ABOUT US

Pioneer of SEZ / EZ development

The Japan Development Institute (JDI) is an independent think tank/consulting firm, specialized in international development.

It was first established in 1982 as the World Consultant Service (WCS) and later changed its name to JDI after merging with the think tank of the Institution of Engineering Consulting Firms Association, Japan (ECFA) in 1997.

JDI has been a pioneer for developing Special Economic Zones (SEZ) since 1986 for over 20 countries and successfully created over 40 million employment opportunities. We have undertaken a number of studies and implemented numerous development projects across the globe over 30 years.

Today, we are still striving to evolve and better ourselves as a pioneer in development of economic zones and other related projects.
**OUR MISSION - A-Z Approach**

Our mission is to provide consulting services with a view to find and correct problems and prepare conditions to attract private investors by taking every necessary measure; formulating government policies, establishing legal system, setting up government organizations, carrying out feasibility studies, environmental studies, developmental plans, attracting enterprises, investors and developers, to yield concrete outcomes which we call **A to Z approach**.

**OUR INVOLVEMENT IN BANGLADESH**

- Setting up 100 Economic Zones and “10 Million Job Creation Plan” Vision for Bangladesh Economy.
  1. Mirsarai Economic Zone
  2. Sylhet Economic Zone
  3. Anwara Economic Zone
- Development of Economic Zones in Bangladesh with private sector (ongoing).
- Connecting Bangladesh with Japanese and other investors, developers, entrepreneurs and development assistance (loans and grants) of Japanese government (JICA).
- Proposing energy strategies for power plants (mainly LNG & coal) and for preparation of all essential infrastructure such as expressways, ports and railways.
**JDI and Economic Zones**

Dr. Kobayashi, the chairman of JDI, developed a concept of “Special Economic Zone” in 1970s. JDI was involved in the industrial development for the first time in southern Thailand in 1978. Since then JDI has been engaged with over 40 SEZ/EZ projects in 20 countries, and currently JDI is committed to the development of these EZs in Bangladesh.

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**AMEZ Abdul Monem Economic Zone**

Owner: Abdul Monem LTD.
Size: 300 acres
Location: Gazaria, Munsiganj

Feasible Studies and Master Planning for AMEZ started in May 2015 and preliminary approval by BEZA was given in January 2016 and final approval was granted in Jan 2017. Construction of AMEZ has commenced and the expected completion of Phase 1 is the end of 2017. The operation will start in the spring of 2018.

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**MHEZ Mymensingh Hamid Economic Zone**

Owner: Hamid Real Estate Group
Size: 150 acres
Location: Trishal, Mymensingh

Feasibility Studies and Master Planning for MHEZ was launched in December 2016.
IHTEZ Ibrahim High Tech Economic Zone
Owner: IBRAHIM Textile Mills Ltd.
Size: 50 acres
Location: Godenail, Narayanganj

IHTEZ Feasibility Studies and Master Planning began in October 2015 and were completed in February 2016. Detailed design is currently in progress and EIA of the zone is being carried out. Promotion of “IHTEZ” has already begun.

S-EZ Sonargaon Economic Zone
Owner: Unique Group.
Size: 450 acres
Location: Sonargaon, Narayanganj

JDI carried out Pre-Feasibility Studies and Master Plan of the S-EZ in May 2016, then appointed as a Project Manager of the S-EZ to supervise all activities such as Feasibility Study, Master Planning & dredging and marketing activities. The full scale construction is likely to start from March 2017 and completion of the Phase 1 is expected to be in April 2018.

MEZ Mirsarai Economic Zone
Owner: STAR Consortium
Size: 660 acres
Location: Mirsarai, Chittagong

MEZ was prepared in February 2016 for the Consortium and submitted to BEZA for a tender. Currently waiting for the conclusion of the tender.
Private Sector Development Project  
(July 2013-Dec 2014)

JDI, under the commission of the World Bank Group, undertook a Feasibility Study and Master Planning of the very first Economic Zones in Bangladesh in three locations: Mirsarai (one of the biggest land owned by government), Anwara and Sylhet.

Along with the study, we also worked on capacity building of Bangladesh Economic Zones Authority (BEZA) as well as creating an Economic Zone development framework which aims to develop a total area of 30,000 hectare and 100 Economic Zones along with 10 million employment creation. This framework is supported by Prime Minister Hashina Sheake (2014) and has become a part of the national vision of Bangladesh.

Development Study and Capacity Enhancement of Bangladesh Economic Zones Authority  
(Feb 2015-2016)

The main objective of this study was to develop Economic Zones where foreign investors can enjoy their productions. Three sites were targeted for the Economic Zones Feasibility Study and Master Planning, including Gazipur and Moheshkali. This project also provides BEZA with a technical assistance on “One Stop Service” which simplifies various registration procedures.
STAR INFRASTRUCTURE DEVELOPMENT (STAR) has been formed by 16 successful entrepreneurs, and JDI is a proud member of the consortium. All the consortium members have been nationally & internationally awarded and recognized for their leadership towards making better Bangladesh in their respective areas and for contributing immensely to the economic growth of the country.

STAR believes on passion, commitment, dedication, hard work, human values, inspiration and continuous innovation.

We are currently working on solving the energy shortage issue in Bangladesh by planning LNG importing strategy.
**ENERGY SOLUTION**

The shortage of energy has been the most acute obstacle for many years for investors and Bangladesh’s industrialization. The country is having a hard time keeping up with the rapid demand rise (see the table).

**LNG**

Even though further studies are still to be carried out, the initial assessments indicate that LNG import using Floating Storage Unit (FSU or FSRU with Regasification) is considered as the most suitable and cost efficient method both environmentally and strategically. JDI has been working with experienced developers in Japan and making efforts to turn these plans into reality.

**Long-term Energy Plan**

The areas identified for development of LNG import terminals and power plants are: Chittagong, Mirsarai, Paira, Mongla, Matabari and Dhaka area.

These areas could be also developed for alternative energy generations such as coal or heavy fuel oil (HFO) plants as demand rises in future. Moreover, the areas can serve as critical Import/Export distribution terminals upon completion of efficient Road/Rail connections to the industrial zones.

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**Projected energy demand: JICA’s survey (2016)**

<table>
<thead>
<tr>
<th>Year</th>
<th>2015</th>
<th>2020</th>
<th>2030</th>
<th>2040</th>
</tr>
</thead>
<tbody>
<tr>
<td>Megawatt (MW)</td>
<td>8920</td>
<td>13400</td>
<td>27700</td>
<td>45700</td>
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</tbody>
</table>

**OVERSEA LNG SUPPLIERS**

**IMPOR TED LNG**

**POWER TO BANGLADESH ECONOMY**

**HOUSES & BUSINESSES**

Stable power / Attractive investment
Energy shortage has been the bottleneck of Bangladesh’s industrialization. Businesses are struggling to stabilize their production without energy. Even though a number of power plant projects are underway, there is an acute demand for swift power supplies.

Ambiguous land ownership and complicated procedures make investors hesitant to start business. Only 1,000 ha are ready for industrial use in Bangladesh while other smaller ASEAN countries use about 30,000 ha or more. The government needs to forge solid land acquisition strategies to accomplish investor friendly nation.

The national direction on how to attract investors is yet to be discussed. Through the collaboration with BEZA, from the perspective of development advisor, JDI urges the importance of the guideline that provide foreign investors with favorable conditions.
There is no long term and low interest loan prepared for development project in Bangladesh. Thus, it is highly difficult to proceed big scale development projects. JDI continues lobbying activities to make available an effective loan system in the discussion with private and public sectors.

Today, heavy traffic congestion in the major cities, ports and rivers is causing a significant loss of economic growth opportunities. As EZs expand and more manufacturers start business, better roads, expressways, railways, ports and bridges are indispensable components for transportation of products and people.