

## STANKOMASH INDUSTRIAL PARK

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### GENERAL INFORMATION

ID в АИП	913
Скрыть на карте	Нет
Name of the industrial park	Stankomash Industrial Park
Federal district	Ural Federal District
Subject of the Russian Federation (constituent entity)	Chelyabinsk region
Type of site	Industrial Park
Type of park	Brownfield
Included in the Register of the Ministry of Industry and Trade of Russia	Yes
Membership in the Association of Industrial Parks of Russia	Yes
Availability of the Certificate of Compliance with National Standard GOST R 56301-2014 "Industrial Parks. Requirements"	Yes
Industrial park specialization	Multi-industry
Key products of industrial park residents according to OKVED 2	24 - Metallurgical production; 25 - Manufacturing of finished metal products, except for machinery and equipment
The industrial park is included in the infrastructure of the industrial cluster (in the group of enterprises with close industrial cooperation)	No
Industrial park status	Operating
IP type in accordance with ownership form	private
Ownership form of real estate assets (not owned by IP residents) and internal infrastructure	private
Name of the facility management company	LLC Industrial Park Stankomash
Ownership form of Managing Company	private
	454010, г. Челябинск, ул. Енисейская, д. 8

Registered address of the facility management company	
INN (Taxpayer Identification Number) of the Management Company	7449059203
Park address	8 Yeniseyskaya Street, 454010, city of Chelyabinsk
Full name of the contact person	Kulenko Igor Konstantinovich
Job position of the contact person	Leading Specialist
Phone	+7 (351) 216-87-91, +7 (351) 216-85-86
E-mail	info@stankomashpark.ru, kulenko.igor@konar.ru
Industrial park website address	<a href="https://stankomash.konar.ru/">https://stankomash.konar.ru/</a>

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#### **MAIN SERVICES OFFERED BY THE FACILITY MANAGEMENT COMPANY**

Property management	Yes
Land sales	Yes
Sale of buildings, structures, and premises	Yes
Land rentals	Yes
Lease of completed production sites, premises, and structures	Yes
Construction of ready-made industrial buildings and engineering infrastructure facilities on commission from residents (built-to-suit service)	Yes
Provision of special-purpose industrial equipment to residents	Yes
Services related to additional protection of premises and their equipment with special protection and signalling means	Yes
Security services for private individuals and industrial park property	Yes
Telephone communications services	Yes
Internet access services	Yes

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#### **ADDITIONAL SERVICES OFFERED BY THE FACILITY MANAGEMENT COMPANY**

Security services	Yes
Logistic services	Yes
Accounting services	Yes
	No

Financial services, including financial intermediation services and related ancillary services	
Staff recruitment	Yes
Legal services	No
Consulting services	No
Maintenance and operation of shared facilities	Yes
Advertising services	No
Postal and secretarial services	No
Educational and training services	No
Cargo and passenger transportation services, provision of transport means	Yes
Parking space provision services	Yes
IT services	No
Catering services and arrangement of specialized food consuming areas	Yes
Maintenance and operation of shared facilities	Yes
Site cleaning and waste removal	Yes
Other services	1. Maintenance, maintenance of office and industrial real estate. 2. Landscaping services. 3. Static weighing of transport. 4. Cleaning services. 5. Maintenance of networks and equipment. 6. Medical services. 7. Pre-trip/post-trip medical examination. 8. Fitness room services. 9. Provision of specialized equipment for rent. 10. Environmental services. 11. Fire and industrial safety services. 12. Technical Library. 13. Excursion services of the museum.

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## **TRANSPORT ACCESSIBILITY**

Distance to the nearest city (town), km	0
Distance to the capital of the subject of the Russian Federation, km	0
Distance to Moscow, km	1795
Distance to the nearest federal highway, km	12.7
Nearest road, name	Yeniseiskaya Street
Nearest road, distance, km	0.1
Length of road network within the park territory, km	35

Joining to railway lines	Yes
Railway lines within the park territory	Yes
Name of the nearest cargo offloading facility	Station Chelyabinsk-Gruzovoy of Yuzhno-Uralskaya railway
Distance to the railway station, km	6
Distance to the nearest railway transport unloading terminal, km	5
Distance to the nearest airport, km	22.7

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## **PARK INFRASTRUCTURE, LAND PLOT**

### **LAND PLOT**

Industrial park area, ha	189.0102
Total area occupied by SMEs, hectares	2.38
Land plot vacant area, hectares	65.3
Permissible hazard class for companies, structures and other facilities to be located	I; II; III; IV; V
Average sale price of a land plot within the park territory, RUB per hectare	0
Average sale price of a land plot within the park territory for SMEs, RUB per hectare per year	0
Expert review of design specifications and estimates (availability of positive expert opinions)	Yes
Right to use a land plot	For the operation of the industrial site of the enterprise

### **REAL ESTATE UNITS**

Area of real property located in the industrial park, sq. m	355183
Total area of production premises to be occupied by the residents, sq. m	262034.6
including areas, allotted for SMEs	5251.03
Available area of production premises to be occupied by the residents, sq. m	0
Maximum ceiling height of industrial premises (up to framework), m	30.4

Average rental price for industrial premises, RUB per sq. m per year	0
Total area of office premises to be occupied by residents, sq. m	38639.2
Available area of office premises to be occupied by residents, sq. m	0
Average rental price for office premises, RUB per sq. m per year	0
Average sale price for office premises, RUB per sq. m per year	0
Area of warehousing facilities, sq. m	0
Area of engineering and utility facilities, sq. m	0
<b>POWER SUPPLY</b>	
Electricity supply	Yes
Electrical capacity, MW	48
Available electrical capacity, MW	9.75
Source (sources) of electrical energy, quantity, capacity (MW)	ОАО «МРСК-Урала» 42 МВт, ОАО «ФОРТУМ» 6 МВт
Average tariff for electric power in the park (excluding VAT), RUB/kW	0
<b>HEAT SUPPLY</b>	
Heating supply	Yes
Heating energy capacity, Gkal/hour	7.912
Available heating energy capacity, Gkal/hour	0
Source of heating energy	Own boiler facility
Heat medium	Water
<b>GAS SUPPLY</b>	
Gas supply availability	Yes
Gas supply capacity, m <sup>3</sup> /h	5000
Gas supply spare capacity, m <sup>3</sup> /h	0

Average tariff for gas supply in the park (excluding VAT), RUB/m<sup>3</sup> 0

#### **WATER SUPPLY**

Water supply availability Yes

including cold water supply Yes

including hot water supply No

including process water Yes

including water for fire-fighting systems Yes

Water supply capacity, m<sup>3</sup>/h 0

Available water supply capacity, m<sup>3</sup>/h 0

Water supply source external Water Supply and Waste Water Treatment Plant

Average tariff for water supply in the park (excluding VAT), RUB/m<sup>3</sup> 0

#### **WASTE WATER AND SEWAGE TREATMENT FACILITIES**

Availability of a centralized water drainage system or treatment facilities Yes

Sewage treatment structures belong to External

Capacity of sewage and treatment facilities, m<sup>3</sup>/h 500

Available capacity of sewage and treatment facilities, m<sup>3</sup>/h 456.6

Sewage and treatment facilities description For water purification, existing treatment facilities are used to ensure that the quality of discharged water is brought to the lake. Shelyugino to standard values (for suspended particles and the content of petroleum products). For production processes where water purification is necessary, local treatment facilities are used.

Storm water treatment facilities Yes

#### **COMMUNICATIONS IN THE PARK**

Communications channels Telephone; Fiber-optic Internet

Internet connection speed, Mbps 100

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### **INFORMATION ABOUT RESIDENTS**

Total number of residents in IP, units	
including for SMEs, pcs	3
Number of Russian residents at the end of reporting period, pcs	10
Number of foreign residents at the end of reporting period, pcs	0
Number of enterprises (residents) operating in the industrial park, units	10
including for SMEs, pcs	3
Number of jobs at enterprises (residents) operating in the industrial park, units	4884
including for SMEs, pcs	298
Salary fund of residents of the industrial park, million RUB	7182.04
Volume of shipped goods of own production and works/services performed by residents operating in the industrial park, thousand RUB	38782876.53

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#### **STATE SUPPORT OF PARK**

IP is a participant of federal state programs	No
IP is a participant of regional state programs	No
A recipient of subsidy under Subprogram 2 "Development of Small and Medium Enterprises" of the State Program of the Russian Federation "Economic Development and Innovative Economy"	No
SEZ status granted	No
PDA status granted	No

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#### **TAX BENEFITS FOR IP RESIDENTS WITH INDICATION OF ACTUAL TAX RATE**

Profit tax	Yes
Transport tax	Yes
Tax rate, %	0
Corporate property tax	Yes
Tax rate, %	0
Land tax	Yes

Tax rate, %	0
VAT	No

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## HUMAN RESOURCES AVAILABILITY

### NUMBER OF RESIDENTS AT A RADIAL DISTANCE FROM THE PARK

up to 100 km, persons	1500000
up to 250 km, persons	2200000
up to 500 km, persons	3700000

Availability of transport means for commuting from inhabited localities to IP	Yes
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## INFORMATION

Person responsible for filling information fields	Куленко Игорь Константинович kulenko.igor@konar.ru Тел.: +7 (351) 216-87-91, +7 (351) 216-85-86
Coordinates (Latitude)	55.146536
Coordinates (longitude)	61.459026

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## IMAGES

Reference to the map	<a href="https://stankomash.konar.ru/">https://stankomash.konar.ru/</a>
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## DOCUMENTS FOR DOWNLOAD

Type of document	Park presentation
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## STATISTICAL INDICATORS

### INDUSTRIAL PRODUCTION VOLUME OF RESIDENTS OF THE INDUSTRIAL PARK, MILLION RUB

2011	0
2012	0
2013	0
2014	0
including SMEs	0
2015	0
2016	0
2017	0
2018	0
2019	12252.8

2020	36716.2
2021	25302.8
including SMEs	1760.19
2022	27869.76
including SMEs	1988.1
2023	39467.52
including SMEs	4387.36
2024	66166.43
including SMEs	4133.86
2025	52301.41
including SMEs	2720.42

**TOTAL NUMBER OF RESIDENTS IN IP, UNITS**

2011	0
2012	0
2013	0
2014	0
2015	0
2016	6
2017	8
2018	8
2019	8
2020	10
2021	11
including SMEs	5
2022	11
including SMEs	5
2023	11
including SMEs	5
2024	11
including SMEs	4
2025	11
including SMEs	3

**NUMBER OF EMPLOYEES IN THE PARK, PEOPLE**

2011	0
2012	0
2013	0
2014	0
2015	0
2016	0
2017	0
2018	4196
including SMEs	712
2019	3678
including SMEs	571
2020	3964
including SMEs	591
2021	4436
including SMEs	516
2022	4626
including SMEs	644
2023	5065
including SMEs	886
2024	5797
including SMEs	516
2025	4884
including SMEs	303

**SALARY FUND OF RESIDENTS OF THE INDUSTRIAL PARK, MILLION RUB**

2011	0
2012	0
2013	0
2014	0
2015	0
2016	0
2017	0

2018	1926
2019	2555
2020	2633
2021	3176
2022	3770
2023	4668.03
2024	7510.49
2025	7182.04

**INDUSTRIAL PARK AREA, HA**

2011	0
2012	0
2013	0
2014	0
2015	203.0522
2016	206.5931
2017	211.844
2018	211.4615
2019	210.541
2020	189.3106
2021	189.3154
2022	189.3154
2023	188.9465
2024	188.9465
2025	189.0102

**AREA OCCUPIED BY RESIDENTS, HECTARES**

2011	0
2012	0
2013	0
2014	0
2015	0
2016	0
2017	0

2018	60.3529
2019	59.9093
2020	58.2507
2021	125.7
2022	124
2023	88
2024	123.7
2025	123.7

**LEASABLE AREA OF INDUSTRIAL PARK PREMISES, SQ. M**

2011	0
2012	0
2013	0
2014	0
2015	0
2016	0
2017	0
2018	0
2019	0
2020	17678.3
2021	0
2022	0
2023	0
2024	0
2025	0

**TAX AND CUSTOMS DUTIES PAID BY ENTERPRISES OPERATING IN THE INDUSTRIAL PARK TO THE CONSOLIDATED BUDGET OF THE RUSSIAN FEDERATION, MILLION RUB**

2011	0
2012	0
2013	0
2014	0
2015	3127.831
2016	2715.437
	1957.792

2017	
2018	0
2019	2488.4
2020	1820.5
2021	2960.92
including SMEs	295.7
2022	3734
including SMEs	183.5
2023	5910
including SMEs	704
2024	6437.66
including SMEs	567.01
2025	7042.48
including SMEs	323.9
Ongoing facility agreement entered into by managing company	Yes
Volume of debt capital, rubles	3348520000

**PAYMENTS\_FEDERAL\_BUDGET\_INDUSTRIAL**

2023	5384.29
2024	5485.26
2025	5997.77

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**INVESTMENTS IN THE PARK**

**AMOUNT OF INVESTMENT IN DESIGN AND CONSTRUCTION OF INDUSTRIAL INFRASTRUCTURE FACILITIES FOR THE INDUSTRIAL PARK, MILLION RUB**

2011	0
2012	0
2013	0
2014	0
2015	56.4
2016	96.9
2017	35.6
2018	77.4
	1054

2019	
2020	456
2021	1701.31
2022	171
2023	433
2024	286.68
2025	65.51

**CUMULATIVE VALUE OF PUBLIC INVESTMENTS INTO THE PARK INFRASTRUCTURE, MILLION RUB**

2011	0
2012	0
2013	0
2014	0
2015	0
2016	0
2017	0
2018	0
2019	0
2020	0
2021	0
including from the federal budget (with a reference to federal executive authority)	0
including from the regional budget	0
2022	0
2023	0
including from the federal budget (with a reference to federal executive authority)	0
including from the regional budget	0
2024	0
including from the federal budget (with a reference to federal executive authority)	0
including from the regional budget	0
2025	0

including from the federal budget (with a reference to federal executive authority)	0
including from the regional budget	0

**AMOUNT OF EXTRABUDGETARY INVESTMENT OF RESIDENTS OF THE INDUSTRIAL PARK, MILLION RUB**

2011	0
2012	0
2013	0
2014	0
2015	4258.541
2016	7794.799
2017	6423.212
2018	8100
2019	3119.54
2020	3499.2
2021	2267.7
including SMEs	1025.8
2022	350.15
including SMEs	101.8
2023	574.44
including SMEs	158.7
2024	1383.97
including SMEs	229.93
2025	1864.1
including SMEs	1.5