

INDUSTRIAL PARKS

3 projects

Industrial park «INNOVATION FORPOST»

(Dnipro city council, «Dnipro Development Agency», the city of Dnipro)

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Industrial park «Kryvbas» (Kryvyi Rih city council, the city of Kryvyi Rih)

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Industrial park «Eco-Steel»

(LLC «LANGUAGE UNIVERSE» Novopil village council, Kryvyi Rih district)

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A decorative graphic at the bottom of the page features a dark blue background with a white, stylized mountain range silhouette. The mountains are composed of several overlapping rectangular blocks of varying heights and widths, creating a layered effect.



Industrial park «INNOVATION FORPOST»

Project description

Providing the industrial areas for the placement of objects of such spheres as transport infrastructure, information, communication and biotechnology, instrumentation, electronics, energy saving and the use of alternative energy sources.

According to the Industrial Park «INNOVATION FORPOST» concept in the city of Dnipro, it is planned to construct public buildings and facilities, locate industrial enterprises, and provide infrastructure.

PROJECT ZONES:

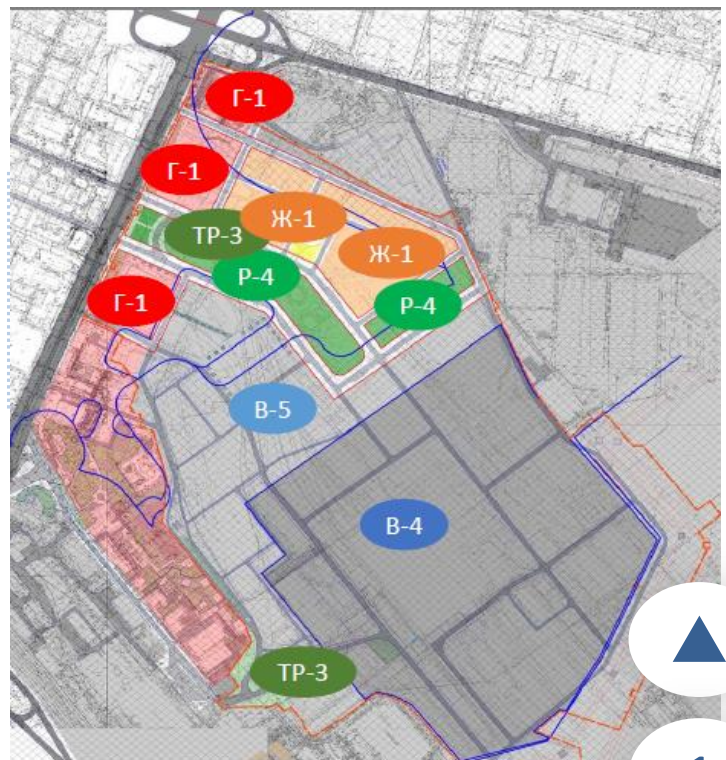
- Industry placement – **140-240 000 m²**
- **Business incubator (stage 1) – 1 000 m²**
- **Exhibition complex – 18 000 m²**
- Office space, incl IT park and R&D centers – **50 000 m²**
- Residential complex incl. children's educational institution – **27 000 m²**
- Hotel – **5 000 m²**
- Shopping complex – **6 000 m²**
- Recreation areas – **4 ha**



TERRITORIAL ZONING

- B-5** Industrial zone (class 5)
- B-4** Industrial zone (class 4)
- P-4** Landscaped area
- Г-1** Public buildings
- TP-3** Streets and squares
- Ж-1** Multi storey residential building

- TOTAL AREA: – 61,4 ha
- IT cluster – 7,5 ha
- **industrial zone – 50,0 ha**
- Additional services – 3,9 ha



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Project initiator

Industrial park Management Company:
Dnipro Development Agency
www.dda.dp.ua , www.innoforpost.com



Industrial park «INNOVATION FORPOST»

Project technical parameters

Land plot characteristics:

- **area:** 50 ha (Industrial park is divided into 35 land plots (ranging in size from 0.4 ha to 7.9 ha);
- 75% of the area free of construction;
- **intended use:** industry land;
- **cadastral number:** 1210100000:04:006:0125;

Engineering infrastructure:

- pump-type water supply and water disposal;
- gas distribution stations (GDS) of low and medium pressure;
- electricity supply is 24 MW

Transport infrastructure:

- 3 railway stations within a radius of 3 km;
- European route E50 – 4 km;
- Regional highway T0410 – 0.1 km;
- the Dnieper river – 1.5 km.

Project goals

- increasing the region investment attractiveness;
- creation of new industrial productions using innovative, energy-saving and environmentally friendly technologies;
- increasing the production and export potential of local enterprises;
- development of engineering, transport and logistics infrastructure of the region;
- jobs creation.

FINANCING OF THE CREATION OF INDUSTRIAL PARK IN DNIPRO

Creation industrial park in Dnipro - \$ 100 mln:

- **80,62 %** Foreign and national investors **\$ 80, 7 mln.**
- **9,45 %** National budget **\$ 9,4 mln.**
- **9,93 %** Dnipro City Budget **\$ 9,9 mln.**
- **+ \$ 1 mln.** Grants

Mechanisms for cooperation

Cooperation business agreement within the industrial park (lease).

Project location:

city Dnipro.



Dnipro City Council «Dnipro Development Agency»

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Industrial park «KRYVBAS»

Project description

Providing the industrial areas for the placement of objects of the innovation sphere, industry, logistics, others.

According to the Industrial Park «KRYVBAS» concept, there are such priority areas of activity as engineering, construction, logistics, etc.

Project initiator

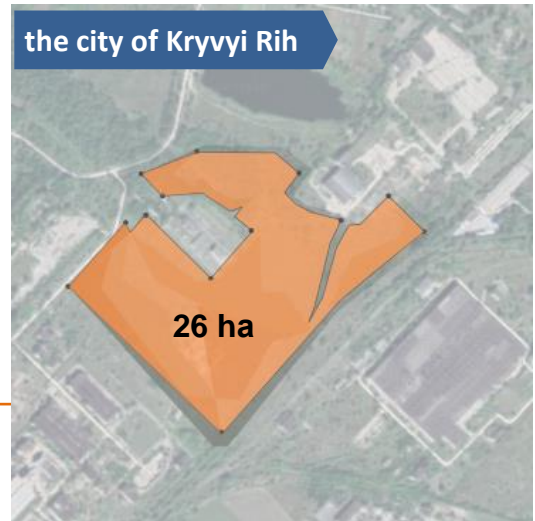
Kryvyi Rih City Council
www.ig.krmisto.gov.ua

Industrial park Management Company:
CE «Kryvyi Rih city development institution»

Project goals

- attracting investments and diversification of the city of Kryvyi Rih economy;
- creation of new industrial productions using innovative, energy-saving and environmentally friendly technologies;
- creation of new jobs;
- improving the city investment image;
- development of the city engineering, transport and logistics infrastructure.

the city of Kryvyi Rih

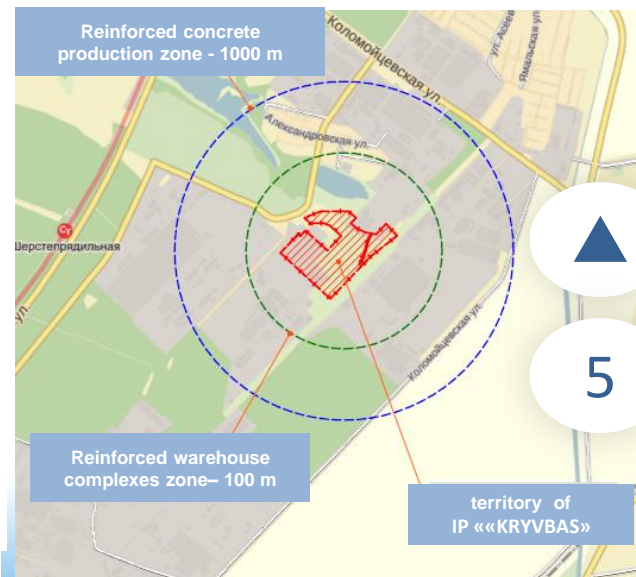
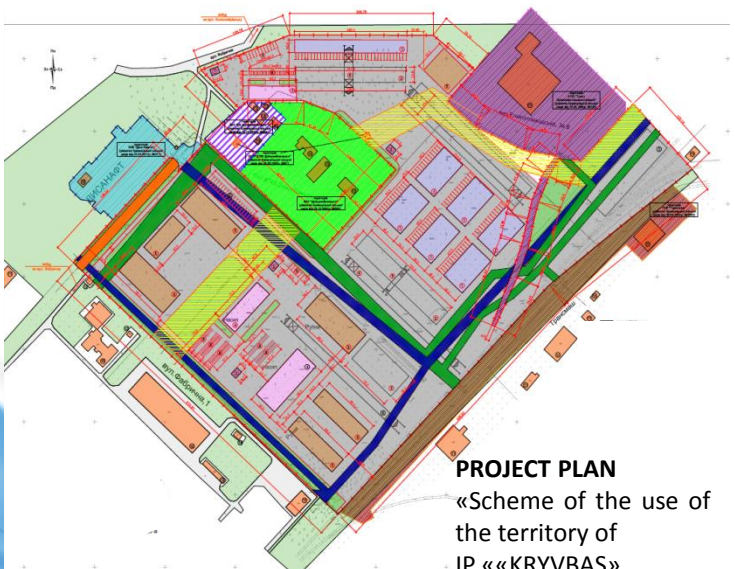


Project economic indicators

State budget \$ 233 thousd.

Managing company \$ 697 thousd.

Industrial park is established for the **30 years** period (2013 – 2043 years).



Industrial park «KRYVBAS»

Project technical parameters

Land plot characteristics:

- area: 26,03 ha;
- buildings and facilities are absent on the land plot;
- Intended use:** land of industry;
- cadastral number:** 1211000000:04:381:0056;
- administrator:** Kryvyi Rih City Council.

Engineering infrastructure:

- **water supply:** potential connection to the existing water pipe Ø225 mm, 1 MPa – 1 km;
- **water discharge:** connection to Kryvyi Rih sewage facility – 2 km, sewage pumping station – 0.8 km;
- **gas supply:** connection to the existing network -throughput of 5500 m³ / h – 2 km, gas distribution station (GDS) – 1.9 km;
- **electricity supply:** connection to substations:
 - substation «Shovkopriadna fabryka»;
 - (ShPF)-150» 150/35/10 kW – 0.05 km;
 - substation «BPF-150» 150/35/10 kW – 2.5 km.

Transport infrastructure:

- Municipal Enterprise «Kryvyi Rih International Airport» of Kryvyi Rih City Council – 35 km;
- roads of national importance:
 - H11 (Dnipro – Mykolayiv (through Kryvyi Rih) – 5.5 km;
 - H23 highway of national significance (Kropyvnytskyi – Kryvyi Rih – Zaporizhzhia) – 11.5 km.
- regional highway:
 - P-74 – 1 km;
 - T0434 – 0.8 km.
- railway station «Kryvyi Rih - Sortuvalnyi» – 2 km

Mechanisms for cooperation

Cooperation business agreement within the industrial park (lease).

Additional information

The land plot has:

- detailed site plan;
- project of land allocation.

Project location:

the city of Kryvyi Rih, Dnipropetrovsk region.



Kryvyi Rih City Council

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Industrial park «Eco-Steel»

Project description

The **creation of Eco-Steel** is to rebuild industry of Ukraine and to accelerate the "green transition" for processing industry, "green metallurgy", companies of construction materials production, logistics and related services by meeting the

needs of these companies for properly equipped industrial areas with environmentally sustainable and stable engineering and transport infrastructure and affordable production and warehouse space. An industrial park is being created for 50 years.

FUNCTIONAL PURPOSE

- production of metallurgical and metalworking products;
- production of construction materials;
- processing of metallurgical waste;
- logistics;
- related services and production.

Project initiator

LLC "GVINEA"



Project goals

- attracting environmentally and socially responsible investors with closed-cycle production facilities and innovative, energy-saving and environmentally friendly technologies as participants in the industrial park;
- construction of production and warehouse buildings in accordance with the requirements of BREEAM and LEED green certification;
- development of the engineering and transport infrastructure, including the needs of the industrial park participants and compliance with environmental standards and limits;
- organisation of resource-efficient and clean production;
- creation of new workplaces in compliance with the principles of inclusion and gender equality in the recruitment process and labour relations;
- efficient usage of resources and waste recycling.

Industrial park Management Company:

LLC LANGUAGE UNIVERSE

Mechanisms for cooperation

Cooperation business agreement within the industrial park (lease).

Project economic indicators

Expected amount of investments:

\$293 million

Investment amount per 1 ha of developed area

- Stage 1 (up to 5 years): \$7.9 million per 1 ha
- Stage 2 (7-10 years): \$6.9 million per 1 ha

Annual total revenue of the industrial park participants

- Stage 1 (up to 5 years): \$270.2 million per year
- Stage 2 (7-10 years): \$ 360 million per year

Number of jobs created

- Stage 1 (up to 5 years): 550 people.
 - Stage 2 (7-10 years): 350 people.
- Total: 900 people.



Industrial park «Eco-Steel»

Project technical parameters

Land plot characteristics:

- **area:** 23,86 ha (Green-field) with the possibility of expanding ;
- **intended use:** industry land;

Engineering infrastructure:

- water supply and sewage (maximum expected capacity of 5,540 m³/day);
- gas supply - gas distribution stations (maximum expected capacity of 4,000 m³/h);
- electricity supply (maximum expected capacity of 60 MW)

According to the functional use, the territory of the industrial park is divided into zones:

zone of administrative purpose;

- zones of production and warehousing purposes;
- engineering support zones;
- renewable energy zones;
- employee recreation areas;
- parking areas for cars and trucks;
- roads beyond the railway line.

Transport infrastructure:

- Municipal Enterprise «Kryvyi Rih International Airport» of Kryvyi Rih City Council – 34,7 km;
- H23 (Kirovohrad - Kryvyi Rih - Zaporizhzhia) - 6 km,
- H11 (Dnipro – Mykolayiv – 6.5 km);
- P-74 - 11.7 km,
- T-0434 - 23.3 km,
- Kryvyi Rih-Sorting railway station - 22.3 km.

Additional information

The area around the land plot has a developed traffic network formed by asphalt roads with a carriageway width of 5.5-7 m, which have access to the national highway H23 (Kropyvnytskyi – Kryvyi Rih – Zaporizhzhia)

Project location:

Novopil village council, Kryvyi Rih district



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