinh Thi Mui</td>
<td>10</td>
<td>18</td>
<td>871</td>
<td>871</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>32</td>
<td>Vu Duc Vpong</td>
<td>10</td>
<td>18</td>
<td>648</td>
<td>648</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>33</td>
<td>Vu Thi Dan</td>
<td>10</td>
<td>25</td>
<td>273</td>
<td>273</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>34</td>
<td>Vu Thi Lien</td>
<td>10</td>
<td>18</td>
<td>720</td>
<td>720</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>35</td>
<td>Vu Van Hanh</td>
<td>9</td>
<td>51</td>
<td>1,637</td>
<td>1,637</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>36</td>
<td>Vu Van Thuy</td>
<td>10</td>
<td>24</td>
<td>1,016</td>
<td>1,016</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>37</td>
<td>Vu Van Tien</td>
<td>10</td>
<td>20</td>
<td>981</td>
<td>981</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>38</td>
<td>Vu Van Tuong</td>
<td>10</td>
<td>19</td>
<td>1,063</td>
<td>1,063</td>
<td>-</td>
<td>100.0</td>
<td>2L</td>
</tr>
<tr>
<td>39</td>
<td>Muong thuy loi</td>
<td>10</td>
<td>-</td>
<td>6,776</td>
<td>6,776</td>
<td>-</td>
<td>100.0</td>
<td>TL</td>
</tr>
<tr>
<td>40</td>
<td>UBND P, Ninh Phong</td>
<td>10</td>
<td>13</td>
<td>2,336</td>
<td>6,283</td>
<td>3,947</td>
<td>37.2</td>
<td>2L</td>
</tr>
</tbody>
</table>

**II Nam Thanh ward**

<table>
<thead>
<tr>
<th>No</th>
<th>Name of householder</th>
<th>No of Map</th>
<th>No of paddy field</th>
<th>Affected Area (m²)</th>
<th>Total area of each household (m²)</th>
<th>Remaining area (m²)</th>
<th>Ratio (%)</th>
<th>Type of land</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Mrs Nga</td>
<td>38</td>
<td>89</td>
<td>20</td>
<td>274</td>
<td>254</td>
<td>7.3</td>
<td>2L</td>
</tr>
<tr>
<td></td>
<td><strong>Total</strong></td>
<td></td>
<td></td>
<td><strong>44,605</strong></td>
<td><strong>62,379</strong></td>
<td><strong>17,774</strong></td>
<td><strong>71.5</strong></td>
<td>2L</td>
</tr>
</tbody>
</table>