

Plot of Land (greenfield)

Vologodskaya Oblast, Krasavino



Vacant industrial **land**, ha:

87.8

SITE BRIEF:

[General Information; Location; Contacts](#)

[Transport accessibility](#)

[Infrastructure](#)

[Preferences](#)

[PHOTO](#)

General Information; Location; Contacts

	Site characteristics	Description
1.	Cadastral number	The site is not demarcated
2	Location	Vologodskaya Oblast, Velikiy Ustyug District, Krasavino Urban Settlement
3	Location description	0.7 km to the north from LLC Premium-les
4	Land use category	Industrial lands; lands for transport, energy, communication, broadcasting, television, informatics, space industry, defense and security purposes; other special lands for construction purposes
5	Site in brief	The site is random in shape and free of buildings
6	Type of ownership (private, public, public-private)	Public
7	Management company or similar (MC)	Krasavino Urban Settlement Administration, Velikiy Ustyug Municipal District
8	MC Address (postal, electronic, web-site)	Ul. Kultury 3, Krasavino, Velikiy Ustyug District, Vologodskaya Oblast, 162341
9	MC contact responsible for relations	admkras2014@mail.ru

	with potential residents/investors (full name, title, phone number and e-mail)	(81738) 4-16-44 Anna N. Merkusheva, Head, Municipal Service Unit
10	Site Development Concept (web-site, if any) (yes/no)	No
11	Site business lines (major projects, SME projects, mixed-type projects)	Mixed-type projects
12	Industry specialization	Industry specialization has not been determined yet. Possible industry-specific lines of the site development: <ul style="list-style-type: none"> • food production • textile and clothing • wood processing and woodwork

Transport accessibility

	Characteristics	Current status	Projections
1.	Distance to the nearest town (km)	Krasavino, 3 km	—
2.	Distance to the regional center (km)	Vologda, 490 km	—
3.	Distance to Moscow (km)	961 km	—
4.	Distance to the nearest highway, name and distance (km)	Regional Highway (Uren-Shariya-Nikolsk-Kotlas)	—
5.	Any road connecting the Site with the nearest highway: distance and road condition (km)	Narrow-gauge railway, 700 m to the nearest motor road	
6.	Any motor roads across the Site (yes/no)	No	
7.	Any connections to railways (yes/no)	No	
8.	Any offloading rail terminal facilities (yes/no)	No	
9.	Distance to the nearest airport (km)	Velikiy Ustyug, designated aerodrome OJSC Vologda Airline, 30 km	
10.	Distance and name to the nearest river port (km)	Velikiy Ustyug, 30 km	
11.	Distance and name to the nearest sea port (km)	St. Petersburg, 1100 km	

Infrastructure

№	Characteristics	Current status	Projections
<i>Area of the Site</i>			
1.	Total area of the Site (ha)	6 segments – ca. 87.8 ha	
2.	Vacant industrial land (ha)	ca. 87.8 ha	

Engineering infrastructure

3	Availability of utilities (yes/no/comments). Distance from the Site to utilities (km); available load of: <ul style="list-style-type: none"> - electric mains - heat supply system - gas supply system 	<p>electric mains: connection is possible, hook-up point – 600 m</p> <p>heat supply system: construction of a heat substation required</p> <p>gas supply system: connection is possible, hook-up point – 1 km</p>	
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	- water supply network - sewerage system (Comment in detail on technological potential of the utilities. Specify if additional construction/reconstruction of the utilities is required.)	water supply network: construction of additional water supply networks required construction of additional sewerage systems required	
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Workforce

4	Transport service between the Site and the settlements	Narrow-gauge railway, 700 m to the nearest potential bus stop	
5	Total workforce estimates within a 50-km radius of the Site (people, thousand)	3.3	
6	Approximate number of unoccupied able-bodied population (people, thousand)	0.141	

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, 3 km	
9	Housing for the Site staff (yes/no, proximity)	Yes, 3 km	
11	Hotels for the Site staff (yes/no, proximity)	Yes, 3 km	

Preferences to Residents

In terms of initial costs

	Preferences	Statutory document and approving authority	Statutory document validity
1	Subsidies on projects	Resolution by the Vologodskaya Oblast Government dd. 01.04.2013 No. 339	up to 31.12.2016
2	Subsidies on lease payments to acquire fixed assets	Resolution by the Vologodskaya Oblast Government dd. 01.04.2013 No. 339	up to 31.12.2016
3	Guarantees on fixed-asset loans to SMEs	in progress	

In terms of operating costs

	Preferences	Statutory document and approving authority	Statutory document validity
1.	Subsidies on export support	Resolution by the Vologodskaya Oblast Government dd. 01.04.2013 No. 339	up to 31.12.2016
2.	Subsidizing interest rates on loans to Site residents	Resolution by the Vologodskaya Oblast Government dd. 01.04.2013 No. 339	
3.	Profit tax relief	Vologodskaya Oblast Law dd. 21.11.2003 No. 968 OZ approved by the Vologodskaya Oblast Legislative Assembly	2003-indefinite term
4.	Property tax relief	Vologodskaya Oblast Law dd. 30.04.2002 No. 78	2002-indefinite

		OZ approved by the Vologodskaya Oblast Legislative Assembly	term
5.	Transport tax relief	Vologodskaya Oblast Law dd. 15.11.2002 No. 842 OZ approved by the Vologodskaya Oblast Legislative Assembly	2002-indefinite term

PHOTO

