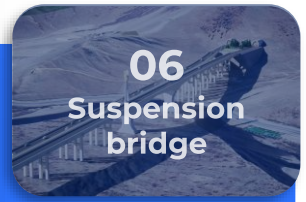
IMPLEMENTATION OF MEGA PROJECTS IN ULAANBAATAR CITY

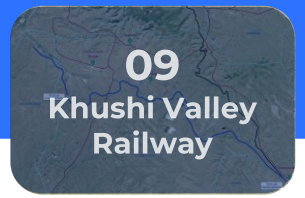
ULAANBAATAR
2025

IMPLEMENTATION OF ULAANBAATAR CITY BETWEEN 2025 – 2028

MEGA PROJECTS

Reduction of traffic congestion





Reduction of air pollution

Others

UB METRO

32.8 km

$ 4.4 billion

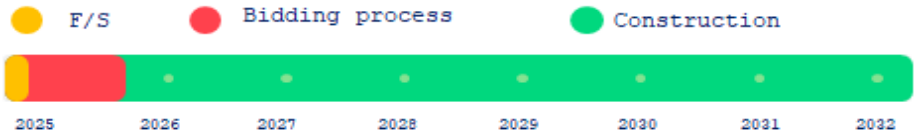
	LINE 1	LINE 1
Length	17.7 km	15.1 km
Station	14	11
Duration	Jul 2024-Sep 2030	Jun 2025 Sep 2032
Contract conditions & financing	EPC II tender Feb 2025	EPC+F+ Availability Payment
Budget	$ 24 billion	$ 20 billion

Benefit:

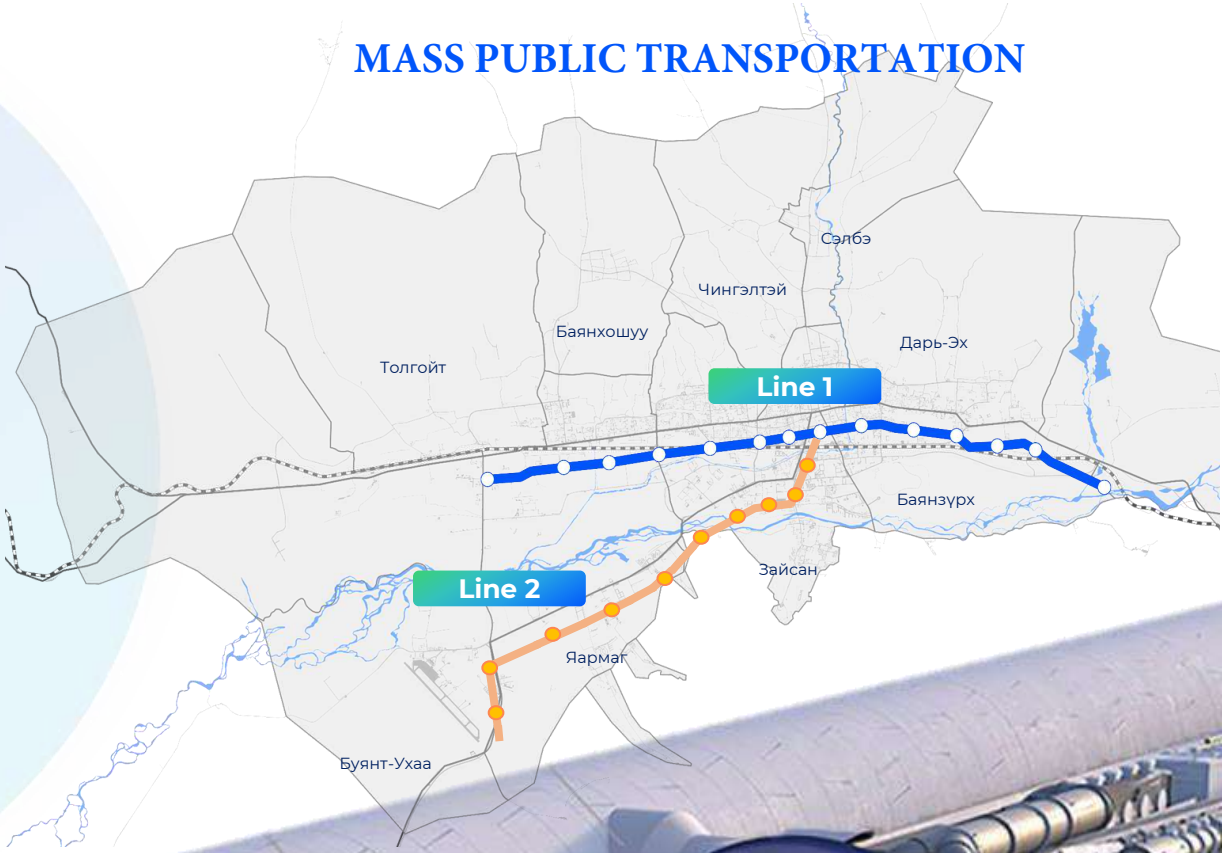
Underground shopping and service centers /Kharkhorin, Bars, etc./

+40.4%

Average traffic speed increase.



MASS PUBLIC TRANSPORTATION

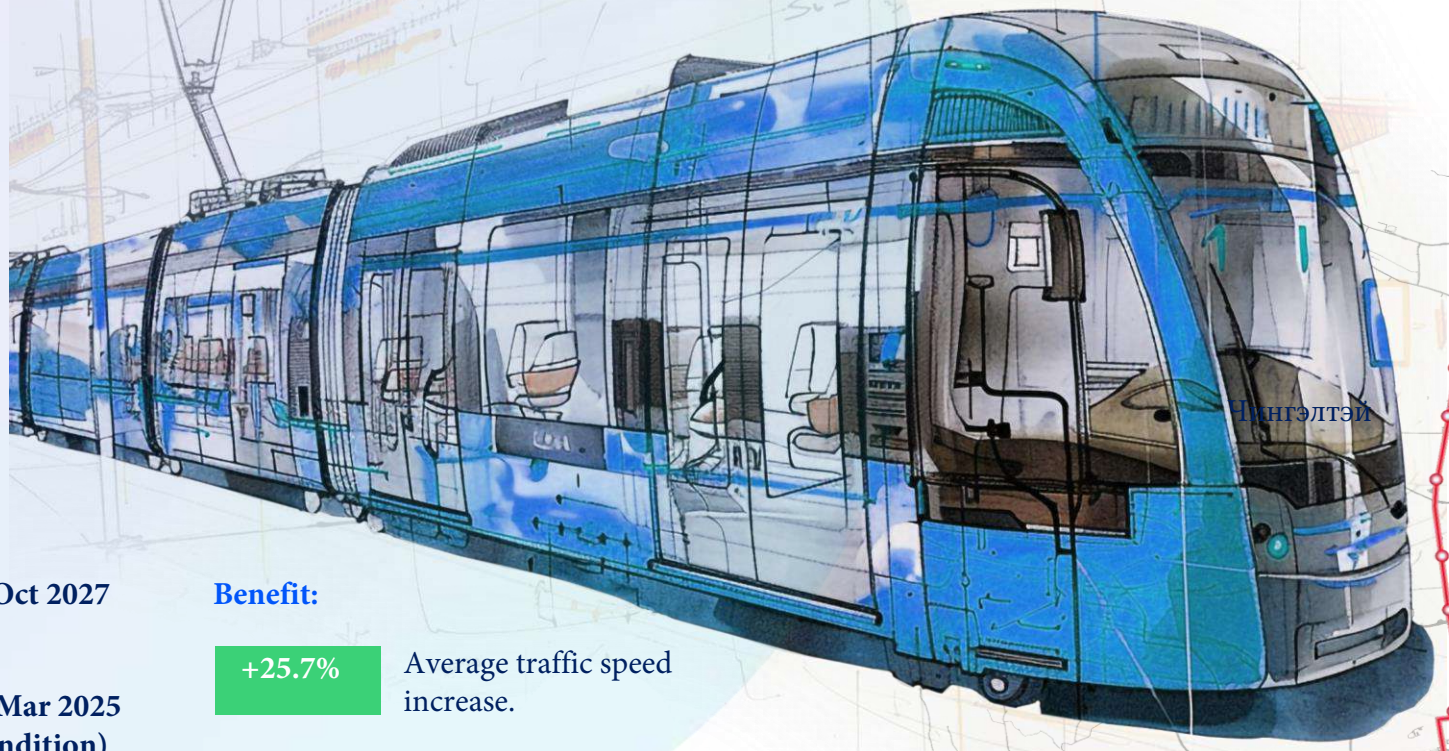


UB TRAM

24.3 km

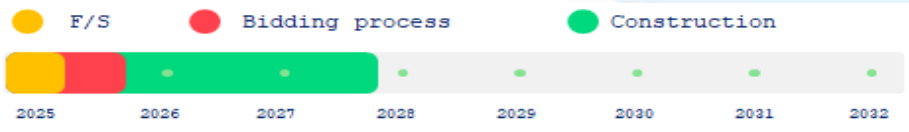
$ 475 million

Station	**23**
Average speed	**30 km/h**
Tram	**15-20**
Distance between station	**500-700 m**
Duration	**Jan 2025 – Oct 2027**
Contract conditions & financing	**EPC tender Mar 2025 (Turnkey condition)**



Benefit:

+25.7% Average traffic speed increase.



LIGHT RAIL TRANSIT

NEW RING ROAD

81.8 km

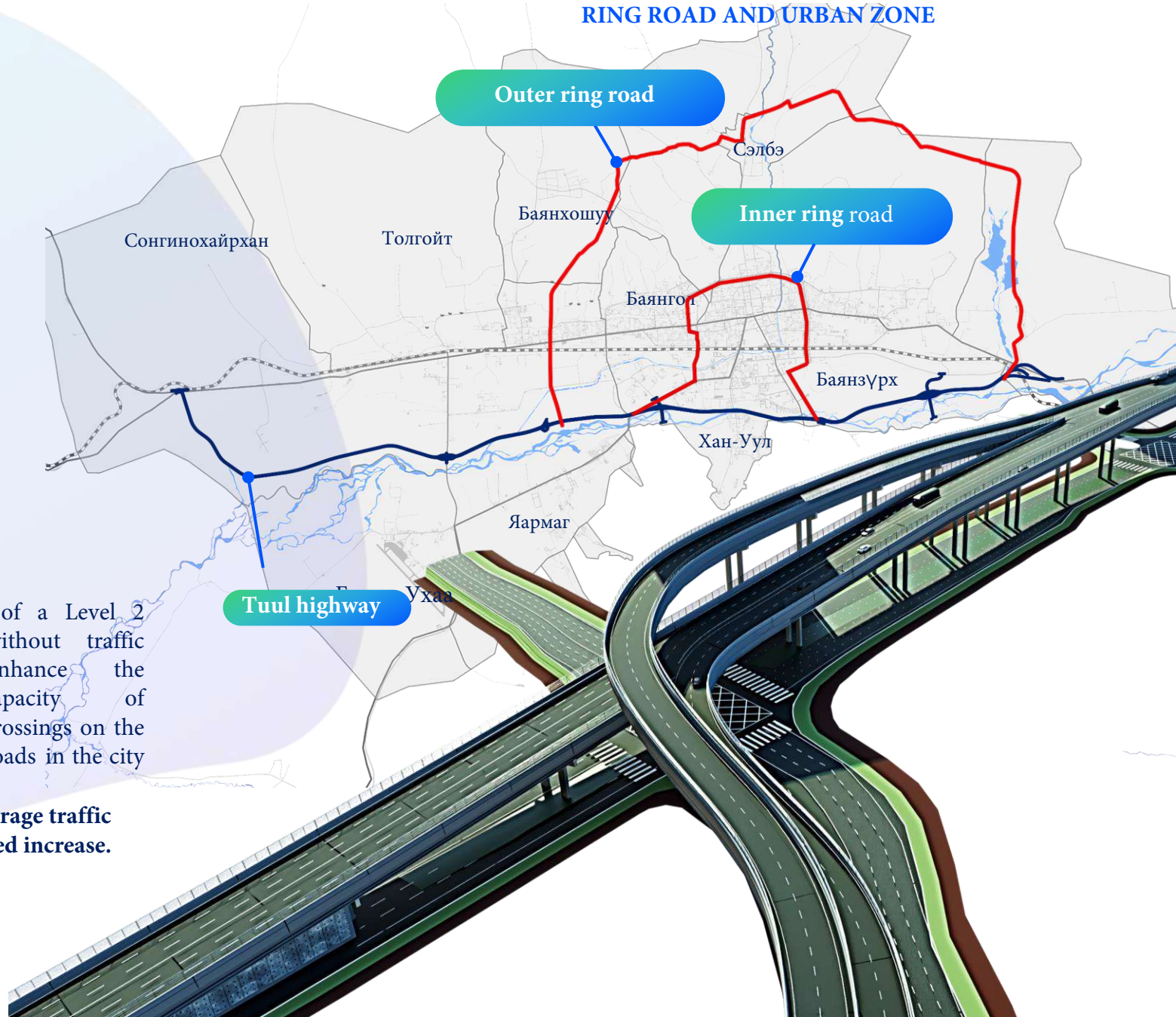
$ 2.1 billion

	Inner ring road	Outer ring road
Road length	23.7 km	58.1 km
Road lane	4-6 lanes	
Multilevel intersection	Max - 3	
Duration	2027 – 2032 year	
Contract conditions & financing	EPC + F + Availability Payment	

Benefit:

The construction of a Level 2 Ring highway without traffic lights will enhance the throughput capacity of intersections and crossings on the main streets and roads in the city center.

+23.3% **Average traffic speed increase.**



TUUL HIGHWAY

32 km

$ 571.1 million

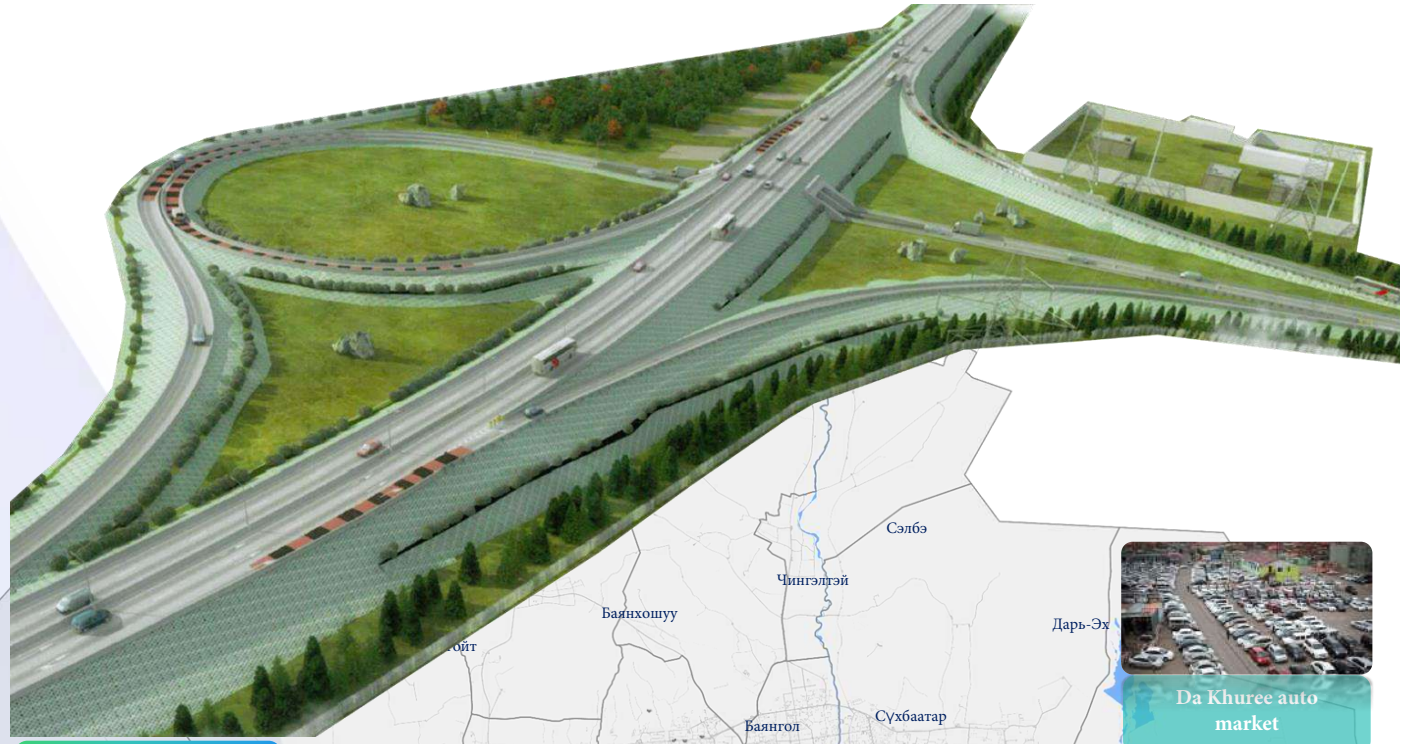
Road lane	**3.7 meters x 4 lane's**
Reinforced concrete bridge	**875 m**
Entry and exit intersection	**4 pcs**
Duration	**Feb 2025 – Oct 2027**
Contract conditions & financing	**Construction tender + F + Availability Payment** **3 packages (10km + 8km + 14km)**

Benefit:

- In accordance with international standards, shopping centers will be located along highways.
- The capacity of transit vehicles heading towards Darkhan and Zamin-Uud will be improved.

+14% Average traffic speed increase

HIGHWAY TO PASS THROUGH



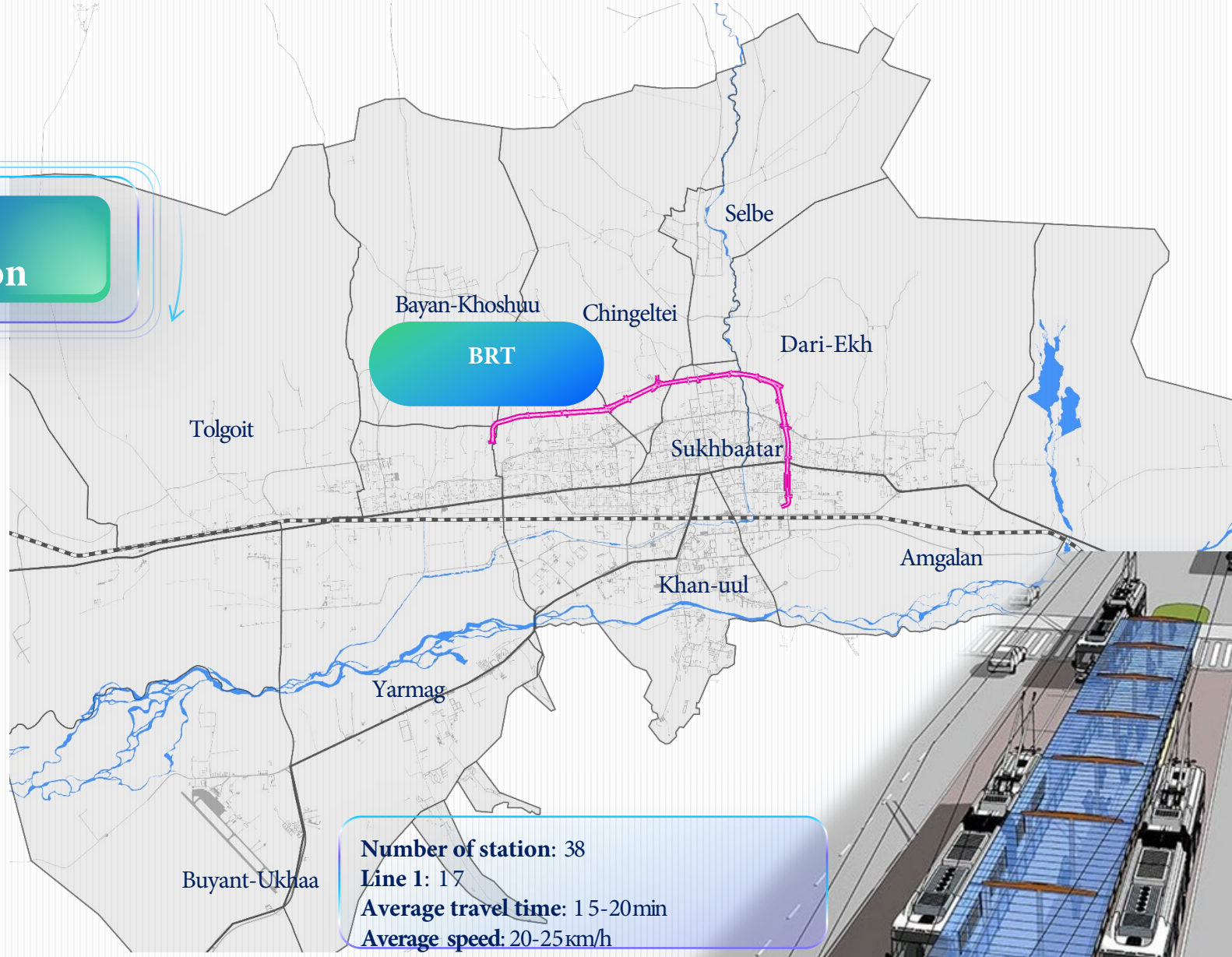
Entry and exit intersection

BUS RAPID TRANSIT-BRT

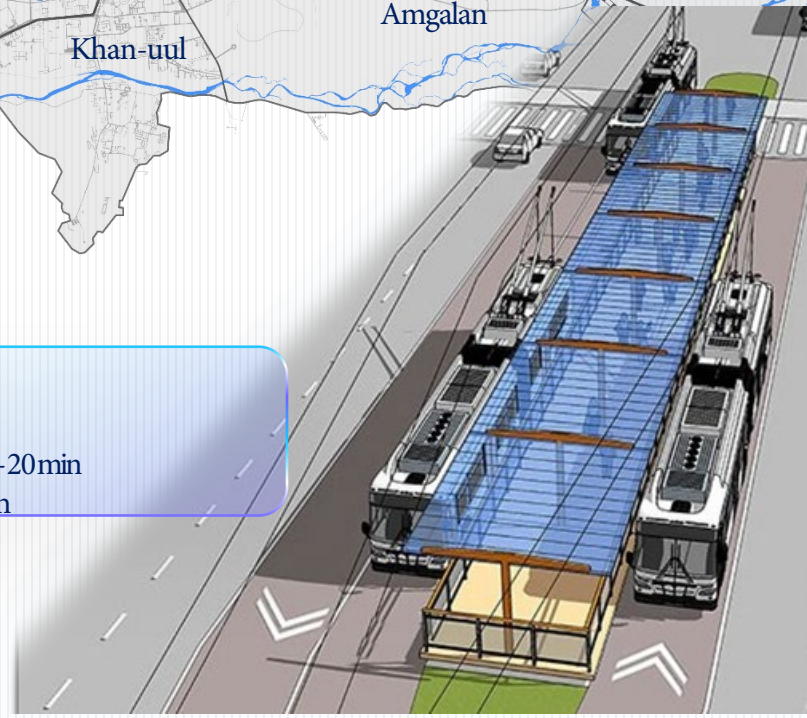
24.9 km

$ 60 million

Number of passenger	**25,000-35,000 passenger/day**
Length	**12 km**
Duration	**2025 – 2030 year**
Contract condition and and financing	**International loan and GrantAid,ADB loan**



Number of station: 38
Line 1: 17
Average travel time: 15-20min
Average speed: 20-25км/h



F/S Bidding process Construction

2025 2026 2027 2028 2029 2030 2031 2032

BENEFIT:

+12.6% **Average traffic speed increase**

SUSPENSION BRIDGE

24.3 km

$750 million

Length of bridge	1230m
Number of line	4 lines
Length of tunnel	15.8km
Duration	2025-2028 year

F/S Bidding process Construction

2025 2026 2027 2028 2029 2030 2031 2032

BENEFIT

+12.0% Traffic average speed increase

GRADE SEPARATION AT INTERSECTION

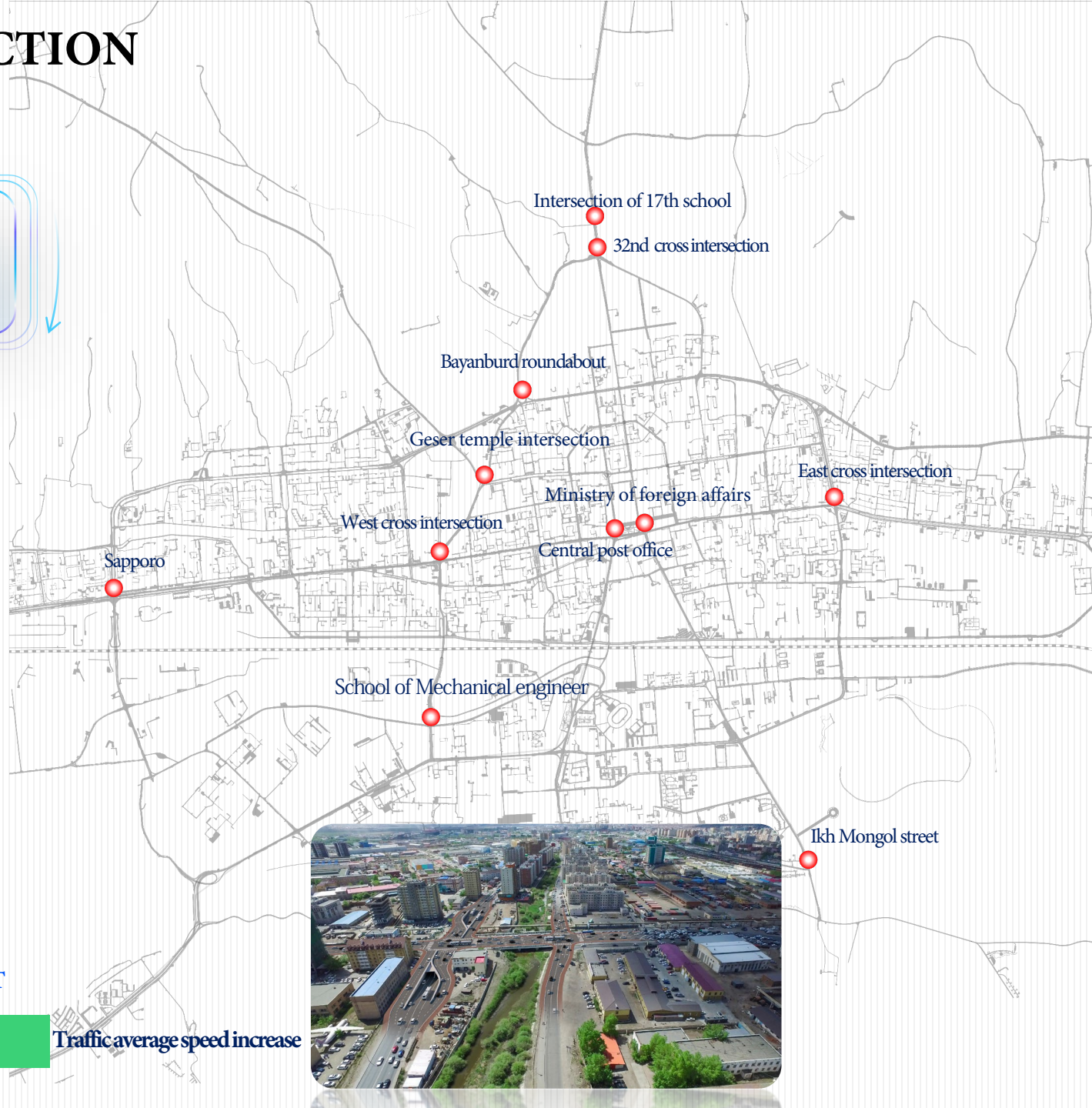
18 Locations

$594 million

Road	500m
Underpass	250m
Road	500m
Duration	2025-2028 year

F/S · Bidding process · Construction

2025 2026 2027 2028 2029 2030 2031 2032



BENEFIT

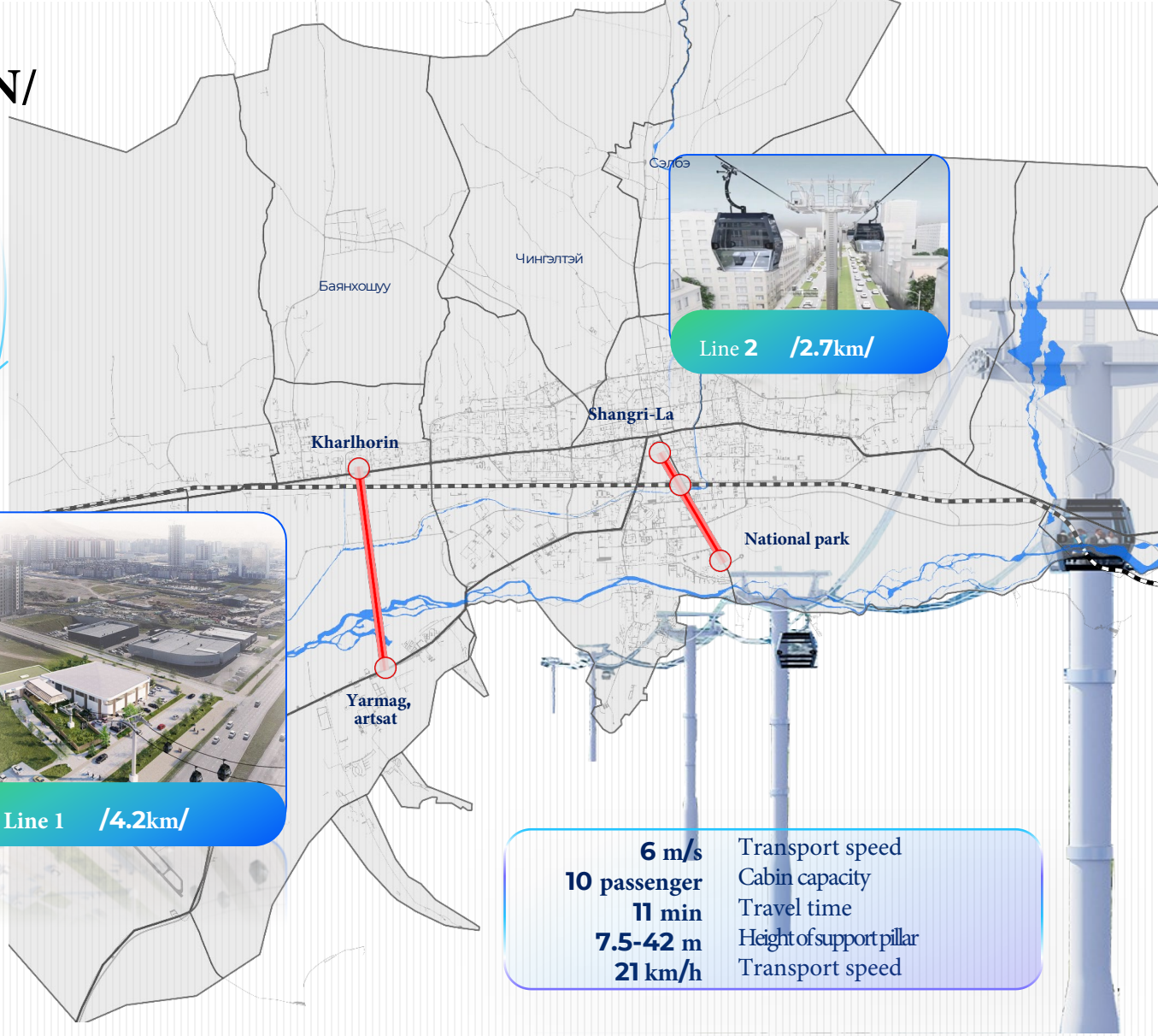
+7.1% Traffic average speed increase

CABLE CAR / PUBLIC TRANPORTATION/

2320 p/h capacity

$86.3 million

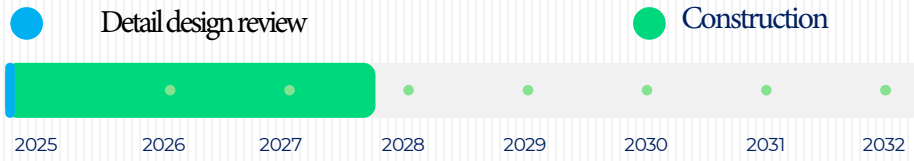
	LINE 1	LINE 2
Station	2	3
Number of cable car	98 cabin car	70-74 cabin car
Duration	2020 – 2027 year	
Contract conditions and financing	French government soft loan €41.6 mln	French government soft loan €16.1 mln Necessary additional project investment €25 million
Traffic averege speed	+1.7%	+2.3%



6 m/s	Transport speed
10 passenger	Cabin capacity
11 min	Travel time
7.5-42 m	Height of support pillar
21 km/h	Transport speed

BENEFIT

+4.0% Traffic average speed increase

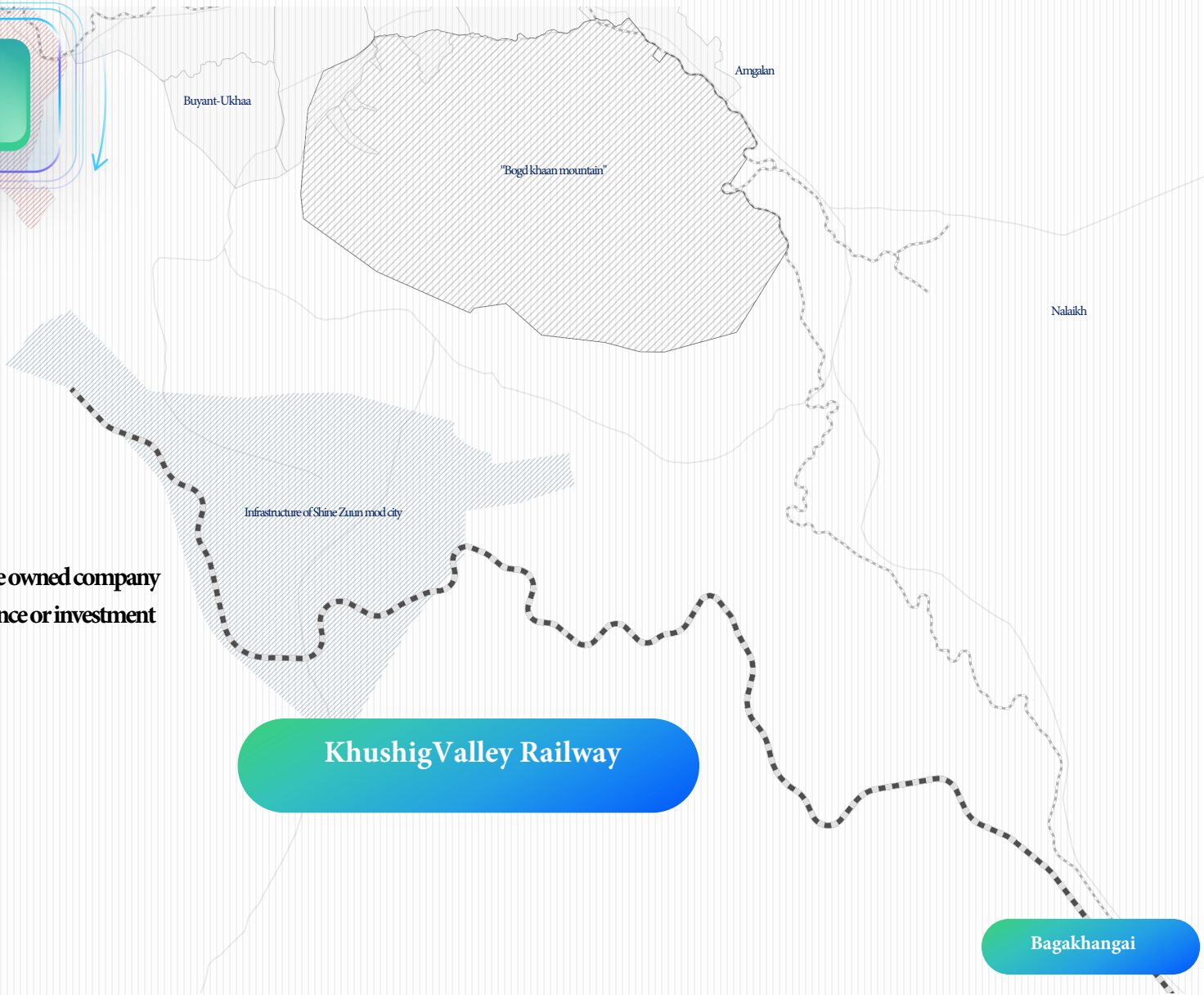


KHUSHIG VALLEY RAILWAY

102 km

$703 million

Axle load	25 ton
Railway speed	120 km/h
Bridge construction	5 km/length
Drainage pipe	95 pcs
Contract conditions and financing	State owned company finance or investment



F/S Bidding process Construction

2025 2026 2027 2028 2029 2030 2031 2032

LIGHT RAIL TRANSIT /LRT/ PROJECT

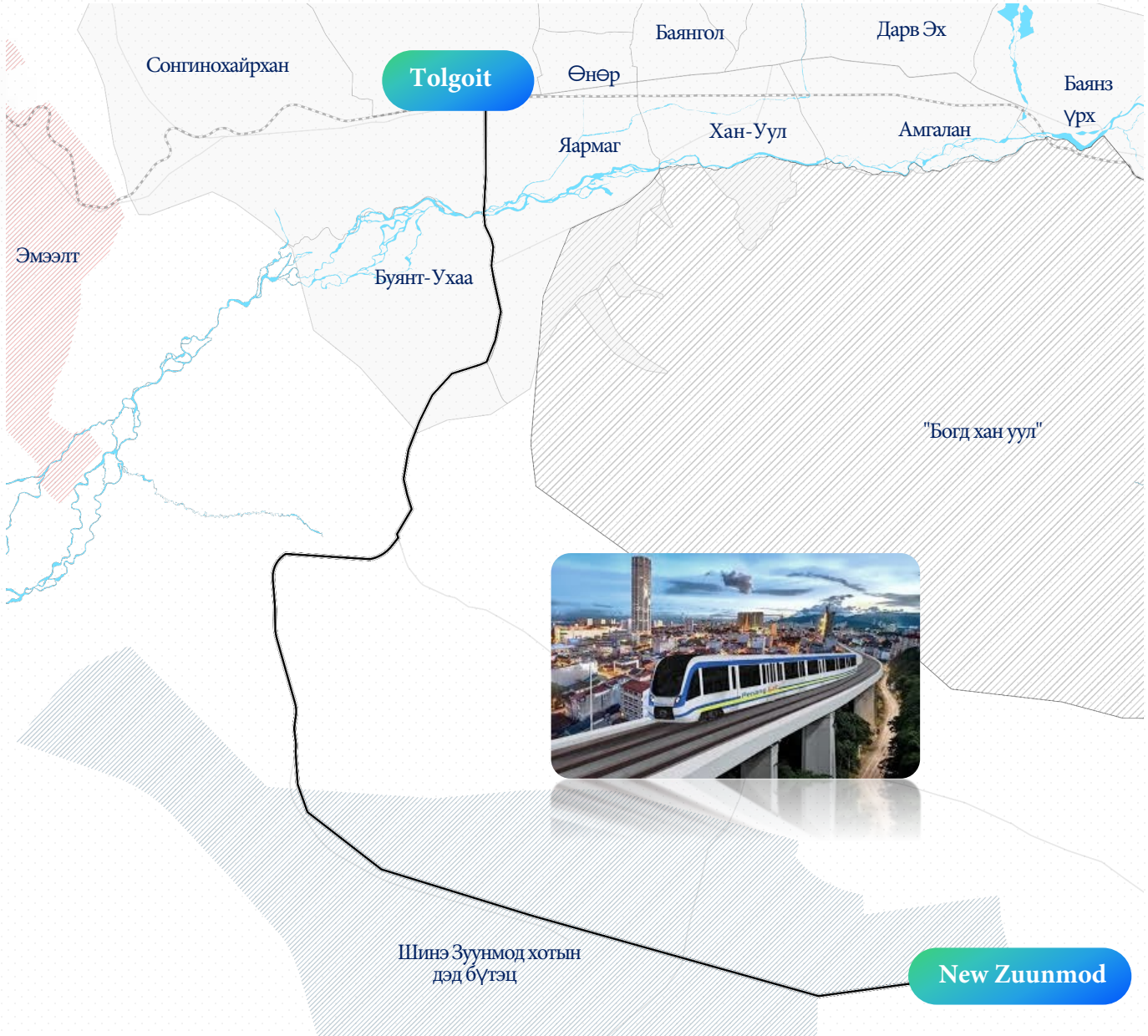
102 km

$700 million

Station	16
LRT speed	70-100 km/h
Bridge construction	17.3 km/length
Contract conditions and financing	PPP

F/S Bidding process Construction

2025 2026 2027 2028 2029 2030 2031 2032



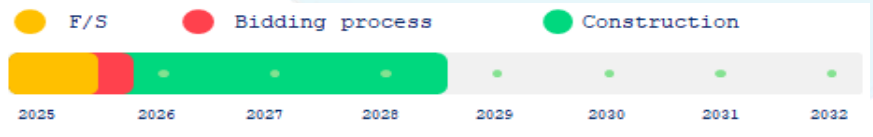
THERMAL POWER PLANT - 5

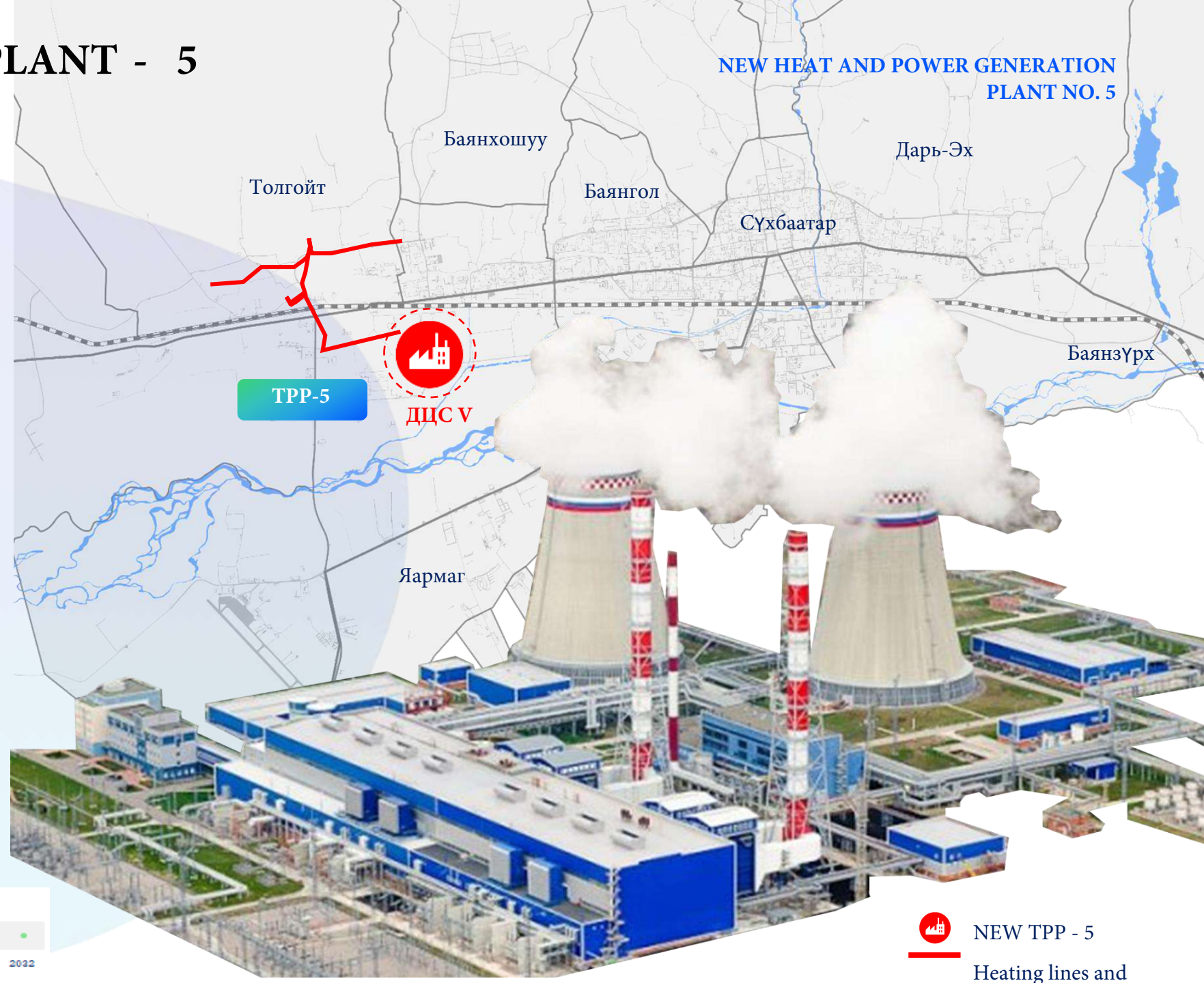
300 MW

$ 703 million

Capacity of heat	**465 MW**
Duration	**2025 – 2028**
Contract conditions & financing	**PPP,** **The city will own a share.**
Ordering infrastructure	**TPP-2 railways and pipelines**

BENEFIT:
51,000 chimneys will be decrease.





MEDIUM CAPACITY THERMAL PLANTS

653 MW

$ 300 million

Total Thermal Power plant — **9 pcs**

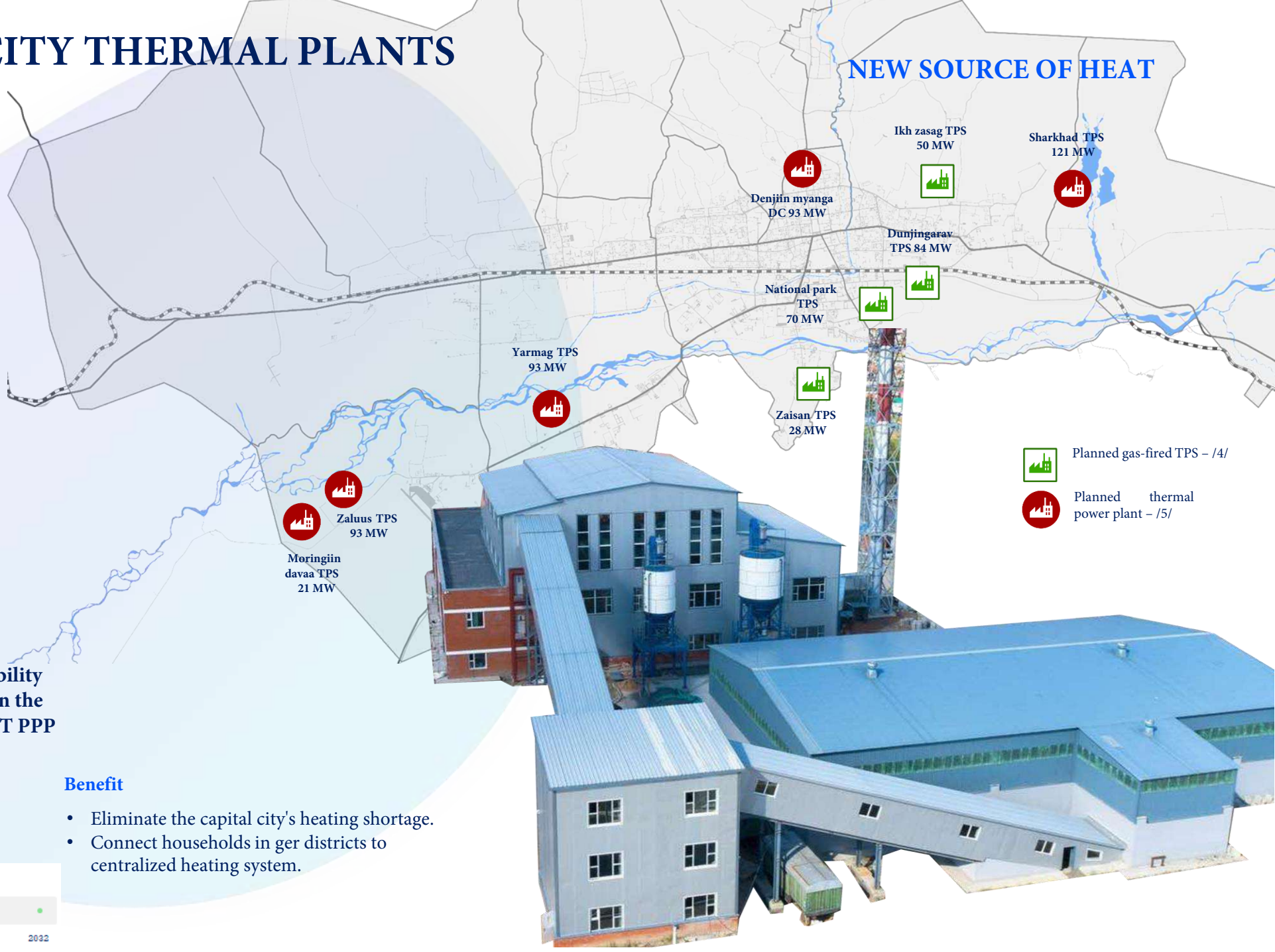
Gas source plant — **4 pcs**

New technology - solid fuel — **5 pcs**

Duration — **2025 – 2030 (72 months)**

Contract conditions & financing — **EPC + F + Availability Payment or within the framework of BOT PPP**

NEW SOURCE OF HEAT



Benefit

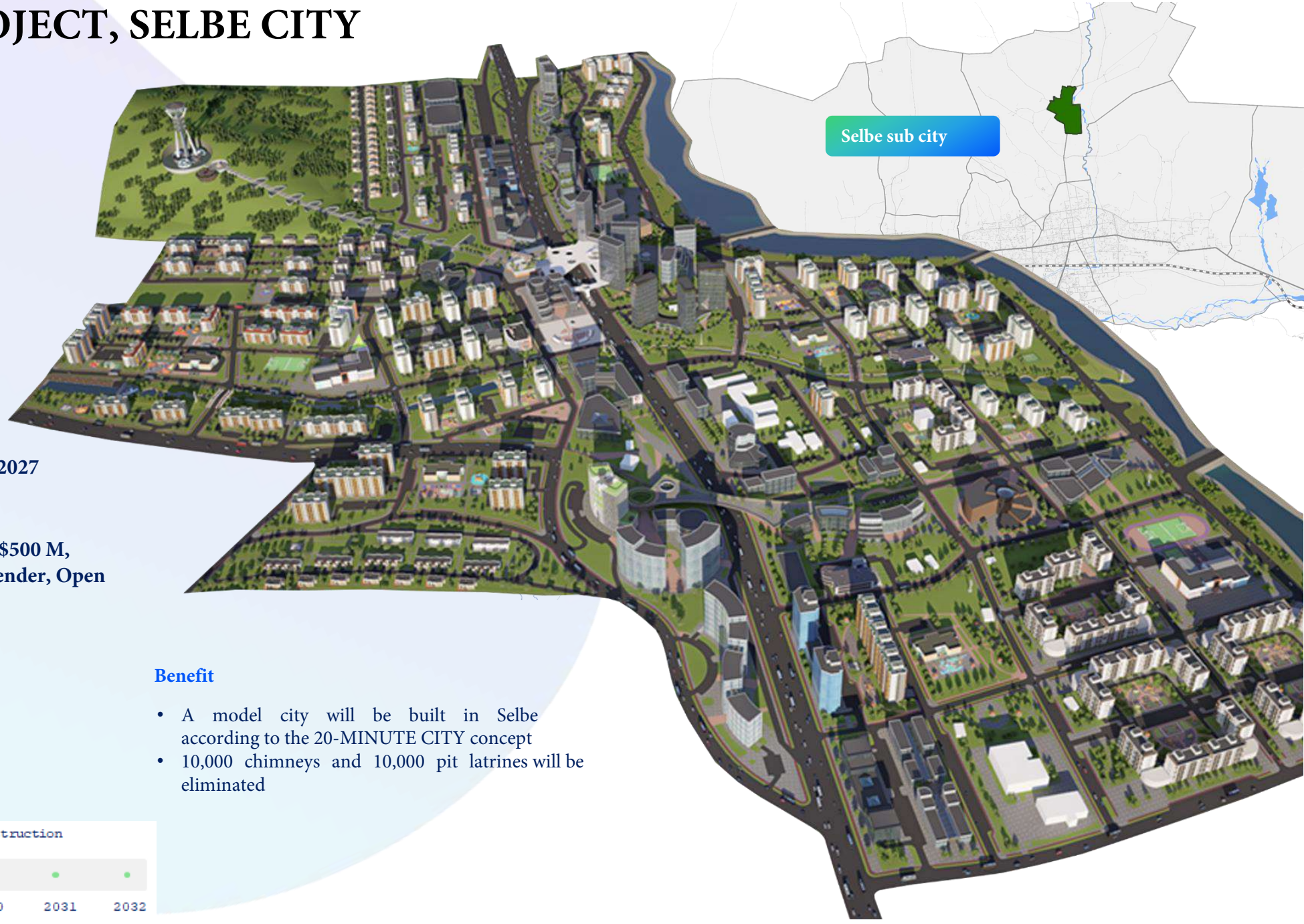
- Eliminate the capital city's heating shortage.
- Connect households in ger districts to centralized heating system.

HOUSING PROJECT, SELBE CITY

10,000 household

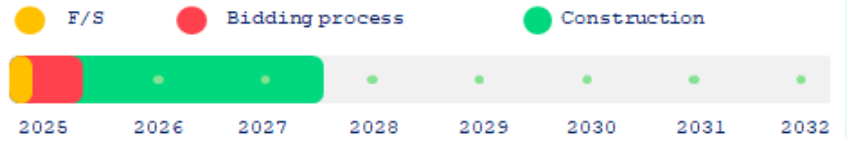
$ 500 million

Housing	**10,000 households**
Area	**158 hec**
Duration	**Feb 2025– Jun 2027 (28 months)**
Contract conditions & financing	**Foreign bonds $500 M, Construction tender, Open tender**



Benefit

- A model city will be built in Selbe according to the 20-MINUTE CITY concept
- 10,000 chimneys and 10,000 pit latrines will be eliminated



HOUSING PROJECT, BAYAN-KHOSHUU CITY

5,000 household

$ 402 million

Green apartment	**1st stage: 804 household**	**2nd stage : 4,200 household**
Area	**45 hec**	**33.8 hec**
Duration	**2023 – 2026**	**2025 – 2028**
Contract conditions & financing	**$80 mil. soft loan By ADB**	**$322 mil.**

FUNDING ALLOCATION OF PROJECT STAKEHOLDERS

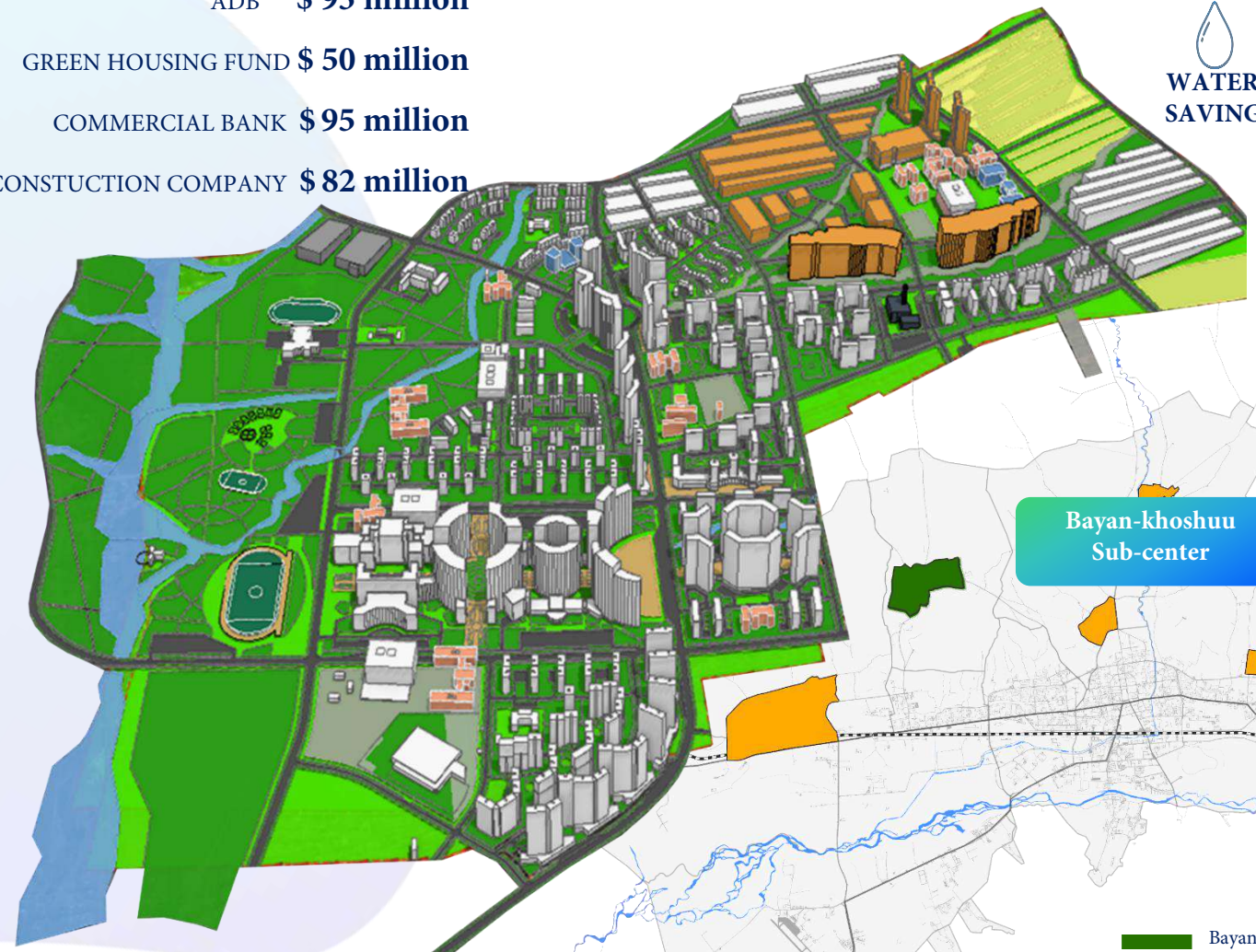
ADB	**$ 95 million**
GREEN HOUSING FUND	**$ 50 million**
COMMERCIAL BANK	**$ 95 million**
CONSTUCTION COMPANY	**$ 82 million**

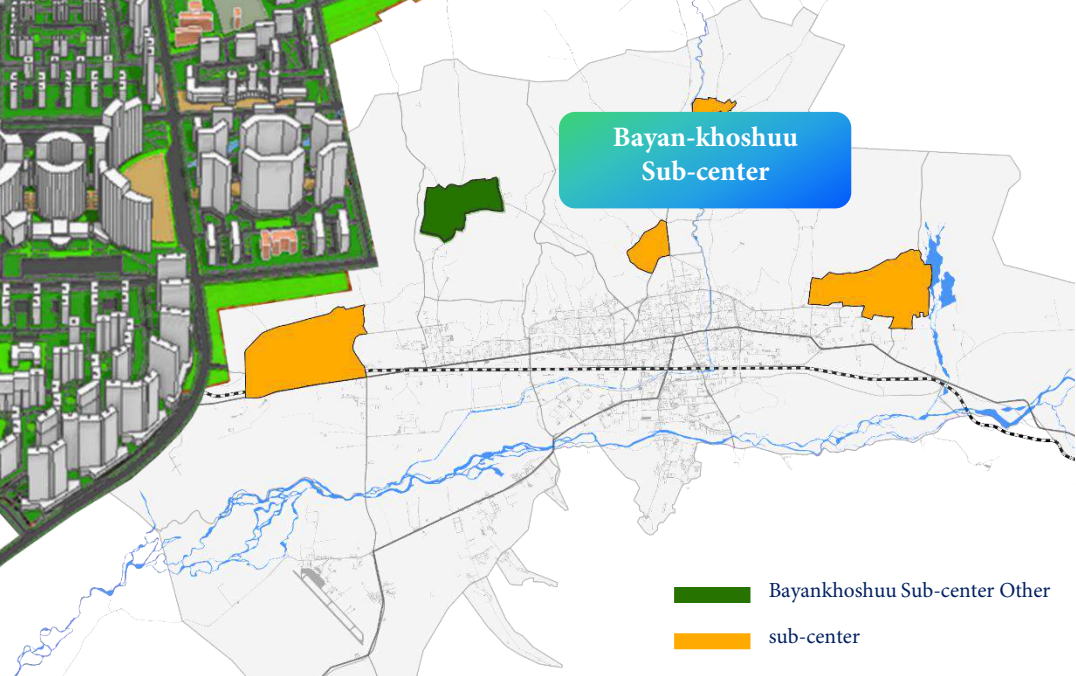
ENERGY SAVING

GREEN CLIMATE FUND

WATER SAVING

HEATING SAVING





Benefit

- 5,000 chimneys and 5,000 pit latrines will be eliminated. An annual reduction of 142,000 tons of CO2 will be achieved.

APARTMENT COMPLEX, KHANIIN MATERIAL AREA

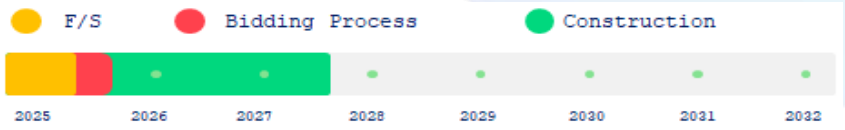
3,000 household

$ 137 million

Housing	**3000 household**
Area	**9.7 hec**
Duration	**2025 – 2027**
Contract conditions & financing	**PPP**

- **Benefit**

- 3,000 chimneys and 3,000 pit latrines will be eliminated.
- An annual reduction of 72,000 tons of CO2 will be achieved



WASTE TO ENERGY PLANT

1,500 Tons/day

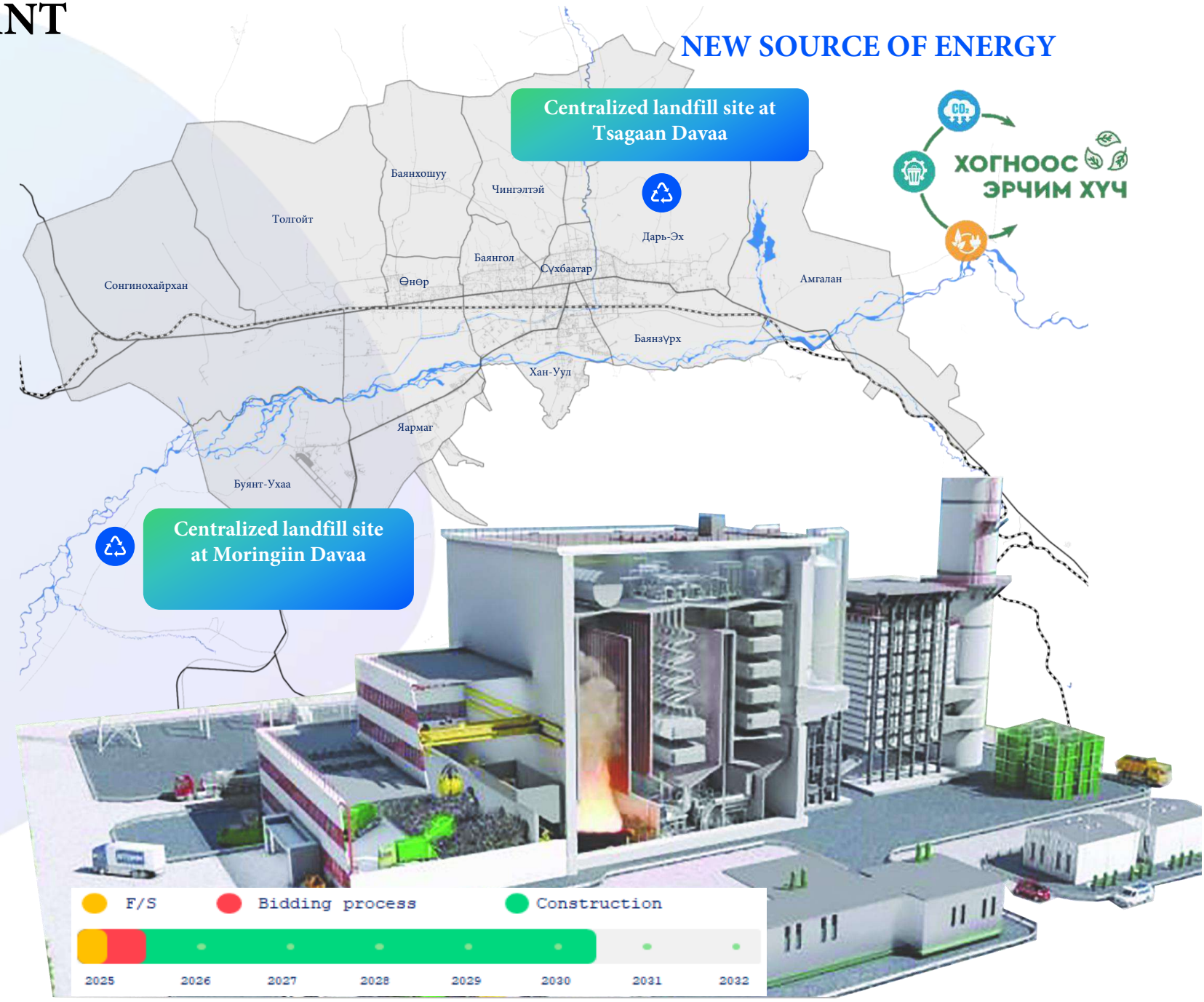
$ 185 million

	Moringiin Davaa	Tsagaan Davaa
Energy	34MW	24MW
Waste incineration capacity/year	1.5 thousand tons	300-400 thousand tons
Duration	2025 – 2028	2025 – 2028
Contract conditions & financing	PPP, BOT model	PPP, BOT model
Status	Seeking PPP contractor	Seeking PPP contractor

Benefit

- Reduce greenhouse gas emissions.
- Improve waste management and prevent soil and environmental pollution.

NEW SOURCE OF ENERGY



NEW NATIONAL STADIUM

30,000 seats

$ 350 million

Sub-arena	**10,000 seat**
Area	**14.5 hec**
Duration	**2025 – 2026**
Contract conditions & financing	**BOT model** **The city will own a share**

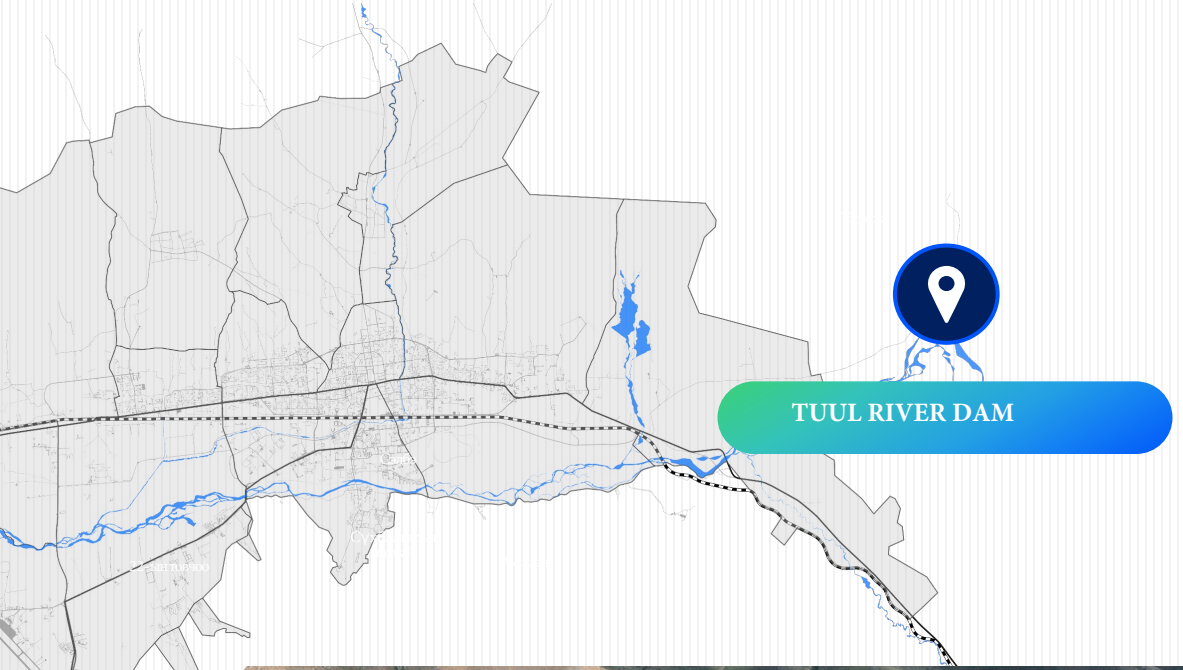
Benefit

With an automatic, retractable roof that opens and closes, it will be possible to host international art, sports, and festival events in any season of the year.

TUUL RIVER DAM

4,115 км²

$648.3 million



Produced water per day — **220,000 m^3/day**

River dam area — **Length=1,358m Weight=59m**

Depth of field — **30m**

F/S — **$ 14 million**

Duration — **2025 – 2032 year**

Contract condition and financing — **Foreign loan**

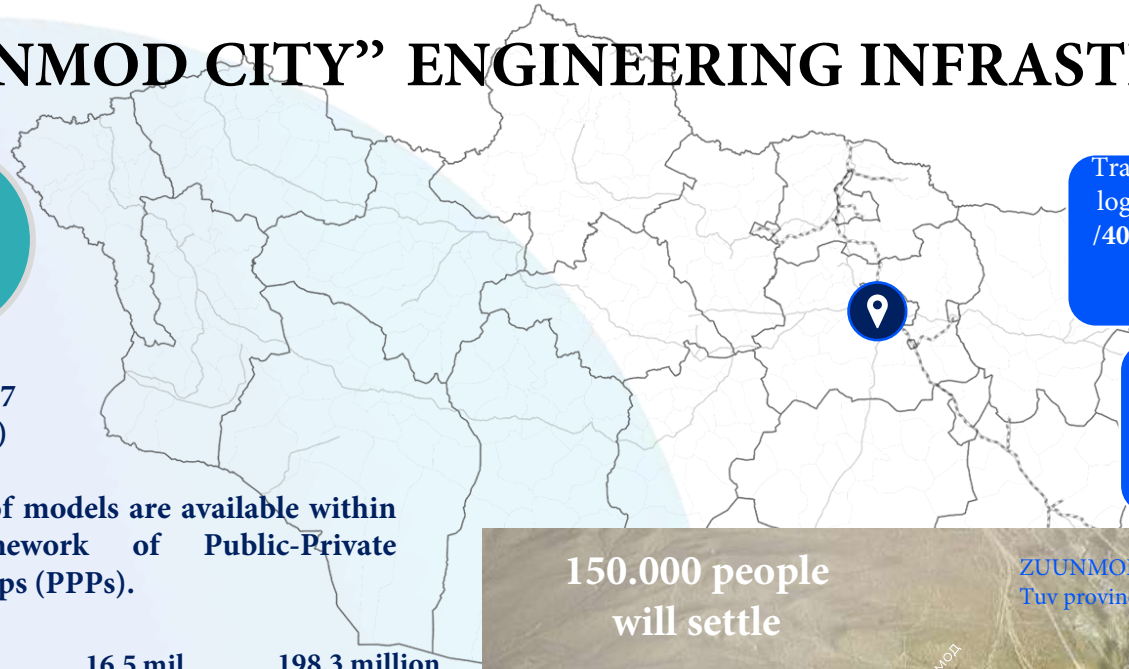
F/S · Bidding process · Construction

2025 2026 2027 2028 2029 2030 2031 2032

”NEW ZUUNMOD CITY” ENGINEERING INFRASTRUCTURE

31,500 hec

$ 893 million



Transport and logistics zone /**400** hectares/

Industrial zone /**690.6** hectares/

Campus, research area /**506.4** hectares/

International airport, air cargo zone /**2400** hectares/

Free Economic Zone /**1000** hectares/

Trade and wholesale zone /**417.9** hectares/

New Zuunmod city center, administrative area /**3000** hectares/

Public hotel business zone /**641.1** ha/

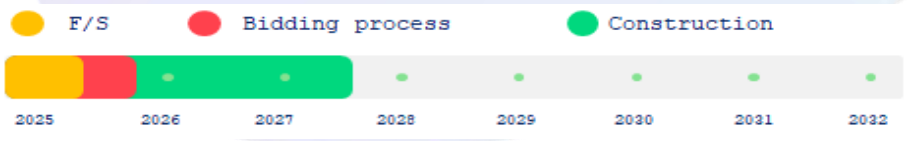
Duration — **2025 – 2027 (30 month)**

Contract conditions & financing — **All types of models are available within the framework of Public-Private Partnerships (PPPs).**

Budget — **678.1 mil. USD** | **16.5 mil. USD** | **198.3 million USD**

	Thermal power plant	Waste water treatment plant	Road
Electrical power	**250 MW**		
Thermal capacity	**465 MW**	**20,000 m3/day**	**128.5 km**

REGIONAL DEVELOPMENT, FUTURE CITY



GROUNDWATER AND FLOOD PROTECTION

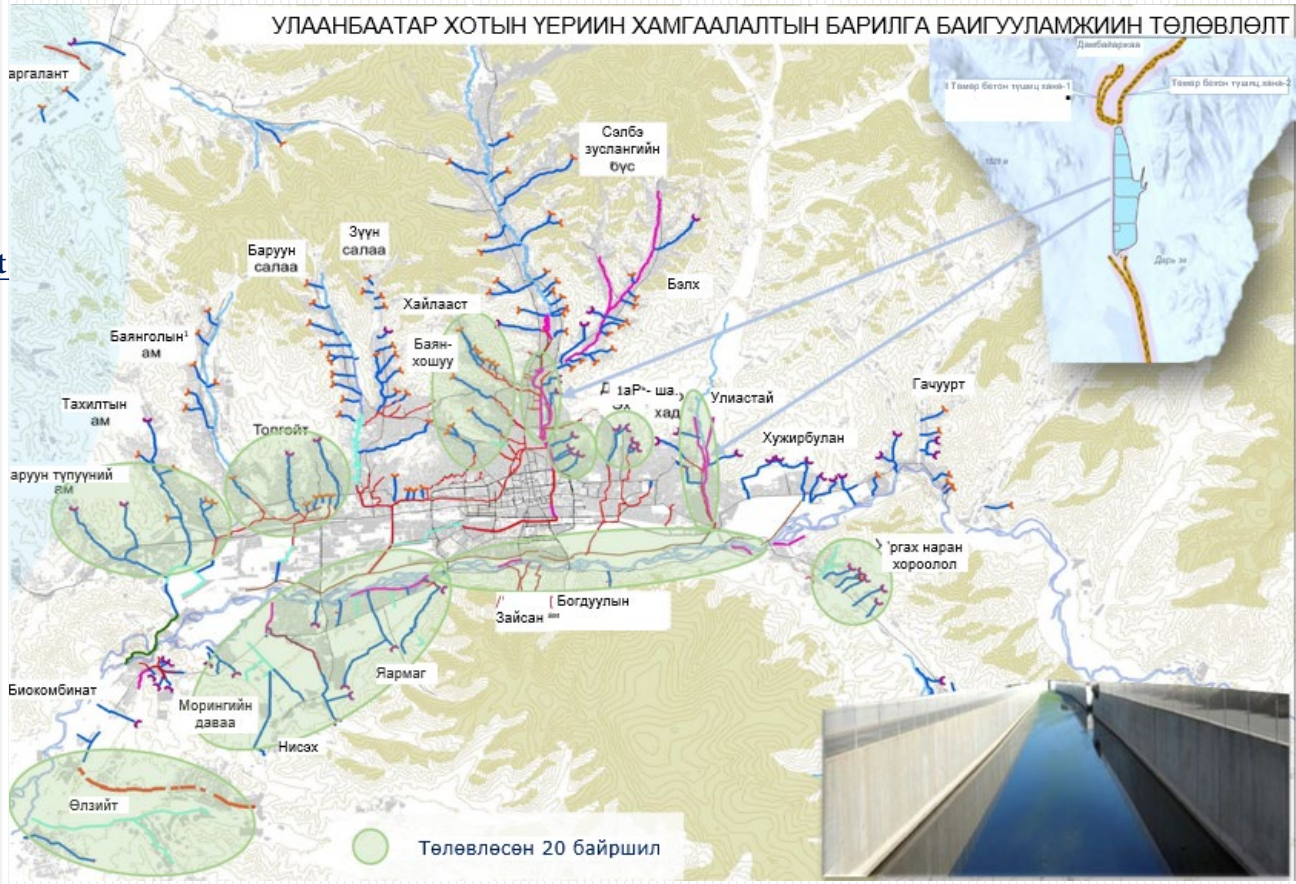
20 locations

$256 million

	With financial resources /13 locations/	Necessary additional project investment /7 locations/
Capacity	1 .3 million m^3	-
Duration	2025 – 2027 year	2026
Contract condition and financing	International soft loan of World bank and ADB	Foreign loan
Budget	$ 160 million	$ 96 million

F/S Bidding process Construction

2025 2026 2027 2028 2029 2030 2031 2032



	13 locations	7 locations
Length of dam	5км	25км
Length of channel	45км	55км
Length of line	-	20км
Floating fond	-	4 locations

BENEFIT

The flood protection will be constructed in 20 locations, improving the conditions for citizens to live in a healthy and safe environment."

SLUDGE INCINERATION PLANT

250 m3/day

$ 125 million

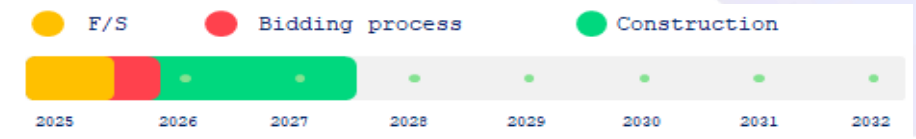
Capacity — **250 m3 of sludge is dried and burned to produce 5-6 m3 of ash**

Total sludge volume — **843,200 m3 of waste resources**

Daily sludge volume — **238 tons/day**

Implement ation period — **2025 – 2027 year**

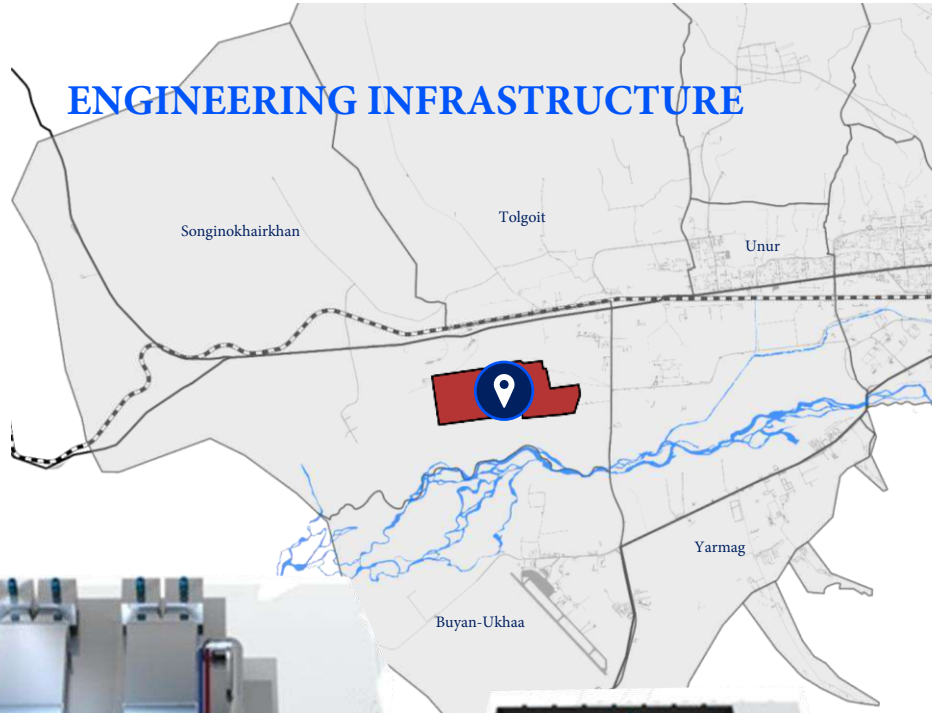
Contract terms and financing — **Within the framework of PPP EPC + F + Availability Payment or EPC contractor selection**

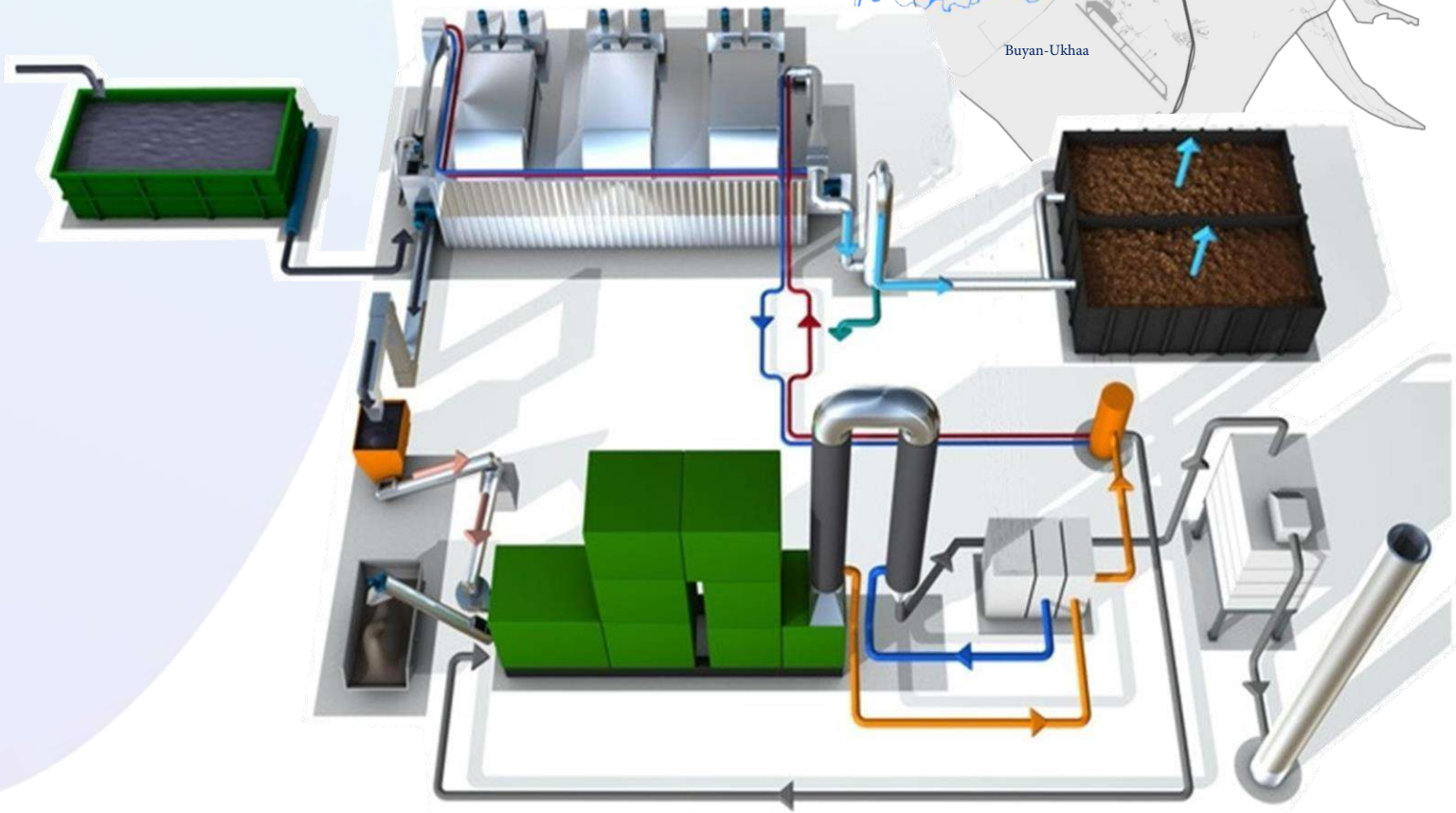


Upon project implementation

Disposing of sludge by dewatering, drying, and incineration will reduce air, soil, and water pollution.

ENGINEERING INFRASTRUCTURE





INFRASTRUCTURE OF EMEELT ECO INDUSTRIAL PARK

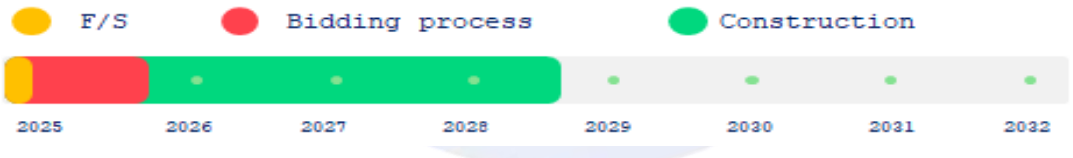
539 hec

$ 80 million

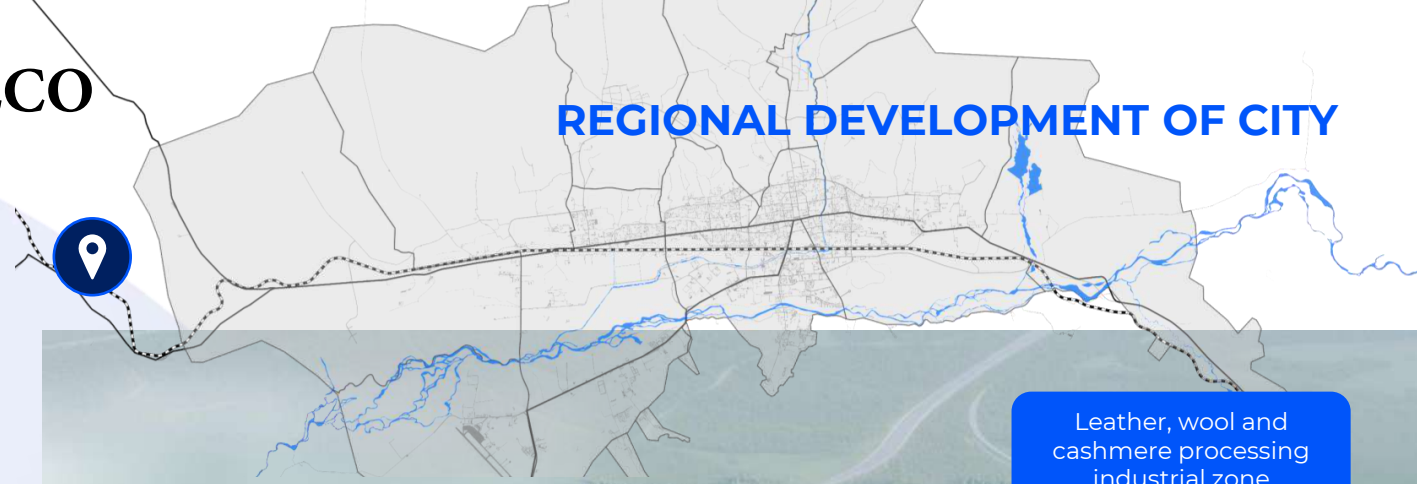
Energy capacity	**24 MW**
Thermal capacity	**106 MW**
Treatment plant	**8,000 м3/day**
Duration	**2025 – 2027**
Contract conditions & financing	**EPC**

Benefit

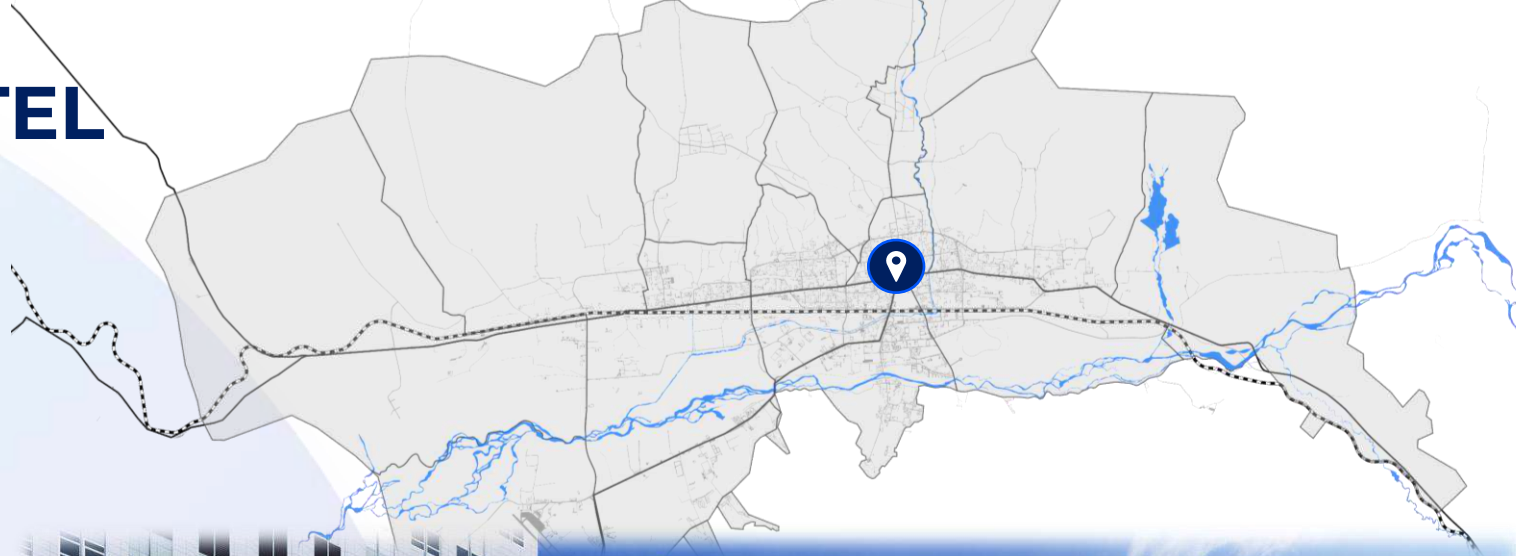
- 7.5 million pieces of leather, 3,000 tons of wool, 5,800 tons of cashmere, 25,000 tons of meat, and 8,000 tons of by-products will be processed annually.
- 5,600 new jobs will be created.



REGIONAL DEVELOPMENT OF CITY



INTERNATIONAL HOTEL



300 ROOMS

$20 million

Area	**13,790 m2**
Duration	**2026 – 2028**
Contract conditions & financing	**Real estate construction investment, EPC + F**
Partnership model	**UB City + Building Investor + Marriott Network's operation – triparty agreement**

Benefit

An international chain hotel will be constructed in the A Zone of the city center, preserving the style and appearance of historical buildings.

“BARUUN DALAI” DEPOSIT ECONOMIC CYCLE – 3 projects

1. Bayanbogd Power Station

300 MW

$ 650 million

Overhead power line — 120 km, 220 kW line

Duration — 2025 – 2027 year (30 month)

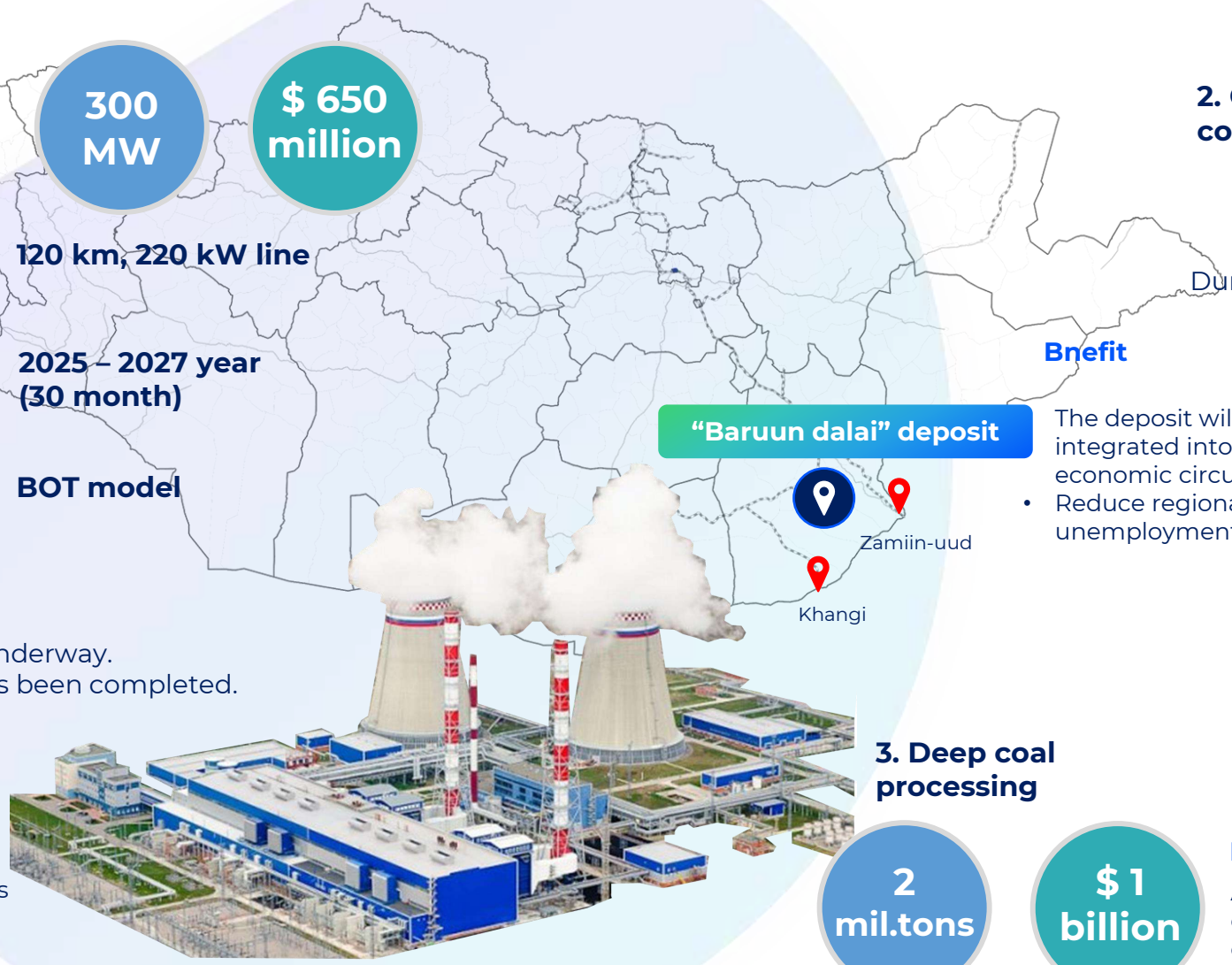
Contract conditions & financing — BOT model

Status

Feasibility study is underway.
Mode calculation has been completed.

Benefit

The Gobi region's energy resources will increase and processing industries will develop.



2. Coal concentrator

2-10 mil.tons

$ 500 million

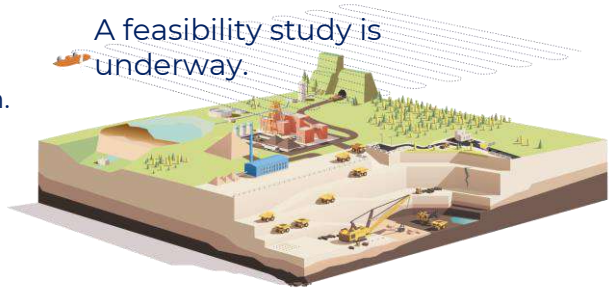
Duration — 2025 – 2028 year

Bnefit

- The deposit will be integrated into economic circulation.
- Reduce regional unemployment.

Status

A feasibility study is underway.



3. Deep coal processing

2 mil.tons

$ 1 billion

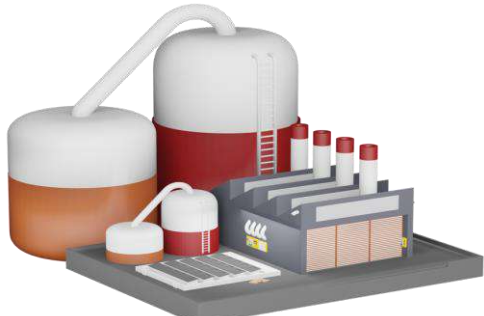
Duration — 2025 – 2032 year

Benefit

A coal chemical complex will be established to replace imports and support exports.

Status

A general survey is underway.



THANK YOU FOR YOUR ATTENTION