



# REPUBLIKA HRVATSKA

## Ministarstvo gospodarstva

### Business zone Puhovec (Dugo Selo)

#### General information

Location (city/municipality)	City of Dugo Selo
Zone type	Business zone
Size of the zone (m <sup>2</sup> )	873.227
Available land size (m <sup>2</sup> )	251.469
Construction purpose	Manufacturing and services
Allowed construction density	0,6
Construction efficiency coefficient allowed	2,4
Allowed construction height (m)	16
Allowed noise level (at the border of the site, dB)	-

#### Zone diagrams & plans

Diagram of the zone



## Infrastructure/energents capacity

Gas	
Availability	Yes
Electricity	
Availability	Yes
Water	
Availability	Yes
Sewage	
Availability	Yes
Water purifier	Yes

## Communal information

Communal contribution fee	
Communal contribution for manufacturing (EUR/m <sup>3</sup> )	9,50
Communal contribution for office spaces (EUR*/m <sup>3</sup> )	9,50
Communal contribution for services (EUR*/m <sup>3</sup> )	9,50
Redemption from paying communal contribution fee	Yes, Investors building buildings for production purposes will be granted partial exemption from paying the communal contribution in the amount of: a) 20% of the established amount for premises with a (gross) area of up to 1000 m <sup>2</sup> , b) 30% of the established amount for premises with a (gross) area of 1001 m <sup>2</sup> to 3000 m <sup>2</sup> , c) 40% of the established amount for premises with a (gross) area of 3001 m <sup>2</sup> to 5000 m <sup>2</sup> , d) 50% of the established amount for premises with a (gross) area of over 5000 m <sup>2</sup> . Decision on communal contribution (Official Gazette of the City of Dugo Selo, No. 2/23)

## Communal contribution tax

**Amount of communal contribution tax (EUR\*/m<sup>2</sup>)**

3.20 EUR/m<sup>2</sup> - for business premises for manufacturing activities, warehouses, etc. 1.28 EUR/m<sup>2</sup> - for business premises (IT sector)

**Redemption from paying communal contribution tax**

Yes, Legal and natural persons who start to carry out business activities are exempted from paying the utility fee: a) in the first year of operation - 100% of the amount of the utility fee, b) in the second year of operation - 50% of the amount of the utility fee, c) in the third year of operation - 25% of the amount of the utility fee. Legal and natural persons who start to carry out business activities within the meaning of the Decision on communal fees are considered to be legal and natural persons who have not performed the same or similar activity in the area of the City of Dugi Selo in the last 5 years and who perform their activity in business premises, i.e. in locations where the same or similar activity has not been performed in the last 5 years, and legal or natural persons who are already operating in the area of the City of Dugi Selo if they open new business premises and increase the total number of employees, with the condition that they continue to operate in the existing and new location. The exemption in question applies only to new business premises. Decision on communal fee (Official Gazette of the City of Dugi Selo, number 10/18)

## Water contribution

**Water contribution for business buildings (EUR\*/m<sup>3</sup>)**

**Water contribution for manufacturing buildings (EUR\*/m<sup>3</sup>)**

**Water contribution for open-space business buildings (EUR\*/m<sup>2</sup>)**

## Water fee

**Water regulation fee (EUR\*/m<sup>2</sup>)**

Rulebook on the calculation and collection of fees for water management (Official Gazette, No. 83/10, 126/13) and Regulation on the Amount of Fees for Water Management (Official Gazette, No. 82/10, 108/13)

## Physical plans

<b>County urban plan</b>	Yes
<b>Municipal/City urban plan</b>	Yes
<b>Urban development plan</b>	No obligation
<b>Detailed urban plan</b>	No obligation

## Distances from traffic infrastructure

<b>Road</b>	0,1 km
<b>Highway</b>	A3, 5 km
<b>Railway siding</b>	/ km
<b>Sea port</b>	Port of Rijeka, 190 km
<b>Airport</b>	Airport "Franjo Tuđman" Zagreb, 23,50 km

## Companies in the zone

<b>Company name</b>	<b>Activity</b>	<b>Country of origin</b>	<b>Parent company</b>	<b>Company website</b>
NFS CINK Ltd.	Metal processing and coating	Czech Republic		<a href="https://nfs-cink.hr/">https://nfs-cink.hr/</a>
MAREŠ PLAST Ltd.	Production of other plastic products	Republic of Croatia		<a href="https://maresplast.hr/">https://maresplast.hr/</a>
DAROJKOVIĆ PROMET Ltd.	Other land passenger transport	Republic of Croatia		<a href="https://darojkovicpromet.hr/">https://darojkovicpromet.hr/</a>
ARIVERA FRUIT Ltd.	Other processing and preserving of fruits and vegetables	Republic of Croatia		<a href="https://ariverafruit.hr/">https://ariverafruit.hr/</a>
MONTING Ltd.	Production of metal structures and their parts	Republic of Croatia		<a href="https://monting.hr/hr/">https://monting.hr/hr/</a>

Company name	Activity	Country of origin	Parent company	Company website
MARJAN VOĆE Ltd.	Other processing and preserving of fruits and vegetables	Republic of Croatia		<a href="https://marjan-voce.hr/kontakt/">https://marjan-voce.hr/kontakt/</a>
VENERA PROMET Ltd.	Retail sale of beverages in specialized stores	Republic of Croatia		
BOKART Ltd.	Shaping and processing of flat glass	Republic of Croatia		<a href="https://www.bokart.glass/">https://www.bokart.glass/</a>
STJEMA PROMET Ltd.	Non-specialized wholesale trade	Republic of Croatia		<a href="https://stjema-promet.hr/">https://stjema-promet.hr/</a>
VELEBIT PROMET Ltd.	Road transport of goods	Republic of Croatia		<a href="https://velebit-promet.hr/">https://velebit-promet.hr/</a>
KEMOKOP Ltd.	Processing and disposal of hazardous waste	Republic of Croatia		<a href="https://kemokop.hr/">https://kemokop.hr/</a>
CORTIZO ADRIA Ltd.	Production of metal structures and their parts	Kingdom of Spain		<a href="https://www.cortizo.com/">https://www.cortizo.com/</a>

## Gallery

\* average rate = 7.54

Ministry of Economy no legal responsibility for the accuracy or comprehensiveness of the data supplied in this database. Ministry of Economy accepts no liability for any direct, indirect, consequential or incidental damages or losses arising from use of the data collection.