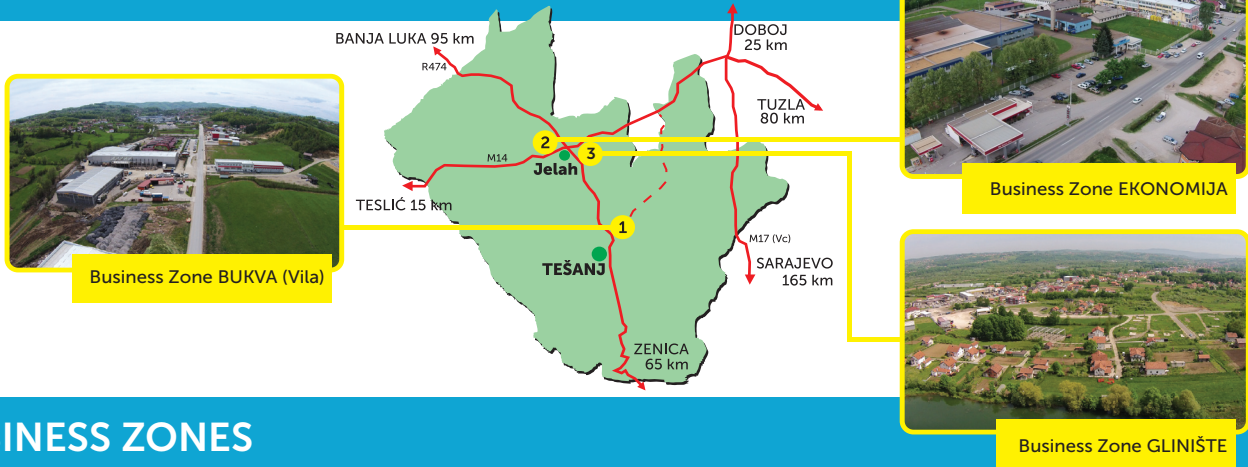




TEŠANJ MUNICIPALITY



BUSINESS ZONES

BUSINESS ZONE GLINIŠTE – GENERAL DATA

Location	Tešanj, the area of settlements of Jelah, Rosulje and Vukovo
Zone type (greenfield or brownfield)	Greenfield
Zone type as per purpose	Industrial/entrepreneurial – craft
Zone management	Tešanj Municipality
Ownership (public, private, mixed)	Mixed
Surface area	76 ha
Number of available plots	4
Price of land within the zone	25 KM/m ²
Terrain characteristics	Gently sloping
Threat by floods, landslides...	No
Transport infrastructure within the zone	Partially built, continuous building
Electricity	Yes
Water (potable/service)	Yes
Telephone	Yes
Gas	No
Sewerage	No
Solid waste disposal possibilities	Yes
More information available at:	http://www.opcina-tesanj.ba/images/10.4_1_IJ_gliniste.pdf

BUSINESS ZONE EKONOMIJA – GENERAL DATA

Location	Tešanj, the area of settlement of Jelah
Zone type (greenfield or brownfield)	Greenfield
Zone type as per purpose	Industrial/entrepreneurial – craft
Zone management	Tešanj Municipality
Ownership (public, private, mixed)	Mixed
Surface area	9 ha
Number of available plots	8
Price of land within the zone	30 KM/m ²
Terrain characteristics	Gently sloping
Threat by floods, landslides...	No
Transport infrastructure within the zone	Yes
Electricity	Yes
Water (potable/service)	Yes
Telephone	Yes
Gas	No
Sewerage	Yes
Solid waste disposal possibilities	Yes

BUSINESS ZONE BUKVA, micro region VILA – GENERAL DATA

Location	Tešanj, local community Bukva
Zone type (greenfield or brownfield)	Brownfield
Zone type as per purpose	Industrial/business
Zone management	Tešanj Municipality
Ownership (public, private, mixed)	Mixed
Surface area	Business zone Bukva: 45.33 ha, Micro location Vila: 23 ha
Number of available plots	12
Price of land within the zone	1 KM per plot*
Terrain characteristics	Gently sloping
Threat by floods, landslides...	No
Transport infrastructure within the zone	Yes
Electricity	Yes
Water (potable/ service)	Yes
Telephone	Yes
Gas	No
Sewerage	No
Solid waste disposal possibilities	Yes
More information available at: http://www.opcina-tesanj.ba/images/10.4__1_IZ_bukva-mikrolokacija_vila.pdf	

MUNICIPAL CHARGES AND FEES TO BE PAID FOR DIFFERENT PURPOSES

Fee for regulation of construction land	To be paid in accordance with Decision on construction land
Fee for use of construction land	To be paid in accordance with Decision on construction land
Fee for change of designation of land	The amount to be paid is centuple amount of cadastre income
Fee for rent and fee for cadastre	To be paid in accordance with Decision on construction land
Fee for the issuance of technical permit	To be paid depending on the type and size of the structure in accordance with the Municipal Decision on Administrative Fees
Total communal fee	Not to be paid
Connection to water supply and sewerage (KM)	For business structures owned by legal entities: 1500.00 For business structures owned by physical entities: 1200.00
Connection to power supply (KM)	Charge for rate of power input of a production plant with all costs and a substation: 25,000.00
Sanitary and fire protection approvals (KM)	Sanitary approval: 100.00 Fee for fire protection approval: 5.00 – 20.00

Benefits for users of business zones

For business and production facilities where the calculation of fee for using the construction land amounts to KM 500.00-1,000.00, the amount of the fee shall be reduced to KM 500.00, while for business and production facilities where the calculation of fee for using the construction land exceeds KM 1,000.00, the amount of the fee shall be reduced to KM 1,000.00.

* **Business zone Bukva – Vila only:** state-owned land is allocated at the fee of KM 1 per plot and with waiver of all fees and charges prescribed under municipal decisions provided that:

- ➔ Investor employs minimum 50 workers
- ➔ Keeps at least the same number of workers for minimum 20 years
- ➔ Starts business within 2 years of the issuance of building permit
- ➔ Does business for at least 20 years on the same site (in Business Zone Bukva)



COBITES – Competitive Business -
Based on Investment, Trade and Export Service Centre

TRA – Tešanj Development Agency
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Tešanj Municipality



Department of Town Planning,
Cadastre and Property Matters



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Implemented by

