

Resettlement Due Diligence Report

November 2020

People's Republic of China: Guangxi Regional Cooperation and Integration Promotion Investment Program Tranche 3

Prepared by the Government of Guangxi Zhuang Autonomous Region for the Asian Development Bank.

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Resettlement Due Diligence Report for Subproject #1: Baise Sino-Vietnam Cross-border Training Center

The Subproject #1: Baise Sino-Vietnam Cross-border Training Center is located at Chengbi campus of Baise College. The Subproject requires 56.6 hectares (about 849.2 mu) of land, which is all located in the campus, which has a total land area of 998,711.63 m² (about 1,498.08 mu). The land is state-owned and is reserved for the construction of educational facilities of the College. The Baise Bureau of Land and Resources (now the Baise Nature Resources Bureau) on April 5, 2004 reserved the land (appendix 2: Certificate of State-Owned Land (for educational purpose) of Baise College).

The proposed Subproject will not acquire any additional land permanently or temporarily or demolish any houses or household infrastructure such as water supplies or power lines. Therefore, the Subproject will not have any involuntary resettlement impacts.


Baise Natural Resources Bureau
November 27, 2020


Baise University
November 27, 2020

Appendix 1: Details of the Construction Content and Land Use Area

1. The Baise China-Viet Nam Economic and Cultural Exchange Training Center, has a building area of 31,311.3 m², occupying a footprint area of 5.7 mu.
2. The China-Viet Nam Cultural Exchange Out-Door Teaching Base needs a total land area of 844.51 mu. The training base mainly includes the construction of (i) a 3-m wide pedestrian road in the east campus which will be 8,962m long covering an area of about 40.3 mu; (ii) along the mountaineering road, 24 learning stations of traditional culture with local characteristics; (iii) Southeast Asian cultural corridor on the top of the mountain in the south down to the Comprehensive Building of Art and Education Department; and (iv) high-voltage power line relocation, terrain leveling, slope support and connecting passageway with the western campus..
3. Construction details shown in Table 1-1.

Table 1-1 Main Construction Content and Land Use Area

No.	Category	Content	Land Use Area (mu)
I	Baise China- Viet Nam Economic and Cultural Exchange Training Center		5.7
1	International Exchange Center	A building with 12 floors above the ground level and 1 floor underground; the floor height is 3.6m and the building height is 46.80m; the height of 1-3 floors is 4.8m, and the overall floor area is 14,155 m ² ; the gross construction land area is 1,089.00 m ² , covering a footprint area of about 1.7 mu.	1.7
2	Practice Teaching Center	A building with 12 floors above the ground level and 1 floor underground, the floor height is 3.6m and the building height is 46.80m. The overall floor area is 14,155 m ² ; the gross construction land area is 1,089.0 m ² , covering a footprint area of about 1.7 mu.	1.7
3	Cultural Exchange Center	A building with 3 floors above the ground and 1 floor underground, the floor height is 4.8m and the building height is 14.40m, the performance center has a floor height of 9.6m and a total floor area of 3,001.3m ² . The gross construction land area is 846.00 m ² , covering a footprint area of about 1.3 mu.	1.3
II	China-Viet Nam Cultural Exchange Out-Door Teaching Base		844.51
1	Scope of site	493,764 m ² , covering a footprint area of about 740.6 mu	740.6
2	Mountaineering Road	3m wide and 8,962m long, covering a footprint area of area of about 40.3mu	40.3
3	Half-way house	568.80 m ² , covering a footprint area of about 0.9 mu	0.9
4	Southeast Asia Cultural Corridor	1,530.15 m ² , covering a footprint area of about 2.3 mu	2.3
5	Learning station	3,057 m ² , covering a footprint area of 4.6 mu	4.6

No.	Category	Content	Land Use Area (mu)
	construction		
6	Landscape engineering	Arbor, shrub and grass planting with 15,000 m ² , covering a footprint area of about 22.5 mu	22.5
7	Site pavement	272.13 m ² , covering a footprint area of about 0.41 mu	0.41
8	Slope support	20,000 m ² , covering a footprint area of about 30 mu	30
9	Earthwork	85,000 m ³	/
10	Connecting path between east and west campus	200m long, 9m wide and 4.5m high, covering a footprint area of about 2.7 mu	2.7
11	Toilet	2 toilets, each with an area of 30 m ² , covering a footprint area of about 0.2 mu	0.2
12	Relocation of 110kV High Voltage Line	/	/
Total			849.2

Appendix 2: Land Use Rights Certificate Obtained on 5 Apr 2004

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土地使用权人	广西右江民族师范高等专科学校		
座 落	百色市拉达路		
地 号	2-0-258	图 号	
地类 (用途)	教育用地	取得价格	
使用权类型	划拨	终止日期	
使用权面积	998711.63M ²	其中	
		独用面积	M ²
		分摊面积	M ²

根据《中华人民共和国宪法》、《中华人民共和国土地管理法》和《中华人民共和国城市房地产管理法》等法律法规，为保护土地使用权人的合法权益，对土地使用权人申请登记的本证所列土地权利，经审查核实，准予登记，颁发此证。

百色市人民政府 (章)
2004年 04 月 05 日

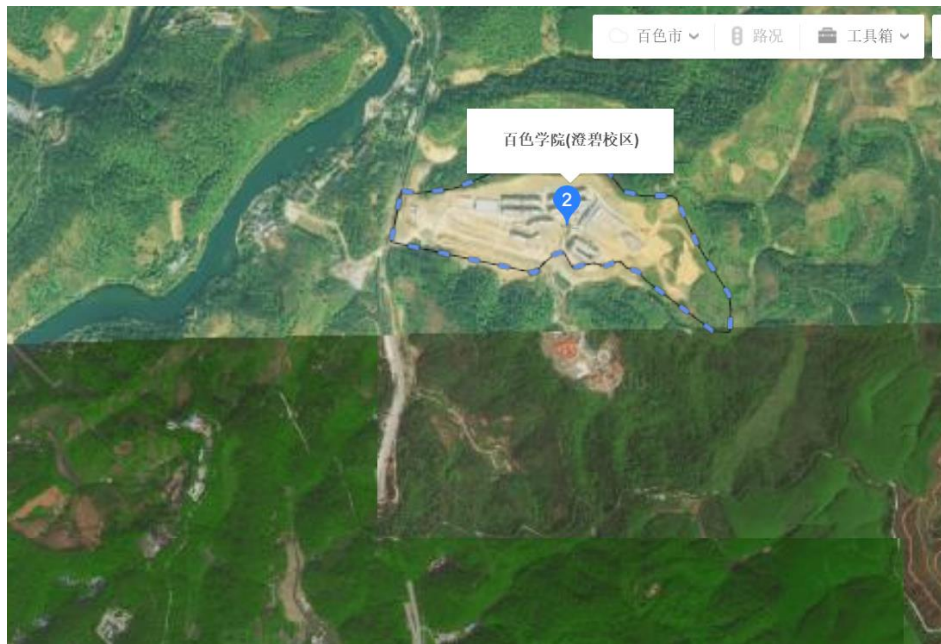
登记机关 证书监制机关

百色市国土资源局
2004年 04 月 05 日

中华人民共和国土地管理局
土地证书管理专用章
No. 403840318 s

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Appendix 3: Project Site



Chengbi campus of Baise College
Location of Baise China- Viet Nam Economic and Cultural Exchange Training Center
(at Red Star)





Location of Baise China- Viet Nam Economic and Cultural Exchange Training Center



Outdoor Teaching Points