CITY OF PANČEVO

INVESTMENT POTENTIALS OF THE CITY OF PANČEVO

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PANČEVO

In this publication we present to You the investment potential of the city of Pančevo - a city whose favorable geographic location, infrastructure, business tradition and current economic activity are a guarantee of Your business success.

In its long and rich history, Pančevo has always been an important commercial, trade and industrial center. Today, it has a diversified economic structure, driven by agriculture and industry. Our local government is dedicated to providing efficient and top quality services, facilitating procedures that are in our jurisdiction and creating a genuine partnership with the business community in general.

On the map of South East Europe, Pančevo stands out as a city with a BFC SEE Certificate (Business Friendly Certificate South East Europe)- a certificate for cities with favorable business environment.

In addition to favorable conditions for business development, a rich cultural offer and a developed network of educational institutions as well as sports and recreation facilities and programs make our city a pleasant place for living.

Welcome to Pančevo, a city of possibilities!

Mayor
Saša Pavlov

У овој публикацији представљамо вам инвестиционе потенцијале града Панчева – града чији су повољан геостратешки положај, инфраструктура, привредна традиција и актуелна привредна активност гарант вашег успешног пословања.

Током своје дуге и богате историје, Панчево је одувек представљао важан трговински, занатски и индустријски центар. Данас има разноврсну привредну струкутуру чији су носиоци пољопривреда и индустрија. Локална самоуправа је посвећена пружању ефикасних и квалитетних услуга, олакшавању процедура које су у нашој надлежности, и уопште, стварању искреног партнерског односа са пословном заједницом.

Панчево је на мапи Југоисточне Европе град који поседује BFC SEE (Busness friendly certifikate South east Europe)- цертификат града са повољним пословним окружењем.

Поред повољних услова за развој пословања, богата културна понуда, мрежа образовних институција и могућности за спорт и рекреацију чине наш град пријатним местом за живот.

Добро дошли у Панчево, град могућности!

Градоначелник
Саша Павлов

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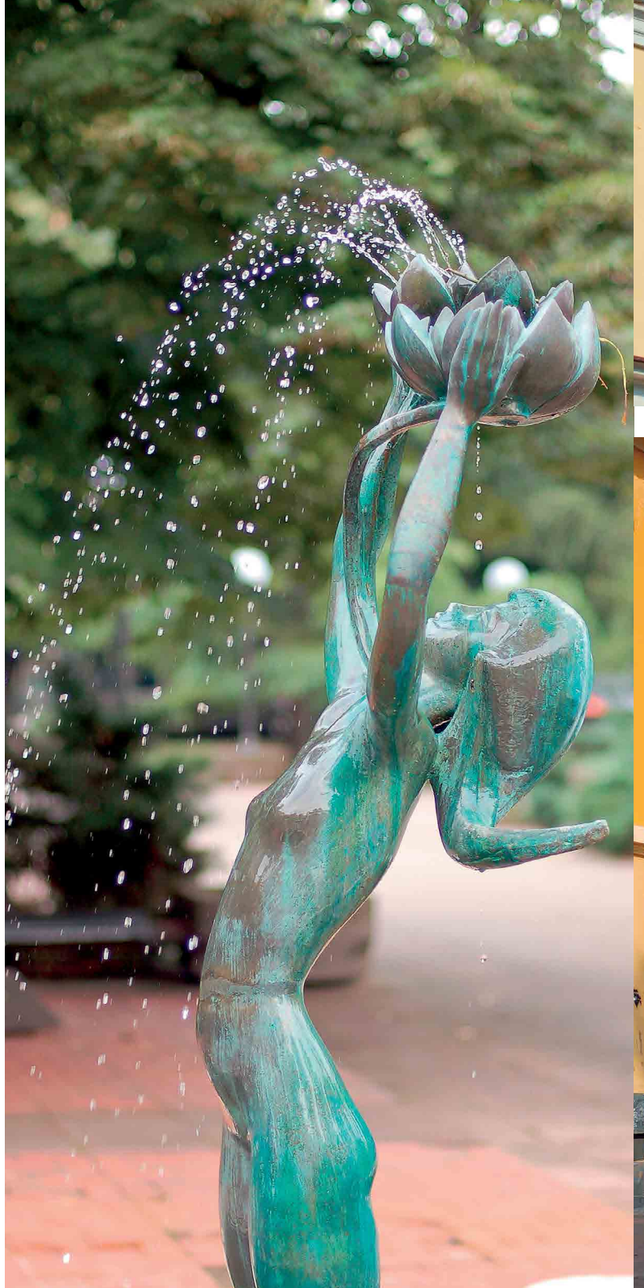
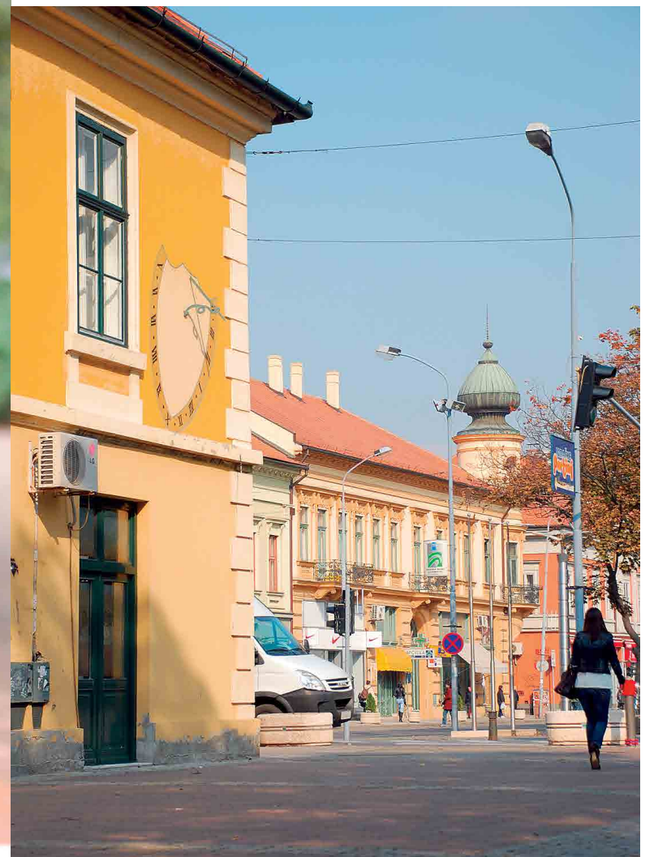
BODENEROV Plan Pančeva iz 1720. godine, Državni arhiv, grafička zbirka Zagreb
I. Фабрика Боденер, План Панчева око 1720.
Државни архив, графичка збирка, Загреб инв. бр. 1543

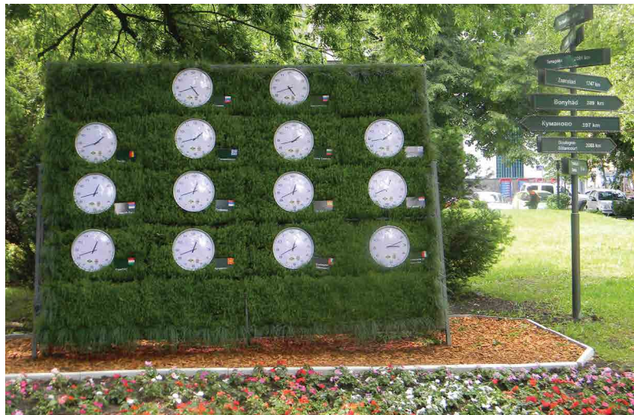
INVESTMENT POTENTIALS OF THE CITY OF PANČEVO

ABOUT PANČEVO

- Pančevo is mentioned for the first time in the ninth century
- Administrative, cultural and industrial center of South Banat
- 123,414 inhabitants, 29 nationalities
- Surface area: 756 km²
- Agricultural land surface area: 53,187 ha
- Known for its entrepreneurial tradition and industrial heritage
- Exceptional geographic location







GEOGRAPHIC LOCATION

Pančevo is situated in the north of the Republic of Serbia, in the southern part of the Autonomous Province of Vojvodina and it is the economic and cultural center of South Banat.

44˚ 54′ 00″ N 20˚ 40′ 00″ E

77 meters above sea level

INFRASTRUCTURE CONNECTIONS

	PANČEVO	INĐIJA	VRŠAC	OBRENOVAC	ZRENJANIN	SUBOTICA	LOZNICA	ŠABAC
CORRIDOR 10	18	4	86	30	74	11	154	26
CORRIDOR 7	0	10	66	37	50	73	154	87
AIRPORT	38	47	104	32	90	189	122	68
PORT	0	31	66	37	50	73	57	0

Distance in kilometers

INFRASTRUCTURE CONNECTIONS

Pančevo has a particularly favorable geostrategic position:

It is located in the immediate vicinity of the Pan-European Corridor 10 (Salzburg-Ljubljana-Zagreb-Belgrade-Niš-Skopje-Thessaloniki), with branches from Belgrade to Horgoš and from Niš to Dimitrovgrad.

It is located on the Pan-European Corridor 7, which directly connects Pančevo with central and Southeast Europe. Corridor 7 - the Danube transversal, represents a a backbone of the river transport of Europe, the most important waterway, which connects Black Sea with the North Sea together with the Rhine and the Main. Pančevo has a port and two docks on the Danube.

DISTANCE FROM BORDERS

Hungary	214 km
Croatia	137 km
Romania	160 km
Bulgaria	300 km
B&H	185 km

DISTANCE FROM HIGHWAY

E-75	18 km
E-70	0 km

DISTANCE FROM AIRPORT

"Nikola Tesla" Belgrade 38km

	PANČEVO	INĐIJA	VRŠAC	OBRENOVAC	ZRENJANIN	SUBOTICA	LOZNICA	ŠABAC
BELGRADE	18 km	51 km	86 km	86 km	73 km	189 km	140 km	88 km
NOVI SAD	106 km	31 km	139 km	139 km	50 km	111 km	118 km	67 km

Distance in kilometers

INFRASTRUCTURE CONNECTIONS

ROADS

Length of roads	125 km
State roads of first category	48 km
Belgrade-Pančevo-Vršac-Romania Pančevo-Kovin-Ralja	
State roads of second category	11 km
Pančevo-Kovačica-Zrenjanin	
Municipal roads	66 km

RAILWAY

Beograd-Pančevo-Vršac-Rumunija
Pančevo-Zrenjanin-Kikinda
Pančevo-Belgrade
Axial pressure 22.5 t
Industrial tracks in most industrial locations

PORT "DANUBE"

Port "Danube" – length of coast	33 km
Complex of the Port "Danube" Pančevo	240 ha
Fully equipped	
Dock for river/sea vessels	capacity up to 5000 t
Distance from Belgrade	10 km

PANČEVO GOOD BUSINESS TRADITION

- 215 years of Crafts Association
- The oldest brewery in the Balkans from 1722
- The first commercial (industry and crafts) exhibition with 713 exhibitors was held in Pančevo in 1905
- The oldest commercial airport in the Balkans

FACTORIES

- Oil industry
- Production of fertilizers
- Petrochemical industry
- Production of aircrafts, glass, light bulbs, furniture and textiles date back to the first half of the 20th century

POPULATION

123,414 inhabitants live in the territory of the City of Pančevo

The employed (2016) **29,391**

17,9%
Private entrepreneurship
5,250

79,5%
In companies
23,357

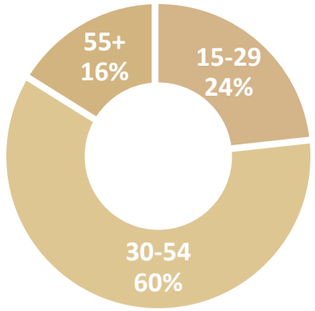
2,67%
Individual farmers
784

The unemployed (September 2016) **10,338**

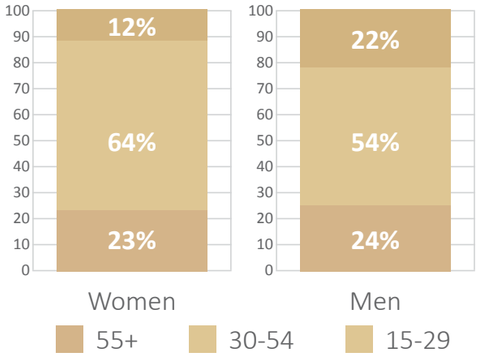
44%
Men
4,558

56%
Women
5,780

Age structure of the unemployed



Age structure of the unemployed according to gender



HUMAN RESOURCES - EDUCATION

21 primary schools

9 secondary schools

3 faculties

Proximity of Belgrade offers the possibility of attending 69 different faculties

SECONDARY SCHOOLS

Grammar School	2 profiles
Mechanical	8 profiles
Technical	10 profiles
Electrical engineering	7 profiles
Agricultural	6 profiles
Economic and trade	10 profiles
Medical	3 profiles
Music	2 profiles
Ballet	3 profiles

EDUCATIONAL STRUCTURE

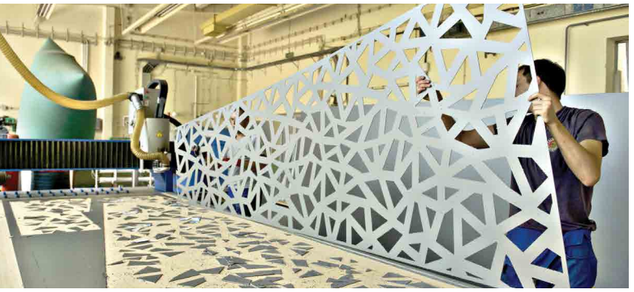
	Women	Men
University education	9%	9%
Higher education	6%	5%
Secondary education	48%	61%
Primary education	21%	18%
Incomplete primary education	11%	5%
Without education	4%	1%
Unknown education	1%	1%

ECONOMY

- 1,824 companies
- Average salary (2015) 49,021 dinars
- 4,638 entrepreneurs
- Active Business Council of the City of Pančevo

KEY SECTORS

- Agribusiness
- Logistic center
- Chemical industry
- Metal processing



AGRIBUSINESS

MAIN ADVANTAGES

- Quality agricultural land: 53,187 ha (70 % of the total land area)
- Developed grain-milling industry
- Favourable conditions for growing fruit and vegetables
- High-quality raw materials
- 6,344 registered farms
- A large number of small and medium-sized enterprises, local farmers
- An extensive network of potential suppliers
- Low transportation costs, direct access to raw materials
- High export share
- Application of science in agriculture- Institute ''Tamiš'' Pančevo

AGRIBUSINESS

CROP FARMING

- The most frequent crops: corn, wheat, soybeans, sunflower, sugar beet, rapeseed
- The number of registered registered crop growing farms - 4,742
- Successful companies: FSH Jabuka, Industrija skroba Jabuka, AD Ratar, DOO Granexport, AD Pekarska industrija Pančevo etc

VEGETABLE FARMING

- The most frequent types: peppers, tomatoes, cabbage, potatoes
- Manufacturers - Vegetable Growers Association: Glogonj, Banatski Brestovac
- Investment possibilities: driers, refrigerators, silos, processing

	land	farmers
Corn	28,200 ha	4,450
Sunflower	10,200 ha	2,100
Wheat	8,400 ha	1,700

LIVESTOCK FARMING

Cattle	5,504
Cows (dairy cows)	2,214
Pigs	42,917
Sows	3,331
Sheep	4,774
Goats	2,711
Poultry-hens	329,888

- Number of livestock farming households - 4,745
- A large number of livestock farms suitable for biomass production
- Successful companies: Timkok doo, Stari Tamiš ad

CHEMICAL INDUSTRY

PETROCHEMICAL CENTER OF THE BALKANS

Main advantages:
City of Pančevo- the largest petrochemical complex in the Balkans

DEVELOPED INDUSTRY WITH WELL-KNOWN COMPANIES:

- NIS GAZPROM NEFT- NIS Petrol, Rafinerija nafte Pančevo- production of petroleum products
- HIP Petrohemija
  production of petrochemical products, raw materials and chemicals
- HIP Azotara
  production of fertilizers
- Messer Tehnogas
  production of industrial, medical and special gases

Companies are located in the South Industrial Zone

LOGISTICS CENTER

MAIN ADVANTAGES

- Extraordinary geographic location
- Proximity of Belgrade - 18 km
- At the crossroads of Corridors 7 and 10
- Two rivers:
  The Tamiš and the Danube flow through the city
- International port ''Danube'' Pančevo
- Developed processing industry

International port "Danube" Pančevo – port on the Danube where ships with the capacity up to 5000t may dock, under all water level conditions.

INVESTMENT POSSIBILITIES:

The development of the logistics center is possible at Greenfield 2 location in the southern part of the city located in the immediate vicinity of the hinterland of the port "Danube" and the navigation channel of the Azotara Plant.

The company HIP Azotara has taken action to convert their navigation channel into a special port in the common interest of the City and this enterprise. After the realization of this project, the city of Pančevo will have two ports on the Danube.

METAL PROCESSING

MAIN ADVANTAGES

- The tradition of metal processing is over 75 years long.
- Qualified workforce

Airplane factory "Utva" was founded in 1940, as a source of highly skilled labor force and thanks to it, there were many successful companies in the sector.

In Pančevo, high quality curriculums are tailored for metal processing profiles like: metal processing operator, mechanical technician, electrical technician for machine control etc.

In the structure of the employed, a significant number of workers are employed in the metal processing industry.

Developed network of potential local suppliers.

Prominent companies in the sector: "Utva Aviation Industry" LLC, Tehnomarket, Feromont oprema, Montaža Minel etc.

NORTH INDUSTRIAL ZONE

GREENFIELD

Surface area of construction land	75 ha
Ownership	City of Pančevo
Distance from the city center	5 km
Distance from the port “Danube”	8 km
Distance from the airport “Nikola Tesla”	38 km

EQUIPMENT

- Water infrastructure
- Electric power infrastructure
- Internal access road with public lighting

“PANČEVO BREWERY”

BROWNFIELD

OWNER:
HEINEKEN SERBIA LLC ZAJEČAR

Total surface area of the complex	3ha 44a
Cadastre plot 629/1 C.M. Pančevo	

EQUIPMENT

- The complex is fully equipped in terms of infrastructure

Complete plot coverage (around 20 facilities)	8.375 m²
Plot of rectangular shape with access to Stevana Šupljikca Street in the front width	cc. 225 m

GLASS INDUSTRY PANČEVO

BROWNFIELD

STATUS: IN BANKRUPTCY

RAILWAY INFRASTRUCTURE

Industrial track directly connected with the railway line Athens-Skopje-Budapest-Vienna

Total surface area of the complex	cc. 25 ha
Surface area of the facilities	88,898 m²
Distance from Belgrade	18 km
Direct access to international road E-70	
Immediate vicinity of international port “Danube”	2 km

BUILDING PERMITS

PROCEDURE

A UNIFIED ELECTRONIC PROCEDURE FOR ISSUING CONSTRUCTION PERMITS ESTABLISHED IN THE REPUBLIC OF SERBIA

Phases		latest within:
Issuing location requirements for cadastral plots intended for construction from the date of receipt of all documents and conditions from the competent authorities		5 working days
Issuing building permit from the day of submission of the complete request		5 working days
Based on the notice of commencement of construction works, issuing the notice certificate shall be done without delay, under the condition that complete documentation has been submitted. */**	* Notice of the completion of the foundation **Notice of the completion of the building (construction)	3 working days
	Connection of the building to infastructure installations	5 working days
Issuing use permit – from the date of the request submission		5 working days
Registration in the Cadastre- from the date of request submission		5 working days

DIRECT INVESTMENTS

INCENTIVES OF THE REPUBLIC OF SERBIA

DIRECT INVESTMENTS

The Republic of Serbia awards incentives for investments in the manufacturing or services sector that are the subject of international trade and represent eligible costs, as follows:

- material (land, buildings, production equipment or expansion, renovation of the existing production facility, lease of business premises provided that the period of the lease from the end of the investment project is not shorter than 5 years for large companies and 3 years for small and medium-sized companies)
- nonmaterial assets (patents, licences, knowledge transfer)
- The period from which the Ministry monitors the investment: from the moment of signing the contract with the Ministry of Economy

CONDITIONS FOR AWARDING FUNDS

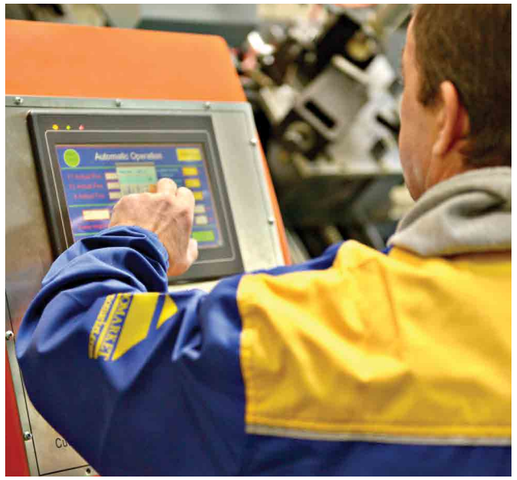
- The investment is to be realized at the same location for at least 5 years for large and 3 years for small and medium-sized companies
- After completion of the investment project, the number of employees may not be reduced for at least 5 years for large and 3 years for small and medium-sized companies
- After completion of the investment project, the investor shall pay earnings to employees which are 20% higher than the minimum wage in the state

DIRECT INVESTMENTS

AMOUNT OF FUNDS THAT MAY BE ALLOCATED

STATE AID FOR THE FIRST GROUP OF MUNICIPALITIES (PANČEVO)

- For investments of a minimum of: 500,000 € of eligible costs of investment and 50 workplaces
- In the amount of 20% of eligible costs of gross salaries (3,000€ per workplace maximum)
- Up to 10% of eligible costs in fixed assets
- Over 200 employees - for 10% of eligible costs of gross salaries
- Over 500 employees - for 15% of eligible costs of gross salaries
- Over 1000 employees - for 20% of eligible costs of gross salaries



TAXES

VALUE ADDED TAX (VAT)

Standard rate	20%
Reduced rate	10%

SOCIAL SECURITY CONTRIBUTIONS

Pension and disability insurance	14%
Health insurance	5,5%
Unemployment insurance	0,75%

FOR LEGAL PERSONS

Corporate profit tax	15%
Tax on dividends, profit share, royalties, interests and capital gain	20%

NATURAL PERSONS' INCOME TAX

Salaries and income from self-employment	10%
Capital income and capital gain	15%
Royalties, real estate, gambling gain and other types of income	20%
Annual income tax	10/15%

ACCESS TO THE GLOBAL MARKET

DUTY-FREE EXPORT TO A MARKET OF MORE THAN 1 BILLION PEOPLE

Russia	142 million	CEFTA	30 million
EFTA	13 million	Turkey	72 million
USA	317 million	Kazakhstan	16 million
EU	505 million	Belarus	10 million

PANČEVO – HOLDER OF BFC SEE CERTIFICATE

BFC
BUSINESS FRIENDLY CERTIFICATE SOUTH EAST EUROPE

Certification of municipalities from Southeast Europe according to business friendly environment (BFC SEE) is a unique program aimed at improving the quality of services and information provided by municipalities in the region to businessmen.

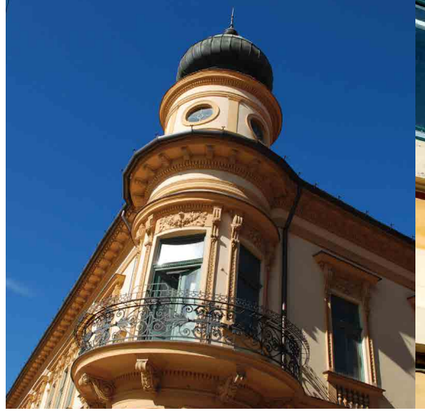
QUALITY OF LOCAL BUSINESS ENVIRONMENT IS ESTIMATED BASED ON MORE THAN 80 CERTIFICATION CRITERIA THAT ARE GROUPED INTO 12 CATEGORIES:

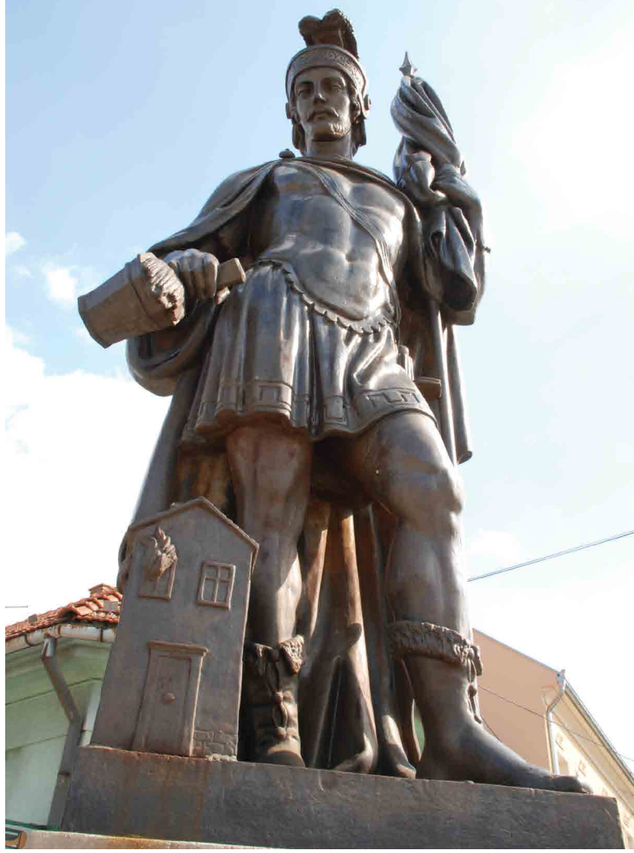
- Strategic approach to local economic development
- Administrative capacity to support businesses (LED Office)
- Partner relationships with the private sector (Business Council)
- Efficient system for issuing construction permits
- Database management of business related information
- Proactive approach in investment promotion and marketing
- Credit worthiness and financial stability
- Promotion of job creation and human resources development
- Promotion of public-private partnerships
- Suitable infrastructure and reliable utility services
- Transparent and stimulating taxes and incentives policies
- Use of information technologies (e-government)

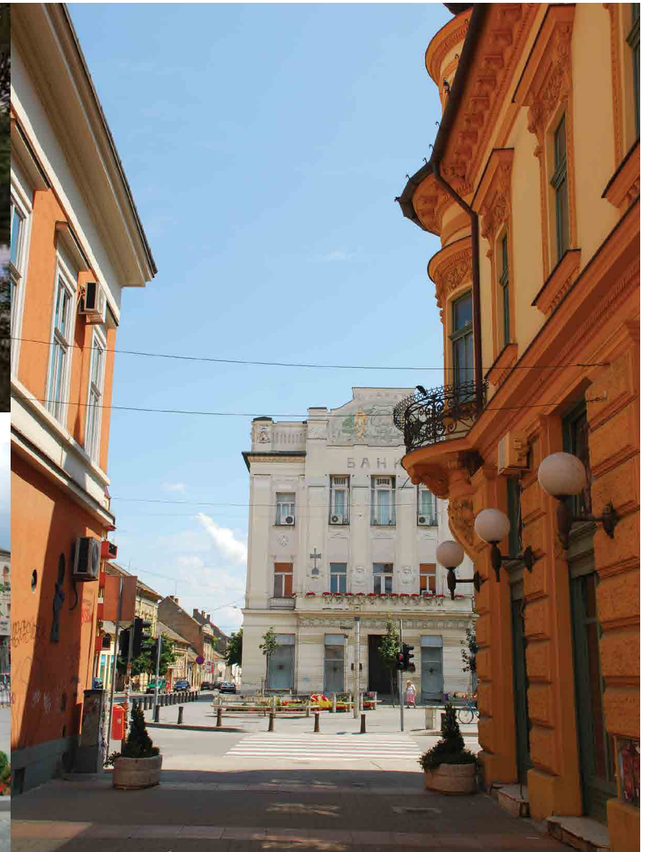
INVEST IN PANČEVO

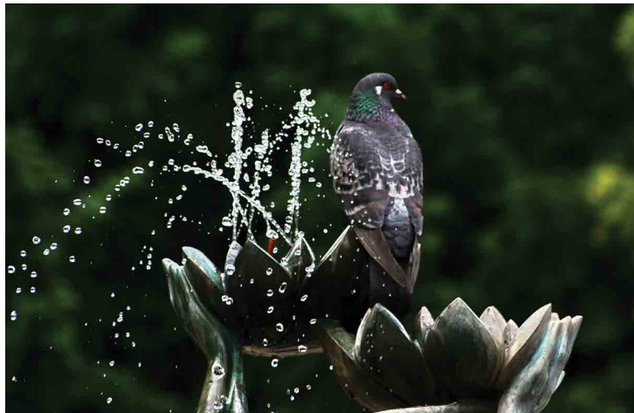
TOP REASONS

- Exceptional geostrategic location for economic development
- Proximity of two major cities: Belgrade and Novi Sad
- High-quality logistics, links with Corridors 7 and 10
- A network of potential suppliers with a large number of small and medium-sized enterprises
- Port on the Danube
- City with a clear vision: Development strategy 2014-2020









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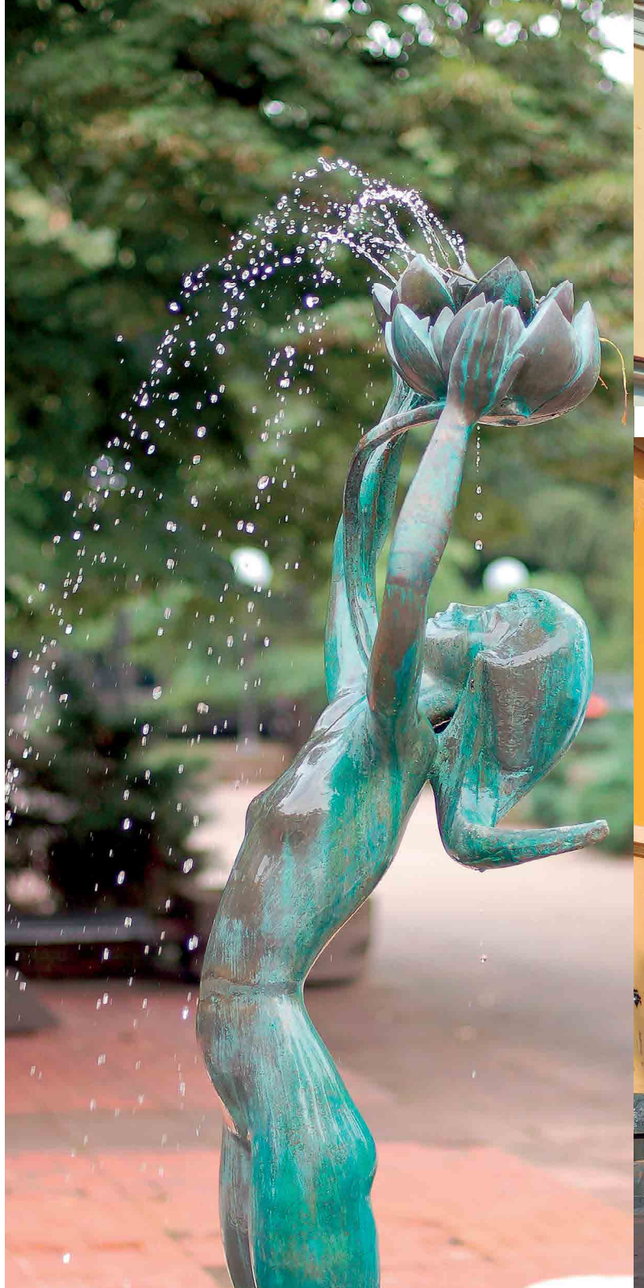
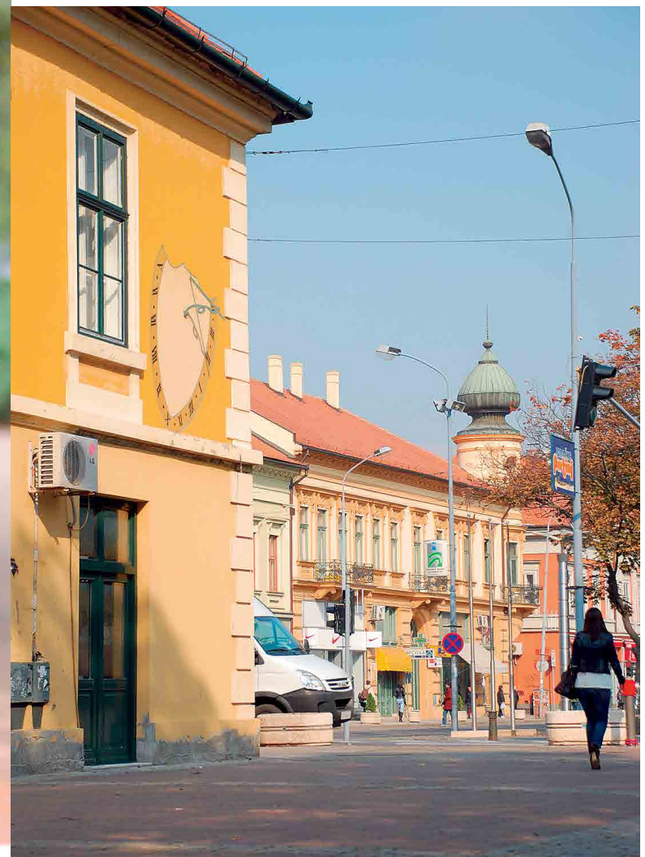
Државни архив, графичка збирка, Загреб инв. бр. 1543

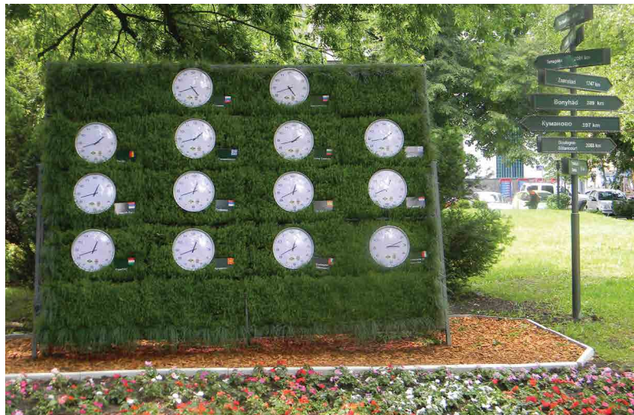
INVESTICIONI POTENCIJALI GRADA PANČEVA

O PANČEVU

- Pančevo se pominje prvi put u IX veku
- Administrativni, kulturni i industrijski centar južnog Banata
- 123.414 stanovnika, 29 nacionalnosti
- Površina: 756 km²
- Površina poljoprivrednog zemljišta: 53.187 ha
- Poznat po preduzetničkoj tradiciji i industrijskom nasleđu
- Izuzetno povoljan geostrateški položaj







GEOGRAFSKI POLOŽAJ

Pančevo se nalazi na severu Republike Srbije, u južnom delu Autonomne pokrajine Vojvodine i predstavlja ekonomski i kulturni centar južnog Banata.

44˚ 54′ 00″ N 20˚ 40′ 00″ E

77 metara nadmorske visine

INFRASTRUKTURNA POVEZANOST

	PANČEVO	INĐIJA	VRŠAC	OBRENOVAC	ZRENJANIN	SUBOTICA	LOZNICA	ŠABAC
KORIDOR 10	18	4	86	30	74	11	154	26
KORIDOR 7	0	10	66	37	50	73	154	87
AERODROM	38	47	104	32	90	189	122	68
LUKA	0	31	66	37	50	73	57	0

Udaljenost u kilometrima

INFRASTRUKTURNA POVEZANOST

Pančevo ima posebno povoljan geostrateški položaj:

Nalazi se u neposrednoj blizini panevropskog koridora 10 (Salcburg-Ljubljana-Zagreb-Beograd -Niš-Skoplje-Solun), sa kracima od Beograda do Horgoša i od Niša do Dimitrovgrada.

Nalazi se na panevropskom koridoru 7 koji direktno povezuje Pančevo sa centralnom i jugoistočnom Evropom. Koridor 7 - Dunavska transverzala predstavlja žilu kucavicu rečnog saobraćaja Evrope, najvažniji vodni put koji zajedno sa Rajnom i Majnom povezuje Crno sa Severnim morem.

Pančevo na Dunavu ima luku i dva pristaništa.

UDALJENOST OD GRANICA

Mađarska	214 km
Hrvatska	137 km
Rumunija	160 km
Bugarska	300 km
BiH	185 km

UDALJENOST OD AUTOPUTA

E-75	18 km
E-70	0 km

UDALJENOST OD AERODROMA

"Nikola Tesla" Beograd 38km

	PANČEVO	INĐIJA	VRŠAC	OBRENOVAC	ZRENJANIN	SUBOTICA	LOZNICA	ŠABAC
BEOGRAD	18 km	51 km	86 km	86 km	73 km	189 km	140 km	88 km
NOVI SAD	106 km	31 km	139 km	139 km	50 km	111 km	118 km	67 km

Udaljenost u kilometrima

INFRASTRUKTURNA POVEZANOST

PUTEVI

Dužina puteva	125 km
Državni putevi I reda	48 km
Beograd-Pančevo-Vršac-Rumunija Pančevo-Kovin-Ralja	
Državni putevi II reda	11 km
Pančevo-Kovačica-Zrenjanin	
Opštinski putevi	66 km

ŽELEZNICA

Beograd-Pančevo-Vršac-Rumunija	
Pančevo-Zrenjanin-Kikinda	
Pančevo-Beograd	
Aksijalni pritisak	22.5 t
Industrijski koloseci u većini industrijskih lokacija	

LUKA „DUNAV"

Reka Dunav - obala dužine	33 km
Kompleks Luka „Dunav" Pančevo	240 ha
Potpuno opremljena	
Pristanište za rečne/morske brodove	nosivost do 5000 t
Udaljenost od Beograda	10 km

PANČEVO DOBRA POSLOVNA TRADICIJA

- 215 godina Udruženja zanatlija
- Najstarija pivara na Balkanu iz 1722. godine
- 1905. godine u Pančevu je održana prva privredna (industrijsko-zanatska) izložba sa 713 izlagača
- Najstariji aerodrom na Balkanu

FABRIKE

- Naftna industrija
- Proizvodnja veštačkog đubriva
- Petrohemijska industrija
- Proizvodnja aviona, stakla, sijalica, nameštaja, tekstila, koja datira iz prve polovine XX veka

STANOVNIŠTVO

Na teritoriji grada Pančeva živi **123.414** stanovnika

Zaposleni (2016.) **29.391**

17,9%
Privatno preduzetništvo
5.250

79,5%
U privrednim društvima
23.357

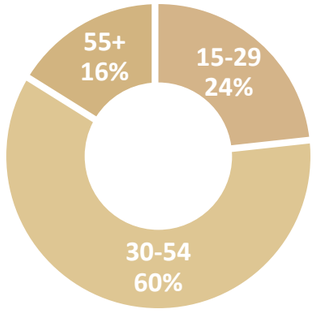
2,67%
Individualni poljoprivrednici
784

Nezaposleni (septembar 2016.) **10.338**

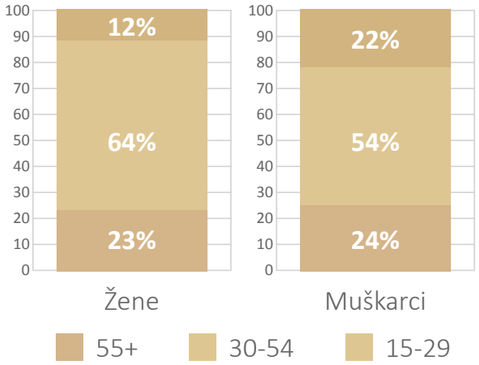
44%
Muškarci
4.558

56%
Žene
5.780

Starostna struktura nezaposlenih



Starostna struktura nezaposlenih prema polu



LJUDSKI RESURSI - OBRAZOVANJE

21 osnovna škola

9 srednjih škola

3 fakulteta

Blizina Beograda pruža mogućnost studiranja na 69 različitih fakulteta

SREDNJE ŠKOLE

Gimnazija	2 profila
Mašinska	8 profila
Tehnička	10 profila
Elektrotehička	7 profila
Poljoprivredna	6 profila
Ekonomsko-trgovačka	10 profila
Medicinska	3 profila
Muzička	2 profila
Baletska	3 profila

OBRAZOVNA STUKTURA

	Žene	Muškarci
Visoko obrazovanje	9%	9%
Više obrazovanje	6%	5%
Srednje obrazovanje	48%	61%
Osnovno obrazovanje	21%	18%
Nepotpuno osnovno obrazovanje	11%	5%
Bez školske spreme	4%	1%
Nepoznato obrazovanje	1%	1%

PRIVREDA

- 1.824 privrednih društava
- Prosečna zarada (2015.) 49.021 dinara
- 4.638 preduzetnika
- Aktivan Privredni savet grada Pančeva

KLJUČNI SEKTORI

- Agrobiznis
- Logistički centar
- Hemijska industrija
- Metalski sektor

AGROBIZNIS

GLAVNE PREDNOSTI

- Kvalitetno poljoprivredno zemljište: 53.187 ha (70 % ukupne površine zemljišta)
- Razvijena žito-mlinska industrija
- Povoljni uslovi za gajenje voća i povrća
- Visko kvalitetna baza sirovina
- 6.344 registrovanih poljoprivrednih gazdinstava
- Veliki broj malih i srednjih preduzeća, lokalnih poljoprivrednika
- Široka mreža potencijalnih dobavljača
- Niski troškovi prevoza direktan pristup sirovinskim bazama
- Visok udeo izvoza
- Primena nauke u poljoprivredi- Institut ''Tamiš'' Pančevo

AGROBIZNIS

RATARSTVO

- Najćešće kulture: kukuruz, pšenica, soja suncokret, šećerna repa, uljana repica
- Broj registrovanih gazdinstava koja se bave ratarstvom 4.742
- Uspešne kompanije: FSH Jabuka, Industrija skroba Jabuka, AD Ratar, DOO Granexport, AD Pekarska industrija Pančevo

POVRTARSTVO

- Najćešće vrste: paprika, paradajz, kupus, krompir
- Proizvođači - Udruženja povrtara: Glogonj, Banatski Brestovac
- Investicione mogućnosti: sušare, hladnjače, silosi, prerada

	zemljište	farmeri
Kukuruz	28.200 ha	4.450
Suncokret	10.200 ha	2.100
Pšenica	8.400 ha	1.700

STOČARSTVO

Goveda	5.504
Krave (muzare)	2.214
Svinje	42.917
Krmače	3.331
Ovce	4.774
Koze	2.711
Živina-kokoši	329.888

- Broj gazdinstava koji se bave stočarstvom 4.745
- Veliki broj stočarskih farmi pogodnih za proizvodnju biomase
- Uspešne kompanije: Timkok doo, Stari Tamiš ad

HEMIJSKA INDUSTRIJA

BALKANSKI PETROHEMIJSKI CENTAR

Glavne prednosti:
Grad Pančevo - najveći petrohemijski centar na Balkanu

RAZVIJENA INDUSTRIJA
SA POZNATIM KOMPANIJAMA:

NIS GAZPROM NEFT- NIS Petrol,
Rafinerija nafte Pančevo
proizvodnja naftnih derivata

HIP Petrohemija
proizvodnja petrohemijskih proizvoda, sirovina i hemikalija

HIP Azotara
proizvodnja veštačkih đubriva

Messer Tehnogas
proizvodnja industrijskih, medicinskih i specijalnih gasova

Kompanije su locirane u južnoj industrijskoj zoni

LOGISTIČKI CENTAR

GLAVNE PREDNOSTI

- Izuzetno povoljan geostrateški položaj
- Blizina Beograda - 18 km
- Na raskršću koridira 7 i 10
- Dve reke:
  Tamiš i Dunav prolaze kroz grad
- Internacionalna luka
  ''Dunav'' Pančevo
- Razvijena prerađivačka industrija

Međunarodna luka "Dunav" Pančevo - luka na Dunavu u koju mogu da pristanu brodovi kapaciteta do 5000t, u svim uslovima vodostaja.

INVESTICIONE MOGUĆNOSTI:

Razvoj logističkog centra moguć je na Grinfild 2 lokaciji u južnom delu grada koja je u neposrednom zaleđu luke "Dunav" i Azotarinog (plovnog) kanala.

Kompanija HIP Azotara je preduzela aktivnosti za pretvaranje plovnog kanala u specijalnu luku u zajedničkom interesu Grada i ovog preduzeća. Nakon realizacije ovog projekta grad Pančevo će imati dve luke na Dunavu.

METALSKI SEKTOR

GLAVNE PREDNOSTI

- Tradicija metalo-prerađivačkog sektora obuhvata preko 75 godina
- Kvalifikovana radna snaga

Fabrika aviona "UTVA" osnovana 1940. bila je izvor visokokvalifikovane radne snage i zahvaljujući njoj je nastalo mnogo uspešnih preduzeća u sektoru.

U pančevačkim srednjim školama realizuju se visoko kvalitetni školski programi koji se odnose na metalo-prerađivačku industriju: operator obrade metala, mašinski tehničar, elektrotehničar za upravljanje mašinama i drugo...

U strukturi zaposlenih značajan broj radnika je u metaloprerađivačkoj industriji.

Razvijena mreža potencijalnih lokalnih dobavljača.

Istaknute kompanje u sektoru: DOO "Utva avioindustrija", Tehnomarket, Feromont oprema a.d., DOO Montaža Minel Pančevo i dr.

SEVERNA INDUSTRIJSKA ZONA

GRINFILD

Površina građevinskog zemljišta	75ha
Vlasništvo	Grad Pančevo
Udaljenost od centra grada	5 km
Udaljenost od luke “Dunav”	8 km
Udaljenost od aerodroma “Nikola Tesla”	38 km

OPREMLJENOST

- Vodovodna infrastruktura
- Elektroenergetska infrastruktura
- Interna pristupna saobraćajnica sa javnim osvetljenjem

“PIVARA PANČEVO”

BRAUNFILD

VLASNIK:
HEINEKEN SRBIJA DOO ZAJEČAR

Ukupna površina kompleksa	3ha 44a
Katastarska parcela 629/1 K.O. Pančevo	

OPREMLJENOST

- Kompleks je kompletno infrastrukturno opremljen

Ukupna izgrađenost na parceli (oko 20 objekata)	8.375 m²
Parcela pravougaonog oblika sa izlazom na ulicu Stevana Šupljikca u širini fronta	oko 225 m

INDUSTRIJA STAKLA PANČEVO

BRAUNFILD

STATUS: U STEČAJU

ŽELEZNIČKA INFRASTRUKTURA

Industrijski kolosek direktno povezana sa železničkom linijom Atina-Skoplje-Budimpešta-Beč

Ukupna površina kompleksa	oko 25 ha
Površina objekata	88.898 m²
Udaljenost od Beograda	18 km
Direktan izlazak na međunarodni put E-70	
Neposredna blizina međunarodne luke “Dunav”	2 km

GRAĐEVINSKE DOZVOLE

PROCEDURA

NA NIVOU REPUBLIKE SRBIJE USPOSTAVLJEN JE JEDINSTVENI SISTEM IZDAVANJA ELEKTRONSKIH GRAĐEVINSKIH DOZVOLA

Faze		najkasnije u roku od:
Izdavanje lokacijskih uslova za katastarske parcele namenjene za gradnju od dana dobijanja svih dokumenata i uslova nadležnih organa		5 radnih dana
Izdavanje građevinske dozvole od dana podnošenja podnošenja kompletnog zahteva		5 radnih dana
Na osnovu prijave građevinskih radova izdavanje potvrde o prijavi radova vrši se bez odlaganja pod uslovom da je predata kompletna dokumentacija. */**	* Prijava završetka izrade temelja **Prijava završetka objekta u konstruktivnom smislu	3 radna dana
	Priključenje objekta na infrastrukturne instalacije	5 radnih dana
Izdavanje upotrebne dozvole - od dana podnošenje zahteva		5 radnih dana
Upis u Katastar- od dana podnošenje zahteva		5 radnih dana

DIREKTNE INVESTICIJE

PODSTICAJI REPUBLIKE SRBIJE

DIREKTNE INVESTICIJE

Republika Srbija dodeljuje podsticaje za ulaganja u proizvodnom sektoru ili sektoru usluga koja su predmet međunarodne trgovine i prestavljaju opravdane troškove a to su:

- materijalna (zemljište, zgrade, proizvodna oprema ili proširenje, adaptacija postojećeg proizvodnog pogona, zakup poslovnih prostorija pod uslovom da period zakupa od završetka investicionog projekta nije kraći od 5 godina za velike kompanije i 3 godine za male i srednje kompanije)
- nematerijalna sredstva (patenti, licence, transfer znanja)
- Period od kad Ministarstvo posmatra investiciju: od trenutka potpisivanja ugovora sa Ministarstvom privrede

USLOVI ZA DODELU SREDSTAVA

- Investicija treba da se održi na istoj lokaciji najmanje 5 godina za velike a 3 godine za male i srednje kompanije
- Nakon realizacije investicionog projekta broj zaposlenih ne sme se smanjivati najmanje 5 godina za velike i 3 godine za male i srednje kompanije
- Nakon završetka investicionog projekta investitor je dužan da zaposlenim isplaćuje zaradu 20% veću od minimalne zarade u državi

DIREKTNE INVESTICIJE

VISINA SREDSTAVA KOJI SE MOGU DODELITI

DRŽAVNA POMOĆ ZA I GRUPU OPŠTINA (PANČEVO)

- Za investicije od minimum: 500.000 eura opravdanih troškova ulaganja i 50 radnih mesta
- U visini od 20% opravdanih troškova bruto zarada (maksimalno 3.000€ po radnom mestu)
- U visini do 10% opravdanih troškova u osnovna sredstva
- Preko 200 radnika - za 10% opravdanih troškova bruto plata,
- Preko 500 radnika- za 15% opravdanih troškova bruto plata
- Preko 1000 radnika- za 20% opravdanih troškova bruto plata

POREZI

POREZ NA DODATU VREDNOST (PDV)

Opšta stopa	20%
Posebna stopa	10%

DOPRINOSI ZA SOCIJALNO OSIGURANJE

Penziono i invalidsko osiguranje	14%
Zdravstveno osiguranje	5,5%
Osiguranje za slučaj nezaposlenosti	0,75%

ZA PRAVNA LICA

Porez na dobit	15%
Porez na dividende, udeo u dobiti, autorske naknade, kamate i kapitalni dobitak	20%

POREZI NA DOHODAK FIZIČKIH LICA

Zarade i prihodi od samostalne delatnosti	10%
Prihodi od kapitala i kapitalni dobici	15%
Autorska prava, nepokretnosti, dobici od igara na sreću i ostale vrste prihoda	20%
Godišnji porez na dohodak	10/15%

PISTUP GLOBALNOM TRŽIŠTU

BESCARINSKI IZVOZ NA TRŽIŠTE OD VIŠE OD 1 MILIJARDE LJUDI

Rusija	142 milliona	CEFTA	30 milliona
EFTA	13 milliona	Turska	72 milliona
USA	317 milliona	Kazahstan	16 milliona
EU	505 milliona	Belorusija	10 milliona

PANČEVO – NOSILAC BFC SEE CERTIFIKATA

BFC
BUSINESS FRIENDLY CERTIFICATE SOUTH EAST EUROPE

Certifikacija opština po meri privrede u jugoistočnoj Evropi (BFC SEE) je jedinstveni program za poboljšanje kvaliteta usluga i informacija koje opštine u regionu pružaju privrednicima.

KVALITET LOKALNOG POSLOVNOG OKRUŽENJA OCENJUJE SE NA OSNOVU VIŠE OD 80 KRITERIJUMA CERTIFIKACIJE KOJI SU GRUPISANI U 12 KATEGORIJA:

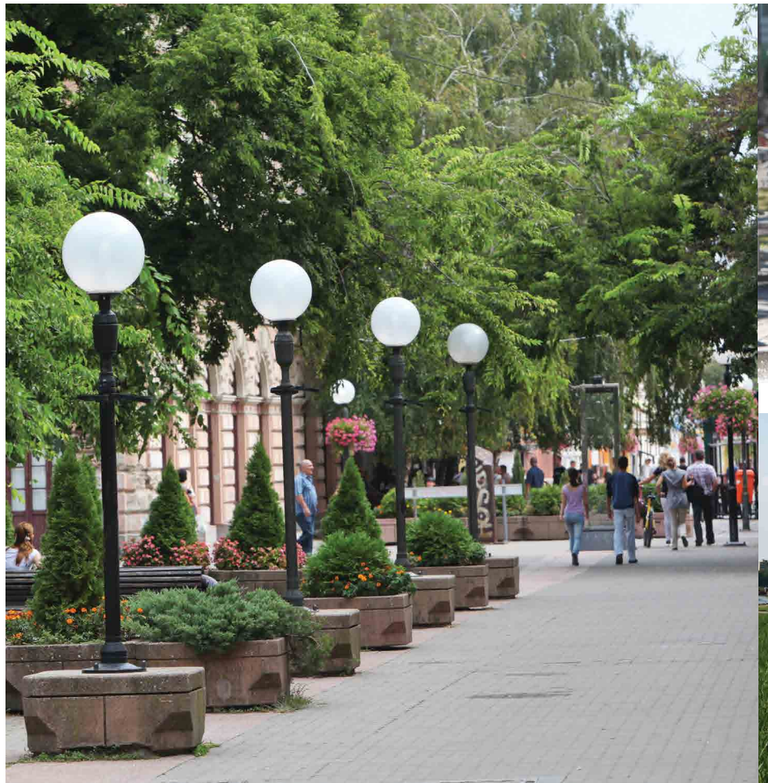
- Strateški pristup lokalnom ekonomskom razvoju
- Organizacioni kapacitet za pružanje podrške privredi- Kancelarija za LER
- Saradnja i direktna komunikacija sa lokalnom privredom - Privredni savet
- Efikasan sistem za izdavanje građevinskih dozvola
- Upravljanje bazama podataka značajnim za privredu
- Proaktivan pristup u promociji investicija i marketingu
- Kreditna sposobnost i finansijska stabilnost
- Promocija zapošljavanja i razvoja ljudskih resursa
- Podsticanje privatno - javnih partnerstava
- Adekvatna infrastruktura i pouzdane komunalne usluge
- Transparentna i podsticajna politika lokalnih nameta i podsticaja
- Primena informacionih tehnologija (e-uprava)

INVESTIRAJTE U PANČEVO

TOP RAZLOZI

- Geostrateški izuzetna lokacija za ekonomski razvoj
- Visoko kvalitetna logistika, veze sa koridorima 7 i 10
- Luka na Dunavu
- Blizina dva najveća grada: Beograda i Novog Sada
- Mreža potencijalnih dobavljača sa velikim brojem malih i srednjih preduzeća
- Grad sa jasnom vizijom: Strategija razvoja 2014-2020

HIP PETROHEMIJA
Pekarska Industrija Pančevo
NIS GAZPROM NEFT
FABRIKA STOČNE HRANE JABUKA A.D. Pančevo
BOŽIĆ I SINOVI
ALMEX
MESSER
STRABAG
panonija
PASSAGE FASHION COMPANY
TEHNOMARKET
HIP AZOTARA
ARLON GLOBAL Superior Construction Since 1963
LUKA " DUNAV " AD PANČEVO
Utva MILAN PREMASUNAC KAČAREVO
A.D. SEME Tamiš
GRANEXPORT
MLEKARA PANČEVO



ЂАВОЉА ВАРОШ 300 км
КОПАОНИК 270 км
245 км ЗЛАТИБОР
190 км ТАРА
ЂЕРДАП 145 км
80 км ФРУШКА ГОРА
ДЕЛИБЛАТСКА ПЕШЧАРА 35 км

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