



IRPC Public Company Limited

ENVIRONMENTAL IMPACT ASSESSMENT RAYONG INDUSTRIAL ESTATE PROJECT (BAN KHAI) (SUMMARY REPORT)



Tambol Nhong Bua and Tambol Bang Butr

Ban Khai District, Rayong Province



EARTH AND SUN CO., LTD

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1. Background of the Project

The IRPC Public Company Limited aimed to develop a land for industry with its name **Rayong Industrial Estate Project (Ban Khai)**. It was located in the area of Tambol Nhong Bua and Tambol Bang Burt, Ban Khai District, Rayong Province. The project was on the Hua Chuad-Rong Namtan road, which was an extracted road network from the highway No. 3138 (between km. 59 and 60). The distance from the crossway was about 6 km. The total area was about 2,098.55 Rai. The project was under the supervision of the Industrial Estate Authority of Thailand as of the MOU between Rayong Industrial Estate Project (Ban Khai) and the Industrial Estate Authority of Thailand, dated on December 24, 2010.

The main objective of the Rayong Industrial Estate Project (Ban Khai) was to develop the industrial estate focusing on environment conservation and nature and community sustainable living through land-use planning and value-added waste recycling industry supportive proceeding by establishing the research and development center for value-added waste recycling industry technology. This was to increase the productivity potential of the entrepreneurs in the project and its neighboring area. For the atmosphere within the project is planned to locate the industry surrounding by green spaces. Beside, the project targeted only the environmental and community-friendly industry. This was to promote good quality of life of people in a community nearby the Project's location.

2. Rationale

According to the Notification of Natural Resources and Environment Ministry on the regulation of types and specifications of projects or businesses that required an environment impact assessment (EIA), B.E. 2552, it required all types of industrial estates to submit an Environmental Impact Assessment (EIA) report to the Office of Natural Resources and Environmental Policy and Planning for consideration and approval before further proceedings. The Rayong Industrial Estate Project (Ban Khai) was within the scope of this regulation therefore the EIA report of this project was strongly required. The IRPC Public Company Limited assigned the Earth and Sun Co., Ltd. (Consulting company) to prepare the report proposing to the Industrial Estate Authority of Thailand and the Office of Natural Resources and Environmental Policy and Planning.

3. Objective of the study

The objectives of EIA study and the report of The Rayong Industrial Estate Project (Ban Khai) are followed;

(1) To study the detail and utility system of the project. This information is for establishing the EIA baseline and proposing the prevention and improvement measures for the possible environmental problem impacts and to monitor environmental quality;

(2) To study the current environmental status in the project area in the context of physical and biological resources, utilization and quality of life;

(3) To assess environmental and health impacts related to the existence of the project during the construction phase and operation phase; and

(4) To propose the prevention, improvement and monitoring measures for environmental impacts from the project.

4. Location selection and development principle of the project

The criteria for the project location consideration are;

(1) Rayong Province is located near Bangkok and it was considered as the supporting area for Bangkok's development namely commerce, hospitality, industrial and residential area. These growths connected with Bangkok, Map Tha Phut seaport and Laem Chabang seaport because the Rayong was aimed to be based major industry and goods export;

(2) Rayong Province was planned to be coastal development area for east of Thailand. The government arranged the Rayong Province and Chonburi Province to be the city centers for development growth in the eastern part of Thailand by appointing the provinces to be the primary industry base (invested by the government) and attracting industry investment from the private sector which is characterized of the mixed public-private sector strategies;

(3) The Thai Board of Investment (BOI) assigned the Rayong Province to be Invested zone 2 (BOI Zone 2, which entrepreneurs get privileges including potential in raw materials). Transportation system, utility system and prepared public assistance and;

(4) The project's location was near the Map Tha Phut quayside and the IRPC port which was beneficial for quickly goods transportation to the seaports. This was considered to be one of the strengths of the project's location.

5. Project action plan

As the current global economic problem affecting economic in many countries around the world including Thailand, therefore the IRPC Public Company Limited has proposed development project plan. To increase investment capacity and reduce investment risks, the project is divided into 3 phase mentioned in **Table 5-1 to 5-3**

6. Location and geographic characteristics

The Rayong Industrial Estate Project (Ban Khai) was located in the area of Tambol Nhong Bua and Tambol Bang Butr, Ban Khai District, Rayong Province. The total area was 2,098.55 Rai (**Figure6-1**) with its boundary of;

North	Hua Chuad – Rong Namtan road and Khao Hin Khong
South	Public canal and rubber tree farm
East	Public canal and rubber tree farm
West	Rubber tree farm of Rojana Industrial Estate

The project's location (**Figure6-2**) was located in the middle of Ban Khai District, inclining to the east. It was about 14 km. from the center of Ban Khai District, on the Hua Chuad – Rong Namtan road and 8 km. away from the Yai Canal. The project was lined on the Piedmont plateau, which has 40 m. sea level high. The slope of the area was in the east - west direction. There was the public canal, Khao Suan, flowing through the area from the east to the south. This canal merged with Bang Kradan canal, which was an eastern branch of Khao Suan canal, and flowed into the Yai canal on the west.

The project was located in the area of Tambol Nhong Bua and Tambol Bang Butr. The area is not covered in the Rayong Province comprehensive plan B.E. 2549. From the ministerial regulations, the plan was effective within 5 year period, however, the plan was extended to 2 July B.E. 2555.