

TANZANIA INVESTMENT CENTRE

INVESTOR PROGRESS REPORT-Section 26 (d) of Tanzania Investment Act, 2022 (Information required for the project's progress report after every 12 months or for amendment of Certificate of Incentives)

1. Planned Activities for the period: implement works include backfilling, leveling, other structures and utilities to improve the land condition.
2. Achievements made on the project implementation todate: finishing the alteration of the shape of the plot and registered plan number from 85375 to 91560, because 3.13 Acres piece of land falling on the reserve of TANESCO'S High Tension Power line and Msimbazi River.

(i.e. from the date the project was approved to the date of writing the report)

3. Provide updated information on the following aspects;

S/No.	Information	Description	Current Project Status
1.	Shareholder's Information	Current Shareholders names, nationality and percentage of ownership	(1) China railway Jianchang Engineering Group (99 %) (2) Shenzhen Investment Company (1%)
2.	Company Communication Information	Email address	Mydoris921@hotmail.com
		Mobile Number	+255 769 404 893
		Land Line Telephone Number	+255 -22-2153321
		Physical Address (Plot No., Block No, Street, District and Region	7th floor Uhuru Heights at the junction of Bibi/Titi Mohamed Road.
3.	Contact Person	Name	Doris Mingying Zeng
		Position	Investment director
		Communication Details (Email, Mobile and telephone)	Mydoris921@hotmail.com , 0769 404 893
4.	Incorporation	Certificate of Incorporation No.	39536
5.	TIN information	TIN Certificate No.	101-203-794
6.	Project Objective	Project Core Activity	N/A
7.	Capacity	Project Capacity per Year	N/A
8.	Direct Employment	Foreign-Men	N/A
		Foreign-Women	N/A
		Local-Men	N/A
		Local-Women	N/A

9.	Indirect employment	Estimated Total No.	N/A
		Type/areas of Indirect Employment	N/A

4. Project Financial Expenditure todate (USD):

	Foreign (USD)	Local (USD)	Total (USD)
Land and Buildings			
Plant and machinery			
Vehicles/Aircrafts			
Furniture			
Office equipment			
Insurance Cover			
Pre-operational expenses			
Working sub-total capital			
GRAND TOTAL			0

5. Project Financing

Explain how the project is being financed e.g. equity, loans, sources of loans, conditions, etc. See table below.

	Amount (USD)	Source Country
Local Equity		Tanzania
Local Loans		Tanzania
Foreign Equity		
Foreign Loans		
Total Investment		0

6. Problems and Solution

1) This plot itself is huge and the initial plan was Business Park. Project similar to this nature and size will definitely bring considerable revenue for the government and create countless jobs for local community; however, the plan will not easily and quickly be implemented without the facilitation from government in planning, improving surrounding infrastructure, attracting investors and even financing.

2) Above all, the Mzimbasi River along the plot especially its flood during the rainy season is a threat to the plot and the residents nearby. The first thing to develop that plot is to strengthen the river bank; otherwise the river will erode and flood the land and buildings on it. The Ilala Municipal council did not implement the river bank strengthen project until now, even now strengthen work of section along our plot is still pending.

3) Last but not least, the plot is lying among Nelson Mandela road, Kigogo road and Kawawa road. Condition of existing access road from Nelson Mandela road is very primitive, and the access road from Kawawa road is missing. We managed to bring many potential investors to inspect the plot, but they all show concerns about the road condition. Infrastructure is key to the success of Business Park among all the factors. As a private company with limited financial capability, we are unable to upgrade the surrounding road network. It is our hope that the local government could construct a road connecting Nelson Mandela road and Kawawa road, which will benefit the whole community

7. Future Plans

Development plan		
Time	Action	Comments
2024.09-2024.11	Engage a consultant company to do the land survey, data collection, land inspection, etc.	Under preparation
2024.12-2025.01	Engage the designer and quantity surveyor to prepare the bill of quantities according to the land condition, survey result, and the design.	Under preparation
2025.02	Start backfilling, levelling and start to construct	Under preparation

8. Recommendations and any other comments

No