



**Ministry of Land Management,
Urban Planning and Construction**



KINGDOM OF CAMBODIA

Nation Religion King

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The 3rd Spatial Planning Platform

SPATIAL PLAN after Covid-19

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I. Impact of COVID-19 on Cambodia

COVID-19 posts economic threats to different aspects of Cambodia's development

- Tourism
- Manufacturing
- Construction
- Social impact:
 - The global response preventing the spread of the virus, in turn, creates a decline in tourism and hospitality services.
 - Impacts tourism and service industry. Especially souvenir sellers, hoteliers, restaurateurs, tourist guides.
 - Financial centers like Phnom Penh more resilient than tourist towns like Siem Reap.



I. Impact of COVID-19 on Cambodia

COVID-19 posts economic threats to different aspects of Cambodia's development

- Tourism
- Manufacturing
- Construction
- Social impact:
 - The COVID-19 outbreak means that garment, footwear, and travel goods exports increased by only 7.5% in the first three months of 2020, dropping from 17.7% compared to the same period of 2019.
 - According to the World Bank, this drop was led by a contraction of garment, footwear, and travel goods exports to the EU (including the UK) market by 0.5%, falling for the first time since the 2008–2009 global financial crisis



I. Impact of COVID-19 on Cambodia

COVID-19 posts economic threats to different aspects of Cambodia's development

- Tourism
 - Manufacturing
 - Construction
 - Social impact
- After the COVID-19 outbreak in China, the value of approved FDI has contracted substantially. Growth of investment was around \$11 billion in 2019, nearly doubling from 2018's \$5.5 billion. COVID-19 has brought this to a negative rate growth of 5.3% in 2020 due to a decrease of FDI from China, according to an updated report from the Ministry of Economy and Finance.



I. Impact of COVID-19 on Cambodia

COVID-19 posts economic threats to different aspects of Cambodia's development

- Tourism
- Manufacturing
- Construction
- Social impact
 - Social consequences specifically in the education sector
 - The practice of social distancing to minimize the risk of a COVID-19 outbreak has posed negative consequences for the education sector as students will not be able to learn in school.
 - Distance learning and e-learning programs to provide basic education to all students at all levels in Cambodia. It is more likely that those in urban areas will receive and have better access to online education than those in rural areas.



II. Response to COVID-19

- Enforce Standards of Operation on all organizations, schools, and companies as set by WHO and Ministry of Health
- Quarantine entrants to Cambodia, contact tracing infected cases
- Shutdown to curb spread
- A series of emergency measures around the most affected businesses
- Tax exemption for most affected businesses such as hotels and guesthouses
- Measures to relieve the burden on banks, micro-finance institutions (MFIs) and affected borrowers

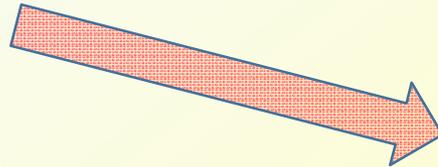


III. Role of spatial plans will be after the crisis

In line with spatial planning policy, the Cambodian Ministry of Land Management, Urban Planning and Construction under the cooperation with the Japanese Ministry of Land, Infrastructure, Transportation, and Tourism is developing the Cambodian Law on land management and urban planning (LMUP) and Cambodian National Spatial Plan.

Most relevant parts of Law on LUUP that need to respond to COVID-19

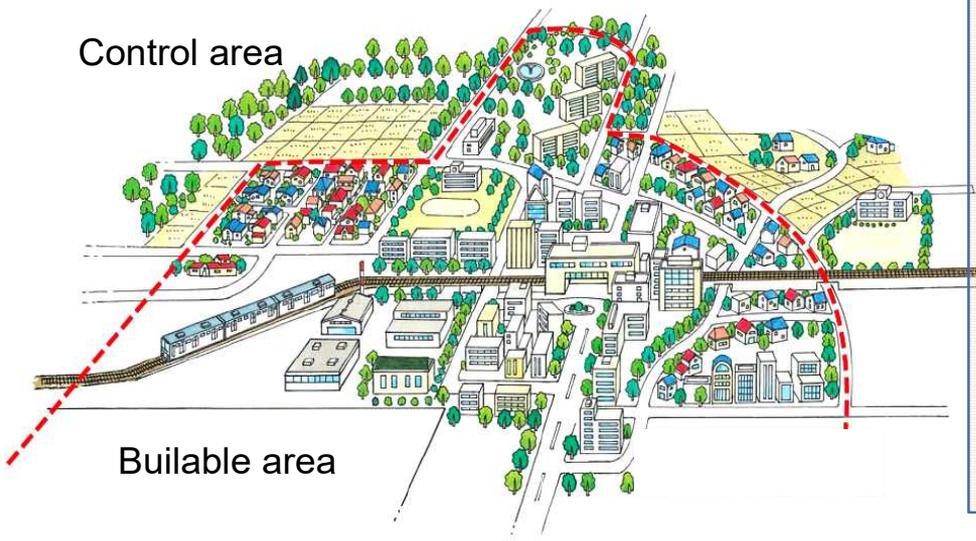
- Spatial Plan
- Master Plan
- Land Use Plan
- Urban Detail Plan



PROVISIONS FOR LAND USE

1. **Buildable Area (BA)**
2. **Control Area (CA)**

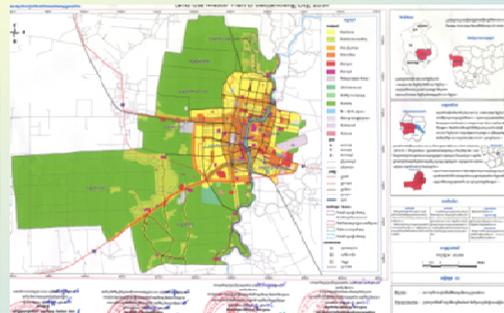
- Maximum Building Coverage Ratio
- Floor Area Ratio
- Public infrastructures
- Construction for public services
- Public spaces
- Set back



III. Role of spatial plans will be after the crisis

Key points taken into account for Spatial management and development:

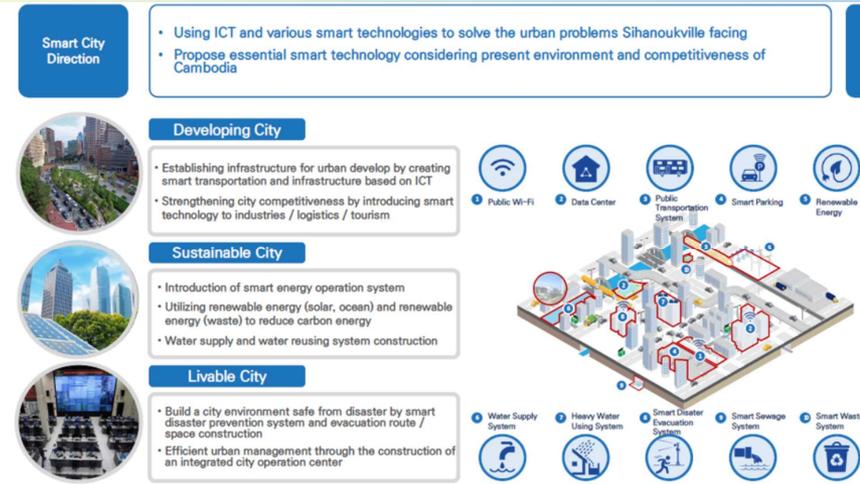
- To promote multi polycentric for spreading economic activities away from city centers to decrease density
- To promote Sustainable and smart development
- To promote public health in spatial planning in the context of Covid-19 and infection disease
- To promote natural disaster prevention such as flood and draught..
- To allocate more green spaces to help absorb carbon dioxide, rain water
- Protection of nature reserves and wildlife habitat so that wildlife will not enter villages and potentially spread infections



III. Role of spatial plans will be after the crisis

In terms of city planning and design, some detail points as below are taken into account

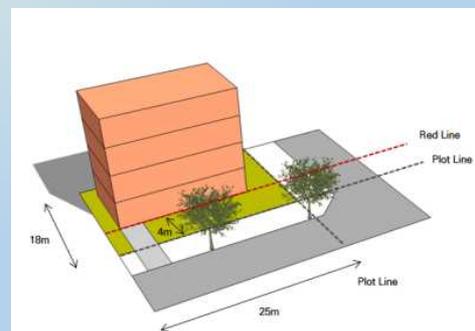
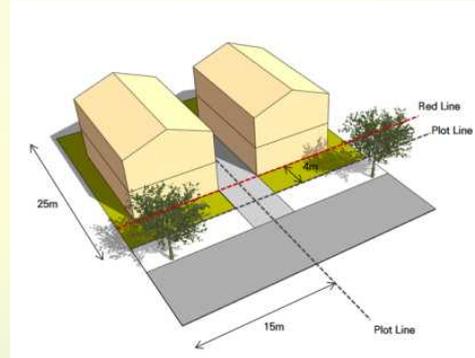
- Encourage to build detached house rather than apartments and condominiums
- Public restrooms and toilets have a washing basin with soap to clean hands
- Ensure proper drainage, and sanitation in markets, slaughter houses
- Water treatment facilities, waste collection, recycling
- Allocate pedestrian, and cycle lanes to decrease traffic congestion
- Manage space in markets to direct people and avoid crowding (increase width between stalls and aisles so people can maintain distancing)
- Allocate a containment area to quarantine potential infection cases (in markets, malls, etc)



III. Role of spatial plans will be after the crisis

In terms of city planning and design, some detail points as below are taken into account (cont)

- Public infrastructures, constructions for public services, and public spaces
- Workplace design to allow for space and avoid cramming
- More airflow and sunlight in the building
- Less surfaces for virus or bacteria to attach
- Floor Area Ratio, Building Coverage Ratio
- Setback (Interval space of building within lots from the legal boundary of the owned land)
- Parking space for vehicles in the land lot
- Tree planted
- The height of buildings
- Public water basins to clean hands
- Garbage containers for disposed masks
- Green roofs and floors to combat climate change, and decrease crowds in closed spaces



IV. Conclusion

- Management of urban development, urban conservation, and urban construction
- Inspection of property development
- Redesign space to allow for physical distancing
- Use spatial planning to prevent contact of wildlife and people to avoid possible infection from animal to person
- Spatial plan allows for effective implementation of Standard Operating Procedure
- Focus on liquid and solid waste management to increase sanitation standards and prevent breeding ground for viruses and bacteria
- Green spaces help mitigate crowding in buildings
- Climate change also a consideration in spatial planning



Battambang Riverfront



Thank You!