

## **Initial Project Summary – Techo International Airport Project**

Project Location: Kandal Stung, Sa'ang District, Kandal Province and Bati District, Cambodia

Name of Applicant: Overseas Cambodian Investment Corporation

Name of Project: Techo International Airport Project

Project Description: Developed by the Cambodia Airport Investment Co. Limited (“CAIC” or the “Project Company”), the Project will be the sole gateway to Phnom Penh, replacing the existing Phnom Penh International airport (“PNH”). DFC will support Phase 1 of the Project, which is designed to handle up to 13 million passengers per annum, with up to 30 million passengers annually after completion of Phase 2. According to the airport master plan, the Project is a Category 4F airport capable of operating and receiving all current aircraft types. The Project is located in Kandal Stung, Sa'ang District, Kandal Province and Bati District, approximately 19 km south of the capital, Phnom Penh. The Project site occupies up to 2,600 hectares in a lowland area, ranging from 1.3 meters to 8 meters above sea level. The airport facilities will comprise two 4 km runways (one for Phase 1 and one for Phase 2), a main airport terminal and facilities, airport support facilities, and other land uses such as ponds, green areas, a road system (including a ~7 km access road), and other non-infrastructure area, as well as a reserve area.

Environmental and Social Categorization and Rationale: The Project has been reviewed against DFC’s categorical prohibitions and determined to be categorically eligible. The Project is screened as Category A because it involves the construction a greenfield international airport with a runway length of more than 2,100 meters, which could have significant environmental and social impacts that are diverse and irreversible.

The major environmental and social risks and impacts associated with the Project are with respect to: air quality, noise, waste, biodiversity, traffic and transportation management, land acquisition and resettlement, labor and occupational health and safety, worker influx, emergency preparedness and response, as well as potential project contributions to cumulative impacts on land use change, and to agricultural, fishing, and water resources.

Environmental and Social Standards: The Project is subject to DFC’s 2024 Environmental and Social Policy and Procedures (“ESPP”). Under DFC’s ESPP, the Project Company is required to comply with applicable national laws and regulations related to environmental and social performance. In addition, DFC’s preliminary environmental and social due diligence indicates that the Project will have impacts that must be managed in a manner consistent with the following of the International Finance Corporation’s (IFC) 2012 Performance Standards:

- PS 1: Assessment and Management of Environmental and Social Risks and Impacts;
- PS 2: Labor and Working Conditions;
- PS 3: Resource Efficiency and Pollution Prevention;
- PS 4: Community Health, Safety, and Security;
- PS 5: Land Acquisition and Involuntary Resettlement;
- PS 6: Biodiversity Conservation and Sustainable Management of Living Natural Resources; and
- PS 8: Cultural Heritage;

The Project was screened for Indigenous People and an ethnic minority group, the Cham, was identified in the Project area. Although this group does not meet the diagnostic criteria for Indigenous Peoples under PS 7, due to their vulnerability and historical persecution, the Cham will be treated as a vulnerable/disadvantaged group and receive additional support with regards to resettlement and livelihood restoration. PS 7 is not triggered at this time.

In addition to the Performance Standards listed above, the following IFC Environmental, Health and Safety Guidelines are applicable to the Project:

- IFC EHS General Guidelines (April 30, 2007); and
- IFC EHS Guidelines for Airports (April 30, 2007).

Location of Local Access to Project Information: A copy of the documents from the disclosure package will be available for review at:

Location:

CAIC Office

Address:

Building C2 The Olympia City, 5A Floor  
Monireth Blvd (217), Sangkat Veal Vong, Khan 7 Makara  
Phnom Penh  
Cambodia