INDUSTRIAL PARK „RĂUT”

DECEBAL, 13
BĂLŢI, REPUBLIC OF MOLDOVA

presentation

Anatolie MUNTEANU
Director general S.A. „Răut“
The Industrial Park is a delimited territory with technical and production infrastructure, mainly business hosting industry.

Technical and production infrastructure - buildings and facilities, electric power systems, telecommunication networks, gas networks, water supply and sewerage networks, including rainwater, transportation, public lighting etc.
The title of the Industrial Park was given to the JSC Raut by the Government Decision nr. 526 from July 11th 2013

- Total area – 9.5 ha
- Buildings area – 47,000 sq. m
  - Production buildings – 32,300 sq. m
  - Administrative buildings – 14,700 sq. m
  - Territories for construction – 4,200 sq. m

**SUMMARY - „RAUT” SA**
SUMMARY - „RAUT” SA

- Founded in 1944 and reorganized into Joint-stock company in 1995
- „Răut” SA manufactures hydro acoustic equipment, electrical and electronics equipment, metal, rubber and plastic products
- Turnover of „Răut” SA:
  - 2010 – 1.3 millions euro
  - 2011 – 2.3 millions euro
  - 2012 – 2.8 millions euro
- Business partners:
  - Republic of Moldova (Topaz, Calea Ferată a Moldovei, RED Nord, Moldova-Gaz, Hidromaş etc)
  - Ukraine
  - Germany
  - Russia
  - India
Area: 10,014 sq. km.
Population: 1,013 million people
Business: approx. 6000 enterprises
  - Sales: $2 billion per year
Transportation:
  - roads - 3382 km
  - connection with: European route E583
  - international roads: M-4 and M-14
  - two airports -
    - International airport in Balți
    - Marculești International airport
railway junction of three routes:
  - East Balți-Rîbnița (Transnistrian region-Ukraine)
  - North Balți-Otaci (Ukraine)
  - South-West Balți-Ungheni (Romania)
<table>
<thead>
<tr>
<th>No</th>
<th>Machine type</th>
<th>Specifications (maximum size of blank/work piece)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.1</td>
<td>Lathe machine</td>
<td></td>
</tr>
<tr>
<td></td>
<td>- universal</td>
<td>D=1000mm; L=2200mm</td>
</tr>
<tr>
<td></td>
<td>- CNC</td>
<td>D=300mm; L=1000mm</td>
</tr>
<tr>
<td></td>
<td>- rotary</td>
<td>D=2500mm; H=1000mm</td>
</tr>
<tr>
<td></td>
<td>- rotary with CNC</td>
<td>D=1200mm; H=600mm</td>
</tr>
<tr>
<td></td>
<td>- semi-automatic</td>
<td>D=16mm</td>
</tr>
<tr>
<td>1.2</td>
<td>Milling machine:</td>
<td></td>
</tr>
<tr>
<td></td>
<td>- universal</td>
<td>1000x500x500mm</td>
</tr>
<tr>
<td></td>
<td>- CNC</td>
<td>1500x500x500mm</td>
</tr>
<tr>
<td>1.3</td>
<td>Jig-boring machine</td>
<td>1000x1000mm</td>
</tr>
<tr>
<td>1.4</td>
<td>Gear-cutting machine</td>
<td></td>
</tr>
</tbody>
</table>
|     | - for cylindrical gear (spur wheel) | Module max -4,5  
|     |                               | D max – 208 mm                                   |
|     | - for tapered cylindrical gear| Module max -2  
|     |                               | D max – 120 mm                                   |
|     | - for bevel gear              | Module max -3  
|     |                               | D max – 140 mm                                   |
| 1.5 | Grinding machine             |                                                 |
|     | - for flat parts              | 1000x500mm                                      |
|     | - for outer surface of round parts | D=200mm; L=400mm  
|     |                               | D=200mm; L=200mm
<table>
<thead>
<tr>
<th>S. No</th>
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</tr>
</thead>
<tbody>
<tr>
<td>2.1</td>
<td>Mechanical press</td>
<td>Maximum tonnage – 250 tons</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Maximum size of workpiece – 500x400mm</td>
</tr>
<tr>
<td>2.2</td>
<td>Hydraulic press</td>
<td>Maximum tonnage – 2000 tons</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Maximum size of workpiece – 1500x1500mm</td>
</tr>
<tr>
<td>2.3</td>
<td>Bending machines</td>
<td>Maximum tonnage – 100 tons</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Maximum length – 3000mm</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>S.№</th>
<th>Casting method</th>
<th>Specification</th>
</tr>
</thead>
<tbody>
<tr>
<td>3.1</td>
<td>Sand mould (die) casting of cast iron parts</td>
<td>Maximum weight of casting -80kg</td>
</tr>
<tr>
<td>3.2</td>
<td>Precision investment casting of nonferrous metal</td>
<td>Maximum weight of casting -6kg</td>
</tr>
<tr>
<td>3.3</td>
<td>Pressure die casting of aluminum</td>
<td>Maximum weight of casting -6kg</td>
</tr>
<tr>
<td>S.№</td>
<td>Welding method</td>
<td>Specifications</td>
</tr>
<tr>
<td>-----</td>
<td>--------------------------------------</td>
<td>-----------------------------------------------------</td>
</tr>
<tr>
<td>4.1</td>
<td>Electric-arc welding</td>
<td></td>
</tr>
<tr>
<td>4.2</td>
<td>Argon arc welding</td>
<td>Welding of titanium, aluminium and stainless steels</td>
</tr>
<tr>
<td>4.3</td>
<td>Resistance welding</td>
<td>Maximum dimension of welding part – 500x500mm</td>
</tr>
</tbody>
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<tr>
<td>5.1</td>
<td>Thermoplastic automatic machine</td>
<td>Capacity – 75 – 450 cubic cm</td>
</tr>
<tr>
<td>5.2</td>
<td>Hydraulic press for thermosetting plastic and rubber parts (including rubber lining of parts)</td>
<td>Maximum tonnage – 2000 tons. Maximum dimension – 1500x1500mm</td>
</tr>
</tbody>
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| 6.1 | Toroidal (ring) winding machine  | $D_{\text{ext}} = 110\text{mm}$  
$D_{\text{int}} = 20\text{mm}$  
$P=10-110\text{W}$ |
| 6.2 | Layer (ordinary) winding machine | $P_{\text{max}} = 3\text{kW}$ |
Attracting local and foreign investments

Establishment of a favorable business development zone

Implementation of modern technologies and innovations in the industrial sector

Increasing the economic potential of the Balti municipality and Northern region of the country

More efficient use of public assets

Creation of favorable conditions for the IT businesses development
Buildings for Residents

Buildings for „Răut” SA

Areas for construction

Associated spaces
SERVICES

- Electricity
  - 3 points
  - 10 kV
  - maximum power 2300 KVA
- Gas
  - connection to the municipal system
- Aqueduct
  - will be modernized in 2014
  - pumping station
  - 4 tanks
- Sewerage
  - will be modernized in 2014
- Telecommunications
  - landline telephones system
  - fiber optic Internet
- Garbage disposal
  - municipal services
SERVICES

- Cleaning
  - professional cleaning and sanitation service

- Security
  - experienced armed security service
  - access system

- Fire security
  - own firefighters service, with necessary equipment in case of fire or other emergencies

- Medical service
  - modern medical center with diagnostic equipment, highly qualified personnel

- Parking
  - secure parking
  - video monitoring

- Consulting
  - law
  - economics
  - accounts
FACILITATIONS

- Infrastructure and existing buildings
- Access to the transport infrastructure of the Northern region
- Price for the rental spaces – reduces up to 70%
- Right to privatize the public property land associated construction
- Opportunities for collaboration with other residents and RAUT SA
- Assistance in relations with state control institutions
In order to simplify and stimulate the process of production, in 2014, some changes in tax administration laws will be performed:

- Will be established a tax vacation of 180 days for imported raw materials;
- Imported production equipment will be exempt from the VAT.

In the Republic of Moldova are the most competitive tax in the region:

- VAT - 20%
- Income tax – 12% (Romania – 16%; Ukraine – 19%)
- Dividend tax – 6%
Price of rent for our buildings depends on investment and number of jobs created.

per month:
- for industrial buildings – up to 2,49 euro/sq. m.
- for auxiliary spaces – up to 2,38 euro/sq. m.
- for administrative buildings – up to 3,69 euro/ sq. m.

per year:
- for afferent lands – up to 0,23 euro/ sq. m.
- for electricity – up to 0.13 euro/kWh
- for water and sewerage – up to 3.27 euro/cubic meter
- for garbage disposal – 5.43 euro/cubic meter
- for heating (municipal system) - 60.58 euro / Gcal
- for gas - 0.36 euro / cubic meter
An industrial building, built in 1973,

- 5 floors
  - First floor – **96x18 meters**, square – **1728 sq. m.**, the ceiling height – **6 m**
  - Second – fourth floors – **60-18 meters**, square – **1080 sq. m.**, ceiling height – **4.8 m**
  - Fifth floor - **60-18 meters**, square – **1080 sq. m.**, ceiling height – **6 m**

- Adjacent to the industrial building 41-1 is the building 41-1A (administrative)
  - 4 floors
  - Dimensions: **36x18 m**

- Electricity – available
- Sewerage – available
- Water – can be recovered within **1 month**
- Gas - can be recovered within 1.5 - 2 months
- Heating:
  - possibly to connect to the municipal heating system
  - possibly to connect to the an autonomous heating system (gas)

- This building has two cargo lifts – **1 t** and 8 telphers – **0.5-3 t**.

**BUILDING 41-1**
Industrial building with annex – administrative building

- Built – 1982
- 4 floors
- Must be discharged from the equipment – 2 months
- Dimensions
  - first – fourth floor - 120x27 m
  - Square - 3240 sq. m. (one floor)
  - Ceiling height: first floor – 6 m, second-fourth – 4,8m
- Administrative building
  - Dimensions: 30x24 m
  - Electricity – available
  - Sewerage – available
  - Water – can be recovered within 1 month
  - Gas - can be recovered within 2-3 months
- Heating:
  - possibly to connect to the municipal heating system
  - possibly to connect to the an autonomous heating system (gas)
- This building has 2 cargo lifts – 3 t and 9 telphers – 0,5-3 t.

BUILDING 50
ACTIVITIES

- Machine building
- IT
- Automotive
- Electronics
- Electrical devices
- Consulting and Logistics
26th September

- SA „RIF-Acvaaparat” (researching, developing of innovative projects and technical documentation of navigation hydroacoustic equipment, aquatic research, industrial production)

- SA „Lot” (installation and technical maintenance of technical special products, hydroacoustic equipment)

Investment: 1.500.000 euro
Technical University of Moldova
- Development of projects and studies
- Trainings
- Production

MIEPO
- Promotion
- Assistance
- Informational support
Rehabilitation and modernization of aqueduct and sewerage network for Industrial Park

- Source: National Fund for Regional Development
- Cost: 1.000.000 euro
- Finalized: year 2014
▪ Measures to increase energy efficiency through insulation of buildings and windows change Industrial Park
▪ Modernization of security system and video monitoring
▪ Reconstruction of the Conference Room
▪ Exhibition Centre for the Northern Region
▪ Connect all buildings to gas
▪ Rehabilitation of heating system
FUTURE PROJECTS

- Business Incubator
- IT-Park, with Coworking-Space
- Sports center
- Modernization of security service and video monitoring
- Reconstruction of the Conference Room
- Exhibition Centre for the Northern Region
- Rehabilitation of heating system
THANK YOU
FOR YOUR ATTENTION!