

Industrial Site to Accommodate the Industrial Park in the Frolovo Urban District (greenfield)

Volgogradskaya Oblast, Frolovo Town



Vacant industrial **land**, ha:

20.0

SITE BRIEF:

[General Information; Location; Contacts](#)

[Transport accessibility](#)

[Infrastructure](#)

[Preferences](#)

[Tariffs](#)

[Photo](#)

General Information; Location; Contacts

	Site characteristics	Description
1.	Cadastral number	34:39:0000:40 (address of the unit), (full availability to do land-surveying and make the site's map for a definite investor)
2	Location	Frolovo Town, Volgograd Oblast
3	Location description	North East part of the town, vacant town land
4	Type of lands	Populated lands
5	Condition of lands in brief	Plain terrain; clay loam
6	Type of ownership (private, public, public-private)	Public
7	Address and website	Frolovo Town, North East part of the town (down Khleborobnaya Street)

8	Management company or similar (MC)	Administration of the urban district – Frolovo Town
9	MC Address (postal, electronic, web-site)	403540, Volgograd Oblast, Frolovo Town, Revoljutsionnaya Street'12 economica@frolovoadmin.ru
10	MC contact responsible for relations with potential residents/investors (full name, title, phone number and e-mail)	Pichugin Ivan Ivanovich, First Deputy Head of Administration of the Urban District of Frolovo Town tel:(84465) 2-37-20 8-902-656-24-54
11	Concept of development of the Site (web-site) (yes/no)	No
12	Site business lines (major projects, SME projects, mixed-type projects)	Major projects, SME projects.
13	Industry specialization	Mining operations, chemical industry, construction. Other options are available as well.

Transport accessibility

	Characteristics	Current status	Projections
1.	Distance to the nearest town (km)	Frolovo, Volgograd oblast (a site at the end of the town), 0 km.	—
2.	Distance to the regional center (km)	Volgograd, 130 km	—
3.	Distance to Moscow (km)	834 km	—
4.	Distance to the nearest highway, name and distance (km)	Volgograd - Moscow	—
5.	Any road connecting the Site with the nearest highway: distance and road condition (km)	20 km	
6.	Any motor roads across the Site (yes/no)	yes	
7.	Any connections to railways (yes/no)	no	1 km
8.	Any offloading rail terminal facilities (yes/no)	no	
9.	Distance to the nearest international airport (km)	120 km	
10.	Distance and name to the nearest river port (km)	Volgograd River Port, 130 km	
11.	Distance and name to the nearest sea port (km)	Azov Sea Port – 583.	

Infrastructure

№	Characteristics	Current status	Projections
<i>Area of the Site</i>			
1.	Total area of the Site (ha)	<u>20</u>	
2.	Vacant industrial land (ha)	<u>20,0</u>	

Engineering infrastructure

3	<p>Capability to use engineering utilities (yes/no/comments). Distance from the Site to the engineering utilities (km), power required for use.</p> <ul style="list-style-type: none"> - power supply - heat supply - gas supply - water supply - sewage <p>(please provide details regarding technological potential of engineering facilities' development. Point out if there is a need for additional construction or reconstruction of infrastructural objects)</p>	<p>Distance to: -</p> <ul style="list-style-type: none"> - Water pipeline – 30 m. - Centralized sewage disposal – 50 m. - ETL, 300 m - Gas pipeline, 100m. - Telecommunications, 500 m. 	
---	---	--	--

Workforce

4	Transport service between the Site and the settlements	bus is available	
5	Total workforce estimates within a 50-km radius of the Site (people, thousand)	24,6	
6	Approximate number of unoccupied able-bodied population (people, thousand)	2,9	

Social infrastructure within 30-min proximity of the Site

7	Hospitals (yes/no, proximity to the nearest one)	Yes, 3 km	
8	Shops (yes/no, proximity)	Yes, 2 km	
9	Housing for the Site staff (yes/no, proximity)	no	
11	Hotels for the Site staff (yes/no, proximity)	no	

Preferences to Residents

In terms of initial expenses

<i>№</i>	<i>Preferences</i>	<i>Statutory document and approving authority</i>	<i>Statutory document validity</i>
1	Subsidies for expenses on technological connection to electrical facilities.	Resolution of the Government of Volgograd Oblast № 243-p dd. May 20, 2013 "On Approval of the Long-Term Targeted Regional Program to Develop and Support SMEs in Volgogradskaya Oblast in 2013-2017".	2013-2017
2	Subsidies on lease payments for acquisition of fixed assets	Resolution of the Government of Volgograd Oblast № 243-p dd. May 20, 2013 "On Approval of the Long-Term Targeted Regional Program to Develop and Support SMEs in Volgogradskaya Oblast in 2013-2017". Resolution of the Administration of Volgogradskaya Oblast # 246-p dd. July 13, 2009 "On Subsidies for SMEs".	2013-2017
3	Guarantees on fixed-asset loans to SMEs	Resolution of the Government of Volgogradskaya Oblast № 243-p dd. May 20, 2013 "On Approval of the Long-Term Targeted Regional Program to Develop and Support SMEs in Volgogradskay Oblast in 2013-2017".	2013-2017
4	Subsidies on staff professional development	Resolution of the Government of Volgogradskaya Oblast № 243-p dd. May 20, 2013 "On Approval of the Long-Term Targeted Regional Program to Develop and Support SMEs in Volgogradskay Oblast in 2013-2017".	Termless

5.	Other forms of preferences (name and describe): "Regional warranty fund" Non-commercial partnership – guaranties on banking loans to SMEs in the amount of 70% but not exceeding RUB 20 mln. Loans may be taken in commercial banks of Volgogradskaya oblast.	Established on November 11, 2007 in accordance with a Resolution by the Head of the Administration dd November 22, 2007 №1229-p	2007-termless
----	---	---	---------------

In terms of operating expenses

№	Preferences	Statutory document and approving authority	Statutory document validity
6	Subsidies to support export (subsidies of a part of exhibition expenses, interest rate subsidies on loans)	Resolution of the Administration of Volgograd oblast № 246-п dd July 13, 2009 "On subsidies for SMEs".	2013
7	Interest rate subsidies on loans for the Site's residents	Resolution of the Administration of Volgograd oblast № 246-п dd July 13, 2009 "On subsidies for SMEs".	2013
8	Other reliefs and preferences: <ul style="list-style-type: none"> - Subsidies to SMEs to partly cover certification expenses - Subsidies to SMEs including business activity of the youth to partly cover the expenses on educational fees - Subsidies to SMEs to partly cover the expenses on raising energy efficiency of their enterprises - Subsidies to start-up SMEs including innovative companies; - Subsidies to SMEs – existing innovative companies to partly cover their expenses - Subsidies to SMEs to partly cover their expenses on purchase of equipment for creation, development, or modernization of their manufacture - Support for young business - Subsidies for SMEs to partly cover their expenses on technological connection to electrical facilities. - Subsidies for SMEs to partly cover their expenses on development of children's recreation facilities 	Resolution of the Administration of Volgograd oblast № 246-п dd July 13, 2009 "On subsidies for SMEs".	2013

Тарифы

	Characteristics	Unit of measure	Current	Periodicity of
--	------------------------	------------------------	----------------	-----------------------

			status	Review
<i>Purposes of presenting vacant areas</i>				
1	Purposes of presenting vacant areas: - sale - lease other forms of partnership (specify).	Lease of a plot of land		
<i>Lease</i>				
2	Rate of lease of industrial areas	rubles/square meters per month excluding VAT	39007.29	In compliance with any amendments to the applicable legislation
3	Rate of lease of office areas	rubles/square meters per month excluding VAT	-	
<i>Connection to electric networks</i>				
4	Cost of connection to electric networks	rubles/kW excluding VAT	-	
<i>Utility services</i>				
5	Cost of contracted electrical capacity (capacity tariff)	rubles/kW* per month excluding VAT	-	
6	Heat tariff	rubles/Gcal excluding VAT	1660.39	Annually
7	Water tariff	rubles/ cubic meters excluding VAT	24.41	Annually
<i>MC services</i>				
9	Logistics (yes/no)			
10	Staff recruitment (yes/no)			
11	Maintenance/engineering (yes/no)			
12	Security (yes/no)			
13	Legal services (да/нет)			
14	Consulting, including raising funds for financing projects of residents (yes/no)			
15	IT services (yes/no)			
16	Cleaning of grounds, garbage disposal (yes/no)			
17	Transportation of residents' personnel and providing private			

	vehicles (yes/no)		
18	Banking services (settlement and cash services for residents) (yes/no)		
19	Services of a customs broker (yes/no)		
20	Leasing of premises (yes/no)		
21	Temporary storage warehouses (yes/no)		
22	Other services (specify)		

Photo

