

**PROJECT TITLE : INDUSTRIAL DEVELOPMENT AT ZONE 12B PHASE 1,
PASIR GUDANG INDUSTRIAL ESTATE (PGIE), MUKIM
PLENTONG, JOHOR BY JOHOR CORPORATION**

**PROJECT : JOHOR CORPORATION
PROPONENT**

**EIA : KUALITI CERIA SDN BHD.
CONSULTANT**

EXECUTIVE SUMMARY

1.0 INTRODUCTION

1.1 Project Title

The Project is entitled “Industrial Development at Zone 12B Phase 1, Pasir Gudang Industrial Estate (PGIE), Mukim Plentong, Johor” by Johor Corporation. Herein after, it is referred to as the “Zone 12B” or the “Project”.

This EIA will cover the Industrial Development at Zone 12B as shown in the detailed layout plan (DLP) as attached in **Figure 1-1**.

1.2 Project Background

Johor Corporation (Jcorp) is intends to develop an industrial area within Pasir Gudang Industrial Estate. TPM Technopark Sdn Bhd which is subsidiaries of Johor Corporation will take the responsible to develop the said development. The said development is Zone 12B industrial area. The Zone 12B Phase 1 is offering industrial types from light to medium industry with concerned of buffering zone as regulated by Department of Environmental.

1.3 Environmental Legislative Requirement

The proposed development is a prescribed activity under Activity 9 (b) of the Environmental Quality (Prescribed Activities) (Environmental Impact Assessment) Order 1987 as its development involve the industrial estate development for medium and heavy industries covering an area of 50 hectares or more of land. Thus, this would require the submission of an EIA report to DOE prior an approval is granted by the relevant authorities.

Section 34 (A) of the above mentioned Order states “*any person intending to carry out any of the prescribed activities, shall need to submit an Environmental Impact Assessment (EIA) report to the Director General of DOE, before any approval for the carrying out of such activity is granted by the relevant approving authority*”.

1.4 Statement of Need

Johor with its strategic location and as the southern gateway to Malaysia is connected to Singapore via a 1.5km causeway. The strategic location of Johor has brought about enormous in the last century. Johor was evolved from an agro-based producer to an industrial one. Even with rapid change in economic structure, there is still great potential