

PRYLUKY

INVESTMENT PASSPORT

2021



This document is a comprehensive newsletter that contains the main indicators of the city social and economic development, as well as other information about the city and provides investors with an idea of its investment climate and investment opportunities

DEAR FRIENDS AND POTENTIAL INVESTORS OF THE CITY OF PRYLUKY!

We are pleased to offer the investment passport of our city Pryluky in Chernihiv region. This tool will help you familiarize yourself with the potential of our unique city.

An important task for our administrative team is to find prospective reliable investors for the community's well-being and development.

We are constantly working to strengthen cooperation with investors; we have already had positive experiences implementing grant programs and municipal projects.

The information in this passport highlights the investment opportunities Pryluky has to offer. We are sure investors will be attracted by our willingness to create comfortable conditions for business development.

Sincerely
City Mayor



Olha Popenko

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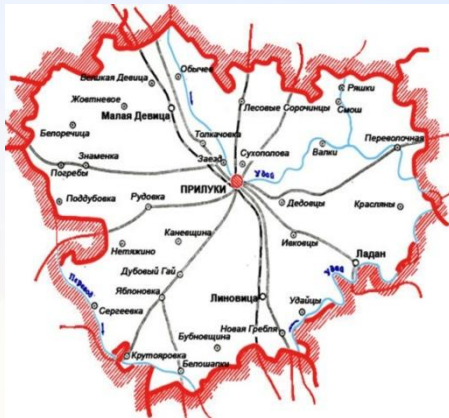
GENERAL INFORMATION

The city of Pryluky is located in the south of Chernihiv oblast, on the bank of the Udai River. Pryluky is the administrative, economic and cultural center of Pryluky district.

GENERAL CITY DATA

The total city area is 42.8 km². Pryluky has convenient road and railway connections with other regions of Ukraine; it is located 135 km from Kyiv, the capital of Ukraine.

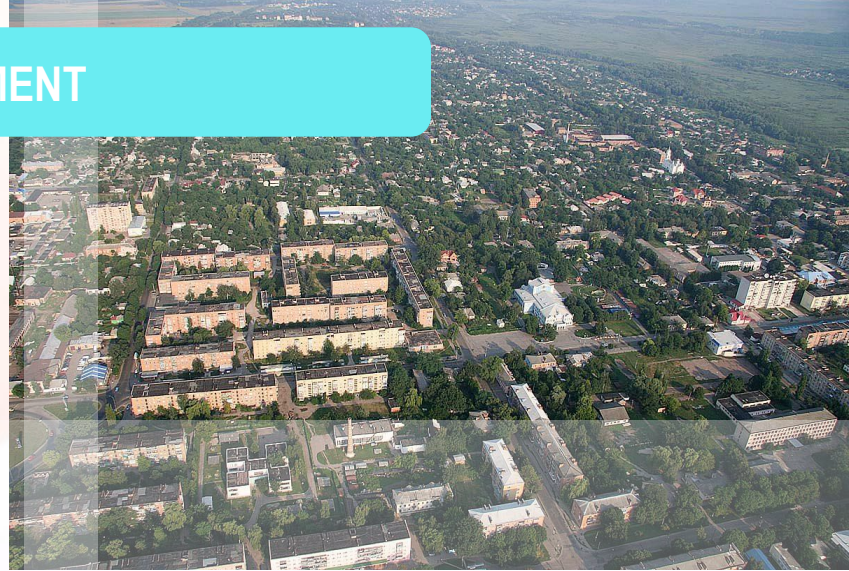
Boryspil International Airport is 150 km to the west of Pryluky.



The Pivdenna (Southern) railway station in Pryluky provides a connection to regional capital Chernihiv. Distance from Pryluky to Chernihiv is 173 km.

ENVIRONMENT

Pryluky is located in a unique area of landscape on the Poltava Plain where the Ukrainian Polissya passes into the forest-steppe zone. The terrain is uneven.



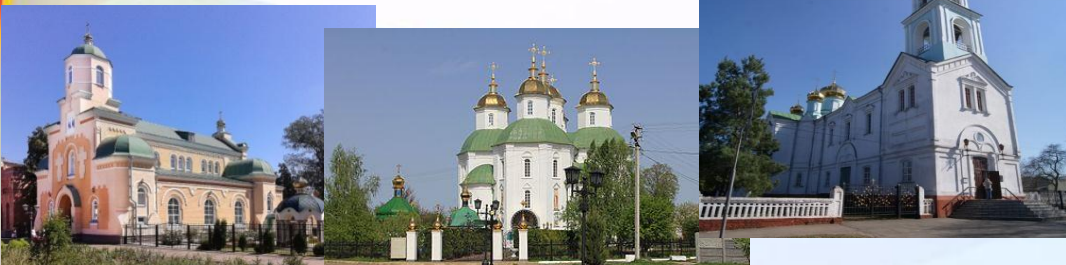
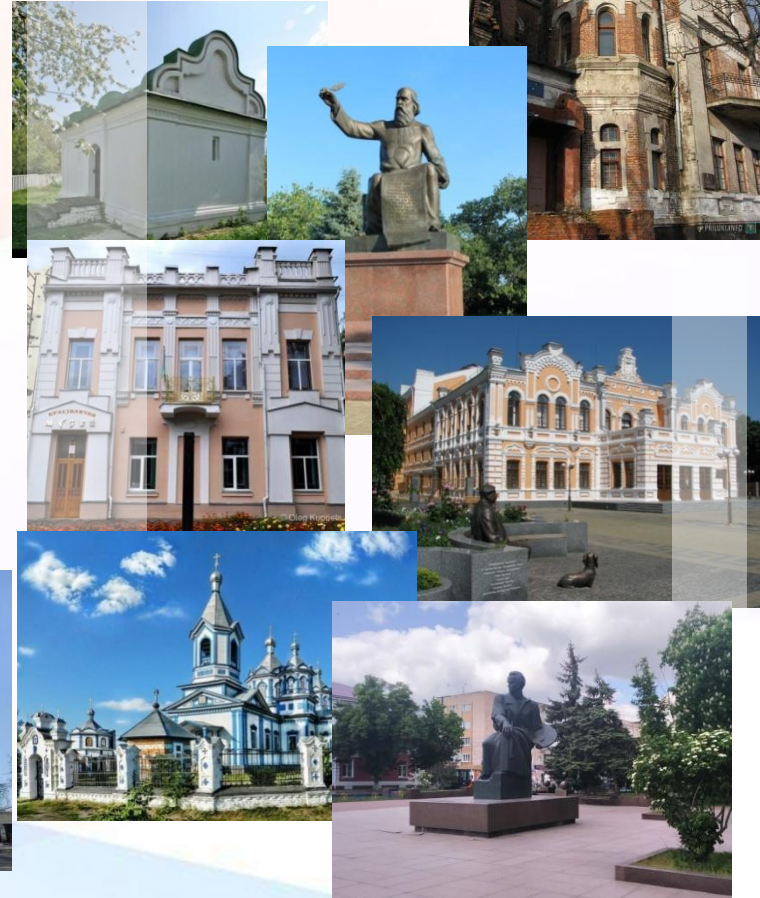
The main water artery is the Udai River. The river water is used for economic and industrial needs, as well as for recreation by the public .



Since 1960 Pryluky district has been a land of oil and gas. The volume of oil and gas production in Pryluky district accounts for 20% of total production in Ukraine. The Pryluky district is rich with clay and sand deposits, which are used to produce eco-friendly building materials (bricks, tiles, ceramic goods).

HISTORICAL AND CULTURAL HERITAGE

The town was founded around the 10th century as a fortress town on the high right bank of the Udai river. In the course of its existence, the town has been under the power of the Grand Duchy of Lithuania, Rzeczpospolita, Moscovia. Pryluky came to historical significance during the period of Ukrainian Cossacks. For 133 years Pryluky was a Regimental town and administrative center. In 1995 Pryluky joined the League of the Historic Cities of Ukraine.



38 historical buildings have been preserved into the modern day. They add unique and impressive architecture to the city. There are 11 religious buildings of the 18th-21th centuries, 29 monuments and memorials, 24 memorial plaques on the territory of the city.

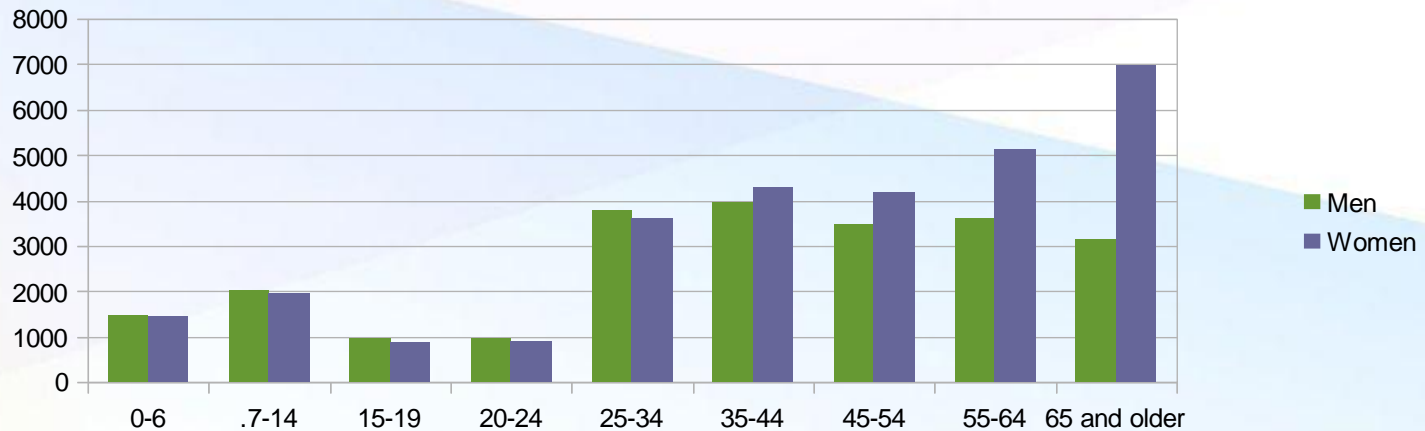
DEMOGRAPHIC INFORMATION

Population of the city of Pryluky in the beginning of the year, thousand persons



	2016	2017	2018	2019	2020	2021
Average annual number of population	57,1	56,3	55,2	54,2	53,4	52,5

Distribution of the population of Pryluky in the beginning of 2020



SOCIAL SPHERE OF THE CITY

EDUCATION

There are in Pryluky:

- 14 preschool educational establishments (nurseries and kindergartens).



- 11 institutions of General Education (primary and secondary levels of education) , including 2 gymnasiums, 3 lyceums.
- 3 after-school educational establishments: Children and Youth Creativity Center, Center for Scientific and Technical Creativity of Youth, Children and Youth Sports School.



- 3 higher educational institutions:
Pedagogical College named after I. Franko,
Agricultural and Technical College (pictured), Medical College.
- Professional Lyceum.



MEDICAL INSTITUTIONS



Medical services to the population of Pryluky are provided by:

- Pryluky City Center of Primary Health Care and six ambulatories of general practice of family medicine located in different districts of the city;
- Pryluky Central City Hospital (pictured);
- Pryluky City Ambulance Station;
- Pryluky City Children's Hospital;
- Pryluky Dental Clinic.

The population is provided with social services by :

- Pryluky City Center for Social Services for Families, Children and Youth;
- Pryluky Territorial Center of Social Services;
- Svitank Rehabilitation Center for Disabled Children;
- Department of Labor and Social Protection of Population of Pryluky City Council.

SOCIAL SERVICES



CULTURAL INSTITUTIONS AND LEISURE EVENTS

There are 9 cultural institutions in the city:
5 libraries; City Culture House (pictured); Local Lore Museum; 2 schools of aesthetic education: Children's Music School and School of Arts.



Every year local cultural institutions organize various cultural events, festivals and competitions, such as International Youth Festival, Festival of Choreographic Art, Folklore Festival, Festival of Creativity of People with Disabilities, Theatre and Performing Arts Festival etc.

The annual Vozdvyzhensky and Mykolyn Fairs are held in Pryluky with participation of numerous folk groups and talented and well-known craftsmen.



PHYSICAL CULTURE AND SPORT

There are Children and Youth Sports School, Children and Youth Football Club "Europe", Tourism Section and Aikido Section in Pryluky.

Sports organisations: Sport Association "Spartak", Federation of hand-to-hand fighting, Sport and Technical Club, Aikido Club, Hockey Club, Kickboxing Federation, Athletics Federation and Volleyball Federation.



INFRASTRUCTURE AND COMMUNICATIONS

TRANSPORT INFRASTRUCTURE

The city of Pryluky is strategically located within a convenient distance of five major Ukrainian cities - within a radius of 200 km are Kyiv, Chernihiv, Sumy, Cherkasy and Poltava. There are three highways of national importance near Pryluky. First is the Kyiv-Kharkiv route (M03) which is situated 40 km east of the city. Second is the Kyiv- Sumy (P01) route located 7 km west of the city. Lastly, the Kipti-Moscow route is located 65 km north of Pryluky.

The track of the Southern Railway passes through the city, which runs suburban and long-distance passenger trains.



In Pryluky there are 20 bus routes, which carry 32 buses for public use. 11 private carriers provide the services for the passenger transportation.

The long-distance transportation is carried out through the Bus Station of the city.

HOUSING FUND

The housing fund of municipal property of the city of Pryluky is 522.9 thousand m², and 274 residential buildings are in service. The average provision of housing per inhabitant is 25.8 m² of the total area.



Multi-storey buildings are fully gasified, covered by centralized garbage removal.

Four municipal utility companies provide the population with communal services, namely

UC «Prylukytepovodopostachnya»

UC «Misksvitlo»

UC «Posluga»

UC «Prylukyzhytlobud»

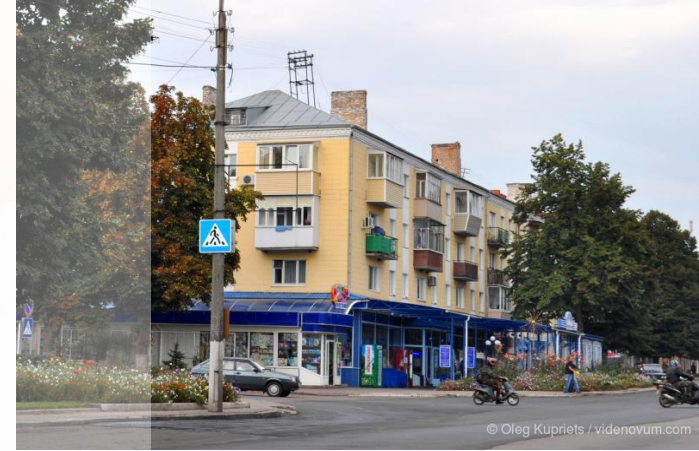
There are 58 Associations of Co-Owners of Multi-Apartment House registered in Pryluky.



HEAT AND WATER SUPPLY

Municipal utility company “Prylukyteplovodopostachnya” maintains city water supply and sewage systems 24 hours a day. The company supplies heating to the citizens and organizations of the city during heating seasons.

Production of thermal energy - 75,5 thousand Gcal. in a year, the consumption of water is - 2968.1 thousand m³. per year, passage and treatment of wastewater - 1497.1 thousand m³ per year, capacity of water supply structures - 17.67 m³ / day, capacity of treatment facilities -15 tons m³ / day.



ELECTRICITY SUPPLY

Electricity supply in the city is provided by Chernihivoblenergo Energy Company

GAS SUPPLY

Natural gas is supplied to the city by ChernihivGaz Company.



In socio-economic development, Pryluky is ahead of other territorial units of Chernihiv oblast. Pryluky provides about one third of the volume of industrial production in the region.

Prominent Pryluky Enterprises :

- tobacco industry - B.A.T. - Pryluky Tobacco Company PrJSC <http://www.bat.ua/>;
- oil extracting and processing industry - Oil and gas production department Chernihivnaftogaz PJSC “Ukrnafta” <http://www.pnqvu.tim.ua/>;
- light industry - Pryluky Clothing Factory “Korona” Ltd., PJSC Pryluky Clothing Factory, Alitoni Ltd.;



- machine building - PrJSC Pryluky Plant Budmash <http://www.budmash.com/>;
- chemical industry – Subsidiary Plastmas LTD of Trade House Plastmas-Pryluky <http://www.pzp.ua/>;
- production of building materials - Ceramic – Pryluky Ltd.;
- food industry: Ivan Suprunenko Agroindustrial Association of Pryluky Bread-Baking Plant PrJSC <http://xbzpriluky.pat.ua/>;
Pryluky Factory Bilkozyn LTD <http://belkozyn.com.ua/ua/golovna/>;
PrJSC Pryluky Meat Processing Plant.
- printing activity — Municipal Enterprise "Pryluky City Printing House";
- production of chairs - Young Ukraine LTD <http://youngua.com/ua/>.

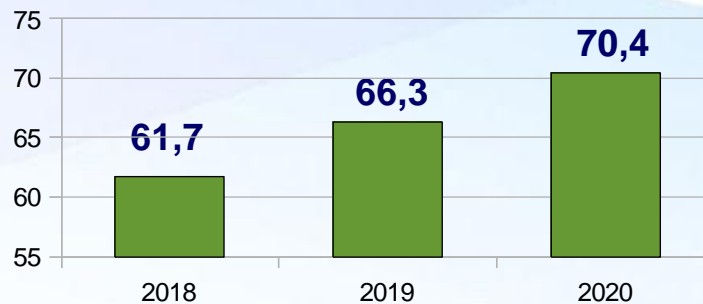


At the end of 2019, the number of active small and medium enterprises in the city of Pryluky was 339 legal entities and 2874 individual entrepreneurs.

Registered business entities at the end of the year in Pryluky

	2015	2016	2017	2018	2019	2020
Legal entities	287	299	300	297	318	339
Individual entrepreneurs	2741	2764	2644	2660	2777	2874

City budget revenues from business activities , mln UAH



INVESTMENT ACTIVITY

CAPITAL INVESTMENTS

The main sources of capital investments are the own funds of enterprises and organisations of the city.

Capital investments in 2013-2019 years

	2013	2014	2015	2016	2017	2018	2019
Capital investments, mln UAH	229,5	450,6	542,3	809,5	689,9	1028,9	762,6*

* According to the information given by enterprises



Enterprises with foreign investments

No	Enterprise	Country of origin of the investor
1	Alitoni LTD	Italy
2	Pryluky Factory Bilkozyn LTD	Cyprus
3	Young Ukraine LTD	Indonesia, USA
4	B.A.T. - Pryluky Tobacco Company PrJSC	Great Britain
5	Liga II LTD	Belize
6	Ukrnaftogasinvest LTD	Cyprus
7	Investmnet Company "Alliance" LTD	Belize
8	Asfa line LTD	Belize

The total volume of foreign direct investments in the Chernihiv oblast amounted to 443 million USD as of December 31, 2019.

By November 2018, 374.7 million USD were attracted to the city`s economy.

INVESTMENT PROPOSALS

LAND PLOTS

BRIEF INFORMATION

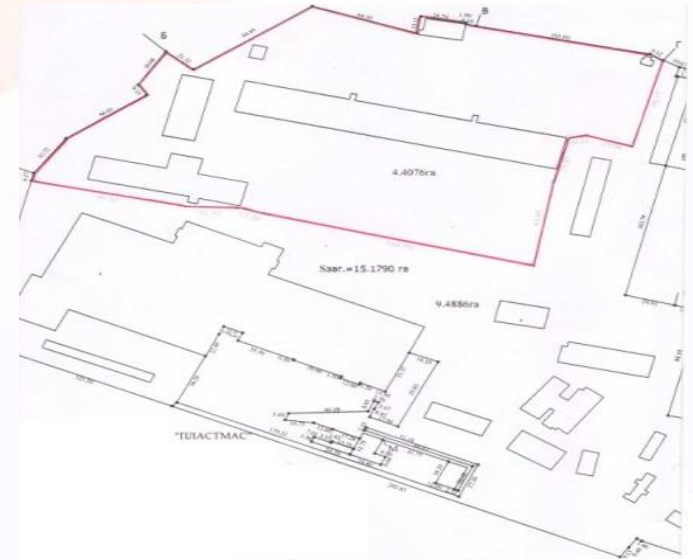
Location: 56, 1st Kozacha St., Pryluky, Chernihiv oblast 17500.

Total area: 4,4076 hectares.

Purpose: Industrial land

Options for using: Construction of the premises and buildings of enterprises of processing, machine building and other industries

Additional information: The land is located in the western part of the city of Pryluky in the Southern Railway district (the territory of Subsidiary Plastmas LTD of Trade House Plastmas-Pryluky).



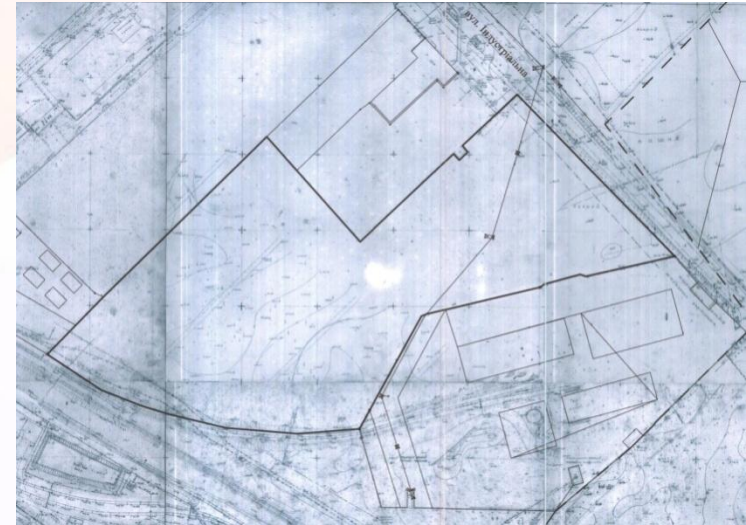
BRIEF INFORMATION

Location: Industrialna St., Pryluky, Chernihiv oblast 17500.

Total area: 3,5 hectares.

Purpose: not defined

Additional information: The land plot is without buildings. The territory is plain. Hydrogeological, geophysical and archaeological research of the land was not conducted. The plot is outside the flood area.



BRIEF INFORMATION

Name of the Object: vacant premises located on the territory of Subsidiary Plastmas LTD of Trade House Plastmas-Pryluky

Location: 56, 1st Kozacha St., Pryluky, Chernihiv oblast 17500.

Total area (sq.m., number of floors): 5500 m²

- **production premises:** 2500 m²
- **warehouse premises:** 600 m²
- **administrative premises:** 2400 m²

Land area: 3,9 hectares

Form of ownership, Owner: private property, Subsidiary Plastmas LTD of Trade House Plastmas-Pryluky

Purpose of the Object: office, production and warehouse premises

Conditions for investing: renting, joint activity. Selling land for investment activity

Contact person: Olena Vdovychenko, a director of the Department of Commercial Property Management of Subsidiary Plastmas LTD of Trade House Plastmas-Pryluky.

56, 1st Kozacha St., Pryluky, Chernihiv oblast 17500

+3(095)9072027, e-mail: voo@pzp.ua

SOCIAL PROJECTS

CONSTRUCTION OF THE COMPLEX

BRIEF INFORMATION

Name of the project: Construction of the complex with equipment for defluoridation of water.

Location of the implementation: 59, Nezalezhnosti St., Pryluky, Chernihiv oblast 17500

Total area: 15139 m².

Oriented cost (million UAH): 10 million UAH.

Level of readiness of the proposal: Design estimates are approved in accordance with the established procedure, requires recalculation

Brief description: The primary objective of the project is to build a complex with an area for a 24.3 m³ / day. This will enable the population to consume quality drinking water without excess fluoride content. The project will provide an increase in the level and quality of water services: to bring the quality of drinking water to the requirements of the state standard (water supply is carried out on the basis of the conclusion of the Ministry of Health); supplying of drinking water in the volumes necessary to meet the needs of the population; organization of multi-level control over the quality of drinking water

Additional information: It is located in a separated area from residential houses, the territory is fenced. Near the object there is an asphalted road. The land has capital buildings.

CREATION OF THE CULTURAL AND ART CENTER

BRIEF INFORMATION

Name of project: Reconstruction of the school building # 4 and creation of the cultural and art Center “Creative Space” on its base.

Location of the implementation: 16, Sadova St., Pryluky, Chernihiv oblast 17500

Total area: 3808,00 m² – territory area, 1301,45 m² – building area.

Oriented cost (thousand, UAN): 22904,284.

Level of readiness of the proposal: Design and estimate documentation is approved in accordance with the established procedure, needs to be recalculated

Brief description: Creation of a city cultural, educational, artistic, youth center, which will become a platform for public communication of artists, theatre-lovers and young people. Preservation and effective use of the valuable object of the city cultural heritage - Shkuratov's house by its restoration with adaptation to the needs of the community

Additional information: The development of the investment proposal is the result of the participation of the city in the joint Council of Europe/European Commission project "Community-led Urban Strategies in Historic Towns" (COMUS).



BRIEF INFORMATION

Name of the project: Creation of a modern hotel-health complex and expanding the range of medical services on the basis of the sanatorium "Berizka".

Location of the Object: village of Sukhopolova, Pryluky district, Chernihiv oblast 17500

Total area: 8 hectares.

A brief description: A unique natural source of mineral water is located on the territory. According to the conclusion of the balneological laboratory research, this water is bromonatriurechloride with a high degree of mineralization. The water can be used for treatment of diseases of the cardiovascular system, inflammatory and metabolic-dystrophic diseases of the joints and the spine, posttraumatic condition of the bones of the trunk and extremities.

Level of readiness of the proposal: Design and estimate documentation was not developed

Additional information:

Available Infrastructure:

Building №1 three-story building (area 2197.3 m²), building № 2 three-story building (area 979,2 m²), garage (614.7 m²), club building (303.0 m²), garage box building (unfinished) and other buildings

CREATION OF THE CENTER FOR COMPLEX REHABILITATION OF PEOPLE WITH DISABILITIES



BRIEF INFORMATION

Name of the project: Reconstruction of a part of a non-residential building for the Center for Complex Rehabilitation of Children and Young Persons with Disabilities

Location of the Object: 57A Ivanivska St., Pryluky, Chernihiv oblast 17500

Total area: 1178,51 m² – building area.

Level of readiness of the proposal: Design and estimate documentation is approved in accordance with the established procedure, needs to be recalculated

Oriented cost (thousand, UAN): 13 310,7

Brief description: The project envisages the reconstruction of a former preschool educational institution #7 and creation of the Center for complex rehabilitation of people with disabilities. Visiting the Center the children and persons with disabilities will be able to overcome the difficulties of development, to master the everyday and social skills, to develop their abilities. The institution will provide services of physical, medical and psychological rehabilitation, social and professional orientation.

Pryluky City Council

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