

Proposal for Leasing Industrial Plots in Kibaha

Submitted to: National Development Corporation (NDC)

Submitted by: YUNDA AUTOMOBILE MANUFACTURING CO. LTD

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1. Executive Summary

YUNDA AUTOMOBILE MANUFACTURING CO. LTD is seeking to lease industrial plots in KIBAHA to establish a manufacturing and industrial processing facility. The proposed project aligns with Tanzania's industrialization goals by contributing to local economic development, employment generation, and import substitution. The company is committed to utilizing the leased land for sustainable and innovative industrial activities that will support Tanzania's long-term development vision.

2. Company Profile

2.1 About YUNDA AUTOMOBILE MANUFACTURING CO. LTD

YUNDA AUTOMOBILE MANUFACTURING CO. LTD is a registered Tanzanian company specializing in manufacturing, industrial processing, and infrastructure development. With extensive experience in East Africa's industrial sector, YUNDA AUTOMOBILE is dedicated to fostering economic growth through investment in sustainable manufacturing and technology-driven solutions.

2.2 Mission and Vision

- **Mission:** To drive industrial growth in Tanzania by leveraging advanced technologies and sustainable practices.
- **Vision:** To become a leading industrial firm that supports Tanzania's transition into a regional manufacturing hub.

3. Justification for Industrial Land Lease

3.1 Strategic Location

KIBAHA's proximity to Dar es Salaam, major transportation networks, and export markets makes it an ideal location for industrial development. The plots will enable YUNDA AUTOMOBILE Group to efficiently distribute goods to both local and international markets.

3.2 Economic Contribution

- **Employment creation:** The project will generate over 500 direct jobs and an estimated 1,500 indirect jobs in related industries.

- Revenue generation: The establishment of this facility will contribute to the national tax base through corporate taxes, VAT, and import duties.
- Support for SMEs: YUNDA AUTOMOBILE will collaborate with local suppliers and service providers, stimulating business growth.

4. Project Scope and Industrial Activities

YUNDA AUTOMOBILE Group intends to develop an integrated manufacturing and processing facility, focusing on:

1. **Heavy Machinery Manufacturing** – Production of equipment for construction and mining sectors.
2. **Automobile Assembly** – Assembly of commercial and agricultural vehicles.
3. **Renewable Energy Solutions** – Production of solar panels and sustainable energy components.
4. **Agro-Processing** – Value addition to agricultural products for local and export markets.

5. Proposed Land Utilization Plan

Activity	Land Allocation (Acres)	Infrastructure Required
Manufacturing Plant	50	Factories, storage units, assembly lines
Warehousing	20	Storage and logistics facilities
Administration & R&D	10	Offices, research labs, innovation center
Employee Welfare	5	Training centers, staff amenities
Green Spaces & Roads	5	Internal roads, landscaping, water treatment

6. Investment Plan and Financial Projections

6.1 Investment Overview

YUNDA AUTOMOBILE Group plans to invest approximately **USD 50 million** in the initial phase of the project, covering land development, infrastructure, and equipment procurement.

6.2 Five-Year Financial Forecast

Year	Revenue (USD Million)	Employment Created	Contribution to GDP (USD Million)
1	10	200	5
2	20	350	10
3	30	500	15
4	40	750	20
5	50	1000	25

7. Environmental and Social Impact

7.1 Environmental Sustainability

YUNDA AUTOMOBILE Group is committed to adopting environmentally friendly practices, including:

- **Renewable energy integration** – Solar energy for part of our operations.
- **Waste management** – Recycling and responsible disposal of industrial waste.
- **Green infrastructure** – Eco-friendly building materials and energy-efficient machinery.

7.2 Social Impact

- **Job Creation:** Training programs to upskill local labor force.
- **Corporate Social Responsibility:** Support for local schools, health centers, and community projects.
- **Skills Transfer:** Collaboration with Tanzanian universities to provide internships and technical training.

8. Regulatory Compliance and Legal Considerations

YUNDA AUTOMOBILE Group will fully comply with Tanzanian industrial regulations, including:

- Environmental Impact Assessments (EIA)
- Land use permits and zoning approvals
- Occupational health and safety standards

9. Implementation Plan

The project will be implemented in three phases:

1. **Phase 1 (Year 1-2):** Land preparation, infrastructure development, and initial plant setup.
2. **Phase 2 (Year 3-4):** Expansion of manufacturing capacity and workforce scaling.
3. **Phase 3 (Year 5 and beyond):** Regional market penetration and technology upgrades.

10. Conclusion and Request

YUNDA AUTOMOBILE MANUFACTURING CO. LTD is confident that leasing industrial plots in Kibaha will bring significant economic and social benefits to Tanzania. We respectfully request the National Development Corporation (NDC) to approve our application for land allocation to facilitate this transformative industrial project.

We look forward to a positive response and the opportunity to contribute to Tanzania's industrialization agenda.

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