

PPP Project Achievements and Future Pipeline

Dr. Ir. Bastary Pandji Indra MSP

Director for PPP Development,
National Development Planning Agency (BAPPENAS) - RI

- PPP Infrastructure Investment Forum -
ANA Intercontinental Hotel, Tokyo

22 January 2013

Focus, Priority and Strategy of Infrastructure Development Policy

Focus & Priority Policy:

- Enhancement of infrastructure services according to the Minimum Standard of Services (SPM);
- Infrastructure support to the enhancement of Real Sector Competitiveness;
- Enhancement of infrastructure investment through PPP.



Strategy Policy:

•Enhancing Public Private Partnership:

- Shifting government role to be facilitator or enabler.
- Focus on service sustainability through efficient and effective investment.

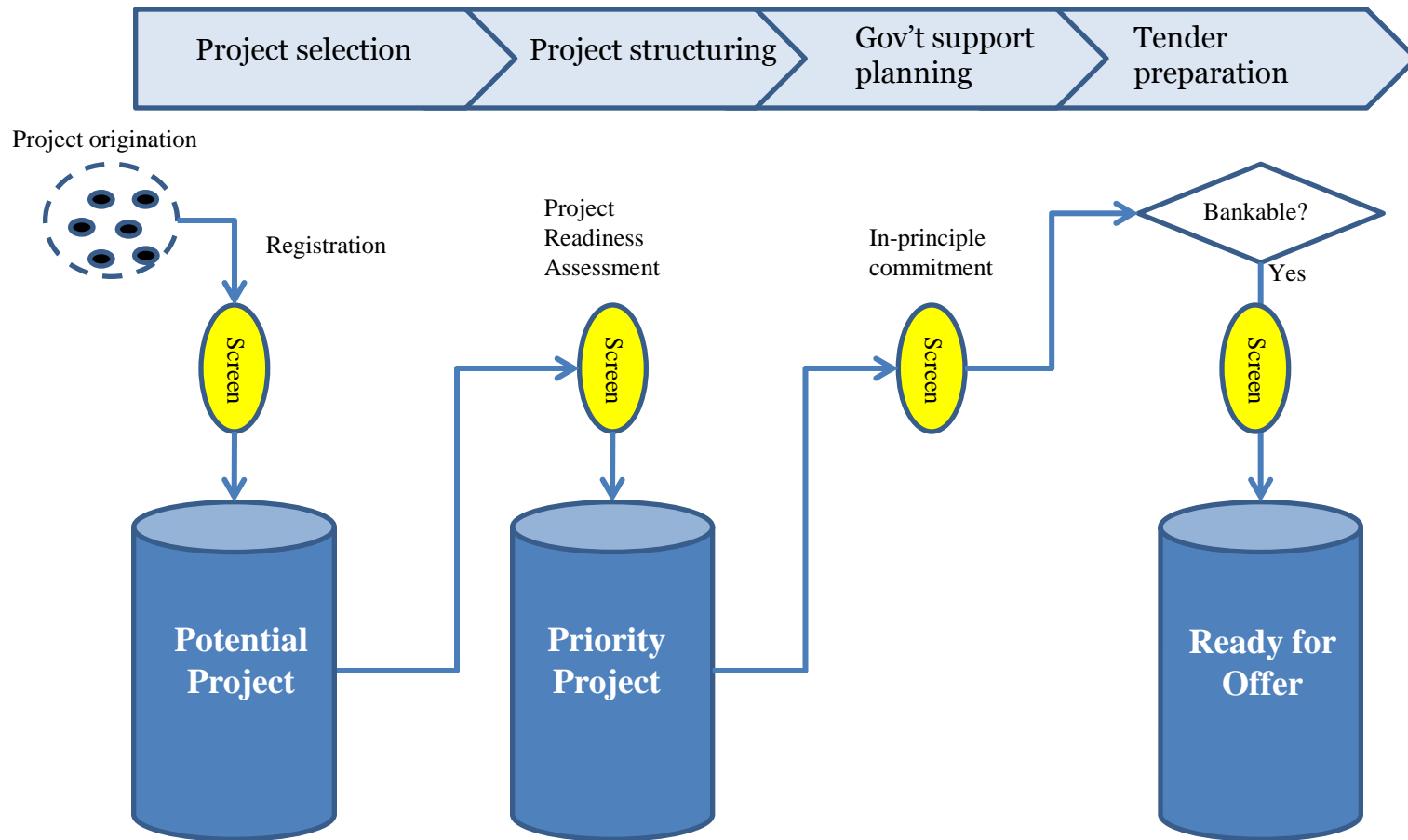
•Connectivity:

- Developing infrastructures which accelerate goods and information flow.

•Economic Corridors:

- Encouraging industrialization program through regional centers development in 6 Priority Economic Corridors.

Managing project screening for specific stages of PPP preparation



- Screening process is based on combination of criteria from Bappenas regulation and MoF regulation and also Sector Ministries
- Screening will be done under coordination and discussion between every stakeholder of PPP in Indonesia (Bappenas, MoF, BKPM, Sector Ministries, Local Government, etc)
- PPP Book is GoI product not Bappenas product

New PPP Book will be published soon

PPP Book 2012

Stage Breakdown

•Read for Offer:	3
•Priority:	26
•Potential:	24

Total 58

Sector Breakdown

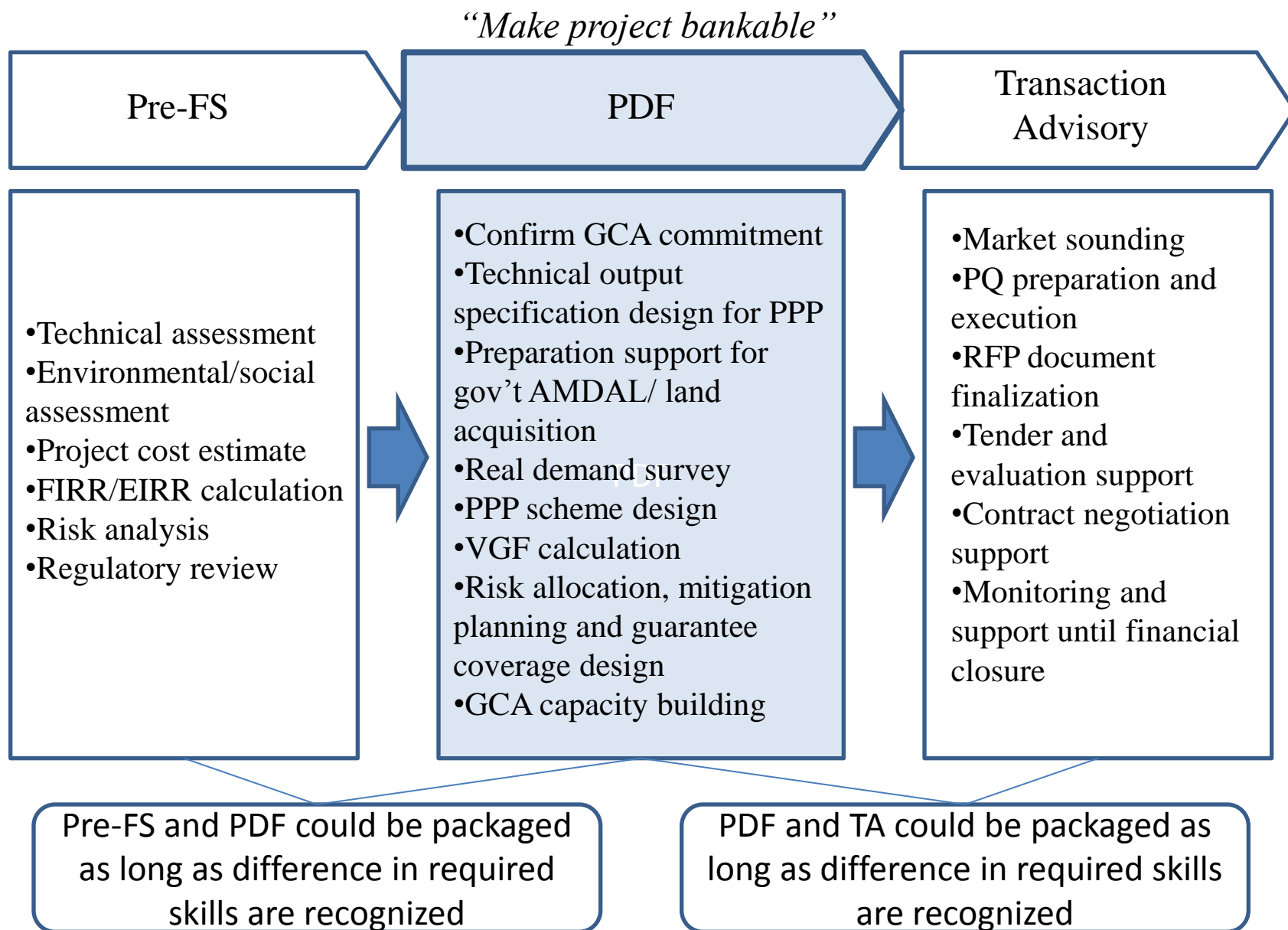
• Air Transport	4
• Land Transport	3
• Marine Transport	4
• Railway	3
• Toll Road	14
• Water Supply	18
• Solid Waste	6
• Power	6

Total 58

PPP Book 2013

- To be published in May 2013
- 6 project (3 ready for offer project and 3 priority project) has updated status become already tendered project (tender in progress).
- Highlight projects include:
 - West Semarang Water Supply Project (investment 50-70million USD, tender timing 1st half 2013)
 - Regional Palu Water Supply Project (investment 30 million USD)
 - Lamongan Water Supply Project (investment 16 million USD)
 - Karama Hydro Power Project (investment 1,335.50 million USD)

Going forward, quality improvement of project preparation via PDF activity will be key to ensure “bankable” project pipeline..



Summary of PPP projects recently tendered (1/4)

No	Project	Investment Cost (US\$mil)	Contracting Agency	Status
Power Sector				
1	Central Java Coal Fired Power Plant	3,000.00	PT PLN (Persero)	<ul style="list-style-type: none">○ Power Purchase Agreement (PPA) between PLN dan PT. Bhimasena Power Indonesia has been signed on 6th October 2011○ Location permit for power plant is already issued, location permit for access road and transmission is in process.○ Land acquisite is 70 Ha from 400 Ha○ Financial Close (FC) until 6 October 2013
2	South Sumatera 9 - Mine Mouth Coal Fired Steam Power Plant (2 x 600 MW)	1,560.00	PT PLN (Persero)	<ul style="list-style-type: none">• PQ announced on 12 November 2012with latest submission on end of January 2013
3	South Sumatera 10 - Mine Mouth Coal Fired Steam Power Plant (1 x 600 MW)	780.80	PT PLN (Persero)	
Solid Waste				
4	Solid Waste Management Improvement Bandung Municipal, West Java	100.00	Bandung Municipality	<ul style="list-style-type: none">• 3 qualified bidders• Preparing RFP and Draft Agreement

6

Summary of PPP projects recently tendered (2/4)

No	Project	Investment Cost (US\$mil)	Contracting Agency	Status
Water Supply				
5	Umbulan Water Supply, East Java	204.20	East Java Province (PT SMI-TA)	<ul style="list-style-type: none"> ○ 5 qualified bidders. ○ Government support and guarantee scheme in discussion with GCA.
6	Bandar Lampung Water Supply, Lampung	80-100	Bandar Lampung Municipality (PT PII-TA)	<ul style="list-style-type: none"> ○ 4 qualified bidders. ○ RFP being finalized with GCA. ○ Request VGF to MoF
7	Maros Regency Water Supply, South Sulawesi	11.50	Maros Regency (PDF-IRSDP)	<ul style="list-style-type: none"> ○ Preparation for RFP
Transportation				
8	Tanah Ampo Cruise Terminal, Karangasem, Bali	36.00	MoT	<ul style="list-style-type: none"> • PQ announced on 5 October 2012, with latest submission on 11 January 2013 • 2 investor submitted, preparing to announced for Re-PQ
9	Puruk Cahu - Bangkuang Coal Railway	1,500.00	Central Kalimantan (PT PII-TA)	<ul style="list-style-type: none"> ○ 4 qualified bidders. ○ RFP being finalized with GCA. ○ require trase permit to MoT

Summary of PPP projects recently tendered (3/4)

No	Project	Investment Cost (US\$mil)	Contracting Agency	Status
Toll Road				
10	Kemayoran - Kampung Melayu Toll Road	695.40	MoPW (BPJT)	<ul style="list-style-type: none"> ○ Location permit for infrastrucutre development (SP2LP) has been issued by Governor Decree of DKI Jakarta on 11 April 2012 ○ Winning bidder has been announced on 26 September 2012 with PT Jakarta Toll Development Consortium as the winner. ○ Special Purpose Vehicle (SPV) for this project is establised in the of year 2012 ○ In progress in signing PPJT (PPP Agreement)
11	Sunter - Rawa Buaya - Bataceper Toll Road	976.10	MoPW (BPJT)	
12	Ulujami-Tanah Abang Toll Road	425.50	MoPW (BPJT)	
13	Pasar Minggu - Cassablanca Toll Road	572.00	MoPW (BPJT)	
14	Sunter-Pulo Gebang - Tambelang Toll Road	737.80	MoPW (BPJT)	
15	Duri Pulo – Kampung Melayu Toll Road	596.00	MoPW (BPJT)	

Summary of PPP projects recently tendered (4/4)

No	Project	Investment Cost (US\$mil)	Contracting Agency	Status
Toll Road				
16	Nusa Dua – Ngurah Rai – Benoa Toll Road	196.10	MoPW (BPJT)	<ul style="list-style-type: none"> ○ SPV is PT Jasamarga Bali Tol ○ Under Construction process and has been started since 21 December 2011
17	Medan - Kualanamu - Tebing Tinggi Toll Road, North Sumatera	628.00	MoPW (BPJT)	<ul style="list-style-type: none"> • PQ announced on 17 October 2012, with latest submission on 17 December 2012. • Groundbreaking as part of government support is on December 2012 • 52 % land is already acquired
18	Serpong - Balaraja, Banten	687	MoPW (BPJT)	<ul style="list-style-type: none"> • Unsolicited project with right to match scheme has been issued by MoPW Decree on 29 February 2012 and PT BSD as inisiator. • PQ announced on 17 October 2012 with latest submission on 18 December 2012 • Land for Section 1 already 100% acquired

PPP Project Under Preparation of Tender (1)

No	Project	Investment Cost (US\$mil)	Contracting Agency	Status
Water Supply				
1	Southern Bali Water Supply (Unsolicited Project)	287.00	Bali Province with IRSDP-Bappenas Assistance	<ul style="list-style-type: none"> Investor (K-Water Consortium) submit revised proposal to Bali Province SPAM Tukad Penet will be construct as part of government investment Governor of Bali request K-Water to revise the proposal regarding of changing the scope of work
2	West Semarang Municipal Water Supply	78.00	Semarang Municipal with Bappenas dan IIF as Assistance	<ul style="list-style-type: none"> Term sheet document prepared by JICA Consultant PDF IRSDP Bappenas and PT IIF provide Transaction Advisory IIF as Transaction Advisor is doing due diligence from document Preparation of Transaction
3	Regional Palu Water Supply Improvement, Central Sulawesi	30.00	Central Sulawesi Province with IRSDP-Bappenas Assistance	<ul style="list-style-type: none"> OBC and FBC has delivered by IRSDP-Bappenas Consultant, Pre Market Sounding held on 13 July 2012 Preparation of transaction with IRSDP-Bappenas as TA
4	Lamongan Water Supply, East Java	16.67	Lamongan Regency with IRSDP-Bappenas Assistance	<ul style="list-style-type: none"> OBC and FBC has delivered by IRSDP-Bappenas Consultant Preparation of transaction with IRSDP-Bappenas as TA
5	DKI Jakarta - Bekasi - Karawang Water Supply (Jatiluhur), DKI Jakarta - West Java	189.00	MoPW	<ul style="list-style-type: none"> Reviewing financial and institution aspec for this project MoPW planning to construct WTP as government investment Reviewing scheme of business to business
Power				
6	Karama Hydro Power Project (Unsolicited Projcet)	1,335.50	PT. PLN (Persero) with ANZ as TA	<ul style="list-style-type: none"> PT PLN has assigned ANZ and AF Consult as consultant and ANZ will be transaction advisor with success fee scheme. Consortium ANZ has done review of FS from inisiator, preliminary market sounding and coordination with PT PII for government guarantee In progress of determining of compensation option for inisiator and preparation of transaction.

PPP Project Under Preparation of Tender (2)

No	Project	Investment Cost (US\$mil)	Contracting Agency	Status
Waste Treatment				
7	Surakarta Solid Waste Disposal	30.00	Surakarta Municipal with IRSDP-Bappenas Assistance	<ul style="list-style-type: none"> Reviewing Pra-FS and preparing for FBC with IRSDP Bappenas
8	Batam Solid Waste	100.00	Batam Municipal with PT SMI and Bappenas assistance	<ul style="list-style-type: none"> OBC is being prepared by PT SMI Preparation for tender
9	DKI Jakarta Sewage Treatment Plant	200.00	DKI Jakarta Province, with JICA Preparatory Survey	<ul style="list-style-type: none"> Pra-FS is being developed by JICA Preparatory Survey Consultant
Transportation				
10	Revitalization of Rail Station & Pedestrianization of Malioboro, DI Yogyakarta	870.00	DIY Province with IRSDP-Bappenas Assistance	<ul style="list-style-type: none"> OBC has delivered by IRSDP-Bappenas Consultant and preparing for FBC PT. KAI is developing concept of development for Sub-zone Tugu Yogyakarta Station
11	Monorail of City of Makasar (Unsolicited Project)	435.47	South Sulawesi Province	<ul style="list-style-type: none"> Evaluation Pra-FS proposal from inisiator Preparation for tender
12	Jakarta Integrated Urban Transport Hub Development Project	77.78 (Phase 1) 100.00 (Phase 2)	DKI Jakarta Province, with JICA Preparatory Survey	<ul style="list-style-type: none"> Pra-FS is being developed by JICA Preparatory Survey Consultant
13	Kereta Api Bandara Soekarno Hatta -Manggarai	2,000.00	MoT with PT SMI assistance	<ul style="list-style-type: none"> Alignment study and decision for alignment option by stakeholder Preparation with PT SMI as PDF