



UZH HOROD

INVESTMENT OVERVIEW





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CITY MAYOR'S ADDRESS



DEAR PARTNERS!

The Uzhhorod City is the economic, administrative and cultural centre of the Zakarpattia Oblast. The uniqueness of the geographical position is due to the presence of a common border with Slovakia and proximity to border crossing points with Romania, Poland and Hungary.

The economy of the city is multi-sector and equipped with proper infrastructure. Well-known global corporations work in Uzhhorod and are constantly expanding their activities. Small and medium-sized businesses in the city are now growing at a faster pace.

Uzhhorod attracts investors with a comfortable business climate, a clear and predictable policy from the city authorities, equal access to land plots, transport and energy resources.

We invite you to cooperate in the implementation of our joint investment initiatives.

Kind regards,

BOHDAN ANDRIIV
MAYOR



SECTION 1.
KEY
INFORMATION
ABOUT THE
COMMUNITY



EIGHT REASONS TO INVEST IN UZHGOROD

1 The proximity of the Borders with the European Union



Uzhhorod is the centre of the Zakarpattia Oblast, bordering four EU countries – Slovakia, Romania, Poland and Hungary. Uzhhorod is the only oblast centre of Ukraine, the boundaries of which coincide with the State border (international checkpoint with Slovakia).

3 Tourist and Recreation Centre



The city has a large number of parks, various historical and architectural monuments which are recognised as objects of national importance and cultural heritage. More than 20 wells of mineral and spring waters such as Yesentuky, Narzan and Naftusia are located on the community territory.

5 Transparent City Council



Access to the city government has been made available online on the official website of the Uzhhorod City Council – «Office of the Uzhhorod City Council» on which information is published about: the budget; property that can be rented or bought through auction; session and executive committee decisions; action plans from the mayor, etc.

7 The City is Comfortable for Life



39.6% of the territory of Uzhhorod is green space. There are 24 kindergartens and 27 schools (including inclusive classes) in the city. Residents can receive help in municipal, district and regional medical institutions, as well as in private hospitals.

2 Transport Diversification



Three European and two international highways, one road of national importance pass through Uzhhorod. The railway station provides transportation of passengers and goods within Ukraine and abroad. There is an airport within the local area as well as suburban, intercity and international buses which depart from the two bus stations.

4 Qualified Job Seekers




There are 26 higher and vocational educational institutions operating in the city. The number of male and female students exceeds 22 thousand people, of which one quarter are technical specialists. More than 50% of the city's population has a high level of education.

6 Favourable Business Climate



The city has a modern Administrative Services Centre which provides almost 300 types of services for the public and businesses. The city government also offers financial assistance to entrepreneurs, tax benefits for investors, all-encompassing support for investment projects, and institutional support for the growth of entrepreneurship.

8 Rapid Dynamics of Infrastructure and Public Space Development



Significant development projects are being implemented in the community from budgets at all levels and with funds from international technical assistance and financial organisations. Among them: reconstruction of stadiums and embankments, capital repairs of educational institutions and hospitals etc.

KEY FACTS ABOUT THE COMMUNITY

Uzhhorod City Territorial Community (CTC) was founded on June 12, 2020, in accordance with the order of the Cabinet of Ministers of Ukraine No. 712. The community covers one settlement – **Uzhhorod City**, which also **is a regional centre of Zakarpattia Oblast**.



Website of Uzhhorod CTC

Time zone: UTC +2 winter time, UTC +3 summer time

Oblast: Zakarpattia

Rayon: Uzhhorod

Government body: Uzhhorod City Council

Community area: 40 km²

Population: 113.9 thousand residents of the community and 27.2 thousand people were registered as internally displaced persons (IDP)

Official currency: hryvnia (abbreviation – UAH, symbol – ₴, code –UAH)

Total budget revenues for 2023: UAH 1,978.1 million

Main specialisation of enterprises and institutions: chemical, food and light industry, electricity, gas and water production, mechanical engineering, waste processing, furniture production, tourism

Climate: temperate continental

Height above sea level: 119 m

Physico-geographic zone: Ukrainian Carpathians

Average annual amount of total solar radiation: 1,250 kWh/m²

Hydrographic network: the Uzh River, an artificial lake – Blakytne Lake, Chorni Lakes, a lake in the centre of Park Peremogy

Soil: sod, brown mountain-forest

Mineral resources: more than 20 manifestations of mineral waters of the Yesentuky, Narzan and Naftusia types, sand and gravel raw materials



SECTION 2. SOCIO-ECONOMIC PROFILE



TRANSPORT INFRASTRUCTURE



MAP OF THE NEAREST CROSSING POINTS/CHECKPOINTS FROM UZHGOROD CITY TO EU COUNTRIES

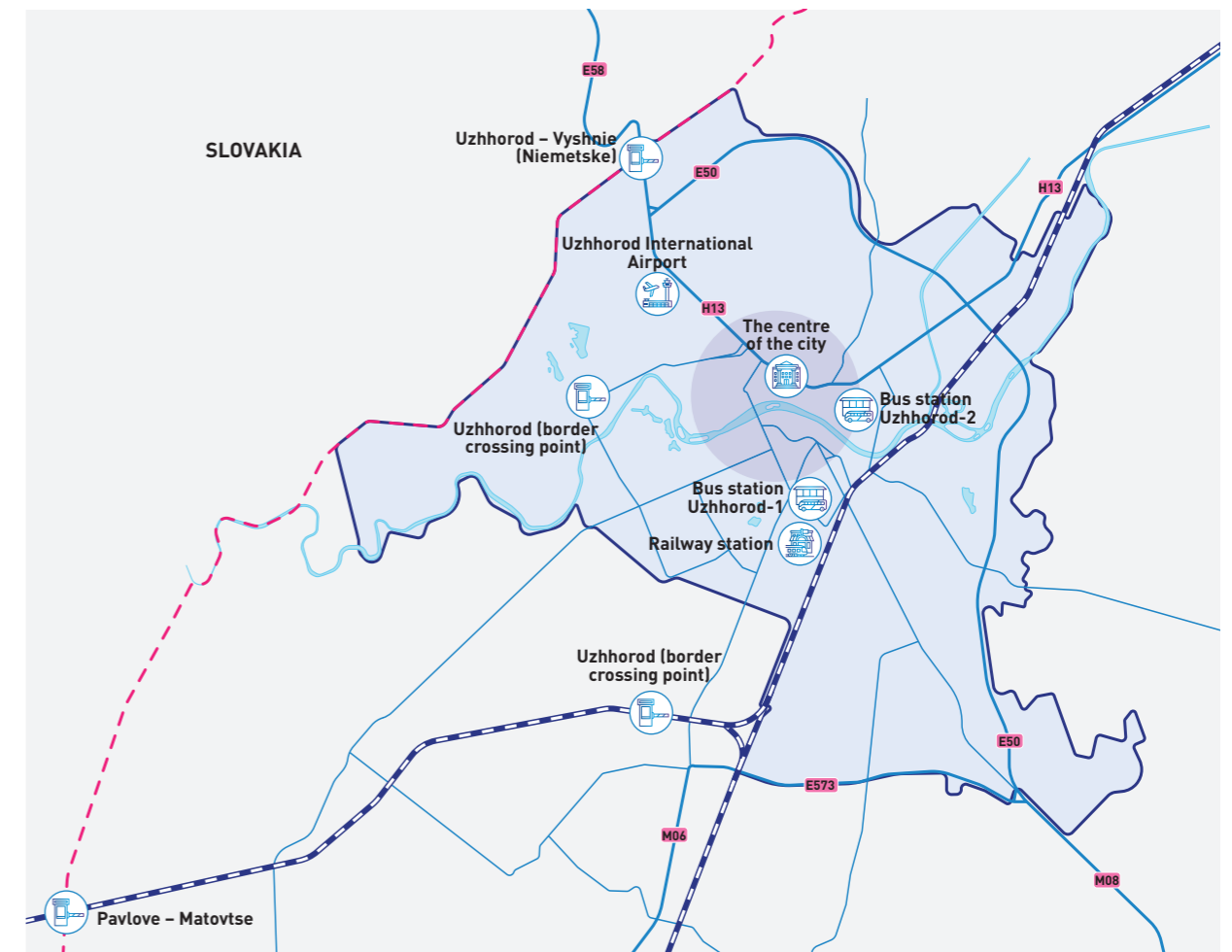


The name of the 24-hour point	Character of transportation			
	passenger, passenger cars	cargo	passenger buses	pedestrian
Shehyni – Medyka	+	+	+	+
Malyi Bereznyi – Ublia	+	up to 3.5 tonnes	minibuses	+
Uzhhorod–Vyshnie (Niemetske)	+	+	+	
Chop (Tysa) – Zakhon	+	+	+	
Dzvinkove – Lonia*	except buses			+
Kosyno – Barabash**	except buses			+
Luzhanka – Berahshuran	+	up to 7.5 tonnes	+	+
Diakove – Khalmeu	+	+	+	+

* Valid from 8 am to 7 pm (Kyiv time).
 ** Valid from 8 am to 8 pm (Kyiv time).

CHARACTER OF TRANSPORT THROUGH RAILWAY CROSSING POINTS

The name of the 24-hour point	Character of transportation	
	passenger's	cargo
Khyriv – Krotsenko	+	
Uzhhorod (border crossing point)		+
Pavlove – Matovtse		+
Salovka – Eperieshke		+
Batieve (border crossing point)		+
Chop (Strazh) – Chierna over Tysa	+	+
Diakove – Khalmeu	+	+



AUTOMOTIVE CONNECTION

Through the city pass:

- international transport corridor No. 5 (Venice – Trieste/ Koper – Ljubljana – Maribor – Budapest – Uzhhorod – Lviv – Kyiv);
- **E50, E58, E573** – European highways;
- **M06, M08** – international highways;
- **H13** – highway of national importance.

RAILWAY CONNECTION

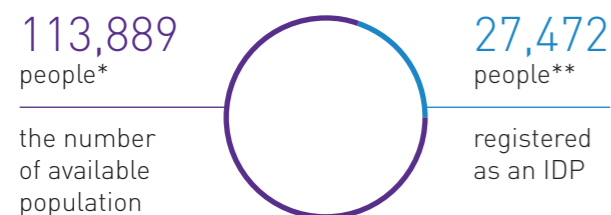
«Uzhhorod» railway station is an extra-class sorting railway station of the Lviv Railway, located on the Sambir – Chop line. The railway splits off 3 km south of the station, leading to the Pavlove border station with an exit to Slovakia. There are three platforms and six tracks.

AVIATION CONNECTION

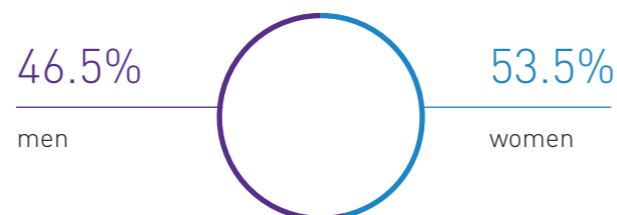
Uzhhorod International Airport (IATA: UDJ, ICAO: UKLU). Surface type (PCN): asphalt, 29/f/d/x/t. The length of the runway: 2,038 m. Planes take off and land through the Slovakia airspace due to the proximity of the border (100 metres).

DEMOGRAPHY, HUMAN RESOURCES, POPULATION INCOMES

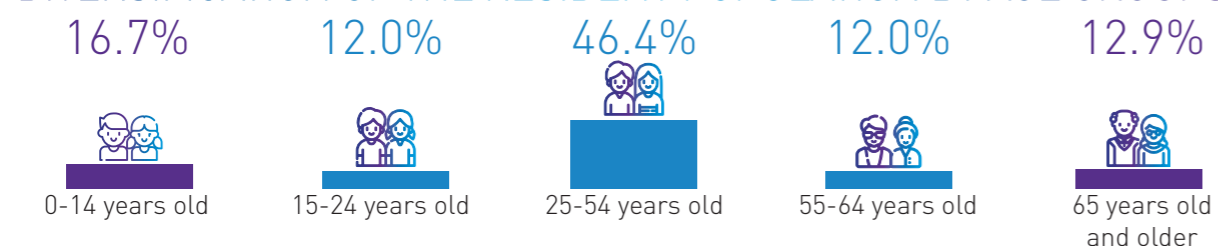
POPULATION OF UZHGOROD CITY



GENDER COMPOSITION OF THE RESIDENT POPULATION*



DIVERSIFICATION OF THE RESIDENT POPULATION BY AGE GROUPS*



MONTHLY SALARY

UAH 6,700 UAH 14,606 UAH 15,000 UAH 16,000 UAH 18,261

the minimum salary in Ukraine for 2023	the average salary (nominal) of a full-time employee of enterprises, institutions and organisations in Uzhhorod City in September 2022	the average salary indicated in the resume for the Uzhhorod City	the average salary indicated by employers for vacancies in the Uzhhorod City	the average monthly nominal salary in the economy of Ukraine in 2023 (gross)***
UAH 6,700	UAH 14,606	UAH 15,000	UAH 16,000	UAH 18,261

LEVEL OF EDUCATION OF THE UNEMPLOYED

WHO RECEIVED THE SERVICES OF THE JOB CENTRE ****

68.3%, 1,222 persons had full and basic higher education

18.8%, 336 people had vocational and technical education

12.9%, 231 persons had complete and basic general secondary education

568 568 people had the status of unemployed, of which 485 people receive unemployment benefits

NUMBER OF RECIPIENTS AND AMOUNT OF MONTHLY PENSIONS*****

25,449 people the number of pension recipients

9,213 people out of the total number of pensioners are working

UAH 4,365 the average amount of the pension

* According to the Statistical Yearbook of Ukraine of the State Statistics Service of Ukraine as on January 1, 2022.

** According to the data of the EIBIDP as on January 1, 2023.

*** Forecast of the Ministry of Economy of Ukraine as on October 29, 2022.

**** As on October 1, 2022.

***** According to the Economic and Social Development Programme of the Uzhhorod City for 9 months of 2022.

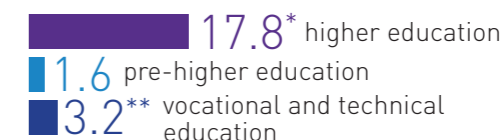
EMPLOYEE EDUCATION

38% of the total number of higher and vocational educational institutions of the Zakarpattia Oblast are registered in the Uzhhorod City, the number of male and female students in the 2021-2022 academic year exceeded 22 thousand.

NUMBER OF HIGHER AND VOCATIONAL-TECHNICAL EDUCATIONAL INSTITUTIONS



NUMBER OF STUDENTS IN THE 2021-2022 ACADEMIC YEAR, THOUSANDS



Uzhhorod National University is the largest higher education institution in Zakarpattia Oblast. Founded in 1945, The university trains teachers, engineers, doctors, managers, etc. The total number of students is almost 15,000. It has 24 faculties, a Department of Physical Education, a Vocational College and four institutes (Institute of Economics and International Relations, Educational and Scientific Institute of Chemistry and Ecology, Ukrainian-Hungarian Educational and Scientific Institute, Institute of International Partnership). The university includes educational, administrative, economic and residential premises (dormitories), Communal Non-Profit Enterprise «Andrii Novak Zakarpattia Oblast Clinical Hospital», laboratories, patent department and space research station. Took 12th place in the academic rating of the 200 best educational institutions in Ukraine of 2022. Website: uzhnu.edu.ua.



SERVICE INFRASTRUCTURE

ADMINISTRATIVE SERVICES

The Administrative Service Centre (ASC) operates in the Uzhhorod City. In the Centre, you can register a business, a real estate, the right to use or own a plot of land, etc. In total, 282 types of services for the public and business can be received. The ASC provides visiting customer service through the «Mobile Administrator». The Centre has an electronic queue, an information terminal, a preliminary telephone appointment, SMS notification and cashier service through POS terminals. An electronic archive of cases is maintained.



The Administrative Services Portal of Uzhhorod City

FINANCIAL AND NOTARY SERVICES

In the Uzhhorod City there are:

- 48 branches of 24 banks, the largest of which are PrivatBank, Oshchadbank, CREDI AGRICOLE, PUMB, Raiffeisen Bank, UKRGAZBANK, Ukreximbank, KREDOBANK, Lviv, OTP BANK, PRAVEX BANK;
- 33 branches of insurance companies, the largest of which are VUSO, ARX, PZU Ukraine, Alfa Strahuvannia, Arsenal Strahuvannia, Oranta, Providna, TAS, INGO, Ukrainian Fire and Insurance Company, Ukrainian Insurance Group;
- 2 state notary offices and 66 private notaries.

POST OFFICES

In total, there are 84 branches and automated parcel terminals in the Uzhhorod City, namely:

- Ukrposhta – 11 branches;
- Nova Poshta – 13 branches and 29 automated parcel terminals;
- Meest Express – 1 branch without weight restrictions and 27 mini-branches;
- SAT – 1 branch;
- Delivery – 2 branches.

DECISION MAKING CENTRES

In the Uzhhorod City there are:

- Zakarpattia Oblast Military Administration and its subdivisions;
- Oblast administrations of state institutions;
- Court of Appeal;
- Uzhhorod Directorate of Railway Transportation;
- Department of Urban Planning and Architecture of Zakarpattia Oblast Military Administration.

* Only seven higher education institutions have published data.

** Only three institutions have published data.

CONNECTING TO THE NETWORKS



Wired Internet services in the city are provided by about 20 companies, the largest of which is Kyivstar. The maximum speed is 500 Mbit/s. The average cost of broadband Internet access is between USD 5-20 per month. 99% of the city is covered by 3G and 4G networks. Mobile Internet services are provided by: 3G/4G – Kyivstar, Lifecell, Vodafone; CDMA – PeopleNet. CTC has an extensive Ukrtelecom wired telephone network. National cellular operators work on the territory of the community (Kyivstar, Lifecell and Vodafone).



The utility company «Vodokanal of Uzhhorod» provides 24-hour centralised water supply and drainage. The total length of water supply networks is 285.9 km, of which 49.7% are old and in disrepair.



The service company is PJSC «Zakarpattiaoblenergo». The city has a developed electrification system and the necessary power reserve (including for connecting consumers with a significant amount of consumption). Power lines with a capacity from 0.4 kV to 220 kV are available.



The service company is PJSC «Zakarpattgaz». The city is completely gas-powered. There are 26 gas distribution stations (GDS) on the territory. The technical throughput capacity of GDS is 86.85 thousand m³/h, the free throughput capacity of GDS is 64.12 thousand m³/h.



The city has an individual heating system. Centralised heating began to be replaced in 2004 by installing autonomous boilers in apartments and houses. Schools, kindergartens, hospitals and administrative buildings are heated by 62 modular boiler houses. Five of them are on alternative fuels. One of the boiler houses heats several medical organisations (maternity hospital, a regional infectious disease hospital and a city hospital, as well as a polyclinic).



The service company is LLC «AVE Uzhhorod». Local government bodies are gradually implementing a modern system of separate collection and processing of solid household waste (SHW). The landfill through which SHW disposal is carried out has a capacity of 1,260 tonnes and is located outside the city in the Barvinok village. Reclamation of the municipal solid waste landfill has been carried out in recent years at the expense of the Uzhhorod City budget (over UAH 15 million).

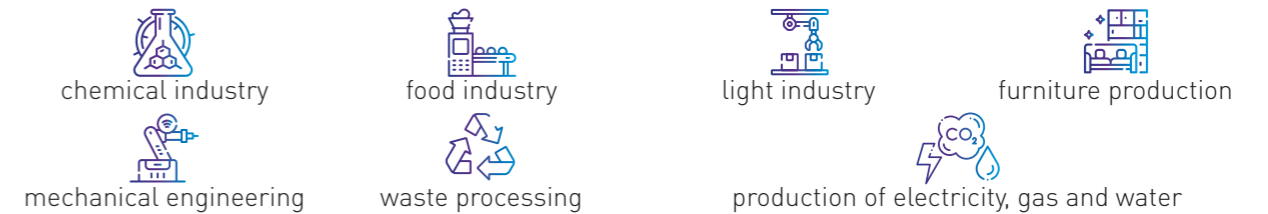
ECONOMIC POTENTIAL

Uzhhorod CTC is a community with the most powerful economy in Zakarpattia Oblast and the necessary infrastructure for successful business development.

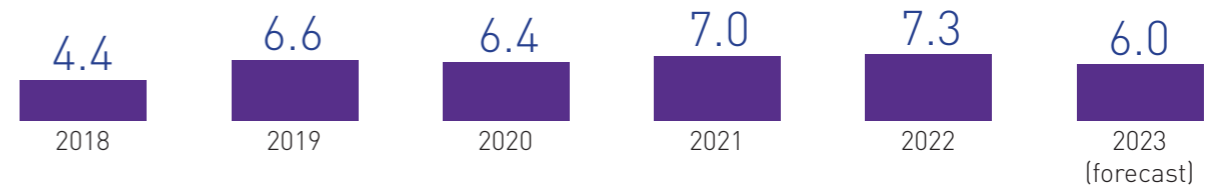
1/3 of orders in the industrial sector go to foreign partners, which consists in the processing of customer raw materials, most of these enterprises are export-oriented.

UAH 5.7 billion of industrial products (goods and services) were sold by Uzhhorod enterprises in 9 months of 2022, **which is UAH 49.4 thousand per person of the existing population.**

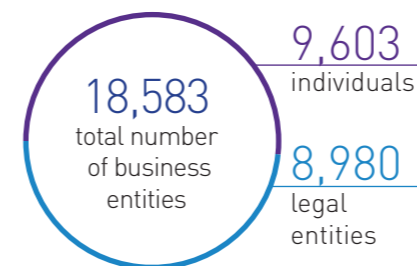
MAIN SPECIALISATION OF ENTERPRISES AND INSTITUTIONS



DYNAMICS OF THE VOLUME OF INDUSTRIAL PRODUCTS SALES IN RETROSPECTIVE, BILLION UAH



NUMBER OF SMALL AND MEDIUM-SIZED ENTERPRISES*



The vast majority of small business entities are engaged in **trade and household services**. The 85% of private entrepreneurs-individuals are **the biggest source of income for the City Budget**. Income to the City Budget from personal income tax for 9 months of 2022 is UAH 871.4 million, which is UAH 102.8 million more than last year.



* As on 01.10.2022, according to the data of State Tax Service of Uzhhorod City.

MADE IN UZHGOROD

LLC «INTERFIL»

The plant produces cosmetic and household goods. The company is part of the industrial holding «Fareva» – one of the largest world leaders in the industrial and household, cosmetic and pharmaceutical industries. The «Fareva» group of companies is represented in many European, North American and South American countries, such as France, Germany, Great Britain, Switzerland, Ukraine, Turkey, Italy, Mexico, Brazil, etc. It has more than 10,000 employees.



RC «UZHGOROD COGNAC FACTORY»

It is among the top three producers of local cognacs. The plant's share in the cognac market of Ukraine is about 13%. In 1959, the first batch of brandy was produced and aged in oak barrels. In 2009, new bottling lines for vintage and ordinary cognacs were installed at the enterprise, production facilities were modernised, and new premises for alcohol ageing were built. The collection of cognacs includes eight names: three vintage (Uzhhorod, Karpaty, Tysa) and five ordinary (Five Stars, Zakarpattia, Three Stars, Beskydy, Nemytskyi Castle).



PE «POLONYNSKYI KHLIB»

A wholesale bakery that produces and sells about 200 types of bakery and confectionery products through its own chain of stores.



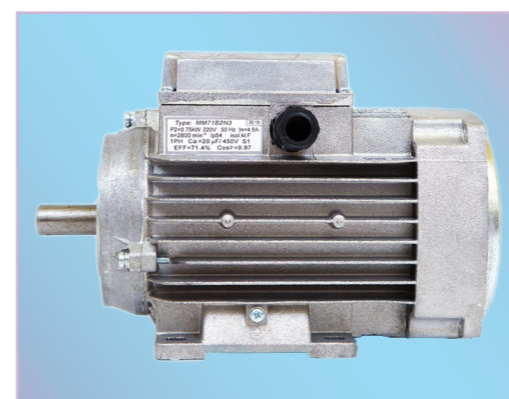
LLC «PLANT «CONVECTOR»

The No. 1 manufacturer of gas convectors in Ukraine. Produces 14 models of AKOG gas convectors of various capacities with cast iron and steel heat exchangers, boilers, water heaters, air ozonisers, mounting cabinets and accessories.



PJSC «UZHGOROD SEWING FACTORY»

Produces high-quality women's clothing – jackets, coats, trousers, shorts, skirts and dresses. The company was founded in 1946 and has been fulfilling orders from EU companies for more than 25 years. Produces clothes for brands in Germany, France, Austria, USA: Weill, Tory Burch, Marc O'Polo, Bogner, Stapf, etc. Services include sampling, template making, sizing, cutting, sewing, pressing, quality inspection and packaging. Monthly capacity – 25 thousand units (20 thousand trousers and 5 thousand jackets). It has its own clothing brand «Parada», an online and offline store.

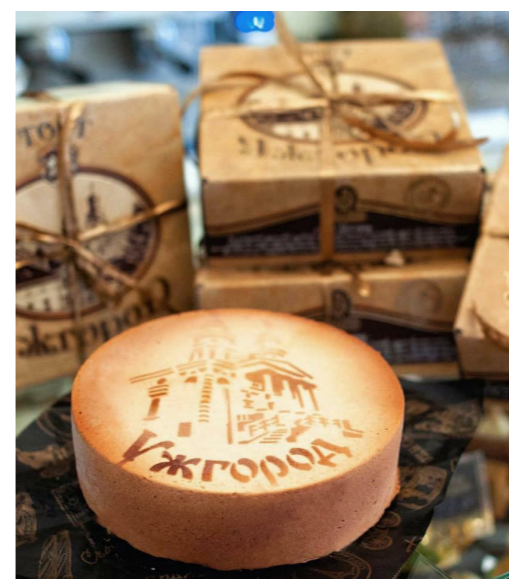
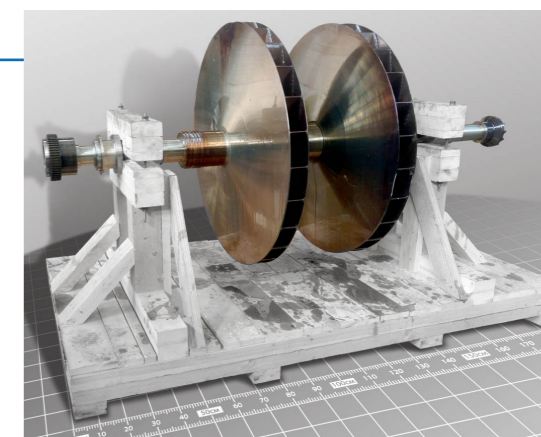


JSC «ELECTRODVYGUN»

Construction of the plant began in 1979. The plant's facilities include its own railway track and are designed for 40 automatic production lines and 700 units of various automatic equipment. The plant manufactures AC motors used in everyday life: the drive of a concrete mixer, juicer, food processor, activator of washing machines, drum-type washing machines, household electric sharpener, root cutter, grain crusher, centrifuge, pumps, lawn mowers.

LLC «TURBOHAZ UZHGOROD»

Manufacturer of equipment for the oil industry and mining industry, consumer goods, steel and cast iron. Modern technologies and materials are used in the development of new products, which allow their operation in any climatic conditions – from arctic to southern latitudes, as well as at great depths.



PE «SHEFANYO V&V»

The enterprise carries out its own production and sale of confectionery products, unleavened bread, coffee according to the unique recipe and technology of the founder and ideologist Valentyn Shtefano. The most famous product is the Uzhhorod cake.



Catalogue
of Uzhhorod
Manufacturers

BUSINESS RELOCATION

189 enterprises, including 104 legal entities and 85 individuals, were relocated to the Uzhhorod City due to the war. Out of the total number of relocated enterprises, the largest share is covered by the IT sector – 38 enterprises, the second and third place belongs to the service delivery and wholesale and retail trade.

THE LARGEST RELOCATED ENTERPRISES



LLC «SOTON»

the largest Ukrainian producer of cellular and polycarbonate sheets



LLC «PLAST PRINT»

publishing company, serves the largest chains of supermarkets in Ukraine



LLC «Ukrenerhoprom»

an engineering company that produces heating equipment



LLC «EPAM Ukraine»

the largest IT company of Ukraine



PJSC «CENTRAVIS PRODUCTION UKRAINE»

is one of the ten largest global manufacturers of seamless stainless pipes

BUDGET PROFILE

A high level of budgetary security is a competitive advantage of the Uzhhorod CTC. The funds of the City Budget are enough to finance current expenses.

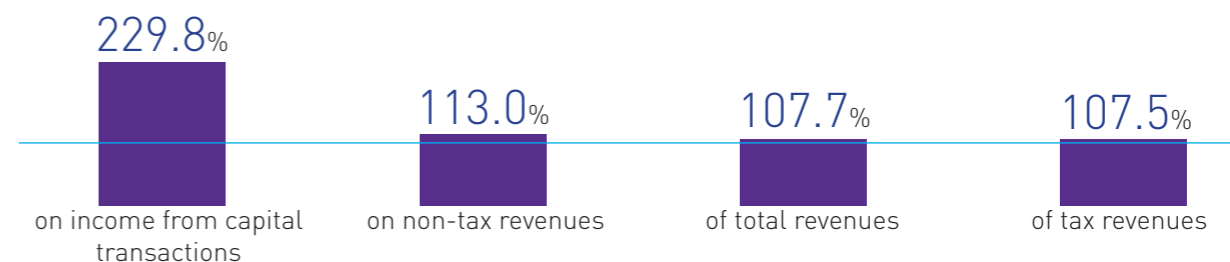
The community also successfully implements projects and measures of social and economic development, so for 2022, financing of such projects in the amount of UAH 115.6 million was provided. In 2023, UAH 409.6 million will be spent from the budget of the Uzhhorod CTC for the implementation of 46 city and oblast programmes. **The community budget is a donor budget**, which means, it transfers funds to the State Budget of Ukraine through the mechanism of reverse subvention: in 2021, the amount of subvention reached UAH 110.5 million, in 2022 it amounted to UAH 134.1 million, planned for 2023 – UAH 246.4 million. Uzhhorod’s budgetary capabilities allow maintaining a **significant level of internal demand** through the purchase of goods, works and services – UAH 577.4 million was the volume of such purchases by the Uzhhorod City Council, its subordinate divisions, enterprises and institutions in 2022. **The liquidity of the budget** of the Uzhhorod CTC, calculated as the ratio of the average monthly balances of funds in the treasury account to the general fund expenditures for 2022, was **24%**.

BUDGET INDICATORS OF UZHGOROD CTC FOR 2023*

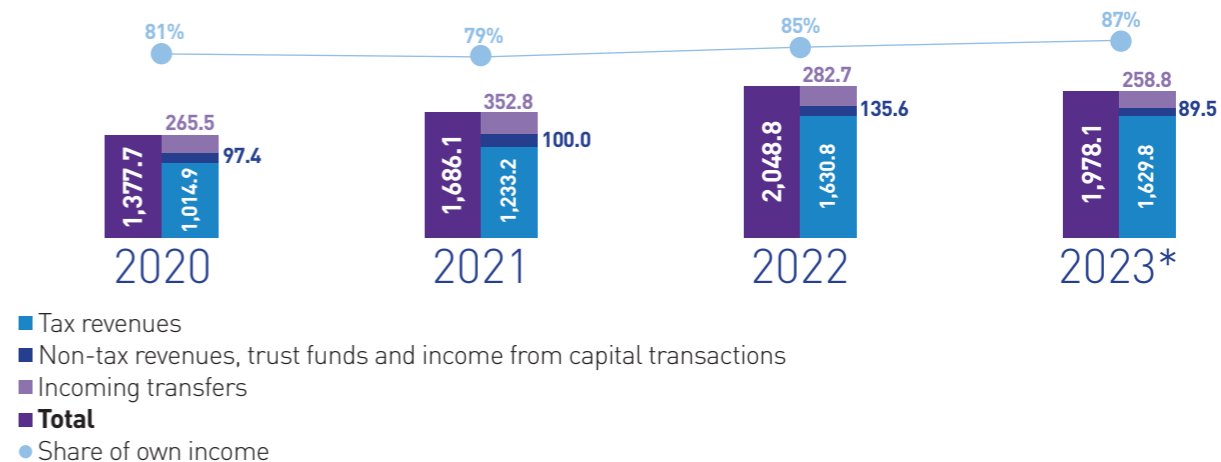
UAH 1,978.1 million total revenues	UAH 1,843.0 million general fund expenditures	UAH 2.4 million budget surplus
UAH 215.1 million development expenses	70.8% share of personal income tax in own income	2.0 indicator of fiscal capacity of the budget

* Decision about the Budget of Uzhhorod City Territorial Community for 2023.

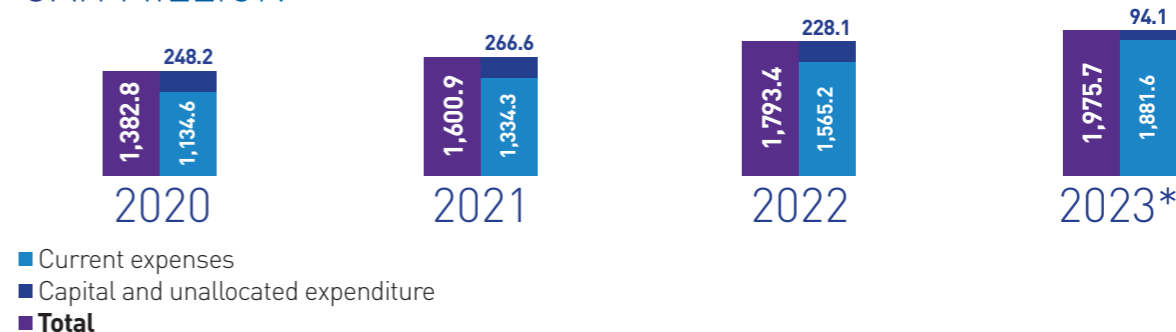
THE EXECUTION LEVEL OF UZHGOROD CTC BUDGET IN 2022



THE INCOME OF THE UZHGOROD CTC BUDGET, UAH MILLION



THE EXPENDITURES OF THE UZHGOROD CTC BUDGET, UAH MILLION



* Predictive indicators.

TOURIST POTENTIAL

The tourism industry is becoming increasingly important for the development of the city's economy. In 2022, the City Budget income from the tourist tax exceeded the figure of 2021 by 3.5 times. **Uzhhorod has all the prerequisites for intensive development of domestic and foreign tourism:** features of the geographical location and topography, a favourable climate, sufficient human resources, a developed network of transport connections, etc. Additional business potential belongs to the factors described below.



Information about hotels, festivals, excursion routes, manufacturers, tourist guide and portal of the Uzhhorod City

1 A WIDE NETWORK OF HOTEL INSTITUTIONS

There are more than 50 institutions (hotels, motels, hostels and hotel-tourist complexes) operating in the Uzhhorod City, with the simultaneous possibility of accommodating about 2.5 thousand people.



2 PICTURESQUE PARKS AND SQUARES

Uzhhorod is a city of park culture. Exotic cherry blossoms, magnolias, yudina trees, platan trees grow in the city avenues, in flowerbeds, along the streets, in the Botanical Garden and in the three most famous parks (Psdzamykovi, Laudona, Bozdoskyi), and there is a linden alley along the embankment.

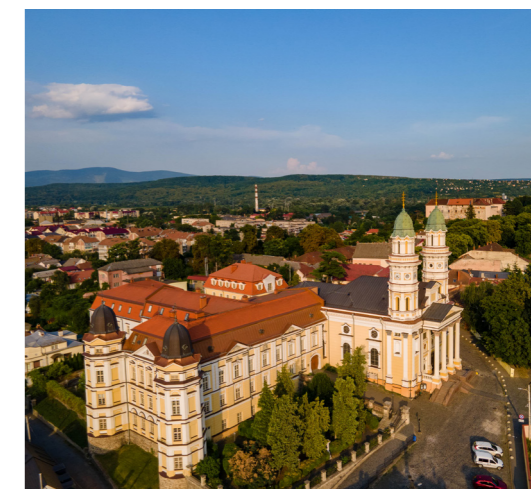
3 LARGE FESTIVALS

Every month, the city organises festivals and festive events that last from several days to a week, including: Sakura-Fest (April), Bridal Parade (June), Uzhhorod Regatta (July), City Day (September), Zakarpattia Beaujolais (November), Mykolaychiks Parade (December) and others.



4 SIGNIFICANT ARCHITECTURAL HERITAGE

City buildings were constructed in various architectural styles from the XI-XII centuries to the present day: Horiansk rotunda – the church of St. Anna (XI century), Uzhhorod Castle (XII-XVIII centuries) – the oldest monument of fortification art and architecture, Khrestovozdvyzhenskui Cathedral (constructed in 1644), Shelestivska Church of St. Mykhailo (built in 1777 without a single nail), Tsegolnianska Church (1802), Oblast Philharmonic Hall – former synagogue (1902) and others.



5 LOW-RATE TOURIST TAX

The tourist tax rate ranges from 0.25% to 0.5%, while the maximum rate according to the Tax Code of Ukraine can reach 5.0%.

6 DEVELOPED GASTROCULTURE

The uniqueness of local gastronomy lies in the combination of gastronomic preferences of different nationalities: Ukrainian, Hungarian, Romanian, Slovak, Czech, Polish, Italian, Indian, Arab, Japanese, etc. Uzhhorod is also famous for its special attitude towards coffee consumption. There are more than 100 food establishments in the city, which are rapidly developing a modern culture of food and service. The average check per person is about USD 10-20.



7 DEPOSITS OF MINERAL HEALING AND TABLE WATER

On the territory of the city there are more than 20 displays of mineral waters, natural springs and artificial wells of the Yesentuky, Narzan and Naftusia types.

CITY INFRASTRUCTURE

Uzhhorod ctc is a leader in the development of infrastructure and public spaces in the zakarpattia oblast.



EDUCATION

1. There is a network of all types of educational institutions in the community, from kindergartens to universities:
 - 24 preschool educational institutions (19 general development, 1 general development with 24-hour stay, 1 sanatorium type with 24-hour stay, 3 combined type);
 - 27 institutions of general secondary education of the communal form of ownership and 3 private;
 - 9 vocational and technical education institutions;
 - 5 institutions of higher education;
 - 12 universities.
2. Local authorities are gradually modernising and repairing educational spaces (insulation of building facades, implementation of electronic security system, replacement of furniture, etc.).



HEALTH CARE

1. The city has a well-diversified network of health care facilities:
 - of the city subordination – Centre of Primary Medical and Sanitary Care (includes 9 family outpatient clinics located in different parts of the city), Central City Clinical Hospital, City Polyclinic, City Children's Clinical Hospital, City Maternity Hospital);
 - specialised and regional subordination – Oblast Clinical Hospital, Oblast Dental Polyclinic, Oblast Blood Transfusion Station, Zakarpattia Oblast Bureau of Forensic Medicine, OTMA «Phthysiatra» (anti-tuberculosis dispensary), Oblast Cardiology Dispensary, Oblast Clinical Oncology Dispensary, Oblast Medical and Physical Culture Dispensary, Oblast Narcological Dispensary, Oblast Centre for Prevention and Fight Against AIDS, Oblast Hospital of War Veterans, Oblast Infectious Disease Hospital, Oblast Skin and Venereological Dispensary);
 - private clinics, diagnostic centres and pharmacies.
2. The medical area is being rapidly improved at the expense of the state and city budgets – capital repairs are being carried out, facilities are being equipped with modern apparatus (computed tomography, digital x-ray, ultrasound diagnostic, etc.).
3. All city medical institutions work as communal non-commercial enterprises and are financed by medical packages. All doctors are equipped with automated workplaces, have personal computers or tablets that are connected to the HELSI and MEDAIR systems.



CREATION OF LIVING ENVIRONMENT

Between 2016 and 2022, UAH 1.1 billion was invested in the improvement of the city. Parks were repaired (carried out repairs of benches, ramps and pathway, bins were installed, flower beds and children's playgrounds were constructed), inner-quarter territories, city roads, roofs in apartment buildings, street lighting networks, water supply and drainage, as well as replacement of doors and windows in multi-apartment buildings



SPORT

1. Modern communal infrastructure has been built for regular physical education and sports in the city:
 - 2 stadiums – «Avangard» and «Avtomobilist»;
 - 6 swimming pools;
 - 28 gyms;
 - 112 sports grounds;
 - 12 football fields.

There is also a network of private sports facilities.
2. Residents of the community carry out training and sports activities in two communal institutions of the Uzhhorod City Council: the Children's and Youth Sports School and the «Avangard» stadium.



MUNICIPAL TRANSPORT

The city operates:

- two bus stations – Uzhhorod-1, Uzhhorod-2, with suburban, intercity and international connections;
- 17 public bus routes (22 are outlined), which are served by four carriers with 85 buses;
- GPS monitoring – in the «Public transport» section on the city council's website and with the «Dozor City» mobile application, you can track the location, arrival at stops of each bus on any route;
- information panels (at individual stops) with public transport.



CULTURE

The network of municipal cultural institutions of the city is represented by:

- 2 schools for music and art;
- public library;
- city leisure centre – cultural centre.

There are also 6 museums, 5 galleries, 2 theatres, 2 cinemas, a philharmonic as well as choreographic, music and theatre groups. Every month, the city organises festivals and festive events that last from several days to a week, including: Sakura-Fest (April), Bridal Parade (June), Uzhhorod Regatta (July), City Day (September), Zakarpattia Beaujolais (November), Nicholas's parade (December) and others.



SECTION 3. BUSINESS CLIMATE



THE MAIN ACHIEVEMENTS SINCE 2016

BETWEEN 2016 AND 2022, UAH 1.1 BILLION WAS INVESTED FOR THE IMPROVEMENT OF THE CITY.

2016

- «Uzhhorod Municipal Transport» ME started working from scratch, GPS tracking of bus departing has been implemented.
- Land, budget and property management has been restarted: Prozorro and auction systems have been launched.
- Construction of a new school and kindergarten has begun.
- UAH 3.5 million was invested in the purchase of computers, furniture and inventory for educational institutions.
- Capital repairs were carried out and equipment for medical facilities was purchased worth UAH 7.2 million.
- A programme for the development of tourism and investment image was developed for the first time.
- Capital repairs of a part of the street lighting network, sidewalks, roofs, and city roads were completed.

2017

- The work of the Administrative Service Centre has been started.
- The municipal security project – Situation Centre – has been launched.
- Communal buses with a passenger capacity of 102 people were purchased for the first time.
- «Smart» public transport stops have been built, which are equipped with scoreboards, a Wi-Fi network, and USB ports for recharging phones.
- UAH 30 million was invested in the reclamation of the landfill for solid waste.
- The consumption of gas has been significantly replaced by the city's communal infrastructure.
- Capital repairs of streets and emergency sections of water supply and sewerage were carried out; lamps were replaced with energy-saving ones.

2018

- The Strategy for the City Development until 2030 was created.
- Cooperation has been established with 22 sister cities.
- 40 new associations of co-owners of apartment buildings were created.
- Installed 6 electronic scoreboards for the bus arrival schedule.
- Capital repairs of medical installations were made for a total sum of UAH 4.6 million, special equipment was purchased for UAH 5.3 million.
- 13 highways (UAH 39.9 million), sidewalks at 8 objects (UAH 17.2 million) and 7 inner-quarter territories (UAH 4.8 million) were repaired.
- A modern embankment Nezalezhnosti was built.
- The athletic core of the «Avangard» stadium has been rebuilt.
- Repairs were carried out in 3 and work started in 4 educational institutions (UAH 11.1 million invested).

2019

- Shandor Petefi square was completely renovated.
- 1,500 cultural, artistic and sports events were held.
- Financial support was provided to gifted students, young people, writers, local historians, the best athletes and coaches.
- The number of communal buses has been increased.
- Capital repairs were carried out and equipment for medical institutions was purchased for UAH 10.9 million.
- The Uzhhorod Mobile Hospice was recognised as the best in Ukraine.
- Work of 13 city medical programmes was supported.
- Overhaul and reconstruction of city roads for UAH 61.5 million was carried out.

2020

- The development of medicine and the successful combatting of COVID-19: high-tech equipment for hospitals was purchased, and an emergency medical care department was opened.
- 7 new buses were purchased.
- The concept of a tourist logo was chosen.

2021

- A three-story learning Campus was built in secondary school No. 19.
- The thoroughly renovated swimming pool of the Classical Gymnasium was launched.
- A 30-metre State flag and park zones have been installed.
- A skate park was opened.
- The Unified Social Register of citizens entitled to free travel has been put into operation.
- The server with the ability to recognise the faces of the video surveillance system of the city has been launched.
- Slovianska embankment has been renovated.
- The City Bicycle Infrastructure Concept was developed and approved, two bike parking areas were made available.
- The catalogue of local producers «Uzhhorod Koshar» was developed and presented.

2022

- On February 24, the 24-hour coordination centre was launched, and 65,000 appeals were processed in 3 months.
- On February 25, the work of the humanitarian aid/settlement point was implemented: 40,000 applications were processed, 40,000 children's kits, 4,000 food kits, 4,400 hygiene kits, and 25.5 tonnes of clothes were distributed.
- 68,000 free transportations for IDPs were carried out.
- Purchased generators and medicines at the hospital, food, fuel, water storage tanks, etc. (UAH 20.5 million).
- 10 city medical target programmes for almost UAH 17 million have been fully financed.
- 189 enterprises were relocated.
- A mammograph (UAH 8 million) and an angiography unit (UAH 10 million) were purchased.
- UAH 9.2 million was invested in arranging shelters in schools and kindergartens.



EXTERNAL EVALUATIONS

3RD PLACE in Ukraine according to indicators of retail turnover per capita

6TH PLACE in the rating «The Best Cities for Doing Business in Ukraine» according to Forbes magazine in 2021

TAXES AND FEES

STATE TAXES AND FEES

Corporate and individual income tax rate	18%		Detailed information about taxes and fees in Ukraine
Tax rate for non-residents (for income received by non-residents from sources of origin in Ukraine)	15%		
Dividend tax rate: <ul style="list-style-type: none"> ● accrued by a non-resident ● accrued by a resident 	9% 5%		
Value Added Tax (VAT): <ul style="list-style-type: none"> ● base rate ● import and supply of pharmaceutical products ● for export 	20% 7% 0%		Information about local taxes and fees in Uzhhorod CTC
Social contribution rate: <ul style="list-style-type: none"> ● for the employer 	22%		
Military fee (on employee's income)	1.5%		

LOCAL TAXES AND FEES

Land tax rate (from the normative-monetary assessment, depending on the purpose)	0.01%, 0.03%, 0.1%, 0.3%, 1.0%, 2.0%
Real estate tax rate (from the minimum salary, depending on the intended use and location): <ul style="list-style-type: none"> ● for residential ● for non-residential 	0.5% 0.25%, 0.3%, 0.35%, 0.5%, 0.7%, 0.8%, 1.5%
Tourist tax (from the minimum salary) for the cost of temporary accommodation for one person per day: <ul style="list-style-type: none"> ● up to UAH 350 ● from UAH 351 to UAH 850 ● from UAH 851 	0.25% 0.4% 0.5%
Transport tax	UAH 25,000
Single tax rate: <ul style="list-style-type: none"> ● group I (from the size of the subsistence minimum) ● group II (from the minimum salary) ● group III (from annual turnover and depending on VAT payment) 	10% 20% 3(5)%

By the decision of Uzhhorod City Council No. 718 on 31 May, 2022 until the end of 2023, the land plots on the territory of the Uzhhorod CTC were exempted from payment of land tax:

- for placement and permanent activity of bodies and subdivisions of the State Emergency Service and the National Guard;
- under the facilities and networks of the centralised water supply and drainage system, which are owned by the city territorial community;
- communal non-commercial enterprises in the field of health care, the founder of which is the Uzhhorod City Council, provided that the volume of paid medical services does not exceed 20% of the volume of all services provided.

By the decision of Uzhhorod City Council No. 786 on 12 July, 2022 until the end of 2023, land plots on the territory of the Uzhhorod CTC were exempted from payment of land tax:

- that are intended for the construction and maintenance of physical culture and sports facilities;
- association of co-owners of an apartment building, house committees, entered in the Register of Non-profit Institutions and Organizations.

ADDITIONAL INFORMATION

- minimum salary – UAH 6,700 per month (established on October 1, 2022);
- subsistence minimum – UAH 2,684 per person per month (established on January 1, 2023);
- the average (base) cost of one square meter of land in the Uzhhorod City was approved by the decisions of the City Council in 2014 and is UAH 318.69/m².

PRIORITY AREAS FOR INVESTMENT

An excellent service infrastructure for business and an industrial park have been created in the Uzhhorod City. The availability of railway connections, highways of international importance, as well as the proximity of the border with the European Union expands access to the raw material base, qualified personnel and sales markets. The specific costs of doing business in the community do not exceed the average level in Ukraine. These factors form the basis for the development of many types of entrepreneurial activity, but additional business potential belongs to industries united in four niches.

1. The city has a significant architectural heritage.
2. Developed gastronomy culture.
3. Available deposits of mineral and spring waters.
4. Uzhhorod is a city of park culture. Exotic cherry blossoms, magnolias, yudina trees and platoons grow in the alleys, in flowerbeds, along the streets, in the Botanical Garden and parks, and there is a linden alley along the embankment.
5. There is a wide network of hotels and restaurants.
6. Large-scale municipal investments in the development of tourist infrastructure were made: reconstruction of two embankments, three squares, installation of a 30-metre state flag, etc.
7. Concentration of leisure facilities on a national scale: renovated «Avangard» stadium and projects for the construction of the «Uzhhorod Aquatic Centre» water sports and health complex and the «Ice Land» ice arena.
8. Development and popularisation of historical and cultural self-identity: revitalisation of historical buildings of Uzhhorod, creation of cultural and tourist centres and renovated public spaces.
9. Development of festival tourism.
10. Development of sports and sports infrastructure.
11. The potential of industrial tourism.
12. Low rates of tourist tax.

TOURISM

1. Out of the total number of relocated enterprises in the city, the largest share is occupied by the IT cluster – 38 relocated and re-registered enterprises.

IT

2. A large local market. A significant number of enterprises that require service at the level of software and technological processes are concentrated in the community.
3. It is possible to train properly qualified specialists on the basis of local educational institutions.

CRAFT PRODUCTION

1. The uniqueness of craft food products of Uzhhorod lies in the flavour of local gastronomy, which combines the gastronomic preferences of different nationalities.
2. Concentration of producers of agricultural products in the region.
3. Due to transport diversification, it is easy to scale sales markets and deliver raw materials.
4. Development of the industry in the future through the development of tourism.
5. Support from the city authorities: creation of a catalogue of local producers «Uzhhorod koshar», organisation of festivals and city holidays.

PRODUCTION OF BUILDING MATERIALS AND MODULAR HOUSING

1. An industrial park has been created with a priority business profile – production of building materials and modular housing.
2. Within a radius of up to 100 km from the city there are quarries and raw materials for the production of construction materials.

SECTION 4. OFFERS FOR THE INVESTORS



«UZHHOROD» INDUSTRIAL PARK

The industrial park is a transparent tool for attracting investments, as its participants have the opportunity to use additional tax and customs benefits from 2022. Business profile of the industrial park «Uzhhorod» – adjacent opportunities for the production of building materials and modular housing.

PRINCIPAL DATA

Registry status	entered into the register of industrial parks of Ukraine on January 16, 2022
Area	10.1907 ha
Type of land plot	brownfield
Initiator of creation	LLC «Uzhbud» and LLC «Uzhstav»
Ownership	private
Term	30 years
Production areas	50,000 m ²
Office	7,500 m ²

TRANSPORT INFRASTRUCTURE



Automotive connection

- international transport corridor No. 5;
- E50, E58, E573 – European highways;
- M06, M08 – international highways;
- H13 – road of national importance



Railway connection

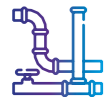
«Uzhhorod» railway station



Aviation connection

Uzhhorod International Airport

ENGINEERING INFRASTRUCTURE



Water supply and drainage

connection is available



Gas supply

connection is available



Electricity supply

there is a connection of 4.8 MW with the possibility of increasing the power

THE PARK'S TWO MAIN DIRECTIONS OF WORK

Production of building materials

It is possible to manufacture building materials based on: sand, basalt, gravel, perlite and limestone. The production of thermal insulation is especially profitable. Perlite boards are stable, modern thermal insulation for reconstruction of buildings and new construction projects: fibre-free, dimensionally stable, breathable, recyclable and non-flammable.

Production of modular housing

This is the fastest housing production technology in the world. The service life of such buildings reaches 100 years and is characterised by the highest noise insulation. It is possible to:

- make «smart houses», fully controlled from a smartphone;
- complete the existing capital buildings with modular houses;
- make armoured protective zones (shelter) in buildings.

BENEFITS FOR PARK PARTICIPANTS



1 TAX AND CUSTOMS INCENTIVES

- exempting enterprises participating in the industrial park from paying income tax for 10 years;
- exemption from VAT of transactions involving the import of new equipment;
- exemption of import operations of such equipment from customs duties, etc.



2 RAW MATERIAL BASE

Within a radius of up to 100 km from the Uzhhorod Industrial Park, there are quarries with raw materials for the production of construction materials, specifically:

- basaltic;
- perlite;
- andesitic;
- sandy;
- limestone;
- gravel.



3 THE LABORATORY IS AVAILABLE

A modern private laboratory that studies the properties of raw materials for production functions on the territory of the industrial park.



4 EXISTING RAW MATERIAL PROCESSING CAPACITIES

A complete complex for processing gravel has been constructed on the territory of the industrial park.

FOR COOPERATION!

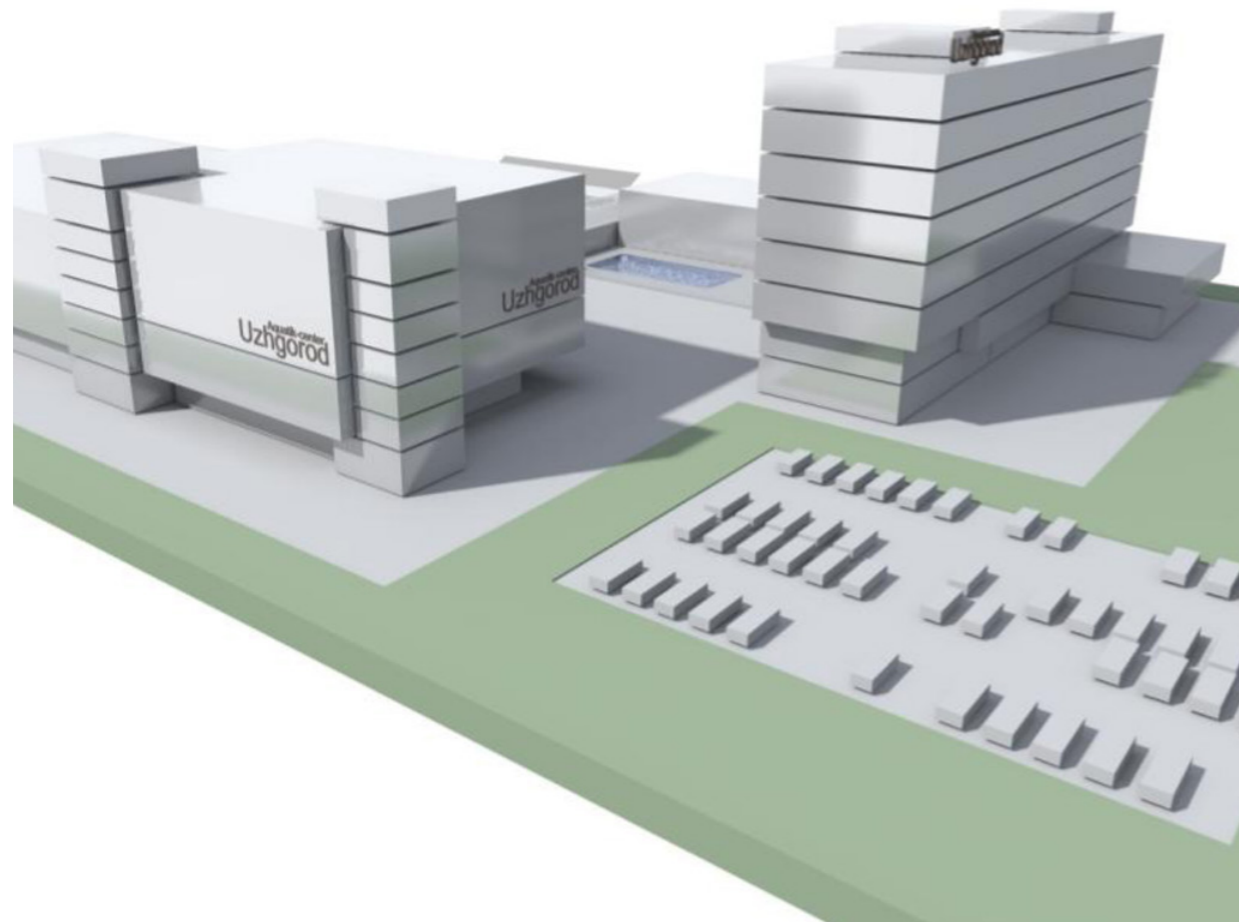
E-mail: uzstav@ukr.net
Telephone: +43 (676) 359 23 94; +38 (098) 292 78 10



Video review of production

INVESTMENT PROJECTS

CONSTRUCTION OF WATER SPORTS AND HEALTH COMPLEX «AQUATIC CENTRE UZHGOROD»



The purpose of investment attraction	construction of a recreation, health, sports and entertainment centre at the geothermal springs of Uzhgorod, which can become the basis of the Uzhgorod brand as a resort city, a socially significant project for Zakarpattia and a primary example for the whole of Ukraine
The area of the land plot	1.35 ha
The owner of the land plot	Uzhgorod City Council
The structure of the project	<ul style="list-style-type: none"> ● resort-hotel, medical centre, spa/wellness on mineral waters; ● water sports complex according to FINA standards; ● engineering centre of heat generation and water treatment; ● training and consulting centre for the implementation of similar projects in the communities of Ukraine
Project parameters	<p>a) water sports complex – 10,000 m²:</p> <ul style="list-style-type: none"> ● swimming pool 50x25 m; ● swimming pool 35x25 m; ● universal sports hall 42x24 m; ● gyms, studios. <p>b) resort-hotel – 12,200 m²;</p> <p>c) engineering centre of heat generation and water treatment – 600 m².</p>

CONSTRUCTION OF THE ICE ARENA «ICE LAND»



The purpose of investment attraction	creation of a multifunctional complex that will meet all European standards and requirements with the possibility of hosting sports events and holding various festivals, business forums, tourist events, concerts, shows, etc.
The area of the land plot	0.6 ha
Building area	3,314.14 m ²
The rink capacity	120 visitors/shift
Project structure	the 1st stage – the construction of the ice arena itself with the entire complex of auxiliary premises for additional and technical purposes; the 2nd stage – the addition of sports, restaurant and hotel complexes

CONSTRUCTION OF INNOVATION CLUSTER



Location	st. Mukachivska 25
The purpose of investment attraction	improvement of the economic potential of the city through the formation of a complete system of enterprises and organisations for the production of finished innovative products
Area	4,547.3 m ² (includes reconstruction)
Owner	Uzhgorod City Council

A TEAM THAT SUPPORTS INVESTMENT ACTIVITIES IN THE COMMUNITY

GENERAL INVESTMENT PROJECT COORDINATION

The Department of Economic Development of the City

Direct line: +38 (0312) 428 031; ext: 182
E-mail: invest@rada-uzhgorod.gov.ua

SUPPORTING THE DEVELOPMENT OF SMALL AND MEDIUM-SIZED ENTERPRISES

The Entrepreneurship Department

Direct line: +38 (0312) 428 031; ext: 183
E-mail: torg_uep@rada-uzhgorod.gov.ua

REGISTRATION/ RE-REGISTRATION QUESTIONS

The Department of State Registration of Legal Entities and Individual Entrepreneurs

Direct line: +38 (0312) 428 028
E-mail: rejestruirosib@rada-uzhgorod.gov.ua

The Department for State Registration of Rights to Real Estate and Their Encumbrances

Direct line: +38 (0312) 428 031; ext: 144
E-mail: vrrp@rada-uzhgorod.gov.ua

ADMINISTRATIVE SERVICES

The Administrative Service Centre

Direct line: +38 (0312) 428 028
E-mail: cnap@rada-uzhgorod.gov.ua

INFORMATION ON VACANT LAND PLOTS FOR INVESTMENT

The Department of Land Use

Direct line: +38 (0312) 614 142, 428 031; ext: 155
E-mail: zemres@druisp.gov.ua

OBTAINING APPROVAL DOCUMENTS FOR THE CONSTRUCTION OF FACILITIES AND THE PLACEMENT OF TEMPORARY STRUCTURES FOR BUSINESS ACTIVITIES

The Department of Urban Planning and Architecture

Direct line: +38 (0312) 617 103
E-mail: architect@rada-uzhgorod.gov.ua

The Department of State Architectural and Building Control

Direct line: +38 (0312) 630 355, 428 031; ext: 118, 120
E-mail: dabk@rada-uzhgorod.gov.ua

INFORMATION ON MUNICIPAL PROPERTY OBJECTS FOR PURCHASE/RENTAL

The Department of City Infrastructure

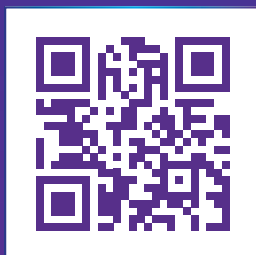
Direct line: +38 (0312) 614 190
E-mail: dmg@rada-uzhgorod.gov.ua

BUSINESS RELOCATION

The Department of Business Relocation and Interaction with Humanitarian and Charity Organisations

Direct line: +38 (098) 522 84 96; +38 (0312) 428 031; ext: 181
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WE INVITE YOU TO COLLABORATE!

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