

PROJECT DESCRIPTION FOR SCOPING

SMB Lucanin Malt Terminal and Port Facility Project Brgy. Lucanin, Mariveles, Bataan

BASIC PROJECT BACKGROUND AND INFORMATION

San Miguel Brewery Inc. (SMB), the **Proponent**, a subsidiary of San Miguel Corporation, intends to put up a malt terminal and port facility in an industrial lot area owned by Ruzena Estates in Brgy. Lucanin, Mariveles, Bataan. The malt terminal will have silos with total storage capacity of 40,000 MT. The proposed project, **SMB Lucanin Malt Terminal and Port Facility Project**, will serve as storage facility and receive bulk shipments of malt from international shipping vessels. The raw materials will be transferred from the vessels to the storage silos through ship unloaders and elevated conveying system. Aside from receiving malt, this facility will also handle loading of malt to container vans for distribution to SMB breweries all over the country.

PROJECT RATIONALE

The construction and operation of the proposed SMB Lucanin Malt Terminal and Port Facility is anchored on the following reasons:

- Storage and distribution of malt to various SMB breweries nationwide;
- Provide steady income to the employees and government income in the form of taxes, levies and fees;
- Support the government's national industrial development program; and
- Decongestion of other port facilities being rented by SMB.

COMPLETE PROJECT LOCATION

The malt terminal will be situated in a 3.59 hectares-lot area and an elevated conveyor system will be constructed in a 0.31 hectare-lot area located in an industrial area in Barangay Lucanin, Mariveles, Bataan. The proponent shall be authorized by the lessor (Ruzena Estates Development Corporation) to use the property through a memorandum of agreement. A Miscellaneous Lease Agreement (MLA) for the 1.50 hectare-area of the port facility is currently being prepared. Table 1 presents the contingent landmarks near the project area and Figure 1 presents the Site Development Plan of the proposed project.

Table 1. Contingent Landmarks Near the Project Area

| Directional Reference Adjacent to the Project Site | Notable Landmarks, Structures or Other Site Development |
|---|--|
| North | Open Field, Seafront Shipyard |
| South | Villa Imperial Subdivision & Resort |
| East | Manila Bay |
| West | Open Field |



Figure 1. Site Development Plan of Proposed SMB Lucanin Malt Terminal and Port Facility Project

(Source: SMB, 2022)

Rationale for Selecting the Direct and Indirect Impact Areas

The delineation of direct impact area (DIA) and indirect impact area (IIA) (Figure 2) is based on the results of the assessment of the project's impact on land, water, air and people. The DIA includes the construction site itself while the IIA includes the surrounding area. The construction of facilities may generate fugitive dusts and noise, suspended solids, domestic and hazardous wastes, etc. which could impact the nearby residential areas, establishments and Manila Bay.



Figure 2. Impact Areas of the Proposed SMB Lucanin Malt Terminal and Port Facility Project
 (Source: Google Earth, 2022)

PROJECT ALTERNATIVES

Siting. The decision in choosing the site for the project was influenced by the cost, availability and accessibility of the site. To provide efficient operations and avoid additional cost for lot purchase, it was decided to put up the proposed project within an industrial park under the jurisdiction of AFAB. Close to the project site also are other port facilities inside the special economic zone where it shares the same interest. Geological hazards were also taken into consideration.

Technology. Technology to be used by the Project will be based on the needs of the industry and the target market. Processes involved in the Project shall be anchored on best technology available for a state-of-the-art facility in terms of operation and waste management.

Resources. Malt to be stored in the silos will be coming from international shipping vessels. There is no available alternative local source since this is not locally produced. Other resources (i.e., construction materials, office materials, power and water source, etc.) will come from local suppliers and utility providers. Qualified applicants from the host barangay/ municipality will be prioritized for the manpower.

DESCRIPTION OF PROJECT PHASES AND ACTIVITIES

PRE-CONSTRUCTION PHASE

In this phase, the following activities shall be taken into consideration:

- Design lay-out and detailed engineering plans for architectural, structural, electrical, mechanical plumbing and environmental protection facilities;

- Secure required permits, licenses and Environmental Compliance Certificate (ECC) from AFAB.

The impact at this stage of the **PROJECT** is completely beneficial. It will bring income to the awarded consultant and contractor of the **PROJECT** as well as provide additional source of revenue to the local government.

CONSTRUCTION PHASE

The construction of the proposed project will involve various methodologies classified according to specialized fields including civil works, mechanical works and electrical works.

Various heavy equipment will be mobilizing to the project site and stored in a temporary facility. These may include pay loader, bulldozer, dump trucks, tower crane, construction elevator, road roller, truck mixer, pump Crete, bar bender, mobile crane, backhoe and other necessary equipment. Water and power requirement will be provided by the existing water utility and power lines.

For the port facility’s construction, a column-type pier will be developed on Manila Bay by using steel and concrete foundation.

The target date for construction is on 3rd quarter of 2022.

OPERATIONAL PHASE

Target date for operation and turnover to owner is on 4th quarter of 2024. Below is the Process Flow Diagram of Proposed SMB Lucanin Malt Terminal and Port Facility Project.

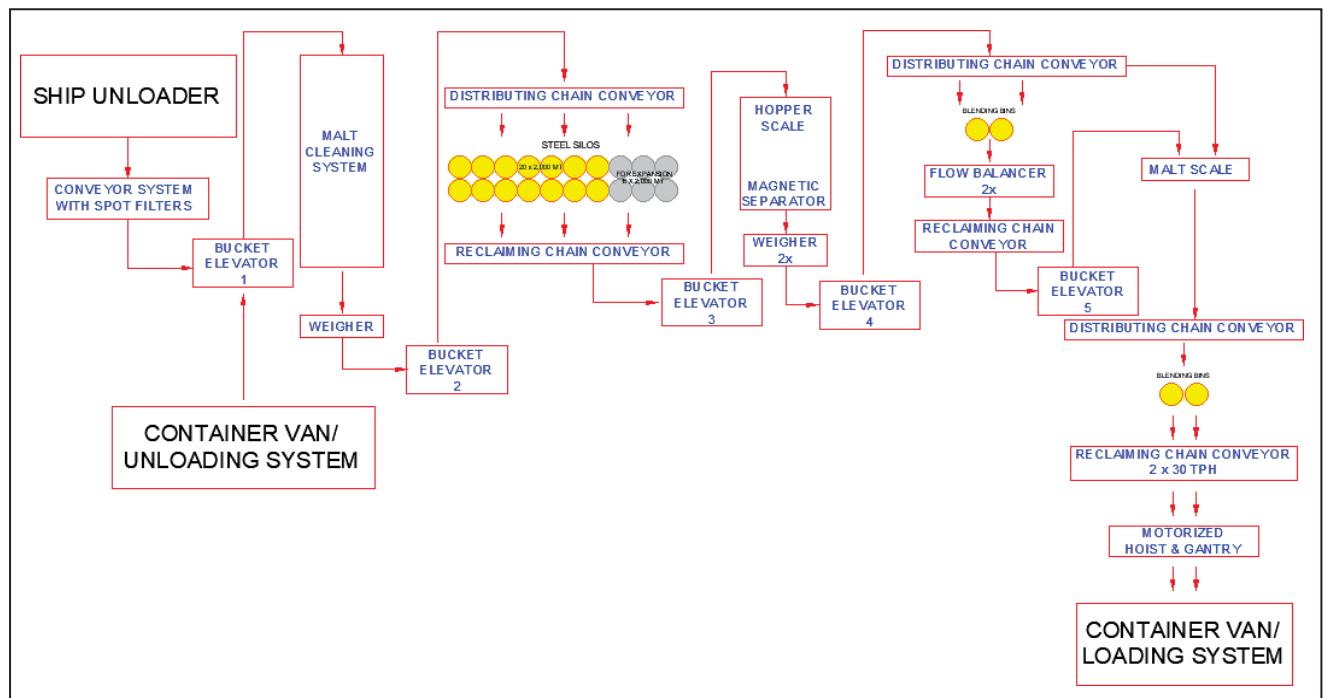


Figure 3. Process Description of the Proposed Project
 (Source: SMB, 2022)

MANPOWER, COST, AND WASTE GENERATION

In order to maximize the productivity of the proposed project, manpower, power and water supply, cost and waste generation must be carefully taken into consideration.

MANPOWER

The construction phase will need a number of engineers and skilled laborers (e.g. foremen, welders, plumbers, masons, helpers) while the operational phase will require approximately 30 employees/staffs.

POWER AND WATER SUPPLY

The power and water for the proposed project will be provided by Ruzena Estates Development Corporation. One unit (1) stand-by generator set will also be installed for emergency power purposes.

PROJECT COST

The project is estimated at Php 4.21B.

WASTE GENERATION

The proposed project will provide color-coded waste receptacles in common areas to make the solid waste disposal more accessible and orderly. The collected and segregated solid wastes will be placed on steel garbage dumpsters. For the fugitive dust from the conveyor system, it will be collected through provision of dust collector and will be recycled. The management is committed to protect the environment through proper storage and disposal by hauling these wastes regularly. Hazardous wastes that will be generated shall be treated offsite by an EMB-accredited hauler/ treater.

Air emissions will generally come from standby diesel-fired generator set and company vehicles and trucks. Air pollution control facilities and measures shall be installed and upheld accordingly. Domestic wastewater will be treated using the anaerobic baffled reactor (ABR) plus engineered constructed wetland prior discharge to the nearest storm drain.

ABANDONMENT/ DECOMMISSIONING/ REHABILITATION/ POLICIES AND GENERIC GUIDELINE

The abandonment of the project cannot be predicted at this time as the operation is not expected to be abandoned. The abandonment may only take place due to the following potential scenarios:

- Unsustainable business operation due to economic downturn;
- Changes in zoning and other related in AFAB and/or Mariveles;
- Transfer of operation to other sites;
- Accidents and emergencies that resulted to severe structure damages; and
- Closure order from government agencies.

As such, the proponent will allocate sufficient time for proper dismantling, removal and/or disposal of facility, structures, equipment and wastes. Other activities to be carried out during abandonment may

include:

- Secure necessary government clearances related to abandoning existing projects (including Request of Relief ECC conditions from the Proponent);
- Proper removal of soil, liquid and wastes within the site through DENR-certified waste transporter/treater; and

If necessary, carry out clean-up and remediation of the site, if future evaluations and testing suggest such activities are applicable.