



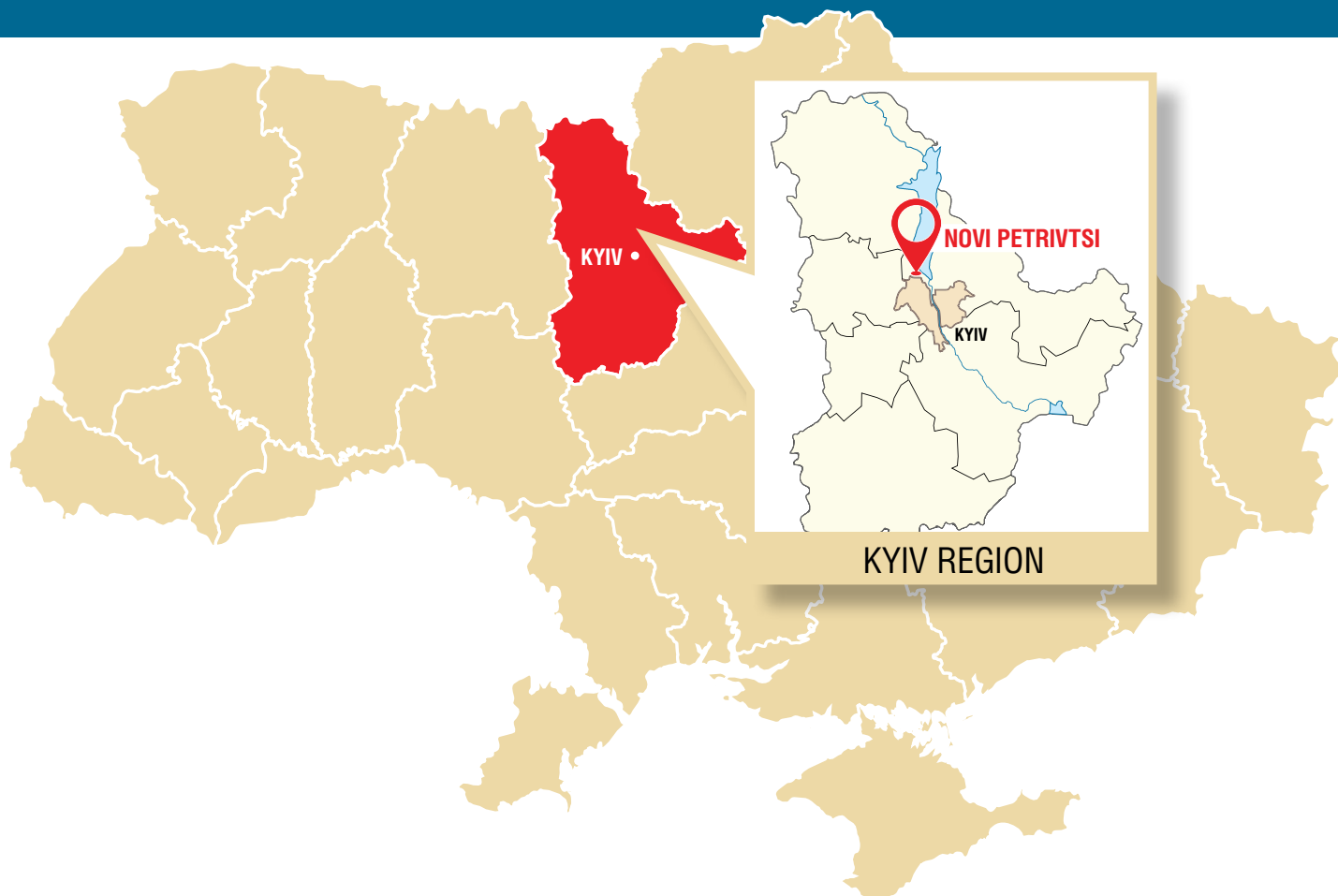
LIVE
WORK
REST



**PETRIVSKA RURAL COMMUNITY:
WE WILL REBUILD
UKRAINE TOGETHER**

INVESTMENT GUIDE





ADMINISTRATIVE CENTRE

village of Novi Petrivtsi in Vyshhorod district of Kyiv region



SETTLEMENTS OF THE COMMUNITY

- village Novi Petrivtsi
- village Stari Petrivtsi
- village Lyutizh
- village Huta-Mezhyhirska



DATE OF FORMATION

12 JUNE 2020



AREA

192.5 km²



POPULATION

15,642 people



DISTANCE FROM COMMUNITY TO BIG CITIES

- Kyiv 8 km
- Lviv 552 km
- Odesa 468 km
- Brussels 2104 km



INTERNATIONALS AIRPORTS:

- «Boryspil» 45 km
- «Kyiv» 28 km



RAILWAY

- Railway station «Pochaina» 16 km
- Railway station «Kyiv» 20 km



STATE HIGHWAYS (NATIONAL HIGHWAYS)

- P-02 Kyiv-Ivankiv-Ovruch
- P-69 Kyiv-Vyshgorod-Desna-Chernigiv



INDUSTRIAL AREAS

5.48 km² (2.1 square miles)



THE NUMBER OF REGISTERED ENTERPRISES

- entrepreneurs 843
- enterprises 248



COMMUNITY BUDGET (2021)

€9.4 million



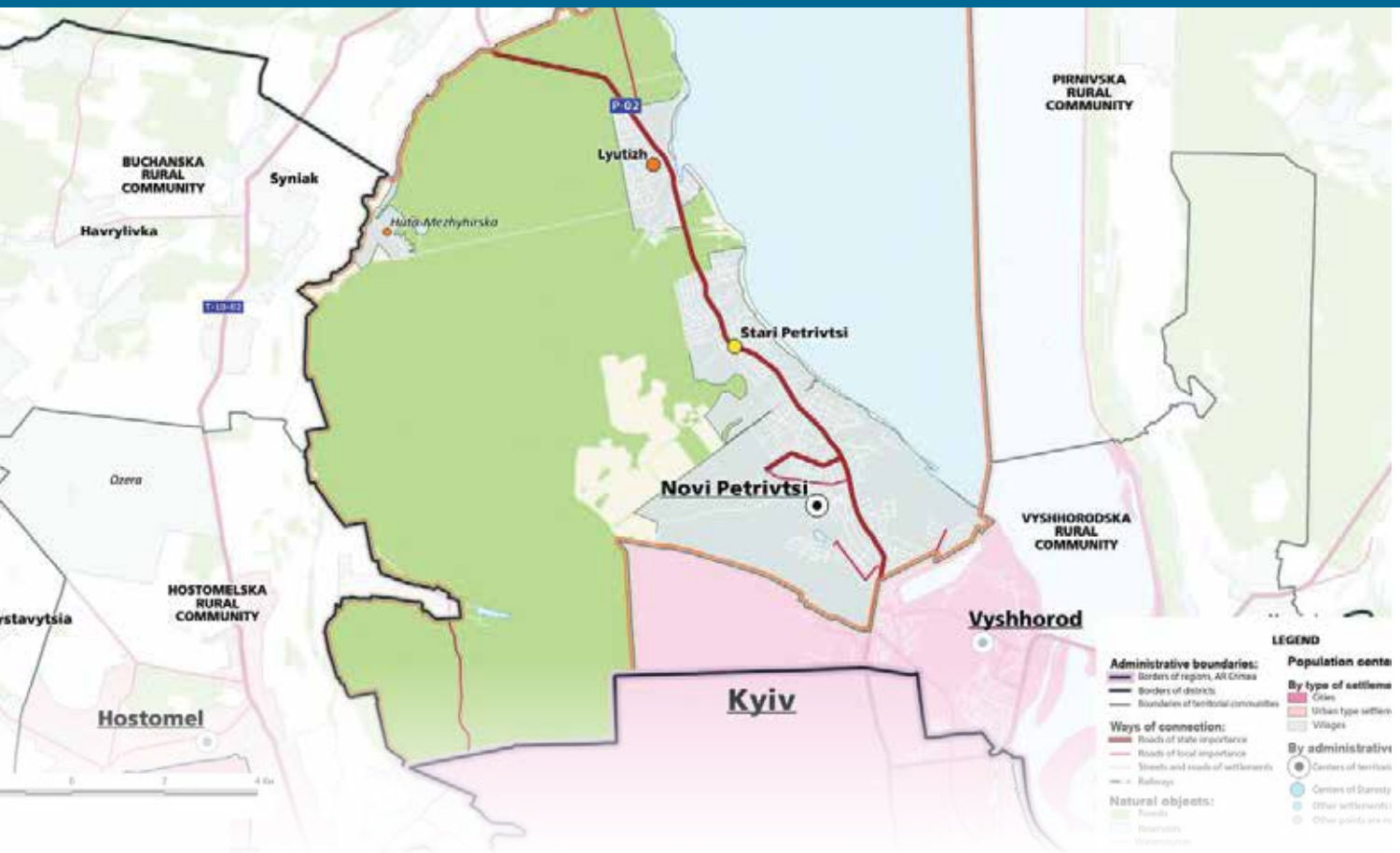
CONTACT INFORMATION

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INFRASTRUCTURE

- The total length of the transport network for public use is 117.92 km
- The water supply network is 87.5 km long
- The sewerage network is 5.0 km long

ADVANTAGES OF PETRIVSKA RURAL COMMUNITY

- Convenient location near the city of Kyiv
- Convenient automobile transportation connection
- Positive dynamics of small and medium-sized business development
- The availability of educational and personnel potential necessary for the implementation of activities by potential investors
- The availability of a water supply and drainage system
- A developed system of educational and healthcare institutions



THE GENERAL CHARACTERISTICS

AGE STRUCTURE OF POPULATION

The total number of working-age population (aged 18 to 59) is 9,949 people

GENDRE STRUCTURE

Women – 8,398 people (54%).
Men – 7,244 people (46%).

HEALTHCARE

Consultative diagnostic center – 1
Inpatient departments of the hospital – 1
Specialized hospital – 1
Ambulatory clinics of general family medicine – 3

EDUCATION

Schools – 5
Kindergartens – 3

CULTURE

Libraries – 5
Community centers – 3
Children’s art schools – 1

PHYSICAL EDUCATION AND SPORT

Stadiums – 2
Courts with artificial turf – 2
Football clubs – 2



IT USED TO BE SO... (BEFORE THE FULL-SCALE WAR)



LEADING ENTERPRISES



PERSHYI STOLYCHNYI KHLIBOZAVOD LLC

The First Capital Bread Factory is the first and currently the only one in Ukraine built according to the latest developments in the bakery industry, which has its own trade mark «Tsar Khib».

In 2012, the factory resumed operations after a complete renovation and reconstruction. The main product is bakery products.

The factory is designed to produce 130 tons of bakery products per day. About 850 specialists are employed in production.

This enterprise is part of the «Bakery Investments» group of companies, which covers 8% of the bread market in Ukraine.



LLC CHIPSY LYUKS

This enterprise is a subsidiary of Mondelēz Ukraine and is the largest producer of potato chips in Ukraine.

Since 2000, the factory has produced nearly 130,000 tons of salty snacks, delivered over 500,000 tons of industrial potatoes, and more than 65,000 tons of seed potatoes. The enterprise is located in the village of Stari Petrivtsi in the Kyiv region and produces potato chips under the trade names «LYUKS» and «Estrella». About 200 professionals are employed at the factory.



REFORM LLC

This is a company that is a leader in the field of armored vehicle manufacturing and booking, including for law enforcement agencies and cash-in-transit services for Ukrainian banks.

The wide range of services offered by the company also includes the production of vans and bodies, servicing of vehicles for banking and law enforcement agencies, development and improvement of other specialized transport, supply of special containers for cash-in-transit (CIT) on vehicles, customization of special transport according to individual orders.

Years of experience, state-of-the-art technologies, and support from reliable partners ensure efficient production and logistics processes that allow maintaining high results in the industry.



MULTIVAC UKRAINE LLC

This refers to a company that is part of the international group MULTIVAC, which has been developing its business in the field of packaging machines and packaging systems for over 50 years.

The company offers the widest range of packaging solutions for food products, industrial and consumer goods, medical and pharmaceutical products, and its diverse technologies cover all productivity requirements. The company has been operating in Ukraine for over 10 years.





BACKALDRIN UKRAINE LLC

This is a subsidiary of the famous Austrian company «BACKALDRIN».

«Idea, brand, success» is the motto of the Backaldrin company, which develops and supplies bread ideas and high-quality baking ingredients. Under the leadership of a third-generation baking family, the company serves the bakery and confectionery industry in more than 100 countries around the world, with 16 of them having their own subsidiaries. Backaldrin's production facilities are located in 6 countries worldwide, including Ukraine. All of the company's products have one goal - to ensure the success of their clients.

The Backaldrin company offers over 700 products for small, medium, and industrial bakeries.



CHANTA MOUNT LLC

This is one of the best automated industrial productions with minimal human participation in the process on the territory of Ukraine. The key competence of the factory is the production of frozen bakery products in Ukraine.

The typical homemade taste, noble aroma, and artisanal appearance - these are what make our bread truly special.

The company has implemented the latest technological solutions that allow for the production of environmentally friendly and high-quality products. This is one of the first large-scale enterprises in Ukraine that produces frozen products.



SERVICE STOLYCJA INNOVATION LLC

This is a company that was one of the first in Ukraine to systematically produce street furniture for the improvement of Ukrainian cities. Their products include waiting pavilions for public transport, information panels and columns, kiosks for flowers and newspapers, waste bins and separate waste collection baskets, benches, information stands and signs, decorative lighting columns, urban navigation elements, fencing, and more.

The company's employees have extensive experience in «dressing up» the city. But the company not only produces elegant outdoor furniture, but also guarantees service support. For more than 10 years, it has been supplying elements of outdoor furniture that make cities more comfortable and friendly to residents.



LAKOVER LLC

This is a company that is a leader in the Ukrainian market for the production of powder coatings. It is part of the international industrial group EBUGGO AG (Switzerland)

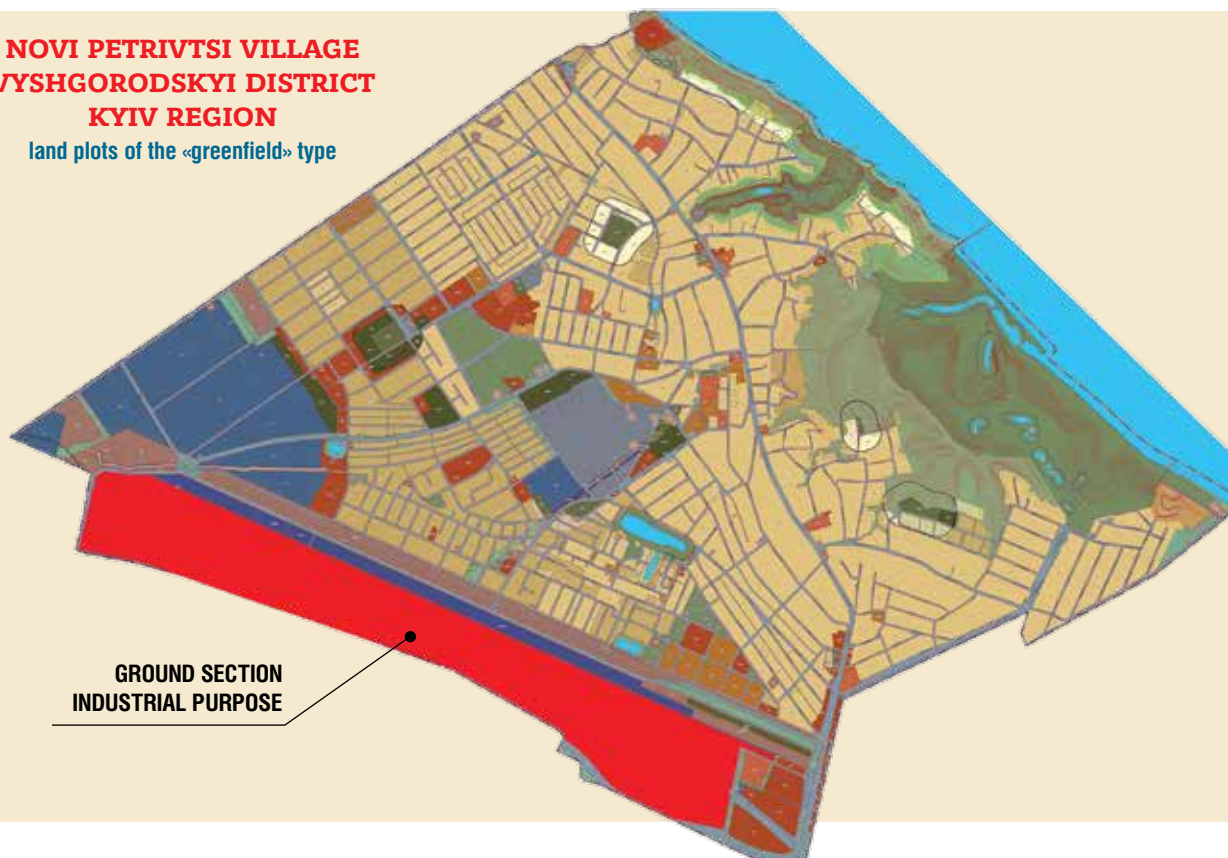
Lacover is a powder coating factory that aims to provide aesthetic appearance and durability to metal products. The company offers a full range of colors according to the RAL Classic catalog, with a 100% compliance with quality standards such as CES and ISO. The raw materials used are from the largest global manufacturers, including Allnex, Basf, Kronos, and BYK. Lacover constantly conducts tests to ensure the quality of its powder coatings in its own laboratory. The factory has a production capacity of over 1000 tons per year and offers fast delivery worldwide. Additionally, the company provides 24/7 technical support to its customers.



INVESTMENTS PROJECTS

AREA, km ² /mi ²	1.18/0.46	0.08/0.03	0.09/0.035	0.0381/0.15	0.05/0.02	0.62/0.24
LOCATION	Novi Petrivtsi village, Vyshhorodskiyi district, Kyiv region.					
SHORT DESCRIPTION	<ul style="list-style-type: none"> • The land plot is designated for industrial use and is currently vacant • Its configuration is polygonal, elongated from east to west. • The relief is flat with a slight lowering in the southern part, • The maximum elevation difference is around 10 meters. • The soils are mainly sod-podzolic/loamy-podzolic ungleyed sandy loam • The land plot is part of the lands of the Industrial Park «KYIVSHCHYNA» 					

**NOVI PETRIVTSI VILLAGE
VYSHGORODSKYI DISTRICT
KYIV REGION**
land plots of the «greenfield» type



INVESTMENT INFRASTRUCTURE PROJECT

TRANSPORT INFRASTRUCTURE



TITLE: Construction of a road on Lutska Street in Novi Petrivtsi village of Vyshhorodskyi district in Kyiv region
RATIONALE: The purpose is to connect the industrial zone of t Industrial Park «KYIVSHCHYNA» with regional highways of R-02 and R-069
LENGTH: 4.8 km
ESTIMATED COST: €13.8 million
AVAILABILITY OF PROJECT COST ESTIMATES: Yes

A ROAD
ON LUTSKA STREET

CENTRALIZED SEWAGE SYSTEM



TITLE: Construction of Closed-Type Sewage Treatment Plants for Deep Purification of Domestic Sewage with a Capacity of 7000 m³/day with Reuse of Treated Wastewater for Year-Round Groundwater Recharge in Energy Plantations with the Use of Their Biomass and Sewage Sludge as a Renewable Energy Source, Located in Novi Petrivtsi Village, Vyshhorod District, Kyiv region

RATIONALE: Ensuring centralized sewage system for the Industrial Park «KYIVSHCHYNA», residential areas of Novi Petrivtsi and Stari Petrivtsi villages

CAPACITY: 7000 m³/day

ESTIMATED COST: €11.8 million

AVAILABILITY OF PROJECT COST ESTIMATES: Yes



DEVELOPMENT OF EDUCATION NETWORK

TITLE: Construction of an educational complex «Kindergarten-Primary School» on 114, Soborna street, in the village of Novi Petrivtsi of Vyshhorod district, Kyiv region

RATIONALE: Due to the rapid development of residential construction in the village of Novi Petrivtsi, there is an urgent need to relieve the existing facilities of general and preschool education.

CAPACITY: 472 children

ESTIMATED COST: €18,5 million

AVAILABILITY OF PROJECT COST ESTIMATES: Yes



DEVELOPMENT OF SPORTS INFRASTRUCTURE

TITLE: Construction of a multifunctional sports and physical fitness complex at 87-a, Soborna street, Novi Petrivsi village, Petrivska territorial community, Vyshhorod district, Kyiv region

RATIONALE: With the aim of creating conditions for the upbringing, physical development, full recovery, meaningful leisure and recreation of children and youth, self-realization, acquisition of healthy lifestyles skills, preparation of a sports reserve for the national teams of Ukraine, the Petrivska village council intends to build a multifunctional sports and physical fitness complex that will become the base for creating a children's and youth sports school in 36 types of sports: aqua aerobics, aikido, arm wrestling, basketball, combat sambo, boxing, freestyle wrestling, weightlifting, volleyball, artistic gymnastics, rhythmic gymnastics, judo, mixed martial arts (MMA), karate, Cossack duel, track and field athletics, swimming, powerlifting, synchronized swimming, sport aerobics, sports dance, hand-to-hand combat, squash, table tennis, taekwondo, dance sport, figure skating, football, futsal, fitness, hockey, hortling, cheerleading, short track, chess, checkers

CAPACITY: stadium for 1,500 people, sports palace 45.0 thousand m². incl. public arena, swimming pool, universal sports hall, land plot area of 6.8 hectares

ESTIMATED COST: € 57,5 million

AVAILABILITY OF PROJECT COST ESTIMATES: in the process of development





DEVELOPMENT OF CULTURAL INSTITUTIONS

TITLE: Construction of a new cultural and leisure center on Myru Street in the village of Lyutizh of the Petrivska territorial community in the Vyshhorod district of the Kyiv region

RATIONALE: Given the lack of cultural and leisure institutions in the village of Lyutizh and in connection with the rapid development of residential construction, there is an urgent need to build a cultural and leisure center to ensure adequate access to cultural services for the residents of this settlement

NUMBER OF JOBS, INCLUDING NEWLY CREATED ONES: 55 positions

CAPACITY: 400 visitors

AREA: 2050 m²

ESTIMATED COST: € 2,5 million

AVAILABILITY OF PROJECT COST ESTIMATES: under development



RUSSIAN'S UNPROVOKED AND UNJUSTIFIED AGGRESSION

CONSEQUENCES AND DESTRUCTION



THE MAP USED BY FOREIGN INVADERS AT THE BEGINNING OF THE INVASION (TROPHY)

DEGREE OF DESTRUCTION	NUMBER OF OBJECTS	VALUE IN MILLION EUROS
HOUSING STOCK		
Destroyed	26	2,150
Severely damaged	42	2,2
Damaged	107	0,26
SOCIAL INFRASTRUCTURE		
Damaged	2	0,150
INDUSTRIAL FACILITIES		
Severely damaged	2	9,6



ACTUAL MAP OF THE HOSTILITIES DURING THE DEFENSE OF THE CITY OF KYIV



LOSSES AND DESTRUCTION

ENERGY INFRASTRUCTURE

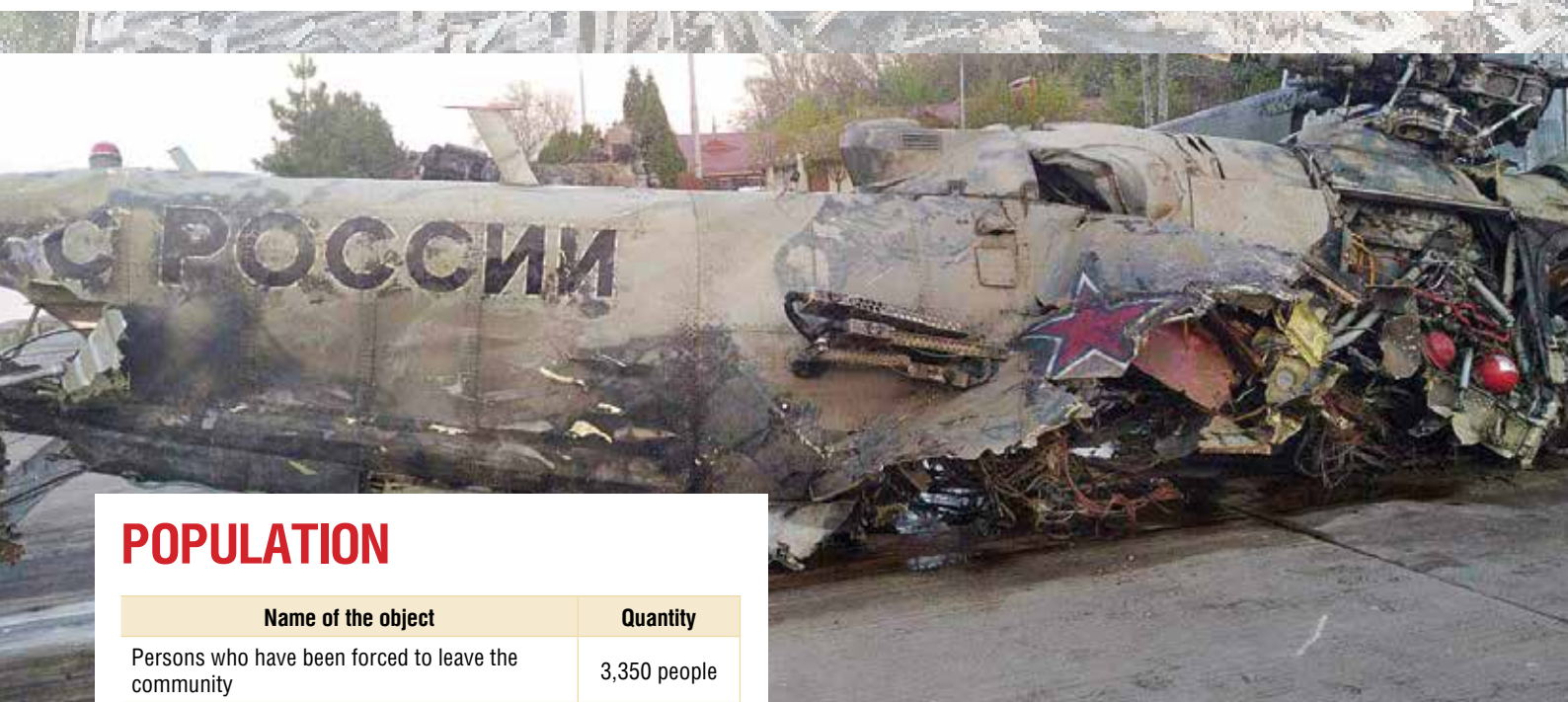


Name of the object	Quantity
Downgrading large power stations	2 objects
Electricity network	5800 meters



ECOLOGY

Name of the object	Quantity
Closed landfill for solid household waste	1 object
Forest plantations	33,000 m ²



POPULATION

Name of the object	Quantity
Persons who have been forced to leave the community	3,350 people
Persons who have been forced to arrive in the community from dangerous regions	1,560 people
Children who have lost access to education	1,399 people



ACTS OF AGGRESSION

Name of the object	Quantity
Rocket attacks on the community's territory	43 times
Artillery attacks on the community's territory	201 times
Air bombs	3 items
Enemy aviation destroyed on the community's territory (Ka-52, Mi-8, Mi-24, Mi-35)	8 items
Air raids since the beginning of the full-scale invasion by the Russian Federation	696 times





DEAR PARTNERS,

The Petrivska territorial community is a dynamic community that is developing rapidly thanks to the local government reform in the decentralization of power, which began in 2015. The community had ambitious plans for its development in the areas of industry, municipal services, education, culture, and sports.

Our goal is to transform the rural community into a powerful industrial cluster within the Kyiv metropolitan area, where our residents could work, live and relax.

For this, we have all the necessary prerequisites, starting from the advantageous location, recreational potential, and ending with the corresponding territories for the construction of necessary infrastructure facilities, and one the most important, we have qualified labor resources - our residents.

However, the unjustified and unprovoked aggression of Russia against Ukraine has suddenly destroyed our hopes for a bright European future.

From the first hours of Russia's military aggression against Ukraine, the residents of the Petrivska community stood up to defend their homeland. Around 1.2 thousand people formed voluntary self-defense units. 350 people were involved as volunteers who provided food supplies to military formations and civilians located in the community's territory, starting from February 25, 2022.

Unfortunately, since February 25, 2022, our community has become a northern outpost of the city of Kyiv, given that the front line runs along the Irpin and Moshchun rivers. This has led to significant destruction from constant enemy artillery and missile strikes. The estimated amount of damage is over 14 million euros.

Only thanks to the timely undermining of the bridge over the Irpin river and the Kozarovytska defensive dam, coordinated actions of military formations, volunteer self-defense units, and the community's volunteer movement, we managed to avoid the tragic fate of neighboring communities such as Hostomel and Bucha and foil the aggressor's goal to capture the city of Kyiv.

Our community essentially became an evacuation hub during the rescue of the residents of Dymerska territorial community on March 11, 2022, when more than 3,500 people were evacuated.

This investment guide is a brief description of the Petrivska territorial community and outlines the main directions for the community's development, which, unfortunately, we can not implement with our own resources.

Thank you for reading this informational material and for the help that the European Union, the United States of America, Canada, and the United Kingdom are providing to our state, both in the military and humanitarian fields, particularly for accepting Ukrainian citizens during these difficult times for our country. We hope for your further support in achieving our common Victory over Russia and in the reconstruction of Ukraine and our community in particular.

**GLORY TO UKRAINE! SLAVA UKRAINI!
LONG LIVE EUROPE! ET VIVAT EUROPA!**



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