



LAND NETWORK LIMITED

P.O Box 3118, Dodoma, Web: www.ardhimitandao.co.tz

Mob: +255677 070265, EMAIL: ardhimitandao17@gmail.com

Land Acquisition, Land Development, Survey Equipment Selling & Leasing, and Real Estate (Leasing & Selling)

Ref: LNL/TIC/2021/002

08/07/2021

DIRECTOR GENERAL,

TANZANIA INVESTMENT CENTRE,

P.O. Box 938

Shaaban Robert Street, Dar es Salaam

RE; LAND SURVEY PROJECT IN DODOMA CITY

Land Network Limited is a real estate company, currently working in Dodoma City with vision to expand to other regions in the country. The objective of this project is to provide serviced plots to cater for various need such as residential, commercial/residential, commercial, institution and industrial. This will minimize the problem of unplanned and squatter development which has been a disaster in our county.

The project process involves buying chunk of land from peoples, plan and survey the land to process plots for various uses having various size which are reasonable to accommodate such uses. Planning of land uses goes in conformity with Master Plan, and has to go along approval process by Planning Authority which is Dodoma City. Likewise, the survey plan has to be prepared and implemented on the ground and has to be approved by the relevant planning authority which is Dodoma City. Planning and Survey Drawings are all have to obtain the consent/approval at the Ministry Level to be functional. Once this process is completed then the plots shall be ready for sale and selling exercise has to obtain approval of Dodoma City council to go through. Therefore, this is one of highly regularized and monitored/controlled project due to high public interest attached.

The project has many benefits, directly and indirectly, to mention few the major benefits are as follows;



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- i. Ease availability of land for development whereby services such as electricity, water and other amenities are available.
- ii. Boost economic development which is city friendly in forms of transport, sustainable growth and environmental friendly.
- iii. Promote employment directly and through economic activities that will be developed.
- iv. Developed plots shall be source of government revenue through land rent, premium, stamp duty, registration fees and other statutory fees.
- v. Source of revenue to government through Dodoma City Council from profit sharing

This is Private Partnership Project undertaken in collaboration with Dodoma City Council. All project cost are born and incurred by Land Network Limited and Dodoma City Council shall administer selling while marketing is done jointly. The company shall recoup all its capital cost and share profit with Dodoma City Council at the ratio of 4:1.

The project is expected to be undertaken for three to four years and thereafter, the company shall only work for selling produced plots, after sale service for titling preparation to customers and resolve any rising conflicts that may arise in the process. Provision of infrastructures such as road and harmonies relevant authorities to provide water and other sanitation services.

The company intend to invest more than US dollar 1,600,000.00 for implementation of the project. 80% of the cost shall be come from equity, payment arrangement and credit purchase of land, only 20% is expected to be realized from financial institution as loan.



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Contact person on behalf of our company is Wilson W. Waitara (0713505870) and Samwel J. Ikwabe (0655555853).

We therefore, request certificate of incentives to facilitate the project.

We submit for your consideration.

Yours,

Wilson W. Waitara

Director