



STREFA PRZEMYSŁOWA P-1
 DL-5
 U-1
 P-1a
 DL-5
 U-1a
 DL-4
 U-1
 STREFA USŁUGOWA U-1
 STREFA PRZEMYSŁOWA U-1
 STREFA PRZEMYSŁOWA P-1
 DL-5

Projekt ciał oraz gabarytów sieci inżynierskich i osi drogi w obszarze powstających terenów inwestycyjnych w Zatorze
 PROJEKT ZAGOSPODAROWANIA TERENU
 1:2000

1. Wskazanie osi drogi
 2. Wskazanie osi sieci inżynierskich
 3. Wskazanie osi sieci energetycznych
 4. Wskazanie osi sieci telekomunikacyjnych

1:2000
 10000:00
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 7454:25

Western Małopolska Business Activity Zone in Zator

Special Economic Zone in Zator



KRAKÓW TECHNOLOGY PARK
ZATOR BUSINESS ACTIVITY ZONE



Dear Ladies and Gentlemen

In 2010-2012 we shall offer investors nearly 40ha of investment grounds with full utilities, a very good location in terms of communication, including 30ha allocated for industrial operations, and 8ha for services. 7ha have been separated from the Zator Zone and incorporated into the Special Economic Zone as a sub-zone of Krakowski Park Technologiczny Sp. z o.o. As a target, the Zator Business Activity Zone shall cover 100ha of investment grounds. Entrepreneurs who establish their businesses in our area will receive support in the form of an integrated public aid package that includes local exemptions and allowances and national preferences.

We shall be happy to co-operate with you

With sincere regards
Mayor of Zator, Zbigniew Biernat



Area: 40ha

The commune of Zator is located in the western part of Małopolskie Voivodeship, in the district of Oświęcim some 40km west of Kraków, 50km east of Bielsko-Biała, and 45km from Katowice. The district towns of: Oświęcim (16km), Chrzanów (18km), Wadowice (14km), and Andrychów (18km), are to be found in the close vicinity of Zator, which also has a convenient connection with A4 Motorway at the Chrzanów Junction (20km) and is also favourably located between the two airports: the International Airport Kraków-Balice and the Katowice-Pyrzowice International Airport.

Increased accessibility will be provided through the designed Beskidy Integration Road (Bielsko-Biała – Kraków) and a connection with express road S1 (Bielsko-Biała – Brzeszcze – Oświęcim).

Within a short distance are customs office branches (in Oświęcim, Andrychów) and numerous forwarding and transportation companies.

The advantageous location is also supported by the expanded facilities of the technical and telecom infrastructure and communication routes leading to all the plots of land that are included in the investment offer.

Within a 50km distance are:

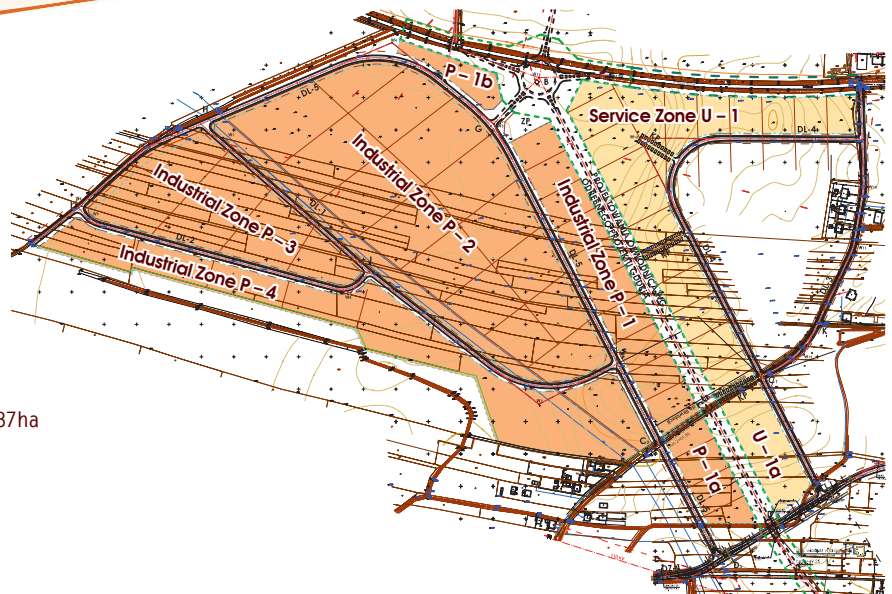
- 6 technical universities
- 2 universities
- 78 higher education institutions
- 2 voivodeship towns
- 2 agglomerations – Silesian and Kraków
- the number of inhabitants totalling over 6,000,000 people

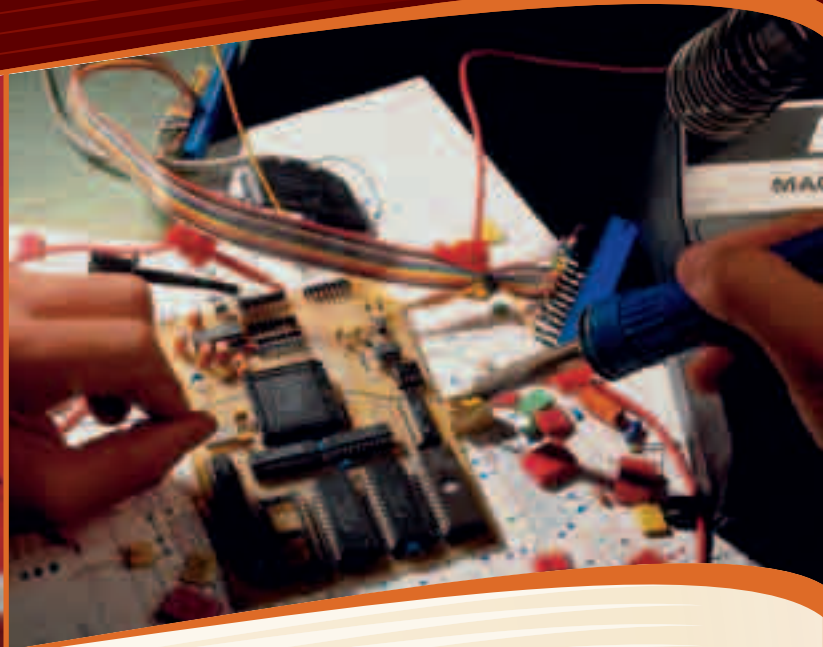
In accordance with the Local Zoning Conditions Study of the Commune of Zator, there is the possibility of expanding the zone to include another 100ha.

- Industrial Zone P - 1
approx. 3.4ha
- Industrial Zone P - 1a
approx. 1.2ha
- Industrial Zone P - 1b
approx. 0.6ha
- Industrial Zone P - 2
approx. 13.97ha
- Industrial Zone P - 3
approx. 4.2ha
- Industrial Zone P - 4
approx. 6.15ha

The total area of industrial zones $\Sigma = 30.87ha$

- Service Zone U - 1
approx. 6.4ha
- Service Zone U - 1a
approx. 1.35ha





The Western Małopolska Business Activity Zone in Zator

Special Economic Zone

The zone operates in accordance with the *Special Economic Zones Act* of 14 February 2007 (Journal of Laws No. 42, item 273 and 274) and the *Ordinance of the Council of Ministers on the Kraków special economic zone* dated 14 April 2009 (Journal of Laws 64, item 537) and it will be operated until year-end 2020.

Currently, the expansion of the Special Economic zone in Zator is being worked on.

Production-age population within the project's area:

- Małopolska: 60.7%
- Oświęcim District: 61.6%
- Zator: 62.5%



Location of Western Małopolska Business Activity Zone (BAZ) in Zator

Roads:

- National Road No. DK 44
- National Road No. DK 28
- Local Roads DL-1, DL-2, DL-3, DL-4, and DL-5 with mains laid in the ground
- Local Collective Road DZ-1

Railway line

- PKP State Polish Railway Zator line
- No. 94: first-rate, electrified, double-track Oświęcim-Zator-Skawina-Kraków Płaszów line that operates passenger and cargo trains.

Power supply

- Transformer station 110/15kV ZATOR is a Central Supply Point (CSP)
- Available power – depending on current needs

Water supply

The length of the water supply network is estimated at L=6,700m.

The following pipelines are envisaged:

- mains-distribution lines with \varnothing 150
- distribution lines with \varnothing 80 and \varnothing 100

Storm water sewage and sanitary systems

- pipe diameter \varnothing 300
- waste treatment plant – biological/mechanical within a distance of 4km

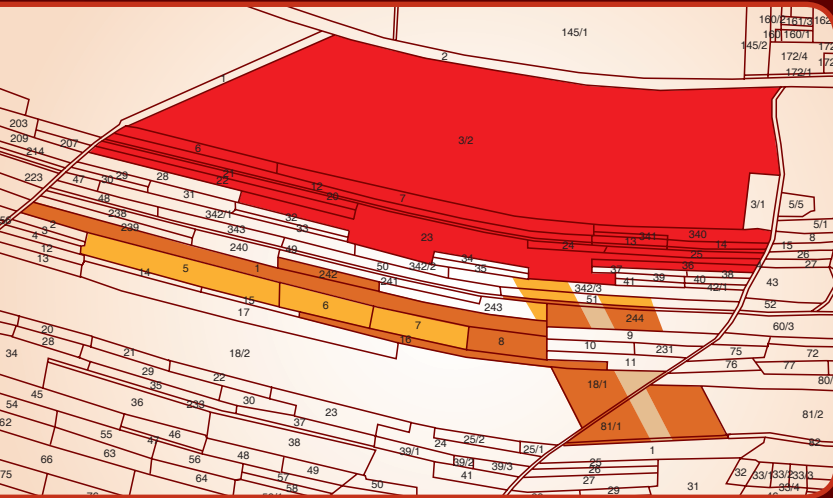
Telecommunications

- the number of available lines – depending on current needs. Broadband Internet access. Possibility of using a number of telecom solutions, among others: DSL, ISDN, WLAN Hot Spot, GSM.

Gas

Depending on the investor's current needs

Real property ownership structure of Commune Zator Covered by the Special Economic Zone



4,2901 ha + 2,7064 ha = 6,9965 ha

number

49/10
49/12
81/12
81/14
4/8
1/4
1/5
1/10
1/11
1/12
1/9
16/1
16/7
18/9
244/5
244/7
242/1
242/3
242/5

area - currently available:

0,0331 ha
0,0347 ha
0,3600 ha
0,6639 ha
0,0317 ha
0,3331 ha
0,1310 ha
0,0694 ha
0,7134 ha
0,4442 ha
0,0153 ha
0,1602 ha
0,0843 ha
0,5164 ha
0,2292 ha
0,2854 ha
0,0722 ha
0,0139 ha
0,0987 ha

totaling 4.2901 ha

number

51/7
51/9
342/13
243/1
5/3
5/4
5/5
6/3
6/4
7/1
7/3

area increased by:

0,1385 ha
0,1370 ha
0,1430 ha
0,0537 ha
0,4011 ha
0,4298 ha
0,3555 ha
0,0001 ha
0,5456 ha
0,0357 ha
0,4664 ha

totaling 2.7064 ha

Pursuant to the Ordinance of the Council of Ministers dated 14 April 2009 the above land shall be officially included in the Special Economic Zone of the Kraków Technology Park as of 30 April 2009

Resolution No. XXXVI/210/08 of the Town Council of Zator dated 30 December 2008 establishing the Special Economic Zone in the communal land




KRAKÓW TECHNOLOGY PARK



ZATOR BUSINESS ACTIVITY ZONE

Real property ownership structure

 State Treasury ownership approx. 18.95 ha

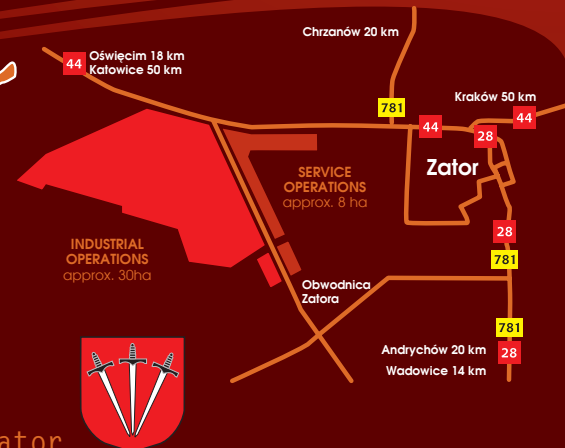
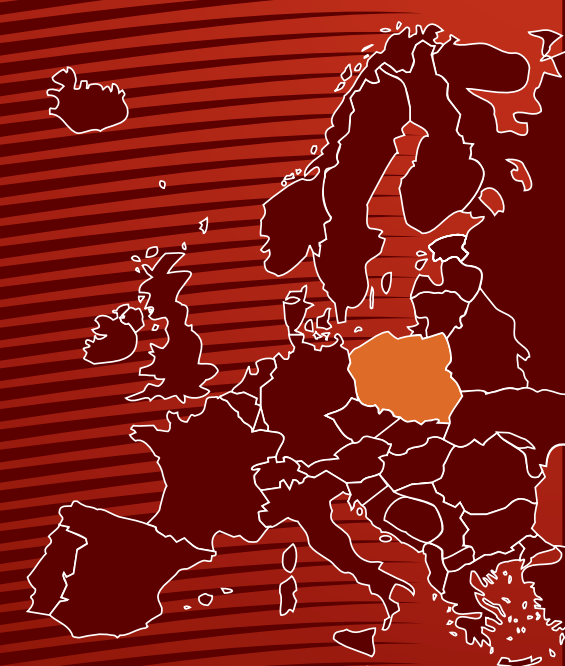
 Commune Zator ownership approx. 8.2ha

Totalling 25.35ha – 66.3% of THE BUSINESS ACTIVITY ZONE (BAZ)

Private ownership approx. 12.8ha

Appeal of the Business Activity Zone in Zator (SEZ) is supported by:

- perfect location in terms of accessibility
- neighbourhood of large markets, including foreign ones
- system of allowances, exemptions, and incentives for investors (SEZ)
- full utilities available and the valid zoning plan
- human resources
- supportive climate for investments
- investment grounds located within one area
- low land prices
- free-of-charge "de-farming" or the lifting of restrictions on land to be used for agricultural purposes only
- location in the Carp Valley



CARP VALLEY

Town Hall (Urząd Miejski) in Zator



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