



PHNOM PENH
SPECIAL ECONOMIC ZONE

COMMITTED TO THE FUTURE

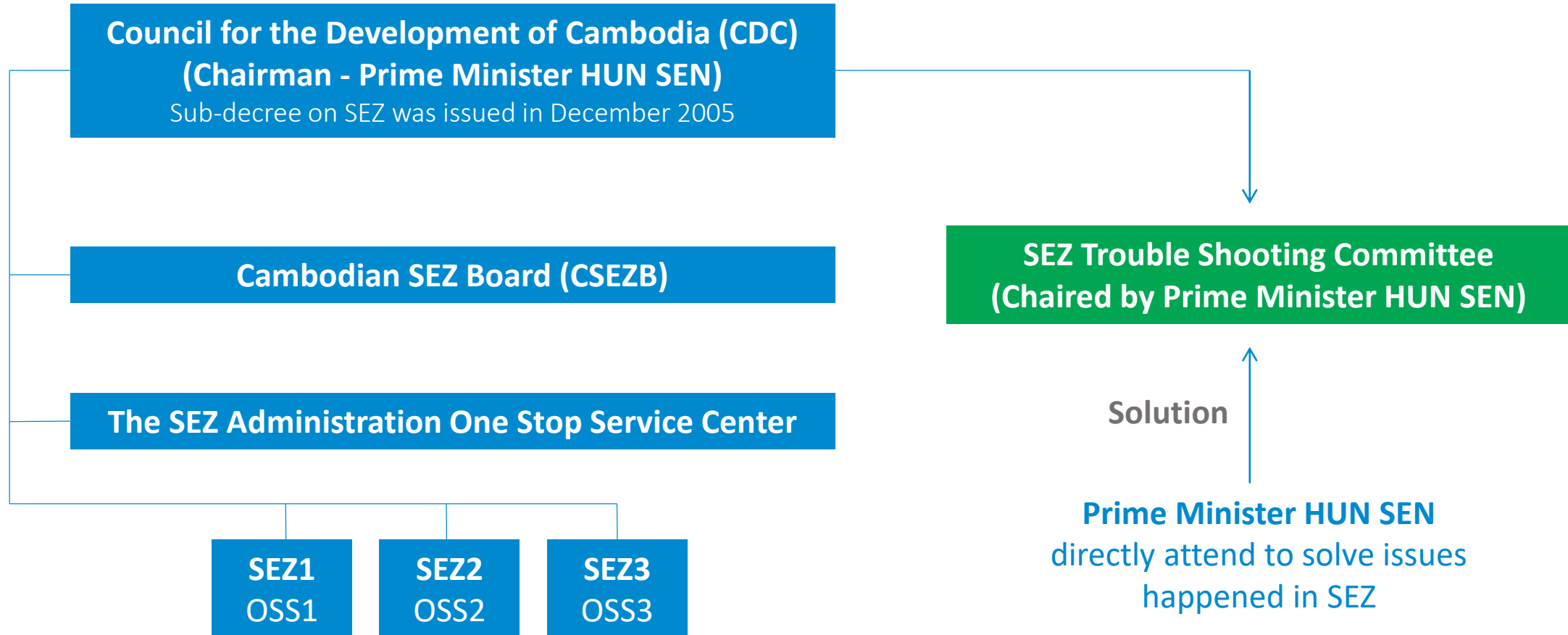
WELCOME TO **PHNOM PENH SEZ!**

OUR ACCOMPLISHMENT **AND CHALLENGE**

January 2021



Commitment of Cambodian Government to SEZ (1)



Commitment of Cambodian Government to SEZ (2)



Phnom Penh SEZ Administration Office (One Stop Service Center) has started operation since 1 September 2008

H. E. Chea Vuthy, the Deputy Secretary General of CDC, is the Chairman of PPSEZ Administration Office

Government Authorities

- Council for the Development of Cambodia
- Customs & Excise Department
- Ministry of Commerce
- Ministry of Labor & Vocational Training

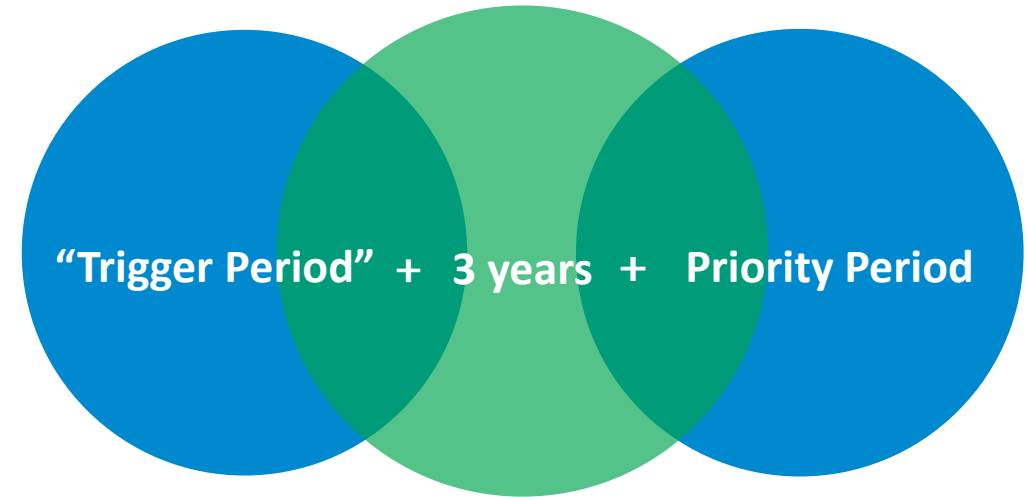
Services

- Investment Application
- Import / Export permit
- Custom Clearance
- Issuance of Certificate of Origin
- Work Permit
- Support for Labor Issues

Incentives for Investors (1)

Tax Incentives for Qualified Investment Project, QIP

1. Import duty exemption on construction materials and production equipment
2. Import duty exemption on production materials for export industry and export duty exemption
3. PROFIT TAX EXEMPTION



- Maximum Trigger Period: Either the first year of profit or 3 years after the QIP earns its first revenue, whichever sooner.
- Priority Period: To be determined according to the type of project and investment capital in the Financial Management Law, for light industry as below.
 - Investment Capital amount below US\$5million: 0 year
 - Investment Capital amount between US\$5million and US\$20million: 1 year
 - Investment Capital amount more than US\$20million: 2 years

Incentives for Investors (2)

Tax Incentive for QIP-SEZ Investor

Exemption of 10% VAT in addition to import duty exemption

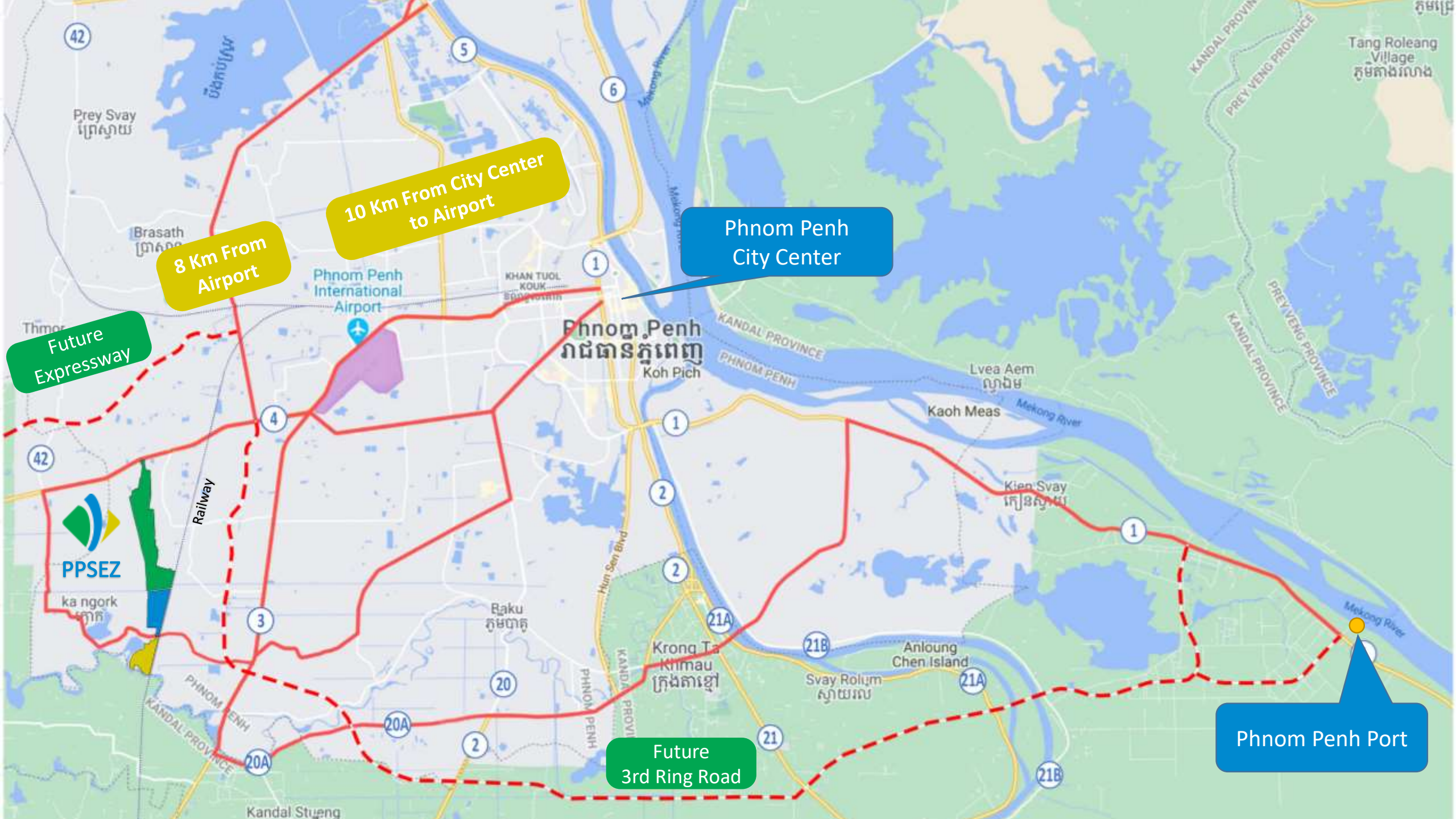
Type of QIP	Construction Material	Production Equipment	Production Material
Export Industry	Exempted	Exempted	Exempted
Domestic Industry	Exempted	Exempted	Not Exempted

Other benefits

- Equal market access for foreign investors
- 50 year lease of land available to foreign investors(transferable)
- Unrestricted currency exchange and fund transfer

LOCATION OF PHNOM PENH SEZ





8 Km From Airport

10 Km From City Center to Airport

Phnom Penh City Center

Future Expressway

Future 3rd Ring Road

Phnom Penh Port

PPSEZ

42

42

5

6

4

1

2

3

2

21A

21B

1

20A

20

2

21

21B

Future Expressway

Future 3rd Ring Road

Phnom Penh Port

Phnom Penh City Center

8 Km From Airport

10 Km From City Center to Airport

PPSEZ

42

42

5

6

4

1

2

3

2

21A

21B

1

20A

20

2

21

21B

CAMBODIA

Thailand

Laos

Vietnam





Laos

VIENTIANE

Thailand

BANGKOK

POIPET

Cambodia

Vietnam

PHNOM PENH

221km

HO CHI MINH

667km

INTRODUCTION OF PHNOM PENH SEZ



Board of Directors



TAN Kak Khun / Eric (Mr.)

as Chairman of the Board

Hiroshi UEMATSU (Mr.)

TAN Soeun Muoy / Janice (Ms.)

Hiroshi OTSUBO (Mr.)

Kenji TOYOTA (Mr.)

Tanate PIRIYOTHINKUL (Mr.)

HEM Sovath (Mr.)

KANG Weigeih (Mr.)

INCORPORATION

19 April, 2006
under Sub-decree No. 33
by the Royal Government of Cambodia

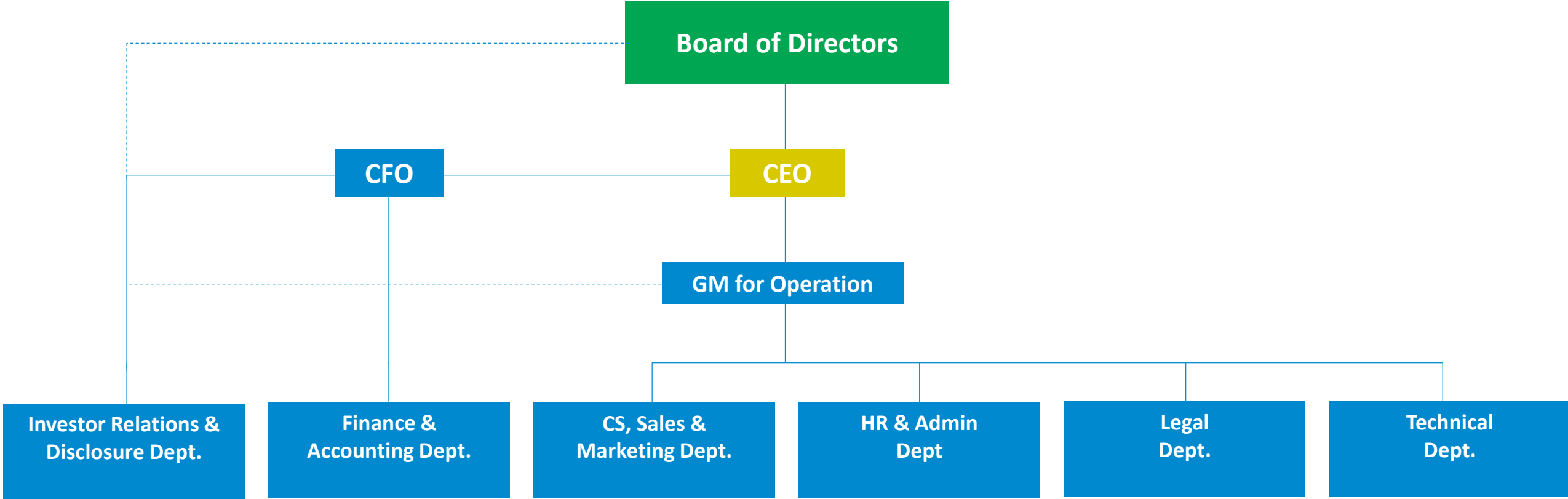
CAPITAL

41.13million US dollars

MAIN SHAREHOLDERS

Lok Chumteav Oknha Lim Chhiv Ho 45.09%
Zephyr Co., Ltd. (Tokyo, Japan) 14.17%
JWD InfoLogistics Pcl.(Bangkok, Thailand) 10.44%
Finansia Syrus Securities Pcl. 4.17%

Board of Directors




MANAGEMENT TEAM

Hiroshi UEMATSU (Mr.), Chief Executive Officer

FONG Nee Wai (Mr.), Chief Finance Officer

STAFF NUMBER

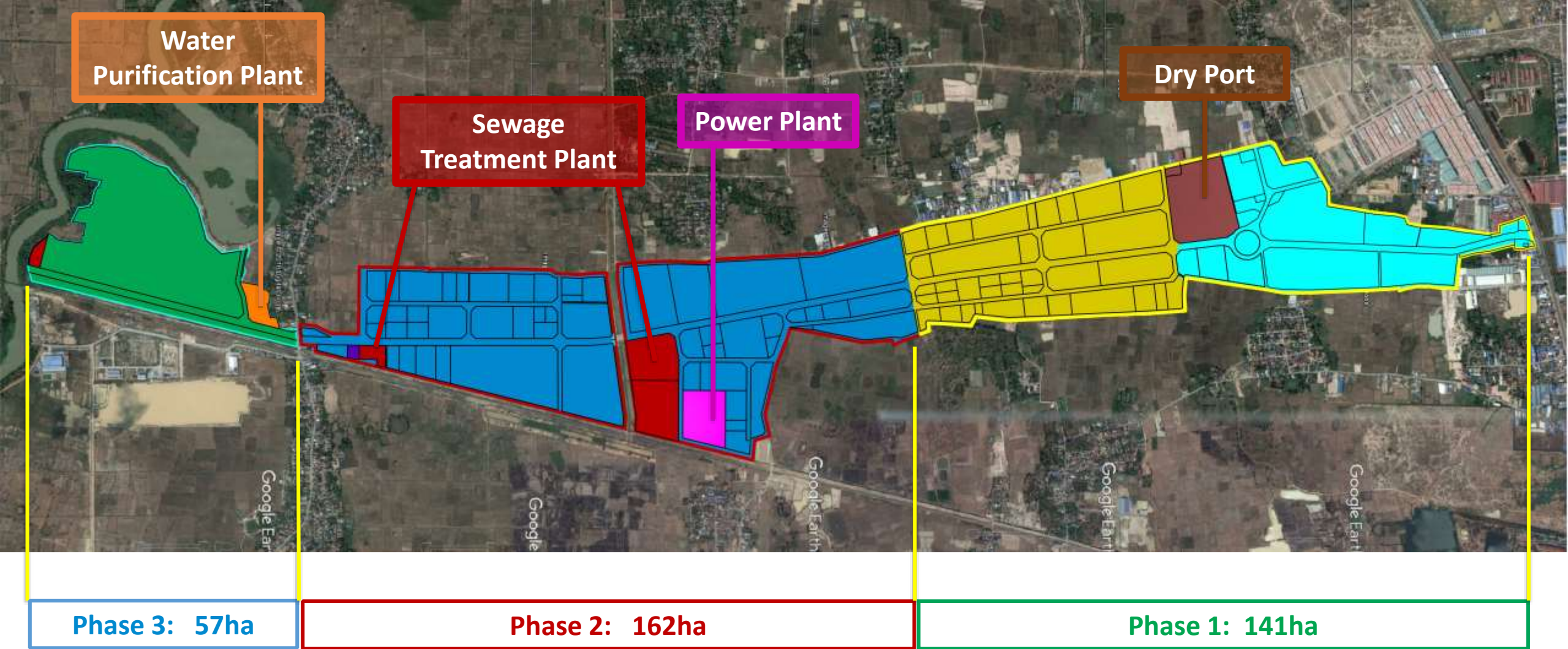
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Our mission is to be the **leading SEZ** in Cambodia. With customized, ISO certified infrastructure solutions, on-site administrative **services**, and a central location to support regional logistics, we aim to provide manufacturing companies with financial advantages for long-term investment, while playing a key role in the development of the local economy.



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CURRENT CONDITION OF INFRASTRUCTURE

PHASE 1 (141ha):

Infrastructure work was completed in April 2008.

PHASE 2 (162ha):

Infrastructure work was completed in June 2019.

PHASE 3 (57 ha):

Started work from January 2019.

Total Area= Estimated 357 Ha
365days, 24 hours Operation.



INDEPENDENT POWER PLANT (Backup power)

Phnom Penh SEZ runs independent power plant by establishing **Colben Energy (Cambodia) PPSEZ Ltd.** with a Singaporean company. (<http://www.colbenenergy.com>)

National Grid Capacity: **20 MW/h**

Power Plant Capacity: **11MW/h**

Fuel: **Heavy Oil**





Water Purification

- 1) Adjoining River
- 2) Raw Water Reservoir
- 3) Chemical Treatment
- 4) Filtering
- 5) Water Towers

CAPACITY: 14,900m³/day (Expandable)

Sewage Treatment Plant

- 1) Waste Water (Primary Treatment by Factories)
- 2) Primary Pond
- 3) Lagoon
- 4) Settling Pond
- 5) Final Pond
- 6) Discharge to Public River

CAPACITY: 4,500m³/day (Expandable)





DRY PORT

Phnom Penh SEZ establishes **Bok Seng PPSEZ Dry Port Ltd.** with a Singaporean company for Logistics Center in order to facilitate import / export transactions of our customers.

<http://www.bokseng-ipl.com>



13 COMPANIES PROVIDING INTERNET SERVICE



4 COMPANIES PROVIDING FIXED TELEPHONE AND FACSIMILE SERVICES



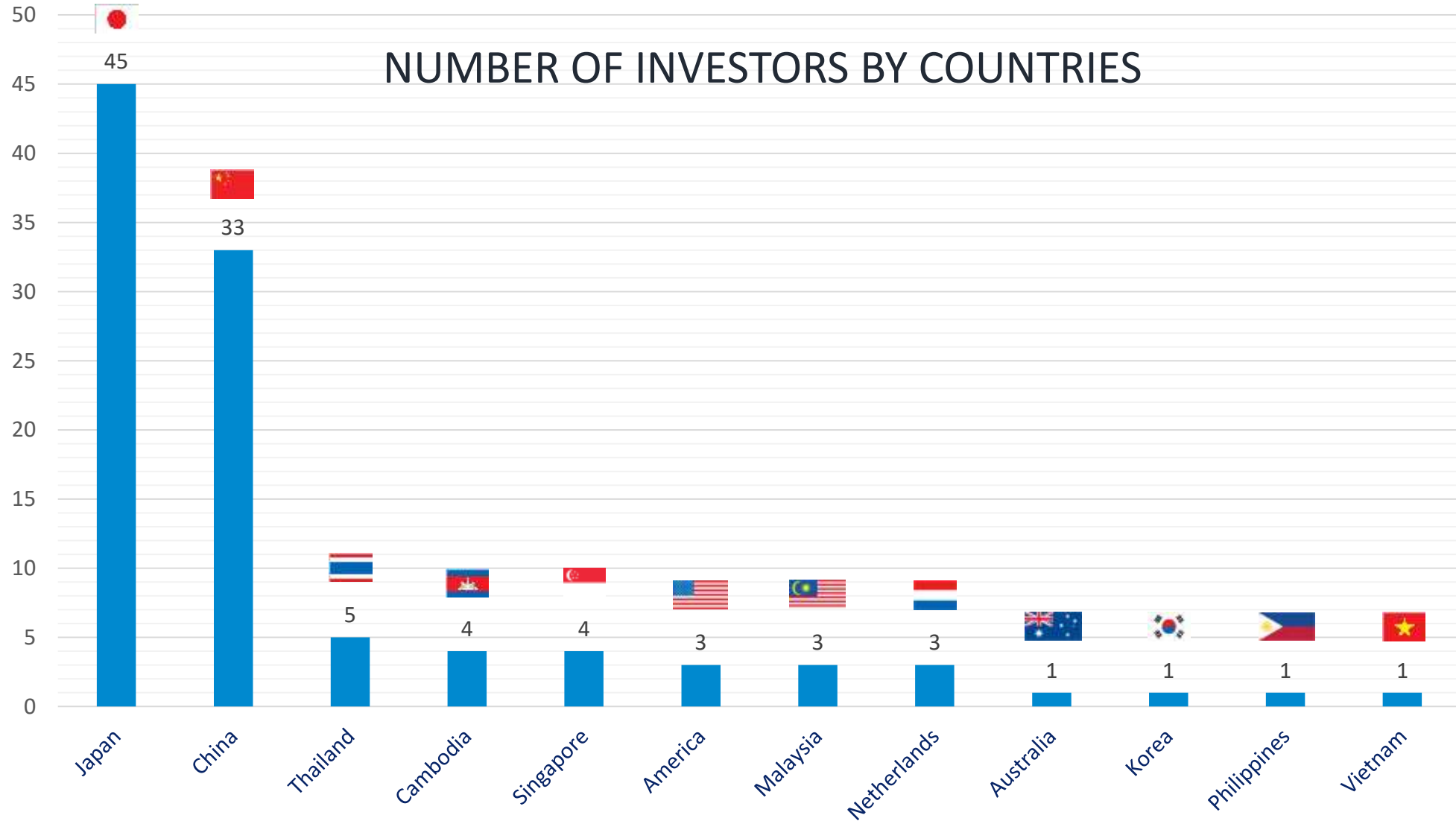
1 SUPERDTV COMPANY



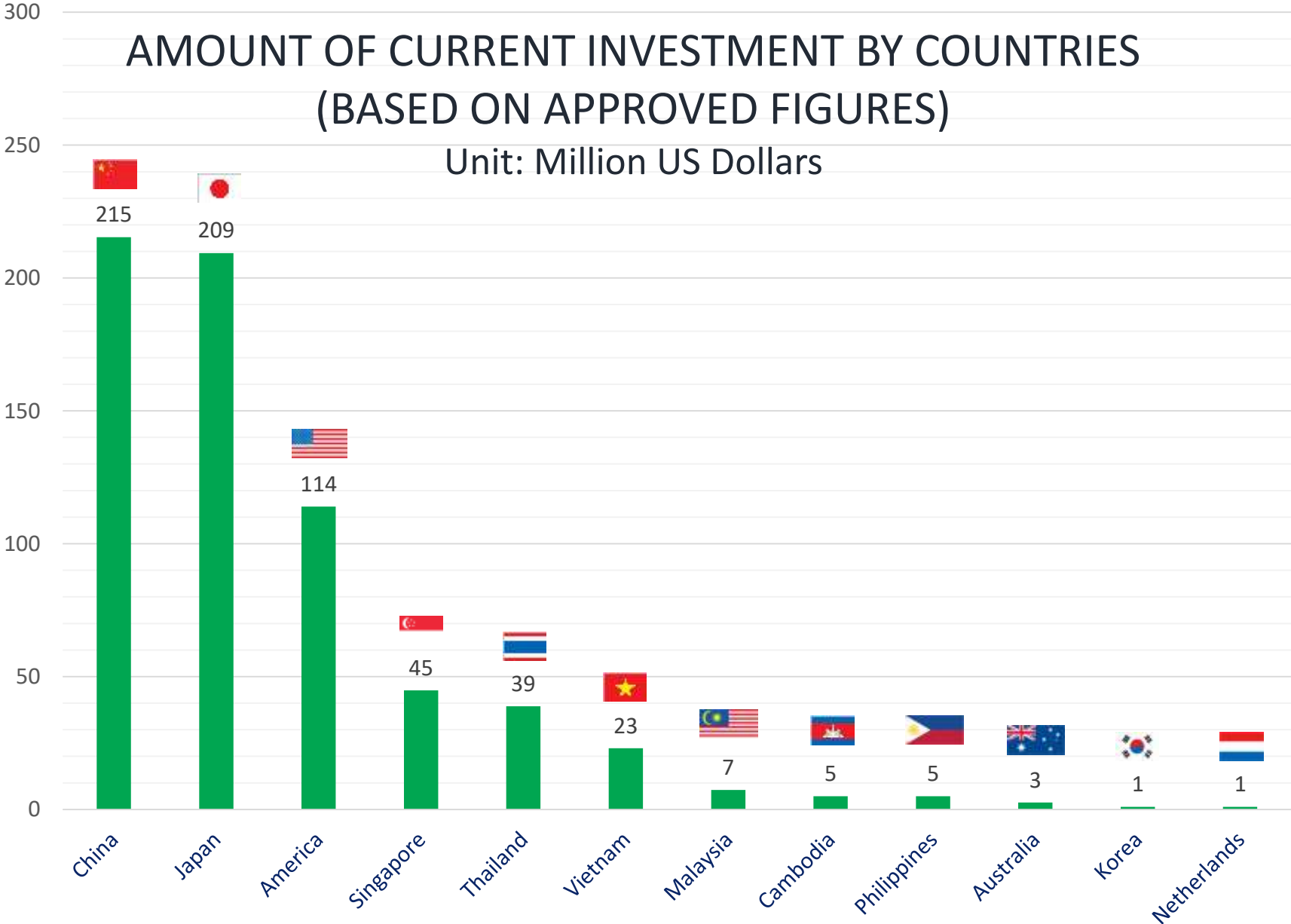
INVESTORS IN PHNOM PENH SEZ



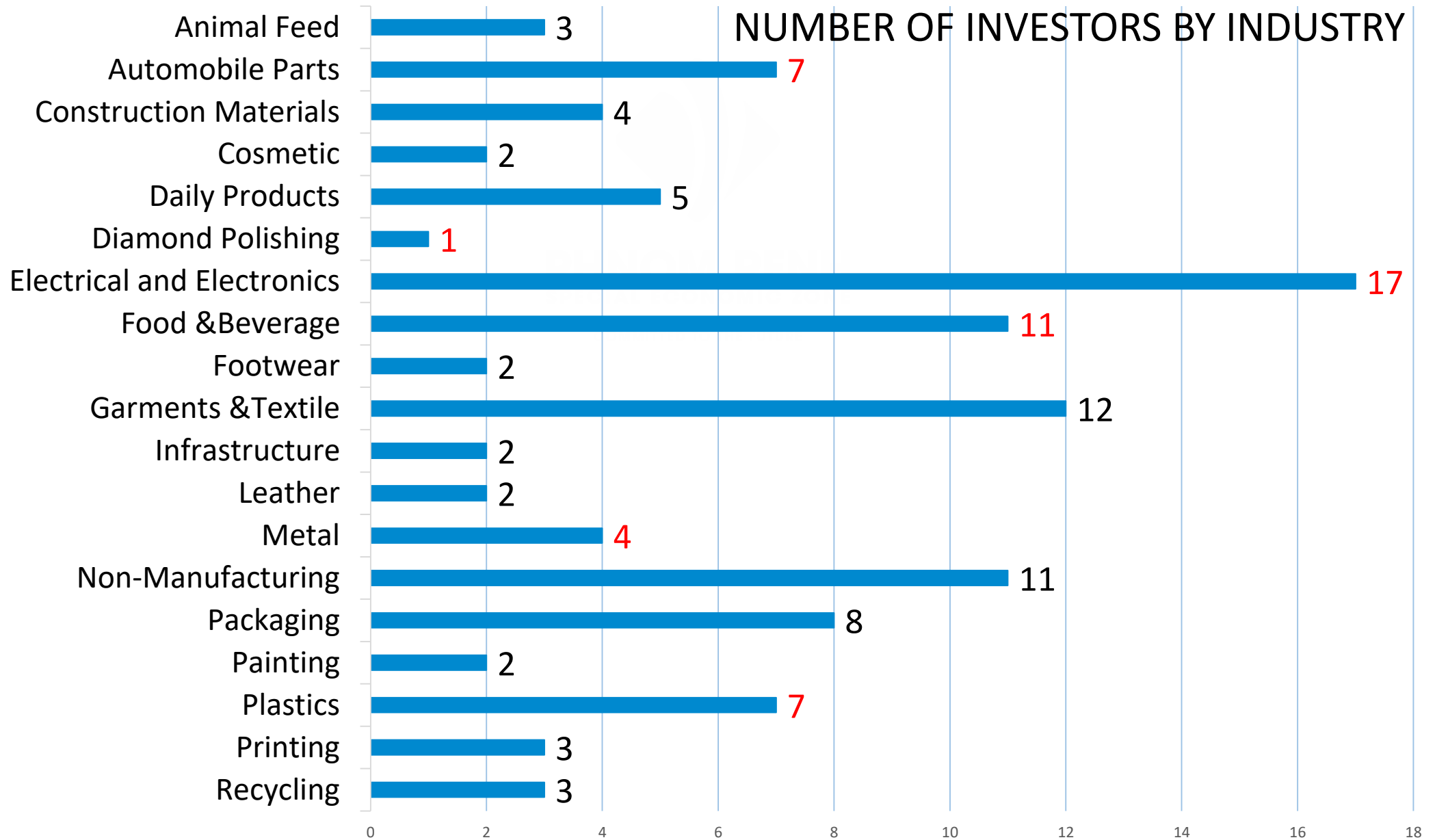
Investors in Phnom Penh SEZ



Investors in Phnom Penh SEZ



Investors in Phnom Penh SEZ



International Corporations (Manufacturers)



MSG manufacturer from Japan



Dairy Products manufacturer from Vietnam



Animal Feed manufacturer from Taiwan



Candy manufacturer from USA



Animal Feed manufacturer from Thailand



Beverages manufacturer from USA



Car Components manufacturer from Japan



Subsidiary company of Tiffany & Co.



Automobile Interior manufacturer from Japan



Electronics manufacturer from Japan



Cosmeceuticals manufacturer from Japan



Wire Harness manufacturer from Japan



Electronics manufacturer from Thailand



Paint manufacturer from Thailand



Diapers manufacturer from Taiwan

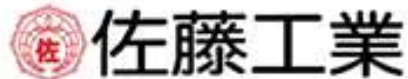


Beverages manufacturer from Singapore

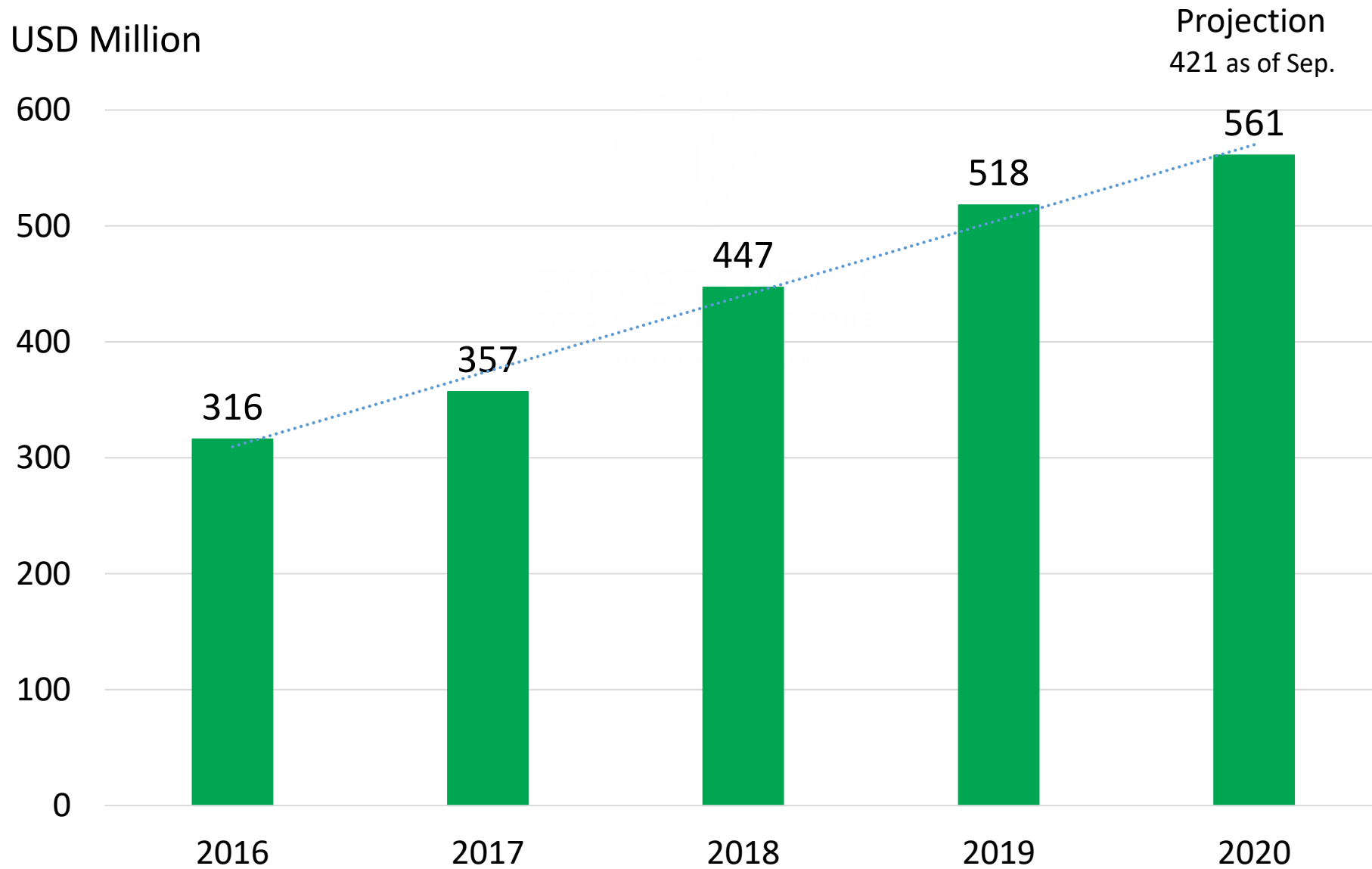
International Corporations (Non-Manufacturers)



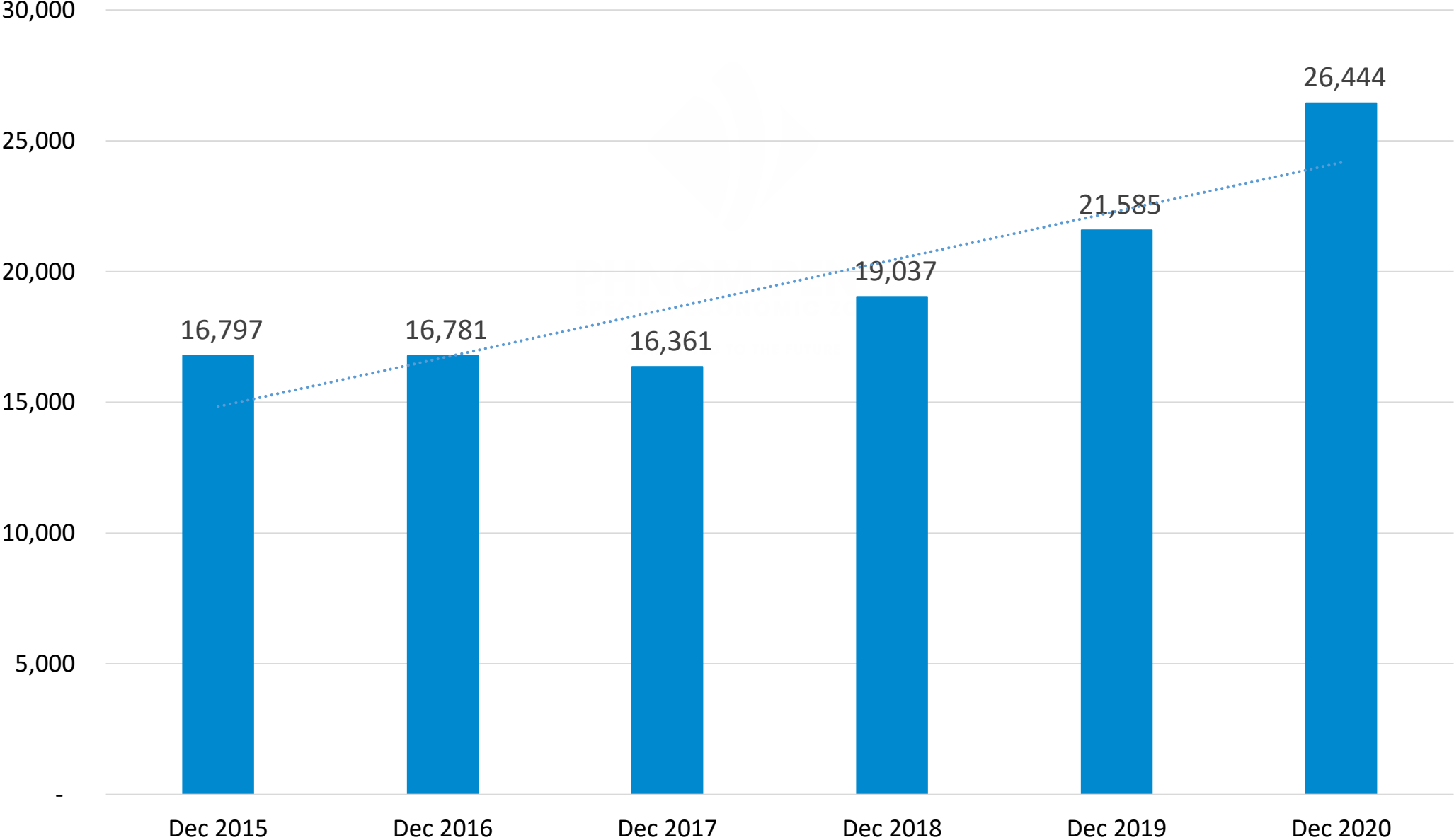
အလင်းဘဏ်
ACLEDA Bank Plc.
The bank you can trust, the bank for the people



Export Value



Number of Employees



MINEBEA CAMBODIA

PRODUCT: Miniature Motors and Electronic Parts
EMPLOYEES: 5,765





SUMI WIRING SYSTEMS

PRODUCT: Wiring Harness for Automobiles

EMPLOYEES: 4,050





LAURELTON DIAMOND

PRODUCT: Diamond Polishing

EMPLOYEE: 1,345





DENSO

PRODUCT: Automobile Parts

EMPLOYEE: 385





MARVEL GARMENT

PRODUCT: Sports & Casual wear

EMPLOYEE: 3,200



SVI PUBLIC COMPANY

PRODUCT: Electrical and Electronic Parts

EMPLOYEE: 560



CAMBODIA BEVERAGE

PRODUCT: Beverages

EMPLOYEE: 280



PP S E C COMPANY

PRODUCT: Garment Accessories

EMPLOYEE: 210



BETAGRO CAMBODIA

PRODUCT: Animal Feed

EMPLOYEE: 75



Phnom Penh SEZ Facts and Figures

\$49M

CAPITAL

357Ha + 116Ha

TOTAL SITE AREA

112

STAFF

104

TENANT

\$667M

FDI INVESTMENT

43%

JAPANESE COMPANY

26,444

WORKERS PER DAY

75%

FEMALE WORKER

12

INVESTOR NATIONS

International Standard of Management

Phnom Penh SEZ got **ISO 9001:2015 (Quality Management System)** and **14001:2015 (Environmental Management System)** recognition from Guardian Independent Certification Ltd, United Kingdom on 2 February, 2010



Land Price & Utility Cost

- Industrial land sale / 50 years lease standard price: **US\$ 80 - 90/m²**
- Commercial land lease standard price: **US\$ 150/m²**
- Water: **US\$0.30/m³**
- Sewage Treatment: **up to US\$0.26/m³**
(based on 80% of purchase water volume)
- Electricity: Option1 (without backup) **US\$0.1370/kwh**
Option2 (with backup) **US\$0.1565/kwh**
- Infrastructure maintenance: **US\$ 0.06/m²/month (+10% VAT)**

*Please be noted that the above prices may be changed.
Please confirm with us for updated information.*



OUR CHALLENGES

What to do from now



Supply Chain Shift, Diversification and Industrial Cluster

SUPPLY CHAIN SHIFT

Cambodia should maximize the benefit of '+1' move from China and Thailand.

DIVERSIFICATION

Cambodia should diversify industries from supply chain shift.

Cambodia seems to be suitable for the production of electrical & electronic parts and automobile.

INDUSTRIAL CLUSTER

Cambodia should create industrial cluster of electrical & electronic parts and automobile parts.

REDUCE ELECTRICITY TARIFF AND SUPPLY QUALITY POWER

In order to achieve this, Cambodia should further reduce tariff and supply quality power, no power cut and voltage fluctuation.

REDUCE COST AND IMPROVE CONVENIENCE OF LOGISTICS

Cambodia also should reduce cost and improve convenience of logistics

Transparency of Process

In February 2015, Phnom Penh SEZ Plc. and its tenants have signed an MoU with Cambodia's Anti-Corruption Unit to re-enforce transparency of business processes with a zero tolerance policy.



- **Aparati Foods**
- **Cambodia Beverage Company**
- **Denso**
- **GS Electech**
- **Laurelton Diamonds**
- **Maru-T Otsuka**
- **Nikko Kinzoku**
- **Printe**
- **Soon-West**
- **Sumi Wiring Systems**
- **Taica**
- **Midori Techno Park (Aug 2017)**
- **Okato (Aug 2017)**
- **Rokko Phoenix (Aug 2017)**
- **Kuipo (Sep 2017)**

Disaster Prevention Support

With the cooperation from local military force etc., we are making sure to take speedy actions in case of emergency such as fire accidents or injuries.



Labor Management Support (1)

COOPERATION IN LABOR MANAGEMENT, AND RECRUITMENT OF WORKERS AND FACTORY STAFFS

We provide support to investors to effectively mobilize labor forces.

We build close relationship with local authorities to establish employment promotion network and attract labor forces from remote areas.

We also provide qualified Pre-Job Training with the cooperation from Technology Promotion Association (Thailand – Japan) (TPA), to help workers adapt to production activities smoothly.



Labor Management Support (2)

PHNOM PENH SEZ DORMITORIES AND CANTEEN

We build canteen and dormitories to recruit workers more easily.



Improve Management Standard (1)

PARTNERSHIP WITH UNDP

In June 2017, PPSEZ signed an MOU with United Nations Development Program (UNDP), and received supports from United Nations Social Impact Fund (UNSIF) to aim at implementing “Sustainable Development Goals (SDGs)”.

- Solving waste treatment problems
- Building and selling of affordable housing for workers
- Building eco friendly rental factory (to be implemented in Piopet PP SEZ first)



Improve Management Standard (2)

AFTER IPO

We have been listed on Cambodia Stock Exchange Market since 30st May 2016.

We are developing a new SEZ in Poipet city.

TO DEVELOP THE SENSE OF CSR (CORPORATE SOCIAL RESPONSIBILITY)

We do Social Contribution Activities for neighboring communities.



Building libraries for primary and secondary schools, 2015 – 2018



Repairing roads for surrounding communities, 2012 – 2014, 2018 – 2019



Planting mulberry trees to support silk production research, 2019 – 2020



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**Thank you very much
for your attention**

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