

## 交通部 112 年度招商大會參展機關提報案件(民參案件)

案名：澎湖國內商港金龍頭營區招商案

Penghu Domestic Commercial Port Jin-Long-Tou Project

項目 Item	內容 Contents
1.計畫內容概述 Project Overview	<p>1. 區位範圍：澎湖港馬公碼頭區西側。 Location: West side of Penghu Port Magong Harbor.</p> <p>2. 基地面積：陸域 3.29 公頃+水域 2.99 公頃。 Area: Land 3.29 ha + Water 2.99 ha.</p> <p>3. 土地使用分區及限制：港埠用地；容積率 200%；建蔽率 50%。 Land zoning and usage restrictions: Port land; floor area ratio of 200%; building coverage ratio of 50%.</p> <p>4. 主體：旅館、藝文空間。 Main infrastructure: Hotel, art space.</p> <p>5. 附屬設施：休閒育樂美食等設施。 Ancillary facilities: Leisure, recreational and dining facilities.</p> <p>6. 附屬事業：小艇碼頭、商店街。 Ancillary enterprises: Marina and shopping street.</p>
2.公共建設類別 Project Sector	<p>交通建設(港埠設施)、文教設施(歷史建築)及觀光遊憩設施。 Facilities for port, historical building for lodging and art space and tour-site.</p>
3.辦理方式 Models of Private Participation	<p>政府出資興建、出租民間營運。 Government funded construction, private operation</p>
4.主辦機關 Authority-in-Charge	<p>交通部航港局與臺灣港務股份有限公司高雄港務分公司。 Maritime and Port Bureau, Ministry of Transportation and Communications. Port of Kaohsiung, Taiwan International Ports Corporation, Ltd.</p>
5.案件規模(億元) Total Amount of Project (NTD)	<p>預估新臺幣 5.53 億元。(包含政府 4.23 億+民間 1.3 億) Approx. NTD 553 million. (Include government 423 million and private 130 million)</p>

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6.預計民間投資金額(億元) Estimated Investment Amount (NTD)	預估新臺幣 1.3 億元。 Approx. NTD 130 million
7.政府辦理項目 The Handing Matters of Government	建築物、道路、管路、景觀及碼頭設施等整修工程 Renovation of buildings, roads, pipelines, landscapes, and dock facilities.
8.民間可參與範圍 Scope of Private Participation	建築物室內裝潢 Interior decoration of buildings
9.民間投資可回收來源 Primary Sources of Revenue	餐飲、住宿、商店、藝文空間、小艇碼頭等設施收入。 Income from dining, lodging, shopping, art space and marina facilities.
10.租金、權利金等費用項目 Rentals, Patent Royalties and Other Expenses	土地租金、設施租金及管理費 Land rent, facility rent and management fee.
11.計畫許可年期 Concession Period	20 年租賃期(可優先續約，年限不逾 20 年)。 Rental for 20 years (with priority renewal, not more than 20 years).
12.計畫依據或其它涉及法規 Related Laws and Regulations	商港法。 The Commercial Port Law.
13.目前辦理/規劃階段 Current Status	招商文件檢討及準備。 Revision and preparation of investment documents.
14.規劃辦理期程 Schedule	已於 111 年 10 月 7 日上網公告招商，並預計 112 年 11 月再度公告。 Announcement of invitation to tender has published on 7th October 2022, and plan to publish again in November 2023.

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15.是否禁止或限制外商申請 Applicability of Foreign Investment	無。 None.
16.是否禁止或限制陸資申請 Applicability of Mainland Capital Investment	是。 Investors from Mainland China are currently NOT allowed.
17.是否適用相關稅獎勵及法令依據 Tax Preferences and Legal basis	無。 None.
18.相關圖片 Related Pictures (Such as Location Maps, Planning Diagrams)	
19.其他補充資料 Other Supplementary Information	無。 None.

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20.預期效益 Expected Benefits	<p>可優化商港形象、活化歷史建築及打造觀光與休憩廊帶，並帶來就業機會。</p> <p>The project can optimize the image of the commercial port and transportation functions, revitalize historical buildings, and create a waterfront corridor for sightseeing and recreation, and create employment opportunity.</p>
21.主辦機關聯絡窗口 Contact Method	<p>單位名稱：交通部航港局 Authority：Maritime and Port Bureau, Ministry of Transportation and Communications.</p> <p>聯絡人：科員 段凱超 Contact Person：Section Assistant Tuan Kai-Chao</p> <p>電話：02-89782622 Tel: 886-2-89782622</p> <p>電子信箱：kcduan@motcmpb.gov.tw Email：kcduan@motcmpb.gov.tw</p>