



PT.PANAH PERAK MEGASARANA
"Reliable Partner for Power and Renewable Energy"

PROJECT INFO MEMO



PT. MUSI ENERGY BERSAMA

Musi Energy Bersama

Coal Fire and Biomass Power Plant 25 MW
Musi Banyuasin, South of Sumatera
Indonesia

2017

Disclaimer

Information contained in this Project Info Memo (PIM) document is for reference purposes only. The terms and conditions contained in this PIM document and instructions shall be made available as separate documents in details to the Investor's and shall be considered and available upon the shareholder project agreement.

Purpose of Project Info Memo

The purpose of this Project Info Memo (PIM) is to provide general information as to the prospective Investor's (Private Finance and or Investor's/EPC Investor) on the assessment of the Project 25 MW CHP Coal Fire Power Plant as for the acquiring shareholding ownership in the IPP consortium as to enable rapid development and leverage sufficient capital for the project implementation.

The Project has been developed on the basis that Private Finance and or Investor's/EPC Investor will be available to fund in the pre-construction/construction project stage with minimum project risk in earlier stage. The requirements during the pre-construction especially in the procurement process will take account of the market conditions at the time and will be tailored to ensure the best value for the project budget cost and revenue.

DOCUMENT CONTENT

- I. COMPANY INTRODUCTION SUMMARY PAGE 1
- II. PROJECT BACKGROUND PAGE 2
- III. PROJECT STRUCTURES AND FINANCE PAGE 6
- IV. PROJECT SCHEDULE/MILESTONES.....PAGE 12
- V. PROJECT KEY PERSONNEL.....PAGE 14
- VI. COMPANY FOREWORD.....PAGE 17



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I. Company Introduction Summary

Panah Perak Megasarana and or PPM starts with a desire to create things of value and contributed for the green energy developing in Indonesia. **PPM** was founded in 2009 start in the property and construction services and in 2016 adjacent to the vision and mission to develop the power industry in Indonesia with specialities in the renewable energy sector with desires to become as one of a principle player in the region's energy sector in Indonesia.

We in **PPM** benefit from the Company founder's expertise in Indonesian operations, combines knowledge, expertise, collaboration and uphold and advocated of the fairness, accountability, honest, strive for excellence in everything we do, respect and strong passion about our goals in all of our operations because we believed in the power of people/team work, perseverant with high effort to achieved and attain of our Company main objectives :

1. Plan, execute and producing an integrated programme on development and implementation of the power and renewable energy projects with best value product and services to support the diversify and grow revenue streams and business objectives of our customer, project sponsor member's, stakeholders and the energy sector policymakers in Indonesia with sustainability financial sounds and revenue.
2. Creativity by investigation, survey, research, design and bringing the most creative solutions to the energy challenges that faced by the Country for dynamism embracing of the energy development sector in Indonesia.
3. Increase reliability of the development and operations of the power and renewable energy projects and compliance with the capitalize on the physical project facilities by improved energy usage per unit of production with lower error rates.

PPM common goals and or mission and objective is to become one of the key player of IPP company in Indonesia by offers power and renewable green energy with a most creative solutions that reduce the dependance on the fossil fuels by mitigates fuel cost risk and as well as to create a greener and cleaner environment in the power projects in solar, on-shore/off-shore wind, geo-thermal, tidal, bio-gas, bio-mass, small hydro and other renewable energy sources and to provide the Investors with strong, predictable equity and debt returns with current cash component and strong absolute returns, and on a risk-reward basis, superior returns.

PPM working with their project sponsor, investors and or the power off taker to make the process commercially viable for all concerned aspects and proven to reduce the energy expenses, improves operating efficiency, provide an attractive return on investment, and help to achieve the sustainability goals of greener and cleaner enviroment.

II. Project Background

PPM power project development with capacity of 25 MW is located in PT.Persada Makmur Jaya (**PMJ**) coal mining concession in Sungai Lilin area in the Regency of Musi Banyuasin, Province of South Sumatera, Indonesia.

PT.Panah Perak Megasarana (**PPM**) and PT.SumSel Global Power (**SGP**) formed a cooperation agreement in the form of joint operation under PT.Musi Energy Bersama (**MEB**) to build and operated a power plant located in Sungai Lilin, Musi Banyuasin in PT.Persada Makmur Jaya (PMJ) mine site.

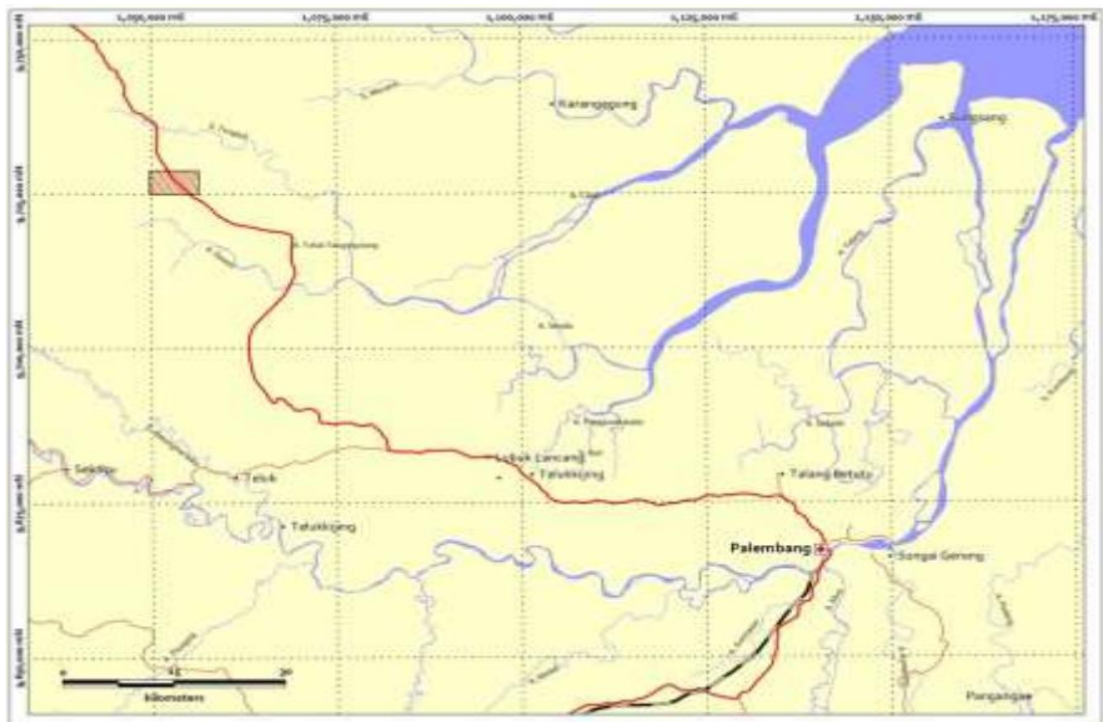
PT.Musi Energy Bersama (**MEB**) were set up and established by and with composition of the ownership :

- PT.Panah Perak Megasarana : 80% (PPM)
- PT.SumSel Global Power : 20% (SGP)

Bhumi Resources Singapore Pte.Ltd as the owner corporated of the PT.SumSel Global Power (SGP) also owned of PT.Persada Makmur Jaya (PMJ) coal mining concession.

The site is about 130 km to the northwest of Palembang (the Capital of South Sumatera Province) and is reachable from Palembang by car in about 3 hours via the Trans Sumatra national roadway.

The project area is approximately equidistant from the major cities of Palembang and Jambi.



The Persada Makmur Jaya coal concession ("PMJ") covers an area of 2,500 Ha. It is held by PT. Persada Makmur Jaya (as stated in the SK Bupati Nomor 1099 Tahun 2009) as an Izin Usaha Pertambangan ("IUP") concession.



The 25 MW power plant by PT.Musi Energy Bersama designed with combine power plant heat and power-CHP with cofiring biomass consists of combusting biomass and coal in the same power plant. In most cases, biomass co-firing in coal power plants takes place by mixing biomass with coal before the burners, but biomass can also be gasified and burned in separate burners, after which the gaseous fuel or steam is mixed with the boiler streams of the coal-fired power plant.

Combined heat and power (CHP) with Co-firing in feed separation process system with Coal and Biomass represents a series of proven, reliable, higher combustion efficiency (reduce slagging inside the combustor) and cost-effective technologies that are already making an important contribution to meeting low pressure steam for the Company coal upgrading facility requirement with approximately 39.1 tph-160°C.0.5~0.37 MPaA and 25 MW of electricity with several advantages including lower capital costs due to reduction of network losses because they are sited near the coal upgrading facility and GHG emission controllable due to more easily controllable Nox and Sox emissions and or low sulphur emissions whereas this contributed for reduction of plant capital expenditure by avoiding the instalation cost of catalytic reduction (SCR) and wet flue gas desulphurisation (FGD) and the most importantly is the position of fuel flexibility for the plant to switch or supplement supply with a cheaper alternative when necessary.

The 25 MW power plant by PT.Musi Energy Bersama will generated the electricity and LPS-low steam pressure/steam condensat from :

- Biomass with PKS-palm kernel shell : 5 MW
- Coal Fire Power Plant : 20 MW

The 25 MW power plant by PT.Musi Energy Bersama will supply the electricity power and LPS-low steam pressure/steam condensat to the coal upgrading plant of PT.SumSel Global Power for contract duration of 30 years period with the following agreed rate :

- Electricity generated from the Biomass power plant with rate : US\$ 0.098/kWh
- Electricity generated from the Coal fire power plant with rate : US\$ 0.0618/kWh
- Low steam pressure/steam condensat : US\$ 5.6/ton

The 25 MW power plant by PT.Musi Energy Bersama design criteria :

Power Plant Type	CHP-Combine Hear and Power Co-Generation/Firing System
Co-Generation/Firing Type	Direct Co-Firing System
	Feed Preparation Injection System
Number of Blocks	One (1)
Block Nominal Net Capacity	25 MW
Block Nominal Install Capacity	28 MW
Auxiliary Power Consumption	10%
Plant Degradation	0,40%
Plant Availability	92,39%
Steam Generator Type	CTG & Heat Recovery Steam Generator
Steam Turbine Type	BPT/Single/Doube controlled extraction Back Pressure Type
Boiler Type	CFBC - Circulated Fluidizing Bed Combustion
Range of Output	Main Steam Pressure : 130 bar os Main Steam Temperature : 540°C or less
Electrical Interconnection	275 kV
Rotational Speed	50 S ⁻¹ (3,000 rpm) or 60 S ⁻¹ (3,600 rpm) or
Frequency	50 Hz
Steam Turbine Generator	Single-flow HP-LP section
Exhaust Direction	Upwards/Downwards Direction
Steam condition extraction pressure	120-140 bar/538°C/9.8 bar
Vacuum	0,079 bar
Condenser	Single Extraction Condensing Type Stainless steel tubes
Fuel	Coal from PMJ
Coal HHV	2,900 Kcal/Kg
Biomass HHV	4,500 Kcal/Kg
Gross Station Heat Rate	3,200 kcal/KWh
Coal Consumption (AVE/year)	165,000 tones
Biomass Consumption (AVE/year)	40,000 tones
Water Requirement	1,300 m3/year
Cooling Water	2,000 m3/year
NaOH Consumption	2,800 ton/year
H2SO4 Consumption	2,100 ton/year
Coal Preparation Plant Capacity	50 tph
Biomass Preparation Plant Capacity	6 tph
Coal : Biomass Portion	85/80 % : 15:20 %
Power Evacuation	Generated power from the project will be evacuated from 275 kV switchyard

PMJ mine has coal reserves of around 55 million tones and potential additional reserves of 68 million and or in total 123 million tones and to increased the value-added materials and or the coal,needed for diversification process and or modernization process which is more sustainable commercially by process and upgrade thru coal processing plant by increased the coal calorific value with drying and briquetting process with coal upgrading plant facilities.

The 25 MW power plant by PT.Musi Energy Bersama time line project schedule :

Timing	Mine Development	Transmission Line	Power Station
		Development	Development
2017	Complete Core,Drilling, Market Survey, Provisional Construction Budget.	Commence with line route surveys	Complete feasibility study include obtain EIA,generating license and permits associated
2018		Progress EIA and Government Approvals	
		Issue RFP for EPC Contract	Issue RFP for EPC Contract
		Contract	Contract
		Commences Construction	Commences Construction
2019		Construction	Construction
2020	Mine Coal Processing Plant	Transmission line	Power Station
	Pilot Project CPP Dev	Commisioning	Commisioning
2021	Pilot Project CPP Commisioning	Operation	Operation

The 25 MW power plant by PT.Musi Energy Bersama project capital cost :

	US\$	% of Total Capital Cost
Development Expense		
Development Cost/Fee	\$ 650.000	1,42%
Initial Working Capital	\$ 1.100.000	2,40%
EPC Cost		
Plant Machinery	\$ 35.000.000	76,31%
Land	\$ 153.846	0,34%
Transmission Line include Piled & Footings 275 Kva	\$ 255.000	0,56%
Haul road upgrades required	\$ 330.000	0,72%
Water Treatment Pond+2 Stage Pumps (Intake)	\$ 700.000	1,53%
Make up water/blowdown pipelines	\$ 160.692	0,35%
Makeup water quality (treatment)+WTP	\$ 300.000	0,65%
Site/land works cost_Power Plant	\$ 240.000	0,52%
Coal & Biomass Conveyor_CPP Power Plant	\$ 700.000	1,53%
Support Facilities of CPP & Power Plant	\$ 400.000	0,87%
Offices & camps	\$ 310.000	0,68%
Pre-Operating Expense		
Operation cost Post COD	\$ 1.320.000	2,88%
Finance Cost		
Interest During Construction	\$ 4.243.312	9,25%
EPC total	\$ 45.862.850	100%

PMJ mine has coal reserves of around 55 million tones and potential additional reserves of 68 million and or in total 123 million tones and to increased the value-added materials and or the coal,needed for diversification process and or modernization process which is more sustainable commercially by process and upgrade thru coal processing plant by increased the coal calorific value with drying and briquetting process with coal upgrading plant facilities.

III. Project Structure and Finance

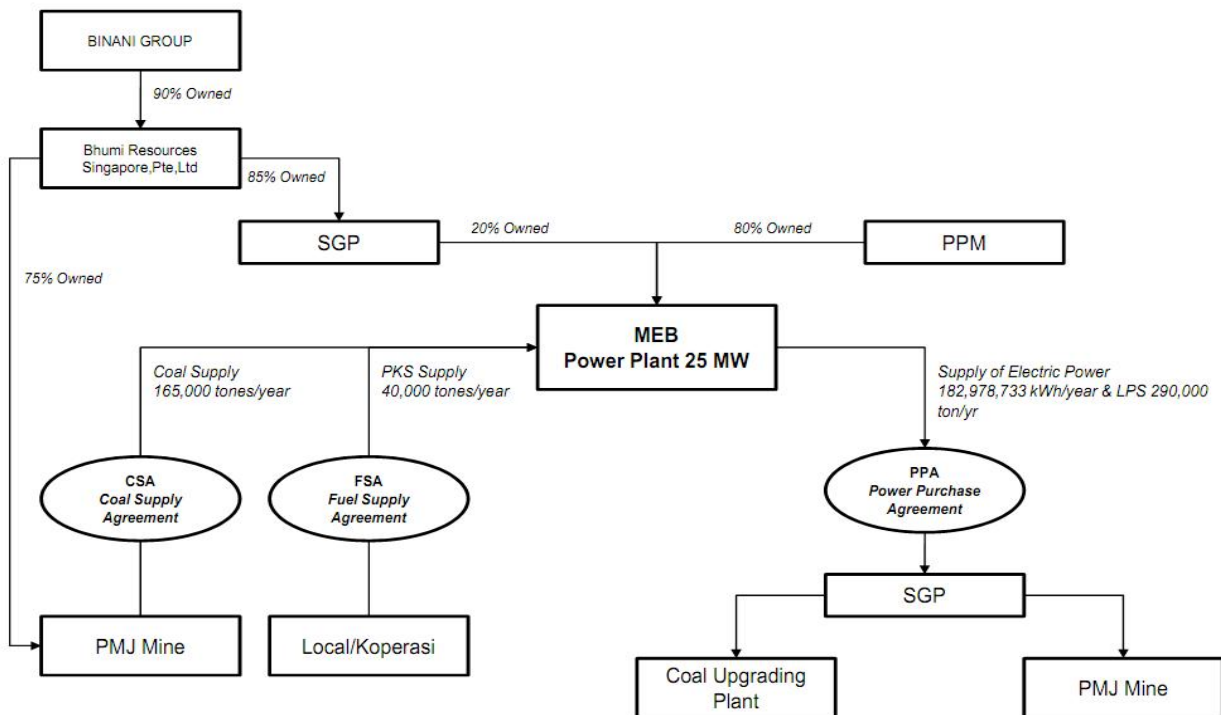
PT.Musi Energy Bersama (**MEB**) ownership with composition of :

- PT.Panah Perak Megasarana (PPM) : 80%
- PT.SumSel Global Power (SGP) : 20%

The 25 MW of Musi Energy Bersama ownership structuring with the following above composition, however Musi Energy Bersama are open to the possibility of a future sponsor acquiring shareholding ownership in the IPP consortium as to enable rapid development and leverage sufficient capital for the project implementation.The owners of the Power Station,Musi Energy Bersama with their Sponsors, and their shareholders are responsible for financing the construction of the power station.

The ownership is critical to fast tracking the construction of the project,certain complex ownership structures could create delays in the contracting and construction of the project due to inter shareholder debates and alignment.

Bhumi Resources Singapore Pte.Ltd as the owner of the PT.SumSel Global Power (SGP) and PT.Persada Makmur Jaya (PMJ) coal mining concession are under Binani Group.Binani Group is an listed company and Binani Group will raise funds for the construction of the mine and any equity it seeks in the power station through a secondary raising and via debt sourcing.



The 25 MW power plant by PT.Musi Energy Bersama project capital structures is combine of :

- Project Debt : 80%
- Project Equity : 20%

With the following project capital structure above and the project EPC capital cost, The 25 MW power plant by PT.Musi Energy Bersama project financial projection are as below follows :

Project Equity IRR	18%	%
Electricity Tariff (by Coal)	0,0618	US\$/kWh
Electricity Tariff (by Biomass)	0,098	US\$/kWh
LPS-Low Pressure Steam Tariff	5,6	US\$/ton
Capex Plant	\$ 1.835	US\$/KW
Project Depreciable	70%	%
Project Depreciation Term	10,00	Years
Project Total Capex	\$ 45.862.850	US\$
Project Loan	\$ 32.103.995	US\$
Project Equity Invesment	\$ 13.758.855	US\$
Project Loan Term	10,00	Years
Project Interest Rate	10%	%
Project Inflation Rate	3%	%
Project Operation	30	Years
Project O&M Cost (Fixed)	\$ 1.094.446	US\$
Project O&M Cost (Variable)	\$ 360.114	US\$
Project Fuel Cost	\$ 2.882.604	US\$
Project Insurance Cost	0,3%	%

Power plant net capacity	25.000	KW
Capacity factor	86%	%
Net output (annual)	188.340	MMH/yr
Electricity generated	182.978.733	kWh/yr
Plant heat rate	3.200	kCal/kwh
Coal calorific value	2.900	kCal/kg
Biomass	3.800	kCal/kg
Annual fuel required (HHV) - Coal - 20 MW	482.150	MMkCal/yr
Annual fuel required (HHV) - Biomass - 5 MW	120.538	MMkCal/yr

		2021	2022	2023	2024	2025	2026	2027	2028	2029	2030
Description	Constr. Periode	1	2	3	4	5	6	7	8	9	10
Profit Loss Statement											
Revenue	USD/year	14.626.994	14.597.740	14.568.544	14.539.407	14.510.328	14.481.308	14.452.345	14.423.440	14.394.593	14.365.804
Energy Projection (Coal)	kWh	150.672.000	150.370.656	150.069.915	149.769.775	149.470.235	149.171.295	148.872.952	148.575.206	148.278.056	147.981.500
Energy Projection (Biomass)	kWh	37.668.000	37.592.664	37.517.479	37.442.444	37.367.559	37.292.824	37.218.238	37.143.802	37.069.514	36.995.375
Heat Steam Projection	tones	290.000	289.420	288.841	288.263	287.687	287.112	286.537	285.964	285.392	284.822
Electricity Sale (Coal)	USD/year	9.311.530	9.292.907	9.274.321	9.255.772	9.237.261	9.218.786	9.200.348	9.181.948	9.163.584	9.145.257
Electricity Sale (Biomass)	USD/year	3.691.464	3.684.081	3.676.713	3.669.359	3.662.021	3.654.697	3.647.387	3.640.093	3.632.812	3.625.547
Heat Steam Sale	USD/year	1.624.000	1.620.752	1.617.510	1.614.275	1.611.047	1.607.825	1.604.609	1.601.400	1.598.197	1.595.001
Total Operation Expenses		(4.451.821)	(4.581.935)	(4.715.954)	(4.853.933)	(4.996.173)	(5.142.618)	(5.293.457)	(5.448.821)	(5.608.846)	(5.773.672)
OBM(Fixed)	1.094.446 USD/year	(1.094.446)	(1.127.279)	(1.161.098)	(1.195.931)	(1.231.809)	(1.268.763)	(1.306.826)	(1.346.031)	(1.386.411)	(1.428.004)
OBM(Variable)	360.114 USD/year	(360.114)	(370.917)	(382.045)	(393.506)	(405.311)	(417.470)	(429.995)	(442.894)	(456.181)	(469.867)
Fuel Cost	2.882.604 USD/year	(2.882.604)	(2.969.082)	(3.058.154)	(3.149.899)	(3.244.396)	(3.341.728)	(3.441.980)	(3.545.239)	(3.651.596)	(3.761.144)
Insurance	0,25% USD/year	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)
EBITDA		10.175.173	10.015.804	9.852.590	9.685.414	9.514.155	9.338.689	9.158.888	8.974.619	8.785.747	8.592.133
Depreciation - linear basis	10 years	(3.210.400)	(3.210.400)	(3.210.400)	(3.210.400)	(3.210.400)	(3.210.400)	(3.210.400)	(3.210.400)	(3.210.400)	(3.210.400)
EBIT		6.964.774	6.805.405	6.642.191	6.475.015	6.303.756	6.128.290	5.948.488	5.764.220	5.575.348	5.381.733
Bank Interest	10,00%	(3.210.400)	(2.889.360)	(2.568.320)	(2.247.280)	(1.926.240)	(1.605.200)	(1.284.160)	(963.120)	(642.080)	(321.040)
EBT		3.754.374	3.916.045	4.073.871	4.227.735	4.377.516	4.523.090	4.664.329	4.801.100	4.933.268	5.060.693
Taxes	25%	(938.594)	(979.011)	(1.018.468)	(1.056.934)	(1.094.379)	(1.130.773)	(1.166.082)	(1.200.275)	(1.233.317)	(1.265.173)
Net Income		2.815.781	2.937.034	3.055.403	3.170.801	3.283.137	3.392.318	3.498.246	3.600.825	3.699.951	3.795.520
Cash Flow Statement											
Cash Flow from Operation	0 0	9.236.580	9.036.793	8.834.123	8.628.481	8.419.776	8.207.917	7.992.806	7.774.344	7.552.430	7.326.959
Debt Service		(6.420.799)	(6.099.759)	(5.778.719)	(5.457.679)	(5.136.639)	(4.815.599)	(4.494.559)	(4.173.519)	(3.852.479)	(3.531.439)
Net Cash to Equity		2.815.781	2.937.034	3.055.403	3.170.801	3.283.137	3.392.318	3.498.246	3.600.825	3.699.951	3.795.520
Net Income		2.815.781	2.937.034	3.055.403	3.170.801	3.283.137	3.392.318	3.498.246	3.600.825	3.699.951	3.795.520
Accumulated Net Cash to Equity		2.815.781	5.752.814	8.808.218	11.979.019	15.262.156	18.654.474	22.152.720	25.753.545	29.453.496	33.249.016

		2031	2032	2033	2034	2035	2036	2037	2038	2039	2040
Description	Constr. Periode	11	12	13	14	15	16	17	18	19	20
Profit Loss Statement											
Revenue	USD/year	14.337.073	14.308.398	14.279.782	14.251.222	14.222.720	14.194.274	14.165.886	14.137.554	14.109.279	14.081.060
Energy Projection (Coal)	KWh	147.685.537	147.390.166	147.095.385	146.801.195	146.507.592	146.214.577	145.922.148	145.630.304	145.339.043	145.048.365
Energy Projection (Biomass)	KWh	36.921.384	36.847.541	36.773.846	36.700.299	36.626.898	36.553.644	36.480.537	36.407.576	36.334.761	36.262.091
Heat Steam Projection	tones	284.252	283.683	283.116	282.550	281.985	281.421	280.858	280.296	279.736	279.176
Electricity Sale (Coal)	USD/year	9.126.966	9.108.712	9.090.495	9.072.314	9.054.169	9.036.061	9.017.989	8.999.953	8.981.953	8.963.989
Electricity Sale (Biomass)	USD/year	3.618.296	3.611.059	3.603.837	3.596.629	3.589.436	3.582.257	3.575.093	3.567.942	3.560.807	3.553.685
Heat Steam Sale	USD/year	1.591.811	1.588.627	1.585.450	1.582.279	1.579.114	1.575.956	1.572.804	1.569.659	1.566.519	1.563.386
Total Operation Expenses		(5.943.442)	(6.118.306)	(6.298.415)	(6.483.928)	(6.675.006)	(6.871.816)	(7.074.531)	(7.283.327)	(7.498.388)	(7.719.899)
O&M(Fixed)	1.094.446 USD/year	(1.470.844)	(1.514.969)	(1.560.418)	(1.607.231)	(1.655.448)	(1.705.111)	(1.756.265)	(1.808.952)	(1.863.221)	(1.919.118)
O&M(Variable)	360.114 USD/year	(483.963)	(498.482)	(513.436)	(528.839)	(544.704)	(561.045)	(577.877)	(595.213)	(613.069)	(631.462)
Fuel Cost	2.882.604 USD/year	(3.873.978)	(3.990.198)	(4.109.904)	(4.233.201)	(4.360.197)	(4.491.003)	(4.625.733)	(4.764.505)	(4.907.440)	(5.054.663)
Insurance	0,25% USD/year	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)
EBITDA		8.393.631	8.190.093	7.981.367	7.767.294	7.547.714	7.322.458	7.091.354	6.854.226	6.610.891	6.361.161
Depreciation - linear basis	10 years	-	-	-	-	-	-	-	-	-	-
EBIT		8.393.631	8.190.093	7.981.367	7.767.294	7.547.714	7.322.458	7.091.354	6.854.226	6.610.891	6.361.161
Bank Interest	10,00%	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
EBT		8.393.631	8.190.093	7.981.367	7.767.294	7.547.714	7.322.458	7.091.354	6.854.226	6.610.891	6.361.161
Taxes	25%	(2.098.408)	(2.047.523)	(1.995.342)	(1.941.824)	(1.886.928)	(1.830.614)	(1.772.839)	(1.713.557)	(1.652.723)	(1.590.290)
Net Income		6.295.223	6.142.570	5.986.025	5.825.471	5.660.785	5.491.843	5.318.516	5.140.670	4.958.168	4.770.871
Cash Flow Statement											
Cash Flow from Operation	0 0	6.295.223	6.142.570	5.986.025	5.825.471	5.660.785	5.491.843	5.318.516	5.140.670	4.958.168	4.770.871
Debt Service		(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
Net Cash to Equity		6.295.223	6.142.570	5.986.025	5.825.471	5.660.785	5.491.843	5.318.516	5.140.670	4.958.168	4.770.871
Net Income		6.295.223	6.142.570	5.986.025	5.825.471	5.660.785	5.491.843	5.318.516	5.140.670	4.958.168	4.770.871
Accumulated Net Cash to Equity		39.544.239	45.686.808	51.672.833	57.498.304	63.159.089	68.650.933	73.969.449	79.110.118	84.068.287	88.839.157

		2041	2042	2043	2044	2045	2046	2047	2048	2049	2050		
Description	Constr. Periode	21	22	23	24	25	26	27	28	29	30		
Profit Loss Statement													
Revenue	USD/year	14.052.898	14.024.792	13.996.743	13.968.749	13.940.812	13.912.930	13.885.104	13.857.334	13.829.619	13.801.960		
Energy Projection (Coal)	kWh	144.758.268	144.468.752	144.179.814	143.891.455	143.603.672	143.316.464	143.029.831	142.743.772	142.458.284	142.173.368		
Energy Projection (Biomass)	kWh	36.189.567	36.117.188	36.044.954	35.972.864	35.900.918	35.829.116	35.757.458	35.685.943	35.614.571	35.543.342		
Heat Steam Projection	tones	278.618	278.061	277.504	276.949	276.396	275.843	275.291	274.740	274.191	273.643		
Electricity Sale (Coal)	USD/year	8.946.061	8.928.169	8.910.313	8.892.492	8.874.707	8.856.957	8.839.244	8.821.565	8.803.922	8.786.314		
Electricity Sale (Biomass)	USD/year	3.546.578	3.539.484	3.532.405	3.525.341	3.518.290	3.511.253	3.504.231	3.497.222	3.490.228	3.483.248		
Heat Steam Sale	USD/year	1.560.260	1.557.139	1.554.025	1.550.917	1.547.815	1.544.719	1.541.630	1.538.547	1.535.469	1.532.399		
Total Operation Expenses		(7.948.057)	(8.183.059)	(8.425.111)	(8.674.424)	(8.931.217)	(9.195.714)	(9.468.146)	(9.748.751)	(10.037.773)	(10.335.467)		
O&M (Fixed)	1.094.446 USD/year	(1.976.691)	(2.035.992)	(2.097.072)	(2.159.984)	(2.224.783)	(2.291.527)	(2.360.273)	(2.431.081)	(2.504.013)	(2.579.134)		
O&M (Variable)	360.114 USD/year	(650.405)	(669.918)	(690.015)	(710.715)	(732.037)	(753.998)	(776.618)	(799.917)	(823.914)	(848.631)		
Fuel Cost	2.882.604 USD/year	(5.206.303)	(5.362.492)	(5.523.367)	(5.689.068)	(5.859.740)	(6.035.532)	(6.216.598)	(6.403.096)	(6.595.189)	(6.793.045)		
Insurance	0,25% USD/year	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)	(114.657)		
EBITDA		6.104.841	5.841.734	5.571.632	5.294.325	5.009.594	4.717.216	4.416.958	4.108.583	3.791.846	3.466.493		
Depreciation - linear basis	10 years	-	-	-	-	-	-	-	-	-	-		
EBIT		6.104.841	5.841.734	5.571.632	5.294.325	5.009.594	4.717.216	4.416.958	4.108.583	3.791.846	3.466.493		
Bank Interest	10,00%	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)		
EBT		6.104.841	5.841.734	5.571.632	5.294.325	5.009.594	4.717.216	4.416.958	4.108.583	3.791.846	3.466.493		
Taxes	25%	(1.526.210)	(1.460.433)	(1.392.908)	(1.323.581)	(1.252.399)	(1.179.304)	(1.104.240)	(1.027.146)	(947.962)	(866.623)		
Net Income		4.578.631	4.381.300	4.178.724	3.970.744	3.757.196	3.537.912	3.312.719	3.081.438	2.843.885	2.599.870		
Cash Flow Statement													
Cash Flow from Operation		0	0	4.578.631	4.381.300	4.178.724	3.970.744	3.757.196	3.537.912	3.312.719	3.081.438	2.843.885	2.599.870
Debt Service		(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)	
Net Cash to Equity		4.578.631	4.381.300	4.178.724	3.970.744	3.757.196	3.537.912	3.312.719	3.081.438	2.843.885	2.599.870		
Net Income		4.578.631	4.381.300	4.178.724	3.970.744	3.757.196	3.537.912	3.312.719	3.081.438	2.843.885	2.599.870		
Accumulated Net Cash to Equity		93.417.788	97.799.089	101.977.813	105.948.556	109.705.752	113.243.664	116.556.383	119.637.820	122.481.705	125.081.575		

The new sponsor should had the expertised and capabilities of :

- As a Project sponsor as Senior Loan parties in the Consortium and or
- As a Project sponsor as EPC Investor parties in the Consortium and or
- As a Project sponsor as Senior Loan and also EPC Investor parties in the Consortium

The shareholding ownership of the new sponsor in the project will be minimum 35 % to majority share depend to the portion to be taken subjected from the 3 option aboved with maximum of 49% of project ownership.

The ownership is critical to fast tracking the construction of the project,certain complex ownership structures could create delays in the contracting and construction of the project due to inter shareholder debates and alignment.

The 25 MW of Musi Energy Bersama **ownership of 35%** with new sponsor economic value added project simulation :

Total Project Cost	US\$	\$ 45.862.850
Senior Loan (Debt 70%)	US\$	\$ 32.103.995
Equity Investment (Equity 30%)	US\$	\$ 13.758.855
Investment Portion (%)	%	35%
Investment Portion (US\$)	US\$	\$ 4.815.599
Net Present Value	US\$	\$ 12.898.516
EAT Accumulated Net Cash to Equity	US\$	\$ 43.778.551
IRR	%	18%
Future Value (FV)	US\$	\$84.029.329

The 25 MW of Musi Energy Bersama **ownership of 49%** with new sponsor economic value added project simulation :

Total Project Cost	US\$	\$ 45.862.850
Senior Loan (Debt 70%)	US\$	\$ 32.103.995
Equity Investment (Equity 30%)	US\$	\$ 13.758.855
Investment Portion (%)	%	49%
Investment Portion (US\$)	US\$	\$ 6.741.839
Net Present Value	US\$	\$ 18.057.922
EAT Accumulated Net Cash to Equity	US\$	\$ 61.289.972
IRR	%	18%
Future Value (FV)	US\$	\$117.641.060

IV. Project Schedule/Milestones

The 25 MW power plant by PT.Musi Energy Bersama current to date process application/permit and associated studi/report and works progress :

NO	DESCRIPTION	STATUS
A	<u>Administrative requirements:</u>	
1	Applicant Identity	Completed
2	Deed of Incorporation of the Company	Progress
3	Company Profile	Completed
4	Tax Payer Identification Number (NPWP)	Progress
5	Funding Capability	Progress
B	<u>Technical requirements:</u>	
1	Feasibility Studies	Completed
2	UKL/UPL-AMDAL	Completed
3	Site Installation/Layout	Completed
4	Single Line Diagram	Completed
5	Business Type & Capacity	Completed
6	Construction & Operation Schedule	Completed
7	Geotech & Hydrogeology Studies	Completed
8	Road Access Permit	Completed
9	Jetty Port Permit	Completed
10	Location Permit	Completed
11	Feasibility Studies (Mining)	Completed
12	AMDAL (Mining)	Completed
13	JORC (Mining)	Completed
14	IUP Eksplorasi (Mining)	Completed
15	IUP Operasi & Produksi (Mining)	Completed
16	Laporan Eksplorasi (Mining)	Completed
17	Laporan Reklamasi (Mining)	Completed
18	Laporan Rencana Pasca Tambang (Mining)	Completed
19	Laporan Rencana Pembangunan Sarana dan Prasarana Penunjang Kegiatan Operasi Produksi (Mining)	Completed
20	Laporan RKTTL (Mining)	Completed
21	Laporan RKAB (Mining)	Completed
22	C & C (Clear and Clear) Certification Production (Mining)	Completed
C	<u>Remaining requirements:</u>	
1	Construction Permit	Register
2	Water Utilization Permit (Power Plant)	Register
3	Operation Permit (Power Plant)	Register

The 25 MW power plant by PT.Musi Energy Bersama project schedule/milestones :

No	Description		2017						2018												2019	2020							
			Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec		Q1	Q2	Q3	Q4				
1	LOI/MOU Consortium Agreement (Prior PPA signing)	Completed																											
2	Feasibility Studies	Completed																											
3	UKL/UPL Report	Completed																											
4	Technical Repot	Completed																											
5	Consortium Structure	On Progress																											
6	PPA with SGP	On Progress																											
7	Construction Permit	Register																											
8	Water Discharge Permit	Register																											
9	Operation Permits (LUKS)	Register																											
10	EPC Engagement	On Progress																											
11	Financial Close	X																											
12	Construction & Commisioning	X																											
13	Mine Development	On Progress																											
14	Operation	X																											

V. Company Foreword

One of the key factor for the successful project development of 25 MW CHP Coal Fire Power Plant is the development and preparation has been the project readiness to adapt to the next phase of project development stage and or pre-construction stage due to all the key factor of the project requirements like wise technical studies,reports and permits being completed,secured and collected.

These has taken into account could minimized and reduced the potential of the exploded risk to the Investor for their invesment due to unproponent project development failure caused by the un-completeness of the project associated report and permits.

We in PPM are committed to securing the best value and to safeguard the project from the potential uprising and unpredictable change in the project by bring and taking place the robust value of project views,plan,design,build,finance,construct,operation and maintain integration aspect accountability to achieves the sustainable and provide the Investors with strong,predictable equity and debt returns with current cash component and strong absolute returns,and on a risk-reward basis,superior returns.

With our expertise and competence we bring our creativity by investigation, survey, research,design and bringing the most creative solutions to the project which could embracing effective risk control through the interaction of design, construction method, and capital and operation costs assessed in whole life terms of the 25 MW CHP Coal Fire Power Plant development in Musi Banyuasin.

Your contribution to this 25 MW CHP Coal Fire Power Plant development is appreciated greatly.