







Success of Jakarta for Indonesia



FOREWORDS

Considering investment as the crucial part of Jakarta economic growth, the Jakarta Provincial Government commenced Jakarta Investment Centre (JIC) at June 31st, 2018, to support potential investment growth in Jakarta. Then, the Jakarta Provincial Government alongside Bank Indonesia — Jakarta Representative Office established Jakarta Investment Committee on 2020 to encourage investment development in Jakarta as a Regional Investor Relation Unit (RIRU).

Jakarta Investment Committee has been regularly publishing presentation book, as one of our program on investment promotion strategy. In this September 2023 edition, it will focus on "Empowering Jakarta's Economy by Attracting More Global Investments to Accelerate Jakarta's Transition to be a Global City". As Jakarta's economy has managed to survive in the midst of pandemic situation growth and continues to maintain solid economic performance, investment realization must also be accelerated to support high, sustainable, and inclusive growth, and making Jakarta a Global City.



Arlyana Abubakar

Representative Head of Bank Indonesia DKI Jakarta Province

Joko Agus Setyono

Secretary of DKI Jakarta Provincial Government





MAIN INFORMATION





Indonesia Economic Performance

Indonesia is one of the fastest growing economy in the world. Find how we perform relative to our peers.

Why Invest in Jakarta?

There is no better time than now to invest in Jakarta, Capital City of Indonesia. The ASEAN Biggest City for Business & Economy. Future development plan as economic centre

Future Development Plan as Economic Centre

Potential Project in Jakarta

Our very potential projects for you, guaranteed by the Government.

Jakarta MSME Products

JIC Facility at
Mall Pelayanan
Publik (MPP)
/ Public Service Mall

Investment Service Guidelines Licensing in Jakarta
& Key Contacts

Empowering Jakarta's Economy by Attracting More Global Investments to Accelerate Jakarta's Transition to be a Global City

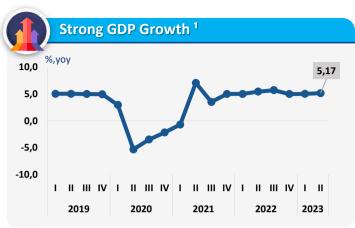






Indonesia Economic Performance

Indonesia's Economic Growth Remains Solid



Economic growth in the second quarter of 2023 was recorded at 5.17% (vov), up from 5.04% (vov) in the previous period

The main sources of growth are strong domestic demand in line with higher household and government consumption growth, coupled with increasing investment, despite declining export performance due to global economic headwinds and softer international commodity prices.

All economic sectors are enjoying positive growth, with high growth recorded in the services sector, such as Transportation and Logistics, Accommodation and Food Service Activities, as well as Wholesale and Retail Trade. Spatially, most regions are recording higher growth, particularly in the Sulawesi-Maluku-Papua region.

GDP Growth Compared to Peers² %,yoy 15,00 10,00 5,00 0,00 -5,00 -10.00 -15,00 2023 2024* 2020 2021 2018 2019 2022 Bulgaria Columbia India Indonesia

Institution	GDP growth
2023 Budget	5.3
Bank Indonesia	4.5-5.3
World Bank (GEP, June 2023)	4.9
Consensus Forecast (July 2023)	4.8
IMF (WEO, July 2023)	5.0
ADB (Asian Development Bank, April 2023)	4.8

1. Source: Central Bureau of Statistics of Indonesia (BPS), ** Including non-profit household consumption

Source: World Economic Outlook Database - April 2023* indicates estimated figure

Economic Growth Indicators Show Continuous Recovery







The Indonesian Rupiah

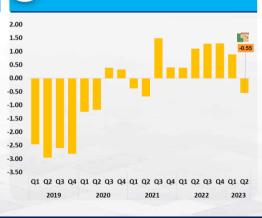








Current Account Deficit of GDP (%)

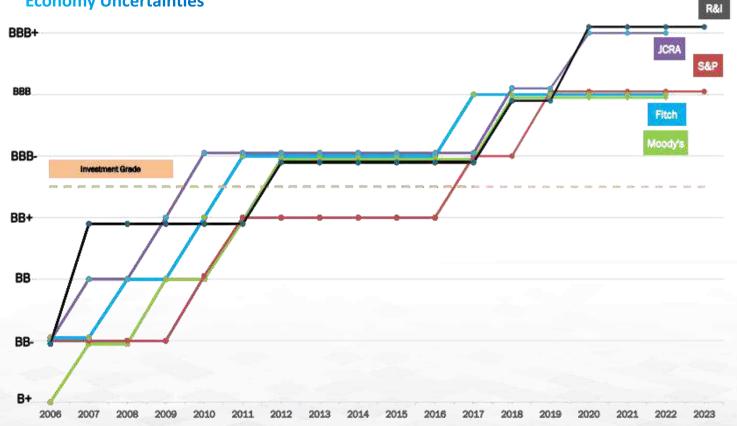




Trade Balance in Billion USD



Improved Outlook and A Well Maintained of Indonesia's Sovereign Credit Rating Amid Global Economy Uncertainties



Indonesia's Sovereign Credit Rating remain stable



BBB+/Stable



July 2022, Rating Affirmed at BBB+/Stable

"The ratings mainly reflect the country's solid domestic demand-led economic growth potential, restrained public debt, and resilience to external shocks supported by accumulation of foreign exchange reserves. JCR holds that the debt will gradually decrease as the fiscal balance improves mainly increased revenue from economic growth and higher commodity prices.



BBB / Stable

FitchRatings

December 2022, Rating Affirmed at BBB/Stable

"Indonesia's rating balances a favorable medium-term growth outlook and low government debt/GDP ratio against weak government revenue and lagging structural features, such as governance indicators, compared with 'BBB' category peers."



BBB / Stable

S&P Global Ratings

July 2023, Rating Affirmed at BBB/Stable

"The stable rating outlook reflects our expectation that Indonesia will achieve solid economic growth over the next two years. This will support prudent fiscal outcomes and stabilize debt."



Baa2 / Stable

Moody's

March 2023, Rating Affirmed at Baa2/Stable

"Indonesia's credit profile is supported by its large economy, low fiscal deficits and modest debt burden, balanced against low revenue mobilization, reliance on external funding and some economic concentration that leaves the economy vulnerable to commodity cycles."



BBB+ / Positive



July 2023, Outlook Revised To Positive; BBB+ Ratings Affirmed

"In R&I view, Indonesia's economy has been showing strong performance even amid uncertainties of the global economic environment. With the inflation rate that has fallen within the target range in 2023, the price stability is being restored. The government has achieved its target level of fiscal deficit a year earlier than originally planned and the government debt ratio stays on a downward trajectory. The stability of financial system has been maintained and the economy has resilience to external shocks".



DATA & FACT

The Job Creation Omnibus Law

Promotes Employment and Facilitates Opening of New Business While Pursuing the Economic Recovery



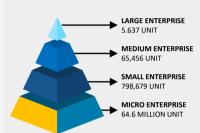
Labour Market MSME



REGULATION

Of the total population aged 209.42 million people, there are 4.15 million people affected by Covid-19

- 1. Unemployment due to covid-19 (7,706 people)
- 2. Non-labor force due to Covid-19 (36,000 people)
- Temporarily not working due to Covid-19 (1,713 people)
- Work with shorter hours due to Covid-19 (256,000 people)



Among the 65.47
million MSEs, 65.46
million are Micro &
Small Businesses, most
of which are in the
informal sector, so it
needs to be
encouraged to
transform into formal
ones.

Complicated licensing issues with abundant central & local regulations (hyper-regulations) that regulate the sector, causing disharmony, overlapping, non-operational and sectoral.

JOB CREATION LAW

1. IMPROVING INVESTMENT ECOSYSTEM & BUSINESS ACTIVITY

- 2. BUSINESS LICENSING
- 3. EMPLOYMENT

- 4. SME & COOPERATIVES
- 5. EASE OF DOING BUSINESS
- 6. RESEARCH & INNOVATION
- 7. LAND PROCUREMENT

- . ECONOMIC ZONE
- 9. GOVERNMENT INVESTMENT & NATIONAL STRATEGIC PROJECT
- 10. PUBLIC ADMINISTRATION

11. IMPOSITION OF SANCTIONS

BENEFITS



SUBSTANCE

Encouraging Job Creation and Entrepreneurship through Ease of Doing Business from MSEs & Large Enterprises



Protecting Worker's Rights through Worker's Protection



Benefits for the General Public, including provision of housing and redistribution of land



Adjustment to improving investment ecosystem, facilitating strategic projects

Source: Statistics Bureau; Job Creation Act (Act Number 11 of 2020)

The government ensures that the Job Creation Law can be executed through its implementing regulations



The government has completed 51 implementing regulations consisting of 47 government regulations and 4 presidential regulations



Regulations

The ministry immediately makes internal implementation standards or guidelines no later than 2 months after the implementing regulations are enacted

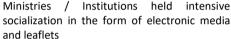


The implementing regulations are grouped into 11 regulatory clusters, namely:

- Spatial (4)
- 2. Land and Land Rights (5)
- 3. Environment (1)
- 4. Construction and Housing (6)
- 5. Cooperatives and SMEs (4)
- 6. Investment (6)
- Fiscal (3)
- 8. Employment (4)
- 9. Economic Zone (2)
- 10. Government Goods / Services (1)
- 11 Licensing and Sector Business Activities (15)



Public Communication





Infrastructure and Supporting System

- OSS and Supporting System will be ready for operation in July 2021
- Readiness of Ministries / Agencies and Local Governments in providing networks, tools, and consultations



Human Resources

Training for OSS Operators and Supervisors

Source: Coordinating Ministry for Economic Affairs

Perppu No. 2 of 2022 Concerning Job Creation Law Is An Improvement of The Previous Regulation



Constitutional Court Decision

- ☐ The Constitutional Court (MK) stated that the Job Creation law was conditionally unconstitutional.
- ☐ The Job Creation law is still valid and asked the government to complete the revision within two years.



Follow Up

- Setting the omnibus method in the Law on the Formation of Legislation (Law Number 13 of 2022)
- $2. \quad \text{Improvements to the Job Creation Law:} \\$
 - Use of the omnibus method
 - Meaningful increase in participation
 - Substantial study results: employment, land, environment and base



Emergency Regulation

It is urgently needed to anticipate global and domestic conditions.



PERPPU NO. 2 OF 2022 (30 December 2022)

The contents of the Job Creation Perppu are generally the same as the contents of the Job Creation Law, however there are some major improvement to the content

Several Major Improvement are Related To Employment Regulation, Halal Certification, and Water Resource Management

Employment Regulation

- Refinement of the setting of Regency/City Minimum Wage.
- Changes to the formula for calculating the Minimum Wage which takes into account certain variables of Economic Growth, Inflation and Indices

Halal Product Assurance (Halal Certification)

- Development of the BPJPH organization in the regions as needed.
- The Halal Certificate is valid since issuance and remains valid as long as there is no change in the composition of the ingredients and/or PPH.
- Halal certification for MSEs through a halal statement is free of charge.

Management of Water Resources

- Implementation of water sources in the form of diversion of river channels based on approval by the Government
- Criminal sanctions for intentionally violating water source activities include diverting the river channel without approval.
- 3. Imposition of administrative sanctions in the form of administrative fines.

Boosting Investment: Implementation Of Job Creation Law To Provide Legal Certainty And Improve Investment Climate

Constitutional Court Decision (25 Nov 2021)

Follow-up (Jan-Dec 2022)

Emergency Regulation (30 Dec 2022)

Promulgation of the Job Creation Law (31 March 2023)

- ☐ The Constitutional Court stated that the Job Creation Law (Law Number 11 of 2020) was conditionally unconstitutional
 - The omnibus method has not yet been regulated in the Law on the Establishment of Legislation
 - · Writing technical error
 - Meaningful participation is not maximized
- ☐ The Job Creation law is still valid, and asked the government to complete the revision within two years.

- Setting the omnibus method in the Law on the Formation of Legislation (Law Number 13 of 2022)
- 2. Improvements to the Job Creation Law:
 - · Use of the omnibus method
 - Meaningful increase in participation
 - Substantial study results: employment, land, environment, and base
 - Correction of writing technical errors.

- ☐ The President has issued a Government Regulation instead of Law Number 2 of 2022 concerning Job Creation (Perppu on Job Creation).
- ☐ It is urgently needed to anticipate global and domestic conditions.
- ☐ The contents of the Job Creation
 Perppu are generally the same as
 those of the Job Creation Law.
 However, there are some
 improvements to the content.
- ☐ The government has promulgated Law No. 6 of 2023 as an endorsement of Perpu No. 2 of 2022 concerning Job Creation Becomes Law.
- Perpu on Job Creation as an attachment to Law no. 6 Year 2023.
- ☐ All implementing regulations for the Job Creation Perpu and Law Number 11 of 2020 concerning Job Creation are still valid.

Identification of Revision of Implementing Regulations of Law Number 6 of 2023

- PP Number 5 of 2021 concerning the Implementation of Risk-Based Business Licensing
- PP Number 28 of 2021 concerning the Implementation of the Industrial Sector
- PP Number 29 of 2021 concerning the Implementation of the Trade Sector
- PP Number 39 of 2021 concerning the Implementation of the Field of Halal Product Assurance
- Presidential Regulation Number 32 of 2021 concerning Commodity Balances
- Determination of Decisions and/or Actions that are Considered Legally Accepted
- Determination of Decisions analysis Actions that are considered Legally Accepted
- PP Number 19 of 2021 concerning the Implementation of Land Acquisition for Public Interests
- Presidential Decree Number 10 of 2021 concerning the Investment Business Sector (BUPM) and Presidential Decree Number 49 of 2021

Source: Coordinating Ministry of Economics

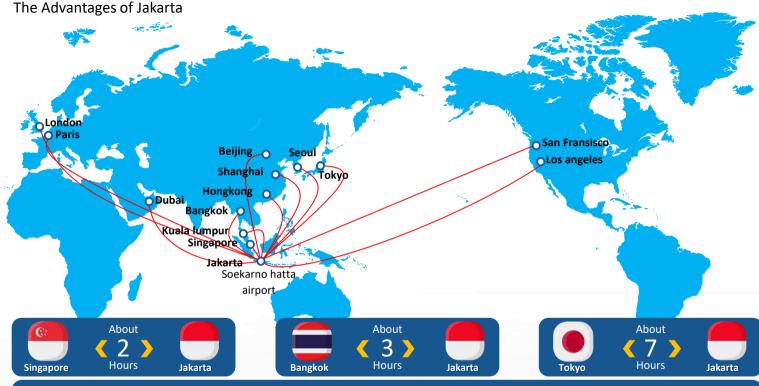






Why Invest In Jakarta?

Access & Geographic





Soekarno Hatta International Airport, the gateway access for Jakarta, is located just 45 minutes away from the city centre train. The airport's growing number of international flight makes Jakarta even more convenient.

Day trips are possible from Tokyo, Dubai, Seoul, Shanghai and many other Asian cities. Why not consider establishing your regional headquarters or R&D center in Jakarta, the biggest city in ASEAN. It's even more accessible than before.

The Largest Economy

in Indonesia

Province	Share	Average Growth		Grow	Frowth in 2	2023 (yoy)			
	Q2 – 2023	(2018-2022)	Q1	Q2	Q3	Q4	2022	Q1	Q2
DKI Jakarta	16.47	3.67	4.61	5.61	5.93	4.85	5.25	4.95	5.13
East Java	14.87	3.51	5.24	5.76	5.59	4.76	5.34	4.95	5.24
West Java	13.43	3.47	5.57	5.62	6.03	4.61	5.45	5.00	5.25
Central Java	8.87	3.33	5.12	5.62	5.27	5.24	5.31	5.04	5.23
North Sumatera	4.84	3.33	3.95	4.70	4.97	5.26	4.73	4.87	5.19
Riau	4.39	2.39	4.70	4.86	4.58	4.10	4.55	3.88	4.88
National		3.43	5.01	5.44	5.72	5.01	5.31	5.03	5.17

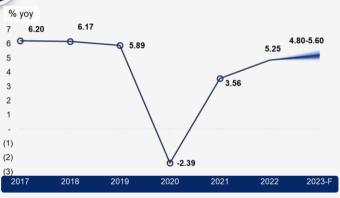
^{*} Source: Statistics Indonesia (BPS)

Jakarta's Economy is expected to remain strong in 2023

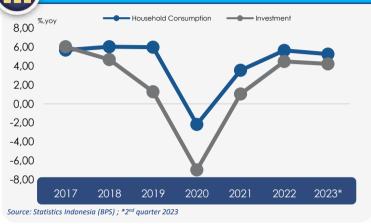


GRDP Growth

Source: Statistics Indonesia (BPS) *Forecast from Bank Indonesia









The gross domestic regional product grew 5.13% (yoy) in the second quarter of 2023, up from the previous quarter (4.95%, yoy).



The increasing economic growth was mainly driven by increased community mobility during Eid al-Fitr and Eid al-Adha as well as the holding of various events, both national and international. Most economic sectors are also contributing to Jakarta economic growth, including Information and Communication, Wholesale and retail trade as well as other services.

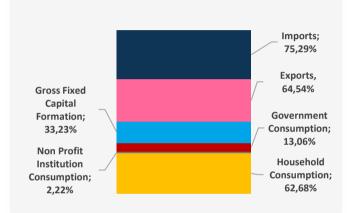


The economy, is expected to remain high in 2023, projected in the 4,8-5,6% range. The growth is supported by increasing mobility and major infrastructure projects.

As the strongest drivers of the national economy, DKI Jakarta's economy is supported by domestic demand and investment



GRDP Share by Expenditure (Q2 2023)



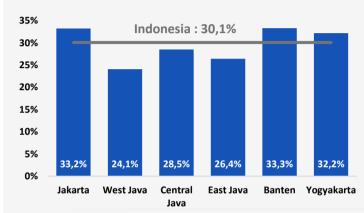
At current price



Domestic demand contributed significantly to Jakarta's economy with the share of household consumption and investment reached 62.68% and 33.23% respectively.



Investment Share in GRDP in the Java Region (Q2 2023)



At current price



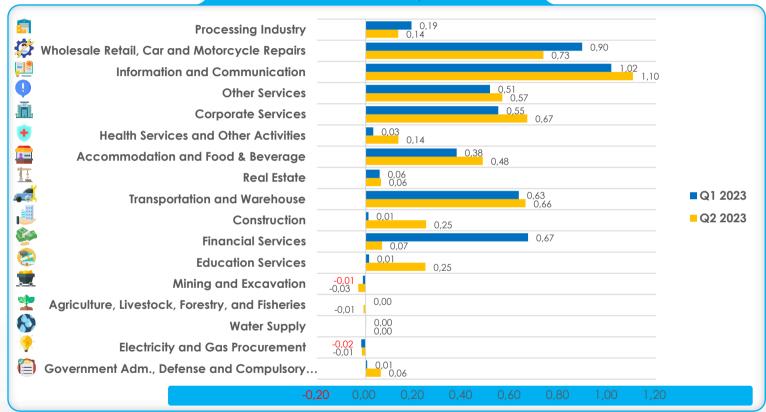
As investment has become the engine of Jakarta's sustainable economic growth, Jakarta is one of the highest investment ratios in the Java region. The ratio is also higher than the national investment ratio.

^{*} Source: Statistics Indonesia (BPS)

^{*} Source: Statistics Indonesia (BPS)

DKI Jakarta's economy was fueled by solid leading sectors

GRDP Contribution by Sector





Economic growth of Jakarta in the second quarter of 2023 was supported by leading sectors, such as Information and Communication, Manufacturing Industry, Corporate Services and Other Services.

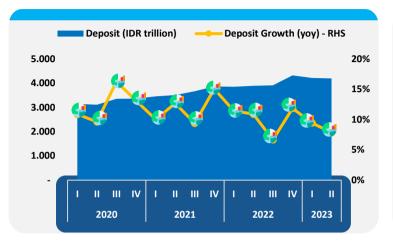
Regional Revenue and Expenditure Budget Increases

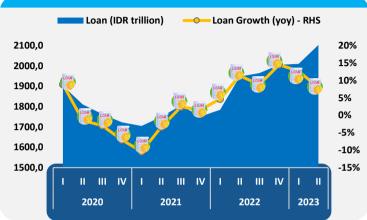
The Jakarta Provincial Government revenue and expenditure budget of DKI Jakarta in 2023 is valued at IDR 84 trillion, increase 1,2% (yoy) from the previous year budget. Furthermore, until the second quarter of 2023, the percent realization of the revenue and expenditure was recorded at 42% and 29% of total regional revenue and expenditure budget.

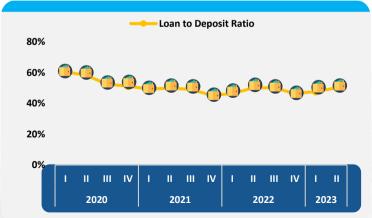
		Q2 -	- 2021			Q2 -	2022			Q2 -	2023	
Details	Budget IDR Billion	Realization IDF Billion	R % Realization	% СТС	Budget IDR Billion	Realization IDR Billion	% Realization	% CTC	Budget IDR Billion	Realization IDR Billion	% Realization	% СТС
Revenue	65,209	23,092	35%	-3%	77,797	23,307	30%	1%	74,381	30,890	42%	33%
Locally-Generated Revenue	45,182	14,479	15%	3%	55,663	17,191	13.3%	18.7%	52,774	23,641	23%	38%
Transfer Revenue	16,874	8,595	31%	-11%	17,226	6,075	15.6%	-29.3%	18,457	7,230	23%	19%
Other Legal Local Revenue	3,153	18	0%	-52%	4,907	42	0.8%	133.2%	3,150	19	1%	-55%
Expenditure	69,993	21,779	31%	9%	76,972	21,579	28.0%	-0.9%	74.614	21,758	29%	1%
Operational Expenditure	57,800	20,536	15%	14%	58,972	20,074	10.6%	-2.2%	59,777	21,313	19%	6%
Capital Expenditure	8,761	1,013	5%	164%	10,801	1,079	3.4%	6.6%	13,710	445	1%	-59%
Unexpected Expenditure	3,044	108	1%	-93%	6,715	61	0.8%	-43.7%	771	-	0%	-100%
Transfer Expenditure	388	123	0%	0%	485	366	0%	198.4%	356	-	0%	0%
NET Financing												
Local Financing Receipt	14,681	5,964	35%	395%	5,015	10,680	192.5%	79.1%	9,400	8,600	92%	-19%
Local Financing Expenditure	9,898	17	0.2%	0%	5,840	243	0.3%	1346.4%	9,167	470	3%	93%
Revenue + Local Financing Receipt	79,890	29,055			82,812	33,986			83,781	39,491		
Expenditure+Local Financing Expenditure	79,890	21,796			82,812	21,823			83,781	22,227		
Remaining Budget Financing For The Relevant Year		7,260				12,164				17,263		

Financial system improves

Economic Recovery is also Supported by the Improvement of Banking Intermediation Function







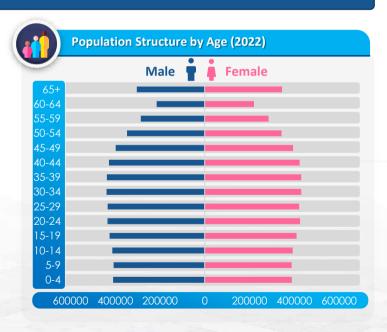


Jakarta has the highest population density in Indonesia, dominated by the productive age population

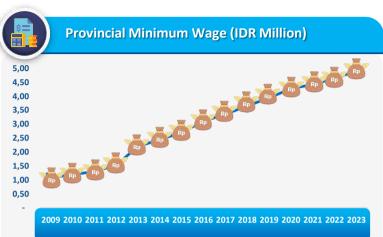
The population of Jakarta continuous to increase...

- Jakarta's 2023 population is now estimated at 11.25 million, with the population growth rate of 1,57% per year.
- On day time, the population can reach more than 11 million, due to commuting workers from the outskirts of Jakarta.
- The population density was 16,158 people/km², the highest in the country.
- The population structure was dominated by productive age, with the majority of 30-34 years old.





Jakarta's manpower quality





Jakarta's Human Development Index (HDI) is the highest in Indonesia (2022), in line with the education profile of the manpower.



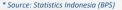
Minimum wage was IDR 4,901,798 in 2023 (equivalent to USD 317.86)* per month

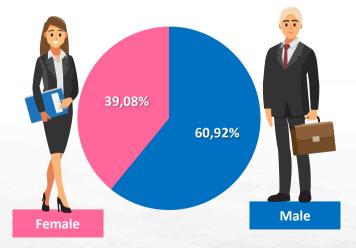
*BI transaction average exchange rate on August16th, 2023 (IDR 15,422)



Total Manpower Classified by Education Level in 2023







^{*} Source: Statistics Indonesia (BPS) 2023

Jakarta's Economic and Investment Potential Has Advantages Like No Other







An Ever Growing Economy

- High investment
- Higher growth capacity
- Improving business & living environment for foreign company & expatriate
- Structural reform: PM-PTSP (Investment and Integrated One-Stop Licensing Service), governance improvement

Huge and Sophisticated Market

- Large population
- High income per capita
- More educated employee (Qualified human capital)
- Growing number of expatriate
- One stop learning services

Business Friendly Infrastructure

- Good transportation facilities: BRT, MRT, LRT, Toll Road, airport, harbor
- Huge electrical capacity
- Communication network (large & fast)

Communication

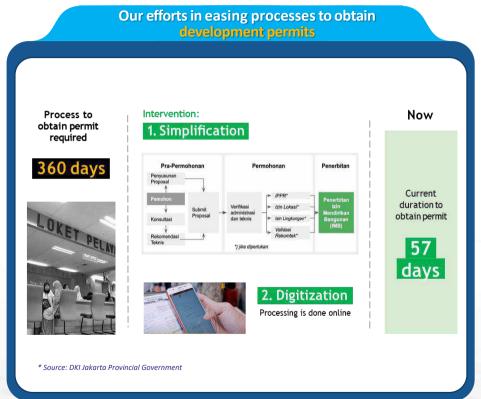
Household Internet Access and Cellphone Ownership in Jakarta are the highest nationally

Province	Cell Phone Ownership (%)				Household Internet Access(%)							
	2016	2017	2018	2019	2020	2021	2016	2017	2018	2019	2020	2021
DKI Jakarta	75.78	76.99	76.16	78.42	77.57	81.83	76.96	85.7	89.04	93.33	93.24	95.44
East Kalimantan	74.47	74.3	76.36	76.88	76.71	81.10	62.68	69.06	78.98	84.17	86.87	89.67
Riau Islands	73.77	73.35	74.11	76.39	74.33	80.51	65.86	73.33	78.41	87.96	91.15	93.79
North Kalimantan	68.72	68.62	73.99	74.32	71.95	76.02	58.32	65.68	75.71	80.72	86.58	88.02
Bali	65.19	66.24	67.99	69.61	69.93	71.65	60.65	67.1	74.15	79.59	85.67	87.80
Yogyakarta	64.57	65.73	68.32	67.66	67.62	69.81	65.36	71.71	79.1	83.68	85.83	86.88
INDONESIA	58.3	59.59	62.41	63.53	62.84	65.87	47.22	57.33	66.22	73.75	78.18	82.07

^{*} Source: Statistics Indonesia (BPS)

DKI Jakarta's government continues to improve the ease of doing business to support economic recovery











Regional
Development
Plan

Investment opportunities to improve strategic issues and achieve Jakarta's Sustainable Growth



Transportation



Flood Control



Clean Water, Sanitation, and **Waste Management**



Improving capital share and public transportation



Anticipating flood



Improving access to drinking water, sanitation and better waste management



Health



Food



Social



Improving access to drinking water, sanitation and better waste management





Food security



Income equality

DKI Jakarta Potential Projects have developed in order to support Environmental Issues and Sustainable Economic Growth

MAIN REGIONAL STRATEGIC INFRASTRUCTURE ISSUES



TRANSPORTATION Improving capital share and public transportation



FLOOD Anticipating flood



WASTE MANAGEMENT Improving access to drinking water, sanitation

CLEAN WATER, SANITATION, AND

and better waste management

STRATEGIC PROJECTS

- 1. Development of Jakarta Mass Rapid Transit (MRT) North - South (Bundaran HI - Kota - Ancol Barat)
- 2. Development of Jakarta Mass Rapid Transit (MRT) East - West
- 3. Integrated Transportation Services through JakLingko (Station Area Arrangement Phase 2)
- 4. Integrated Rail Transportation in Greater Jakarta

- 1. Normalization and Improvement of River Flow Capacity in Cross-Provincial River Areas Ciliwung-Cisadane River Basin in the Form of Ciliwung Watershed
- DKI Jakarta Coastal Safety Dike
- 3. East Flood Canal Ciliwung route

- Development of Jakarta Sewerage System (JSS)
- Development of Jatiluhur Water Supply System
- **Development of Intermediate Treatment** Facility (ITF)

Infrastructure Development

To Support High and Sustainable Growth



1. MRT JAKARTA

Capex : 39 Trillion IDR (phase 1 & 2)

Progress $\,\,$: In operation (phase 1) & construction

(phase 2) Operation Target of Phase 2:

 Segment 1 i.e. Bundaran HI - Harmoni June 2027

• Segment 2 i.e. Harmoni - Kota April 2029

2. LRT JABODEBEK

Capex: 29,9 Trillion IDR

Progress : In operation in August 2023





5 Toll Road

1. SEMANAN-SUNTER

Capex : 11.06 Trillion IDR

Progress : Semanan-Grogol 9,15% and

Grogol-Kelapa Gading 4,55% (August

11 2023)

Operation Target: Juli 2024

2. SUNTER-PULO GEBANG

Capex: 4,9 Trillion IDR

Progress : Kelapa Gading-Pulo Gebang rute

(Launched on August 23th 2021)

Operation target: 2024

3. DURI PULO-KP. MELAYU

Capex: 8,17 Trillion IDR

Progress : N/A

Operation Target: 2025

4. KEMAYORAN-KP. MELAYU

Capex: 4,93 Trillion IDR

Progress : N/A

Operation Target: 2026

5. ULUJAMI-TN.ABANG

Capex : 6,11 Trillion IDR

Progress : N/A

Operation Target: 2025



Port

1. NEW PRIOK PORT

Capex

- US \$ 2,47 Billion Phase 1
- US \$1,50 Billion Phase 2

Progress: In operation since 18th August

2016 (phase 1 - terminal 1)

Operation Target: 2023 (all phase)









Investment
Projects
In DKI Jakarta

Bundaran HI Extended Concourse Project





Key Investment Highlight

Location Bundaran HI Station

Estimated Investment Value

USD 5,44 Million

Total Area/Land Status

3.179 sqm

Business Scheme

Investment fund, JV/SPV, concession, Open

for discussion

Project Owner

PT MRT Jakarta

Financial Feasibility

Contact for further information

Project Description

Bundaran HI Extended Concourse consists of the development of retail, amenities, new entrances, and pedestrian tunnels for Bundaran HI MRT in an unutilized void of the station's structure. The project will add more than 3.100 m2 of prime retail and public space in the heart of Jakarta's CBD with direct connection to MRT Jakarta's North — South Line. Part of the project includes the provision of new entrances to the south and pedestrian tunnels to commercial developments in the east and west side of the station, which will enhance mobility and overall connectivity of the area.

Project Owner Profile

PT Mass Rapid Transit Jakarta (PT MRT Jakarta) was established on June 17, 2008, as a Limited Liability Company with most shares owned by the Jakarta's government, PT MRT Jakarta's scope of activities include the construction, operation, and maintenance (O&M) of MRT infrastructure and facilities, as well as property/business development and management in stations and surrounding areas, including depots and TOD's

Contact Person

Name : Mrs. Ghassani Herstanti

Occupation : Railway Business Partnership Department Head

Phone :-

Email : hghassani@jakartamrt.co.id

^{*} Ready to Offer Project

TOD Project

Fatmawati Extended Concourse Project



Project Description

Fatmawati Extended Concourse consists of the development of retail, amenities, and new entrances for Fatmawati Indomaret MRT in an unutilized void of the station's structure. The project will add more than 2.400 m2 of retail space and amenities in the fast-growing hub of Jakarta's Second CBD with direct connection to MRT Jakarta's North — South Line and future Outer Loop Line. Part of the project includes the provision of new entrances to the south side of the station, integrated with a future mixed-use development of retail that will provide the station with a much-needed transit plaza.

Key Investment Highlight

Location	Fatmawati Station
Estimated Investment Value	USD 3,31 Million
Total Area/Land Status	2.412 sqm
Business Scheme	Investment fund, JV/SPV, concession, Open for discussion
Project Owner	PT MRT Jakarta

Financial Feasibility

Project Owner Profile

PT Mass Rapid Transit Jakarta (PT MRT Jakarta) was established on June 17, 2008, as a Limited Liability Company with most shares owned by the Jakarta government. PT MRT Jakarta's scope of activities include the construction, operation, and maintenance (O&M) of MRT infrastructure and facilities, as well as property/ business development and management in stations and surrounding areas, including depots and TODs.

Contact for further information

Contact Person

Name : Mrs. Ghassani Herstanti

Occupation : Railway Business Partnership Department Head

Phone :

Email : hghassani@jakartamrt.co.id

^{*} Ready to Offer Project

Dukuh Atas Pedestrian Deck



Project Description

The construction of pedestrian decks and underpasses known collectively as the Dukuh Atas Pedestrian Deck aims to increase accessibility and permeability between Dukuh Atas' four quadrants and its multiple transit connections. Along with improving connectivity and enlivening the formerly boring and inconvenient transit in Dukuh Atas, the decks and underpasses will be complimented by services, shops, and public spaces and turn into a landmark in and of itself at Jakarta's hub for international transportation.

Key Investment Highlight

Location	Dukuh Atas
Estimated Investment Value	USD 9.9 Million
Total Area/Land Status	1,243 sqm
Business Scheme	Investment fund, JV/SPV, concession, Open for discussion
Project Owner	PT MRT Jakarta
Financial Feasibility	Contact for further information

^{*} Ready to Offer Project

Project Owner Profile

PT Mass Rapid Transit Jakarta (PT MRT Jakarta) was established on June 17, 2008, as a Limited Liability Company with most shares owned by the Jakarta government. PT MRT Jakarta's scope of activities include the construction, operation, and maintenance (O&M) of MRT infrastructure and facilities, as well as property/ business development and management in stations and surrounding areas, including depots and TODs.

Contact Person

Name : Mr. Muhammad Raihan

Occupation : TOD Business Generation Department Head

Phone : -

Email: mraihan@jakartamrt.co.id

Blok M Mixed Use



Project Description

The unoccupied former intercity bus station in South Jakarta will be transformed into a thriving residential and creative district as part of the Blok M Mixed Use Development. In addition to residences, a hotel, and a convention center, the development will also include more public spaces and commercial areas.

Key Investment Highlight

Location	Blok M
Estimated Investment Value	USD 142 Million
Total Area/Land Status	13.000 sqm
Business Scheme	Investment fund, JV/SPV, concession, Open for discussion
Project Owner	PT MRT Jakarta
Financial Feasibility	Contact for further information

^{*} Market Sound Project

Project Owner Profile

PT Mass Rapid Transit Jakarta (PT MRT Jakarta) was established on June 17, 2008, as a Limited Liability Company with most shares owned by the Jakarta government. PT MRT Jakarta's scope of activities include the construction, operation, and maintenance (O&M) of MRT infrastructure and facilities, as well as property/ business development and management in stations and surrounding areas, including depots and TODs.

Contact Person

Name : Mr. Muhammad Raihan

Occupation : TOD Business Generation Department Head

Phone :

Email: mraihan@jakartamrt.co.id

Fatmawati Mixed Use



Project Description

Fatmawati Mixed Use is a development consisting of office, retail, and residential uses directly adjacent to Fatmawati Indomaret MRT Station. A previously undeveloped private property will become a bustling community hub thanks to the development. Additionally, it will serve as a flagship project for the Fatmawati TOD Area and a welcome addition to Jakarta's Second CBD.

Key Investment Highlight

Location	Fatmawati
Estimated Investment Value	USD 109 Million
Total Area/Land Status	16.769 sqm
Business Scheme	Investment fund, JV/SPV, concession, Open for discussion
Project Owner	PT MRT Jakarta
Financial Feasibility	Contact for further information

^{*} Market Sound Project

Project Owner Profile

PT Mass Rapid Transit Jakarta (PT MRT Jakarta) was established on June 17, 2008, as a Limited Liability Company with most shares owned by the Jakarta government. PT MRT Jakarta's scope of activities include the construction, operation, and maintenance (O&M) of MRT infrastructure and facilities, as well as property/business development and management in stations and surrounding areas, including depots and TODs.

Contact Person

Name : Mr. Muhammad Raihan

Occupation : TOD Business Generation Department Head

Phone :-

Email: mraihan@jakartamrt.co.id

BRT Transjakarta Shelter



Project Description

Transjakarta iconic shelters are not only enhancing passengers experience but also become attraction icon and thus business opportunities. To further enhance its positive image PT Transportasi Jakarta is looking to install solar panel electricity, as means to support government eco green program, as much as to help providing adequate power for retail business to operate within the shelters.

Key Investment Highlight

Location	Salemba shelter dan BKN shelter
Estimated Investment Value	Salemba Shelter: USD 487 thousand BKN Shelter: USD 443 thousand
Total Area/Land Status	Salemba Shelter : +/- 224 sqm BKN Shelter : +/- 180 sqm
Business Scheme	Naming rights and commercial revenue sharing
Project Owner	PT Transportasi Jakarta

Financial Feasibility

* Ready to Offer Project

Project Owner Profile

PT Transportasi Jakarta was established in 2015 as a Limited Liability Company with Jakarta provincial government (Pemerintah Provinsi DKI Jakarta) as majority shareholder. PT Transportasi Jakarta scope of activities include of the operation of the longest Bus Rapid Transit system in Asia, along the construction, operation, and maintenance of its shelter infrastructure.

Contact for further information

Contact Person

Name : Mr. Igbal Ananda Hardana

Occupation : Research and Business Development Department Head

Phone :-

Email : igbal.hardana@transjakarta.co.id

Green Shelter Electricity



Project Description

Transjakarta iconic shelters are not only enhancing passengers experience but also become attraction icon and thus business opportunities. To further enhance its positive image PT Transportasi Jakarta is looking to install solar panel electricity, as means to support government eco green program, as much as to help providing adequate power for retail business to operate within the shelters.

Key Investment Highlight

Location	Atas shelter, & Thamrin shelter
Estimated Investment Value	Bundaran HI shelter: USD 416 thousand Tosari shelter: USD 514 thousand Dukuh Atas shelter: USD 312 thousand Thamrin shelter: USD 514 thousand
Total Area/Land Status	ТВА
Business Scheme	Revenue sharing
Project Owner	PT Transportasi Jakarta
Financial Feasibility	Contact for further information

^{*} Ready to Offer Project

Project Owner Profile

PT Transportasi Jakarta was established in 2015 as a Limited Liability Company with Jakarta provincial government (Pemerintah Provinsi DKI Jakarta) as majority shareholder. PT Transportasi Jakarta scope of activities include of the operation of the longest Bus Rapid Transit system in Asia, along the construction, operation, and maintenance of its shelter infrastructure.

Contact Person

Name : Mr. Igbal Ananda Hardana

Occupation : Research and Business Development Department

Head

Phone :-

Email : iqbal.hardana@transjakarta.co.id

Pedestrian Shelter Redevelopment



Project Description

With pedestrian revitalization in major roads across Jakarta, hence pedestrian shelters (halte pinggir) can provide business opportunities, especially where passengers are using Transjakarta non BRT service. Smaller in construction size, pedestrian shelters can bring retail potentials as much as become iconic images for Jakarta main roads.

Key Investment Highlight

Location	Sarinah 1 shelter, Sarinah 2 shelter, Bundaran Hl shelter, GBK shalter, Senayan City shelter, Plaza Senayan 1 shelter, Plaza Senayan 2 shelter
Estimated Investment Value	USD 208 thousand (7 shelters)
Total Area/Land Status	+/- 15 sqm/shelter
Business Scheme	Revenue sharing
Project Owner	PT Transportasi Jakarta
Financial Feasibility	Contact for further information

^{*} Ready to Offer Project

Project Owner Profile

PT Transportasi Jakarta was established in 2015 as a Limited Liability Company with Jakarta provincial government (Pemerintah Provinsi DKI Jakarta) as majority shareholder. PT Transportasi Jakarta scope of activities include of the operation of the longest Bus Rapid Transit system in Asia, along the construction, operation, and maintenance of its shelter infrastructure.

Contact Person

Name : Mr. Iqbal Ananda Hardana

Occupation : Research and Business Development Department Head

Phone :

Email : iqbal.hardana@transjakarta.co.id

JIEP Masterplan Inc. Plot 4 Project



Project Description

Mid class condominiums, serviced condominium, rent apartments, malls and shopping center, hotels, and offices tower. The project located in a Strategic New Master Plan JIEP. Next this area are Kelapa Gading and Pulomas as a bisnis, commercial and residential area. Accessible to transport system of BRT, LRT and MRT.

Key Investment Highlight

Location	Pulogadung Industrial Estate, East Jakarta
Estimated Investment Value	USD 146 Million
Total Area/Land Status	37,412 sqm
Business Scheme	Equity/RE investment
Project Owner	PT Jakarta Industrial Estate Pulogadung

IRR: 19,53%/year; Payback Period: 7 Years

Project Owner Profile

Jakarta Industrial Estate Pulogadung (JIEP) is the first industrial area in Indonesia. Initiated by the government of Jakarta Province, PT JIEP has been established on June 23th, 1973, The initial vision was to restructure the industrial spreads in Jakarta, and to support the development of manufacturing industry subsectors in Indonesia. Until now the composition of shareholders of PT JIEP is 50% of the Republic of Indonesia and 50% of the Provincial Government of DKI Jakarta.

Contact Person

Name : Mr. Zulkifli

Occupation : VP Corporate Strategic & Planning

Phone : +628118889145 Email : zulkifli@jiep.co.id

Financial Feasibility

* Market Sound Project

Depo LRT Development





Key Investment Highlight

LOCATION	regangsaan Dua, North Jakarta
Estimated Investment Value	USD 93 Million ~ IDR 1.4 Trilion
,	

Total Area/Land Status ± 10 Hectare

Business Scheme Direct financing, joint operation

Project Owner PT Jakarta Propertindo (Jakpro)

Financial Feasibility IRR: 15,02%; NPV: USD 121 Million;

Payback Period: 5,6 Years

Project Description

Pegangsaan Dua TOD is a series of land development projects, which comprises two stages, the Depot and the Wider Area. The Depot is a multistory mixed-use development while the Wider Area is 160 Hectares of Integrated and liveable urban renewal. The Depot development will be built above the LRT Depot in Pegangsaan Dua. It will be the new commercial and urban residential center in North Jakarta with ease of commute.

Proiect Owner Profile

* Market Sound Project

PT Jakarta Propertindo (Perseroda) ("Jakpro") is a Regional-Owned Enterprise (ROE) with the majority of shares owned by the DKI Jakarta Provincial Government which operates in the property, infrastructure, utilities & information communication technology business. Currently, PT Jakarta Propertindo assigned to develop Transit Oriented Development, abbreviated as TOD, is an urban development planning that adopts mixed-use spatial planning and maximizes the use of mass transportation in Jakarta.

Contact Person

Name : Mr. Indra Lesmana Kosim

Occupation : Head of Project Acquisition & Development Division

Phone : (021) 2962 5700 Email : busdev@jakpro.co.id

LRT Jakarta Phase 2A - 2B





Project Description

Development and construction of an integrated rail crossing system operating in DKI Jakarta. Currently, LRT Jakarta has a 5.8 km (3.6 miles) line serving six stations from Pegangsaan Dua in North Jakarta to Velodrome in East Jakarta. It is going to be extended 6.4 km to Manggarai from Velodrome, which is going to be finish in 2024, thus it will have 12.2 km total distance. LRT Jakarta is operated by PT LRTJ which is a subsidiary of PT Jakpro.

Key Investment Highlight

Location	Phase 2B : Velodrome - Klender
Estimated Investment Value	Phase 2A : USD 467 Million Phase 2B : USD 243,3 Million
Total Area/Land Status	12, 7 km (10 stations)
Business Scheme	Partial capital injection, mixed financing, PPP solicited, G2G loan
Project Owner	PT Jakarta Propertindo (Jakpro)

Contact for further information

Project Owner Profile

PT Jakarta Propertindo (Perseroda) ("Jakpro") is a Regional-Owned Enterprise (ROE) with the majority of shares owned by the DKI Jakarta Provincial Government which operates in the property, infrastructure, utilities & information communication technology business. Currently, PT Jakarta Propertindo assigned to develop Transit Oriented Development, abbreviated as TOD, is an urban development planning that adopts mixed-use spatial planning and maximizes the use of mass transportation in Jakarta.

Contact Person

Name : Mr. Indra Lesmana Kosim

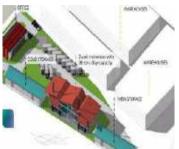
Occupation : Head of Project Acquisition & Development Division

Phone : (021) 2962 5700 : busdev@jakpro.co.id Email

Financial Feasibility * Market Sound Project

Medical & Biomedical Waste Facilities





Project Description

Project initiation of Waste Processing and Management on Medical and Biomedical Waste which come from several hospitals and health facilities around Jakarta. Early capacities of this project will be 12 - 24 tones/day.

Key Investment Highlight

Location	Kapuk Kamal Raya, North Jakarta
Estimated Investment Value	IDR 185 Billion
Total Area/Land Status	0,75 Ha
Business Scheme	ТВА
Project Owner	PT Jakarta Propertindo (Jakpro)
Financial Feasibility	IRR: 12,82%; NPV: IDR 39 Billion;

^{*} Market Sound Project

Project Owner Profile

PT Jakarta Propertindo (Perseroda) ("Jakpro") is a Regional-Owned Enterprise (ROE) with the majority of shares owned by the DKI Jakarta Provincial Government which operates in the property, infrastructure, utilities & information communication technology business. Currently, PT Jakarta Propertindo assigned to develop Transit Oriented Development, abbreviated as TOD, is an urban development planning that adopts mixed-use spatial planning and maximizes the use of mass transportation in Jakarta.

Contact Person

Name : Mr. Indra Lesmana Kosim

Occupation : Head of Project Acquisition & Development Division

Phone : (021) 2962 5700 Email : busdev@iakpro.co.id

Regional Waste Processing Facilities





Project Description

Project initiation of Waste Processing and Management from Regional Waste which come from PD Pasar Jaya and several sources to be processed into Solid Recovered Fuel (SRF) and to be sent to Power Plant owned by Indonesia Power as raw material of Co-Firing. Early capacities of this project will be 500-1000 tones/day.

Key Investment Highlight

Location	Rorotan, Cilincing, North Jakarta
Estimated Investment Value	IDR 450 Billion
Total Area/Land Status	3 Ha
Business Scheme	TBA
Project Owner	PT Jakarta Propertindo (Jakpro)
Financial Feasibility	IRR: 14,80%; NPV: IDR 127 Billion/year; Payback Period: 13 Years

Project Owner Profile

PT Jakarta Propertindo (Perseroda) ("Jakpro") is a Regional-Owned Enterprise (ROE) with the majority of shares owned by the DKI Jakarta Provincial Government which operates in the property, infrastructure, utilities & information communication technology business. Currently, PT Jakarta Propertindo assigned to develop Transit Oriented Development, abbreviated as TOD, is an urban development planning that adopts mixed-use spatial planning and maximizes the use of mass transportation in Jakarta.

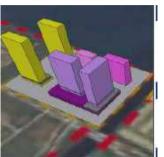
Contact Person

Name : Mr. Indra Lesmana Kosim

Occupation : Head of Project Acquisition & Development Division

Phone : (021) 2962 5700 Email : busdev@jakpro.co.id

LOT A Ancol Residential Development





Project Description

Lot A at West Ancol is a prime and luxury spot located near recreation area Taman Impian Jaya Ancol. Imagine owning a luxurious property at sea, where every day you wake up to the breathtaking views of the ocean and the sound of the waves crashing against the shore.

Key Investment Highlight

Location	Ancol, North Jakarta
Estimated Investment Value	USD 125 Million
Total Area/Land Status	+/- 1,7 Ha
Business Scheme	Joint Operation
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	Contact for further information

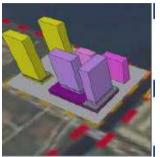
^{*} Ready to Offer Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person

LOT B Ancol Mixed-use Development





Project Description

Lot B at West Ancol is a prime and luxury spot located near recreation area Taman Impian Jaya Ancol. Imagine owning a luxurious property at sea, where every day you wake up to the breathtaking views of the ocean and the sound of the waves crashing against the shore.

Key Investment Highlight

Location	Ancol, North Jakarta
Estimated Investment Value	USD 195 Million
Total Area/Land Status	+/- 3,1 Ha
Business Scheme	Joint Operation
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	Contact for further information

^{*} Ready to Offer Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person

West Ancol Mixed-use Development





Project Description

As a new cultural epicenter, the new development provides programs and facilities to support new coastal activities and lifestyles. It translates the principles of the cultural and leisure belt, linking the whole development of Ancol as a new integrated coastal destination that facilitates a new culture of coastal life and showcases innovative and future-proof technological developments.

Key Investment Highlight

Location	Ancol, North Jakarta
Estimated Investment Value	USD 323 Million
Total Area/Land Status	+/- 55 Ha
Business Scheme	Joint Operation / EPCF
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	Contact for further information

^{*} Ready to Offer Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person

New Marina Ancol





Project Description

Jakarta Marina Hub at Ancol, a property and lifestyle area that is integrated with mass transportation system and Ancol World entertainment facilities. A destination for urban people, a place for entertainment and leisure.

Key Investment Highlight

Location	Ancol, North Jakarta
Estimated Investment Value	USD 170,1 Million
Total Area/Land Status	23,86 Ha
Business Scheme	Build Operate Transfer
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	IRR: 10,57%; NPV: USD 4,2 Million; Payback Period: 13 Years

^{*} Market Sound Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person

Ecopark Mixed-use Development





Project Description

Ecopark is the primary focal point of the Ancol site. A combination of adventure, magical and nature. It's a place that Interconnected Amusement parks. Ecopark is fully immersive designed Environments. A Lush tropical vegetation creates an immersive river forest minutes away from the city center. The forest is the connective fabric that creates a holistic experience around the three existing parks.

Key I	Investment	Highlight

Location	Ancol, North Jakarta
Estimated Investment Value	USD 1,74 Billion
Total Area/Land Status	7,5 Ha
Business Scheme	Joint Operation
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	IRR : 15,8%; NPV : USD 167 Million; Payback Period: 15 Years

^{*} Market Sound Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person

Ancol Hotel



Project Description

Courtyard Marriot is one of ambitious project at Ancol. Nestled along the pristine coastline of a breathtakingly beautiful location. From the moment you arrive, you will be greeted with warm hospitality and exceptional service that will make your stay truly unforgettable.

Key Investment Highlight

Location	Ancol, North Jakarta
Estimated Investment Value	USD 38 Million
Total Area/Land Status	15.336 sqm
Business Scheme	Joint Operation
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	IRR: 12%; NPV: USD 5,8 Million; Payback Period: 11 Years

^{*} Market Sound Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person

Putri Duyung Resort





Project Description

Putri Duyung Resort is the only resort with exotic seaside views in North Jakarta. Located in the Taman Impian Jaya Ancol area, Putri Duyung Resort has 131 cottages that are unique and have different architectural forms.

Key Investment Highlight

Location	Ancol, North Jakarta
Estimated Investment Value	USD 13,9 Million
Total Area/Land Status	6,5 Ha
Business Scheme	Joint Operation
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	Contact for further information

^{*} Market Sound Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person

East Ancol Mixed-use Development





Project Description

East Ancol is Located in the heart of one of the beautiful coastlines, this property offers the perfect combination of luxurious living and breathtaking ocean views. Our beach property is designed to provide the perfect blend of comfort and luxury. This property is perfect for those who crave the sun, sea, and sand, and want to enjoy the ultimate beach lifestyle.

Key Investment Highlight

Location	Ancol, North Jakarta
Estimated Reclamation Cost	USD 645 Million
Available Land	120 Ha
Business Scheme	Joint Operation / EPCF
Project Owner	PT Pembangunan Jaya Ancol Tbk
Financial Feasibility	Contact for further information

^{*} Market Sound Project

Project Owner Profile

PT Pembangunan Jaya Ancol Tbk is the largest and integrated property developer and recreation area manager in Indonesia. Established in 1992, PJA manages an area of more than 500 hectares located north of the capital city of Jakarta.

Contact Person







Jakarta's MSME
Products

Jakarta's MSME Products:



Ikapeksi Agro Industri

Ikapeksi Agro Industri, a food production company founded in 2017, understands the importance of providing consumers with healthy, halal, and natural food. As a result, Ikapeksi Agro Industri offers Oishii Sweet Soy Sauce andp Rusa Soy Sauce as options for flavoring when cooking or eating.

In order to apply the sustainability principle, Ikapeksi Agro industri is committed to using high-quality natural ingredients from Indonesia's natural resources, providing employees with appropriate skills through community empowerment, processing production waste as animal feed, and expanding markets both offline and online.

Contact



Ikapeksi Agro Industri https://www.kecapoishii.com | kapeksi.agroindustri@gmail.com | +62 81293531717

Contact



Mahaquinn Charcoal

Home - Best BBQ Charcoal Supplier. | info.mahaquinn@salakbisnis.com | +62 817 1717 7307 |

Mahaquinn produces premium charcoal products such as tamarind and hardwood lump charcoal and coconut briquette. Our product goes through extensive quality control and backed up by test reports that can provide to our customers.

Our facility in Indonesia, one of the largest charcoal supplier country, allows us to source high quality material to produce consistent and reliable products with calorific content as high as 7000 kcal, no added chemicals, and also smokeless therefore cleaner to the environment. Some products also provide long burning time up to 300 minutes.

Mahaquinn charcoal products are produced in a sustainable way as materials that are normally left out as waste such as coconut shell.

Mahaquinn Charcoal





Jakarta's MSME Products:



Nancy Craft Co.

Nancy Craft Co. established in 1981 has produced millions of rattan basketry, furniture and handicraft from Indonesia for our esteem customers in 45 countries world wide. Nancy Craft Co. are indeed honored and humbly thanking our customers for their trust and partnership with our good quality product and design.

Nancy Craft Co. will continue our passion to produced high quality products with beautiful design with its functions for millions of people. Being located in Indonesia which is the main rattan resource for the world, we are experienced in working with various type of rattan in combination with other kind of natural material.

Contact



Nancy Craft Co.

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Contact



Embroidery Indonesia

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Embroidery Indonesia renowned for its hand drawn design of luxury beddings, home decor, and accessories. Available in large range of stunning Indonesian unique traditional pattern from every province of Indonesia to timeless and elegant design and we believe it give most added value to the global trend. Our exclusive pattern, color pallets, fabric quality and style can suit up to any bedroom from modern living, classic, to contemporary with soft and vibrant colors.

Embroidery Indonesia











Jakarta Investment Centre Features

Jakarta Investment Centre (JIC)

As a mean of synergizing the economic development for stakeholders in investment, trade, tourism, marine, finance and labor sectors, the provincial government of DKI Jakarta introduces Governor's Decree (Keputusan Gubernur) no. 1706/2017 regarding the establishment of Jakarta Investement Centre (JIC). The JIC was launched on 31st July 2018 in Mall Pelayanan Publik DKI Jakarta.

The management of JIC is structured under the One Stop Integrated Services and Investment Service (DPMPTSP DKI Jakarta). According to the Governor's Regulation No. 57/2022 regarding the organization and working procedure of local government agencies, JIC's functions include organizing research of investment promotion and facilitation, promotional service, and also facilitating investment/investor.

In line with the spirit of "Jakarta's Success for Indonesia" is an impetus for Jakarta to revamp the city, to build a livable city. Jakarta offers partnership opportunity to build a collaborative city together with local and global partners. JIC provides comprehensive information and assistance to support investment as well as partnership in DKI Jakarta which can be accessed easily through www.invest.jakarta.go.id.

Jakarta is currently focused on city infrastructure development project in several sectors such as water management, transportation, transit oriented development, waste management, and green energy. JIC and the other agencies under the provincial government of DKI Jakarta is working collaboratively to assess numerous potential ready-to-offer infrastructure projects in DKI Jakarta.





Facility



Teleconference Room

Virtual meetings are no longer the way of the future, they are the way of today. Online meeting tools are critical in the success of any organizations, including the public governments.

Here in JIC we use teleconference room to facilitate communication with international agencies, government stakeholders and strategic partners in order to optimize investment development.







Investment Command and Data Centre Room

Mapping and discussing potential investment zone with related stakeholders are no longer difficult, and this is the following improvement on investment Command and Data Centre which has been connected with Jakarta Smart City (JSC) and City Information for Jakarta Spatial Planning.

Facility





VIP Investor Lounge

When it comes to finding strategic partners for international standards joint ventures and business expansion, the investment lounge in the JIC 5th floor is the most appropriate place to conduct a business talks.

You can use this professional, comfortably appointed setting for talks with experts and potential business partners on topics such as financing infrastructures, subsidies, overseas businesses, public private partnership, international funding, regional banks partnership facilitation, and others. Development of Startups, industrial relocation & development schemes, equity, venture capital, social entrepreneurship, incubator concepts discussion are also welcome



Investment Command and Data Centre Room

The semi private room is facilitated to provide more personal and intensive communication services for private focus discussion. It provides Public Private Partnership (PPP) Corner, and facilitate National Coordinating Investment Board Corner (BKPM) representatives and JIC Investment Qualified Consultants as liaison officers to support investors' need of end to end information, licensing process and regulation.



Facility



Amphitheater Room

This JIC minimalist amphitheater is not just an ordinary room for merely watching movies, it is a room with impressive sound system and comfortable place for relaxing focus discussion. Business discussion such as tutorial presentation, projects presenting, business project prototype making, and research dissemination as well as workshop can be performed here. Where various stakeholders can discuss various investment and business interest. It is a makerspace!







Augmented Reality

Augmented Reality creates a more detailed virtually immersive experience of the real world, which is naturally suited to the provision of preliminary information.

JIC provides interactive, three dimensional information of ready to offers and potential projects investment opportunities. It eliminates the confusion of translating information from two dimensional formats into three dimensional reality, and it provides simulation options that let users safely explore situations in short time, which can increase time optimization and alleviate risk from lack of information regarding investment.

Website



Main goals of JIC Website

- Gateway of information for potential investors
- Provides investment opportunity in DKI Jakarta
- Market feature; Promotional platform where project owners are able to promote their investment opportunity to the potential investors
- Supporting feature; facilitating investors' request through email, telephone call and and follow up for other investment enquiries
- feature; providing regarding Business information investment opportunity
- Community feature; establishing forum and community between investors



Geographical Information System feature inside the website

Based on geography discipline, GIS integrates numerous forms of data to analyze spatial location and organize information into a 3D visualization. With this feature, it helps investor to have deeper understanding of specific investment location, and eventually contributes to the decision making process.



Welcome to Jakarta Investment Centre

Experience professional facilitation services from a credible Jakarta Provincial Government representative.







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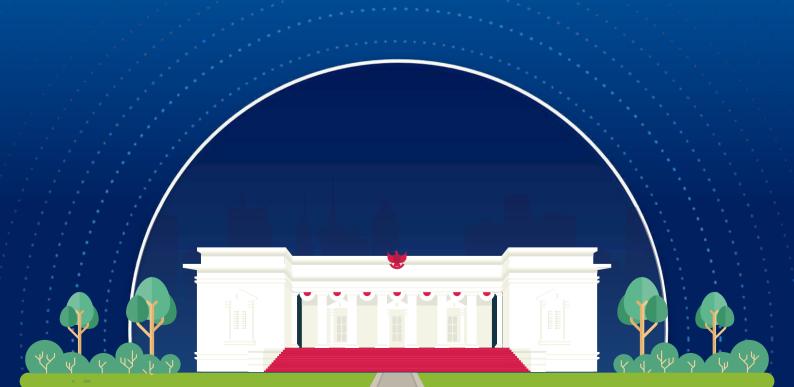


Investment Service Guideline



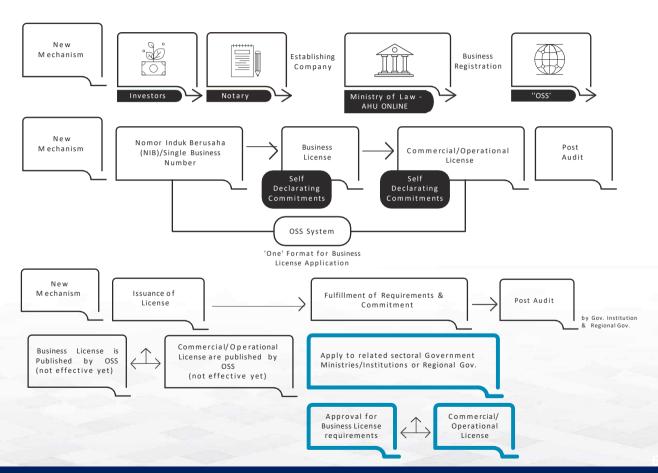


1 CENTRAL GOVERNMENT SERVICE



How to Obtain Business License

source: BKPM









NSWI is an online portal to access information and an application for licensing and non-licensing launched by Indonesia Investment Coordinating Board.

NSWI provides services to the Ministries and Agencies related to investment.

(https://nswi.bkpm.go.id/)







The Integrated Licensing Service Smart Application for the Public in the form of a cloud system that can be used by government agencies for FREE. Si CANTIK itself is a web-based application that is integrated with Online Single Submission (OSS) for business licensing and other services carried out at the One Stop Integrated and Investment Service (DPMPTSP).

(https://sicantikui.layanan.go.id/#/login)





INSW is an online portal to assist the trading process in Indonesia because it is the National Single Window for all trading processes so that the entire process can be monitored by.

(https://www.insw.go.id/)



Bea Perolehan Hak atas Tanah dan Bangunan (BPHTB) is the acquisition of rights to land and buildings with a tax rate of 5%. The Ministry of Land and Spatial Planning / National Land Agency has made an online service innovation to check the amount of BPHTB in each province.





ONE STOP INTEGRATED AND INVESTMENT SERVICE



One Stop Integrated Service (PTSP)



The DKI Jakarta Provincial Investment Service and One Stop Integrated Service (DPMPTSP) is a regional apparatus that has a position as an element in implementing government affairs in the investment sector and administering licensing and non-licensing services in DKI Jakarta. DPMPTSP has service innovations to provide convenience and service approaches to citizens of the capital



Jakarta Investment Center (JIC)



Jakarta Investment Center (JIC) is one of the innovations from DPMPTSP to optimize Public Service Malls by presenting service innovations in the investment sector through a one-stop system. This innovation aims to increase investment in DKI Jakarta for both PMA and PMDN as well as creating a conducive investment climate.



Jakarta Investment Center (JIC) and Regional Investor Relation Unit (RIRU)



JIC as RIRU Functions

- · Policy advisor
- Strategic investment partner
- Research and information centre for investment development opportunities
- Trade, investment and partnership promotion.
- Capacity and development

Public Service Mall

Public Service Mall is a place for activities to provide public services for goods, services and / or administrative services which are an expansion of the integrated service functions both central and regional, as well as services of State Owned Enterprises / Regional Owned Enterprises / private in order to provide services fast, easy, affordable, safe and convenient



DKI Jakarta's Support Towards EoDB

SK DPMPTSP Nomor 14 Tahun 2020

Improvement of Public Services at DPMPTSP in order to support the increase in Ease of Doing Business (EoDB) Ranking in the Province of the Special Capital Region of Jakarta in 2021





Abolition of the Certificate of Business Domicile (Surat Keterangan Domisili Usaha) is still carried out in terms of licensing and nonlicensing services;



The arrangement of Small Medium Business
Trade (SIUP) with a Company Registration
Certificate (TDP) at the the District PMPTSP
Management Unit for 0.5 days after the
document is declared complete and processed
online through the Online Single Submission
system.

Dealing with Construction Permit



Warehouse buildings with a maximum land area of 1,500 m2 and has two floors replaced with non-simple non residential buildings not for public use at most two floors with a maximum area of 1,000 m2 and maximum building area of 1,300 m2



The processing of Building Permit (IMB) packages or Ease of Doing Business consist of City Plan Decree (KRK), Declaration of Environmental Management and Monitoring Capability (SPPL), Ratification of Architectural Planning Drawings (GPA) and Building Permits (IMB) are done online through website http://jakevo.jakarta.go.id;



A statement letter with a stamp duty of Rp. 6,000, - from the applicant stating that they will build the building in accordance with the planning drawings in the application for Building Permits (IMB) or Ease of Doing Business and is willing to accept further action if the building does not match the requested IMB;



The processing of a Functionality Certificate (SLF) for non-simple non-residential buildings not for public use at most two floors with a maximum area of 1,000 m2 and maximum building area of 1,300 m2



The processing of Building Permit (IMB) packages or Ease of Doing Business and Functionality Certificate (SLF) for that building is the authority of the District PMPTSP Management Unit;



Buildings are used for general trading activities and storage of merchandise that have no significant impact on the environment in accordance with the provisions and regulations of the prevailing laws.

Jakarta Investment Forum (JIF)

JIF is an annual event since 2021, a collaboration between the Representative Office of Bank Indonesia for DKI Jakarta and the Jakarta Investment Center. The JIF 2023 series was held throughout the months of July to August 2023, consists of the Main Event and the JIF Exhibition.



The Main Event JIF 2023 Agenda

- Opening Ceremony
- 2. Plenary Discussion
- 3. Thematic Discussion
- 4. Workshop
- 5. Project Booth

The Main Event JIF 2023



Thursday, August 3rd 2023



Caroline Ballroom, The St. Regis

- The Opening Ceremony was inaugurated by the Secretary of the DKI Jakarta Provincial Government, with a total audience of approximately 500 people.
- The Plenary Discussion highlighted that DKI Jakarta still requires an acceleration in the digitalization of government programs, particularly concerning transportation and infrastructure integration.
- There were **three thematic discussions** held with the themes "Unlocking a Net Zero Jakarta", "Future Global City: Seizing Infrastructure Investment Opportunities in Jakarta", and "Creating Green Investment Opportunities and Potential in Jakarta."
- The workshop, themed "Sustainability Reporting for Companies," collaborated with EcoBusiness Singapore.
- Ten project booths were set up to showcase potential projects in DKI Jakarta, facilitating participants or potential investors in obtaining essential information through face-to-face interactions."



for detail information about JIF 2023 : https://invest.jakarta.go.id/jakarta-investment-forum

Jakarta Investment Forum (JIF)

JIF Exhibition 2023

JIF Exhibition consists of Project Booth, One-on-One Meeting, and Site Visit to promote clean and clear projects owned by PT Transportasi Jakarta, PT Pembangunan Jaya Ancol, and PT MRT Jakarta.



JIF Exhibition, July 11th-13th 2023

- The first JIF Exhibition presents projects owned by PT MRT Jakarta.
- PT MRT Jakarta projects consist of **Blok M Mixed Use Development, Dukuh Atas Pedestrian Deck, and Fatmawati Use Development.**

JIF Exhibition, July 25th-27th 2023

- The second JIF Exhibition presents projects owned by PT Pembangunan Jaya Ancol and PT Transportasi Jakarta.
- The projects PT Pembangunan Jaya Ancol consist of Lot A Ancol, Lot B Ancol, West Ancol, East Ancol, New Marina Ancol, Ecopark Mixed-use Development, Ancol Hotel, Putri Duyung Resort.
- The projects PT Transportasi Jakarta consist of BRT Transjakarta Shelter, Green Shelter Electricity, Pedestrian Shelter Redevelopment.
- The One-on-One Meeting was attended by a total of 44 potential investors from various companies, both domestic and foreign.
- One-on-One Meeting activities are also held with site visits, as a form of innovation, to bring potential investors closer to the potential projects being promoted.

for detail information about JIF 2023 : https://invest.jakarta.go.id/jakarta-investment-forum





3

SERVICES OWNED BY ONE STOP INTEGRATED AND INVESTMENT SERVICE OF DKI JAKARTA



Online Single Submission



https://oss.go.id/portal/

https://jakevo.jakarta.go.id/

SHUTTLE MOTORCYCLE PERMITS (AJIB)





One Stop Integrated and Investment Service of DKI Jakarta (DPMPTSP) made Shuttle Motorcycle Permits (AJIB) service innovations where DPMPTSP officers can pick up the application for permits / non-permits and deliver back the-signed permit / non-permit documents directly to the applicant' house / office.

INTERNAL SERVICE COORDINATION INFORMATION SYSTEM / Si Kopi

Internal Service Coordination Information System is the provision of a formal forum for internal communication through the use of the Information System. The implementation of this innovation can accelerate the transfer of knowledge from all management units that are spread throughout the DKI Jakarta Province.



STARTING BUSINESS CORNER





A place for entrepreneurs to consult on licensing and non-licensing before starting a business, such as the establishment and legalization of companies, procedures for applying for business licenses, and others.





4

PUBLIC PRIVATE PARTNERSHIP (PPP) COOPERATION



Government Cooperation with Business Entities (KPBU/PPP)

Cooperation between the Government and Business Entities (KPBU/PPP) is cooperation between the Government and Business Entities in the provision of infrastructure for the purpose of the public interest by referring to the specifications previously set by the Minister / Head of Institutions / Heads of Regions / BUMN / BUMD, which partly or wholly uses resources. Business Entities with due regard to risk sharing among the parties.



Solicited KPBU is a project initiated by the government

Unsolicited KPBU is a project on the initiative of a Business Entity



BOO

Build Own Operate

Granting concessions, investors have the right to get a return on investment, a reasonable profit, so that investors can collect fees with government approval.

BDO

Build Develop Operate

The private sector rents / buy facilities from the government, expands, modernizes and then operates them on a contract basis.

BLT

Build Lease Transfer

Owner of a facility seems to be renting out a newly built facility for a certain period of time (lease) to investors as installments of the investment that has been invested or the facility can also be leased to another party.

BBO

Buy Build Operate

An existing public facility is transferred to a private party for renovation and is operated for a certain period or until the cost of renovation is covered with a certain level of profit.

LDO

Lease Develop Operate

The private sector leases facilities from the government, expands, modernizes then operates it based on a contract

Wrap Around Addition (WAA)

The private sector finances and carries out the construction of an additional work and can operate it for a certain time in order to return investment.

Build Operate Transfer (BOT)

This form of contract is a pattern of cooperation between land / land owners and investors who will process the land into a single facility for trade, hotels, resors, or toll roads and others.

Build Own Operate Transfer (BOOT)

The private sector finances, builds, operates, maintains, manages, and collects payments from infrastructure users, and at the end of the right of use, returns to the property of the government.

Build Transfer Lease (BTL)

Private sector builds infrastructure on government land. The infrastructure built belong to the government

Build Rent Own Transfer (BROT)

The government hands over assets in the form of land / land to the private sector to be built, managed (including renting it to other parties) for a certain time, then hand it back to the government after the contract expires

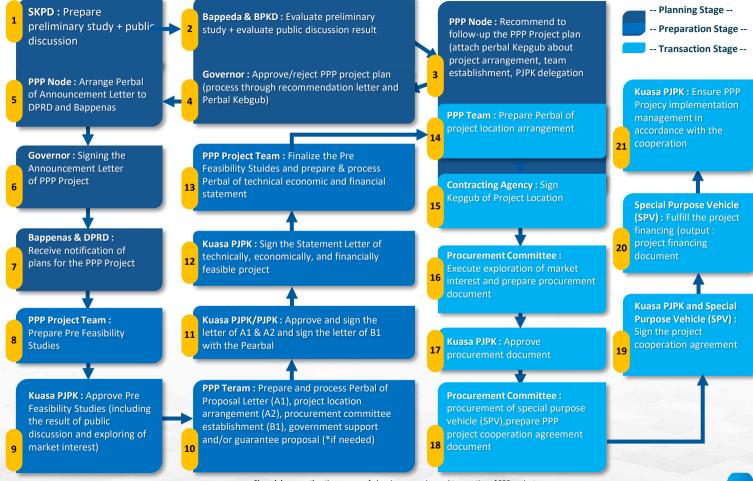
Build Rent Own Transfer (BROT)

The government hands over assets in the form of land / land to the private sector to be built, managed (including renting it to other parties) for a certain time, then hand it back to the government after the contract expires

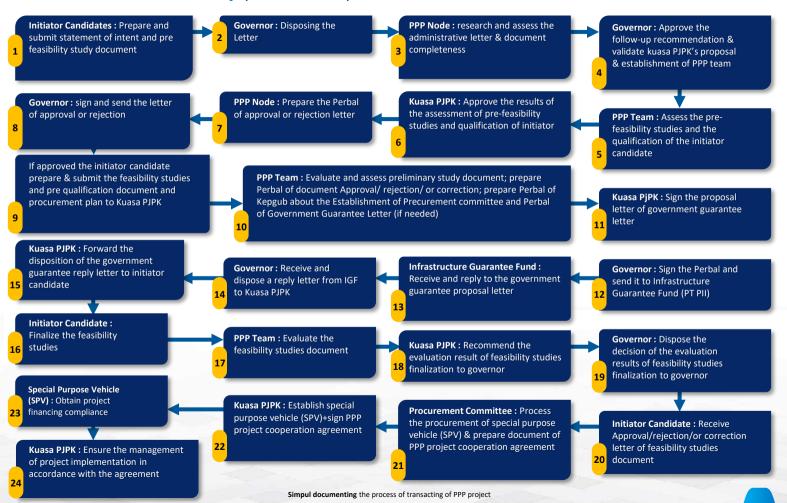
Build Transfer Operate (BTO)

The private sector funds and builds facilities and then transfers them to government agencies when the construction is completed. Furthermore, the private sector operates it for a certain period of time

PPP Procedure Summary (Solicited)



PPP Procedure Summary (Unsolicited)







5 INVESTMENT INCENTIVE





NEW TAX HOLIDAY POLICY

TAX HOUDAY MOR REQUIREMENT NO. 150 H 7012

Aliabraco-byemoger of

500 bn Rupiah

Income Tax Applied to 18 industry groups Reduction Rate

(single rate)

Concession Period 100% Reduction Rate

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50% CTT Reduction for the next 2

MINI TAX HOLIDAY

Wickrum riverbrient of

100 to < 500 bn Rupiah

50% Reduction Rate (single rate)

Year Concession Period

25% CIT Reduction for the next 2 years

GENERAL CRITERIA

- I. The taxpayer (company) is incorporated in Indonesia
- Fulfill Debt Equity Ratio for income tax purposes, as stigulated on Mof Regulation No. 150/2018
- 3. Has never had its tax boliday application granted or rejetted by the
- 4. Obtain a taxelearance certificate (SW), issued by DGT

HOW TO APPLY

- 1. Through OSS
- Along with taxpayer's application for New Business License (NIS) to BEPM
- 3. Applying within 1 year after the NIB 5. Asked by 8 KPM

(i) www.investindonesin.go.ld









INVESTMENT INCENTIVES

NEW TAX HOLIDAY POLICY





GOVERNOR REGULATION NUMBER 67 OF 2019 CONCERNING IMPLEMENTATION OF TRANSIT ORIENTED ZONES

Part Three Regional Typology



The Transit Oriented Area Typology consists of City Transit Oriented Area Sub-City Transit Oriented Areas; and Environmental Transit Oriented Areas

Sub-City Transit Oriented Areas have characteristics, namely the proportion of space utilization for housing is 30% - 60% and for non-housing is 40% - 70%





The City Transit Oriented Area has characteristics, namely the proportion of space utilization for housing is 20% - 60% and for non-housing is 40% - 80%

Environmental Transit Oriented Areas have characteristics, namely the proportion of space utilization for housing is 60% - 80% and for non-housing is 20% - 40%





INCENTIVE, DISINCENTIVE AND MANAGEMENT OF IMPROVING AREA VALUE

People who do not conform to the principles of planning and development of Transit Oriented Areas will be given disincentives in the form of:



- Imposition of higher Regional Taxes;
- Limitation of space utilization activities; and / or
- Limitation of the intensity of space utilization.
- Owned Enterprises that build Affordable Flats can be given flexibility incentives related to the size and intensity as needed.
- Incentives and Disincentives as referred to in Article 35 and Article 36 are decided at a BKPRD Leadership Meeting.

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