



Investment portfolio Tayshet District



2023



Dear entrepreneurs and investors!

We would like to bring to your attention the investment portfolio of Tayshet District developed in order to inform the potential investors of our District, its current investment potential and possible investment activity options. Beneficial logistic and geographic position, its land and labor resources, beautiful nature, and supportive environment make up the investment attractiveness of the District. Attraction of investment to the Tayshet District economy is one of our greatest priorities.

Today, the main mission of the socioeconomic development of the District is the establishment of new production facilities and the upgrade of the existing ones. The priority is given to the investment to industrial production, agriculture, tourism, and recreation.

We are open for cooperation with new investors, ready to support and entrepreneurial initiative and to consider your cooperation offers, provide assistance in the selection of project sites, collaboration and support at all stages of project implementation, and make your business development environment as friendly as it can be. Together, we can unleash the potential of our District and boost up the development of a supportive investment climate.

*Sincerely yours, Acting Mayor of Tayshet District,
Investment Officer
Mikhail V. Malinovsky*

GEOGRAPHIC LOCATION

*District
comprises:*



6 urban settlements

22 rural settlements

83 localities

**Territory Area:
27.8 k km²**

Tayshet District

Tayshet District is located in the south of the Eastern Siberia, in the western part of Irkutsk Region, and borders with Krasnoyarsk Region in the north and west, with Chunskiy District in the east, and Nizhneudinsk District in the south and south-east.

**Population
density:
2.5 people / km²**

**Administrative
center:
Tayshet town**

**Population:
69.8 k people**

- Vehicle registration code: 38
- Phone code: 839563

• Time zone: UTC +8

- North-South extent: 760 km
- West-East extent: 360 km

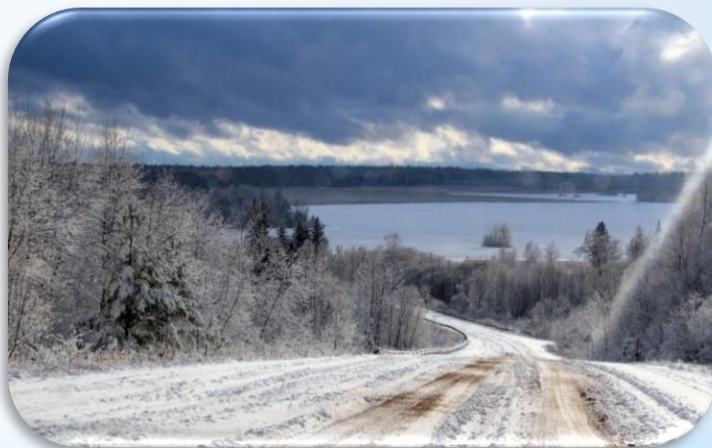
CLIMATIC CONDITIONS

According to the existing climatic zoning, the territory of Tayshet District lies in the zone of sharp continental climate with severe long-lasting cold winter and short hot summer.



Minimum air temperature: -50°C

*Winter duration:
180 days*



*Absolute maximum temperature:
+ 36°C*



HISTORICAL BACKGROUND

Tayshet District foundation and development story is associated with the Trans-Siberian Railway construction. The Middle-Siberian railway to Irkutsk, the part of the railway track crossing the District, was opened in 1899. The Trans-Siberian Railway gave a boost to the development of Siberia and, first of all, to the population growth.



1920 - 1924

From August 4, 1920 to March 6, 1924, Tayshet Volost was part of Tulun District of Irkutsk Province, from March 19, 1924 to May 25, 1925 a part of Kansk District of Yenisei Province.

**May 25,
1925**

Establishment of Tayshet District incorporated in Kansk Province of Siberian Region

1930-1936

Provinces are united into East Siberian Region. Since 1936, known as Tayshet District of East Siberian Oblast

1937

Tayshet District of Irkutsk Oblast

LOCAL SELF-GOVERNMENT AUTHORITIES

Address: 13 Suvorova St. , Tayshet Town, Irkutsk Oblast 665009

Official e-mail: admin@taishetrn.ru

Tayshet District local self-government authorities:

Mayor of Tayshet District municipality

Representative body of the municipality: Tayshet District Duma

Executive and administrative body of Tayshet District municipality

Supervising and accounting body of the municipality: Chamber of Control and Accounts of Tayshet District

Investment Officer

Tayshet District municipalities

Investment project

Committee for Municipal Property Management, Construction, Architecture and Housing and Public Utilities

Directorate for Economy and Industrial Policy

Investment Council

DEMOGRAPHIC PROFILE

As of January 01, 2024,
Tayshet District population is **69.8 k people**



Urban
population
**54.6 k
people**

Rural
population
**15.2 k
people**

• **Economically
active**

**23.2 k
people**

**1.87 k
people**

• **Students
aged over
16**

• **Economically
inactive**

**15.85 k
people.**

**Total labor
resources
40.9 k people**



Unemployment rate 0.45%

SOCIAL LIFE

EDUCATION



28 pre-school education facilities

(including 26 municipal facilities of 2902 children)



36 general educational institutions

(including 34 municipal schools of 9736 students)



2 additional educational institutions

of 1320 students

27 high school (11 grades) leavers were awarded with gold medals For Success in Studies

23 students were awarded with gold medal For High Achievements in Studies

38 school (9 grades) leavers were awarded with Certificates with Honors



“Every Child’s Success”
“Modern School”
“Digital Education Environment”

In 2023, 7 Rural Teacher competition winner teachers came to work in Tayshet District



In 2023, average salary of Tayshet District educational institutions’ pedagogical staff constituted:

60051.00
rub

• Educational organizations (125.9% to 2022)

49951.00
rub

• Pre-school educational organizations (123.2% to 2022)

53737.50
rub

• Additional education institutions (113.1% to 2022)



CULTURE



2 museums of regional studies



31 libraries



41 institutions of culture and leisure

Within the framework of Museum Affairs Development event, **58 workshops** were held



Library stock: **339482 books**

Project participation: Creative People project: **12 people** took advanced professional training courses



4 children's additional educational institutions



НАЦИОНАЛЬНЫЙ ПРОЕКТ
КУЛЬТУРА

Four folklore groups working at cultural institutions:

- *Russkie Napevy* folk choir
- *Kalina Krasnaya* folklore ensemble
- *Nadezhda* vocal ensemble
- Municipal Folklore Brass Orchestra



SOCIAL LIFE

PHYSICAL CULTURE AND SPORTS

Physical culture and sports are intensively promoted in Tayshet District; active healthy lifestyle propaganda is maintained



Tayshet District Sports School, municipal budget-funded institution of additional education

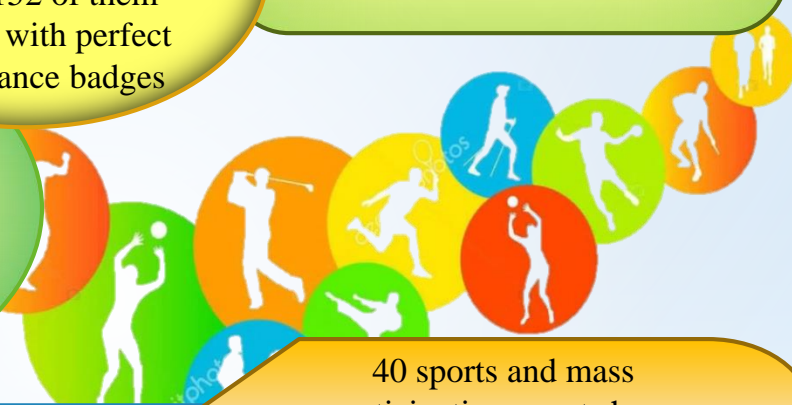
Health & Fitness facilities

Sports School departments: football, volleyball, basketball, swimming, boxing, cross-country skiing, table tennis, powerlifting, fitness and aerobics



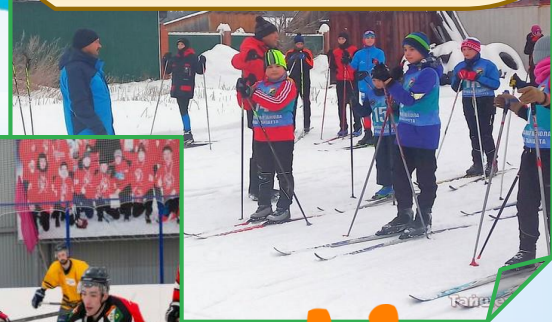
1746 people passed GTO physical training standard tests; 1152 of them awarded with perfect performance badges

In 2023, local athletes took part in 148 district, oblast, federal, and international competitions, winning 60 prizes.



40 sports and mass participation events have been organized

In 2023, 43% of population are engaged in regular physical culture and sports activities





HEALTHCARE

Tayshet District Hospital, oblast state-owned budget-funded healthcare institution, is a top healthcare institution of Tayshet District, the major facility providing high-quality medical care

4 outpatient facilities

5 municipal hospitals

32 Rural first aid stations

Emergency ward

Polyclinics and 560-bed inpatient facilities

Hospital staff: 73 doctors, 619 nurses and paramedics



In 2023, a mobile photofluorographic unit and a universal X-ray unit for children's polyclinic were purchased

New first aid stations established in Polovino-Cheremkhovo, Kontorka, Peysa settlements

Biryusinsk town hospital, Yurty working village hospital, Shitkino working village hospital have been overhauled




TERRITORY ADVANTAGES




Support for investment projects



Low energy costs

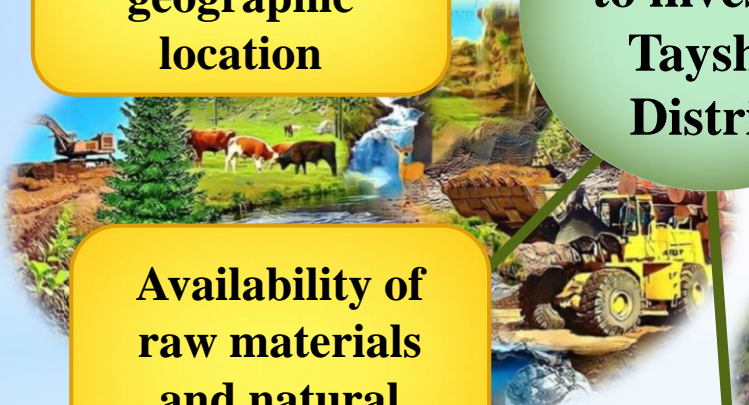


Convenient logistic and geographic location




Reasons to invest in Tayshet District


Availability of industrial workers' training courses



Availability of raw materials and natural resources




Tourism and recreation potential




Available project sites

TERRITORY ADVANTAGES


Tayshet District has major solid mineral deposits of investment value:



Vengerskoe limestone deposit. Yuzhny and Severny sectors. B+C1+C2 category deposits have been evaluated (close to Saranchet railway station of Abakan-Tayshet railway)



Suetikhinskoe clay sand deposit. C1 category deposit. C1 category deposits have been evaluated (2.5 km south-east from Biryusinsk town of Tayshet District)



Kostomarovskoe clay sand deposit. A+B+C1 category deposits have been evaluated. Suitable for concrete, construction solution production

At the present moment, deposits of the following solid mineral resources are known and explored: brown coal, tantalum, niobium, tin, lithium, clay, clay loam, turf, sand

Water resources of Tayshet District:


Biryusinskoe deposit discovered 0.5 km from Spolokh village, right bank of the Biryusa River. Certified underground water stock: 219.9 k m³/day

Rozhdestvenskoe mineral water spring 30 km south-west from Tayshet, close to Rozhdestvenska settlement, left bank of the Biryusa River. Certified mineral water stock: 0.159 k m³/day

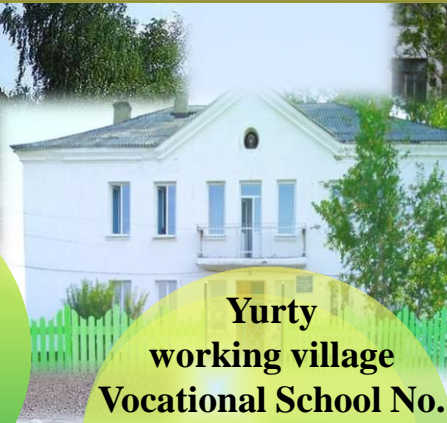
Tayshet underground sweet water spring between the Biryusa and Bayronovka Rivers

TERRITORY ADVANTAGES

Vocational training at secondary professional educational institutions of Tayshet District



Tayshet Medical School, oblast state budget-funded professional educational institution



Yurty working village Vocational School No. 58, state budget-funded educational institution of Irkutsk Oblast



Tayshet College of Industry and Technology, state budget-funded professional educational institution of Irkutsk Oblast



Cook, confectioner, head cashier and shop assistant, welder, crane operator, metalworker, non-ferrous metals treatment machinery operator, electric equipment maintenance and repair specialist, engine maintenance and repair specialist, automobile components and system maintenance specialist, house painter

Automobile maintenance and repair specialist, agricultural production machine operator and tractor driver, confectioner



Medical care, nursing care

TERRITORY ADVANTAGES

RECREATIONAL POTENTIAL

ТУРИСТИЧЕСКИЙ ПОРТАЛ

Тайшетского района

Тайшет-тур.рф



Orthodox churches



Municipal park



Places of interest

Tayshet urban gardens



Monuments



Natural white stone: white rock range

Biryusa River
rich diversity of fish species

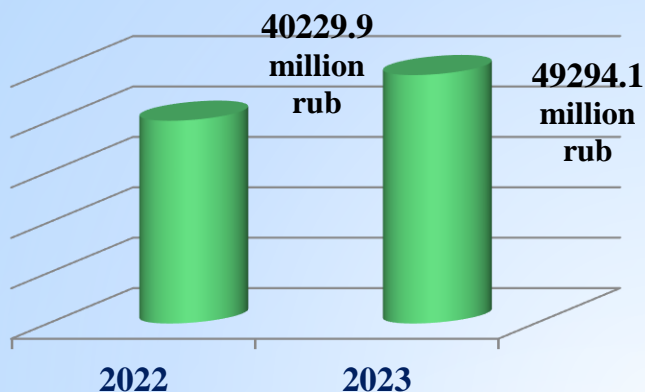
Caves

Tagul River

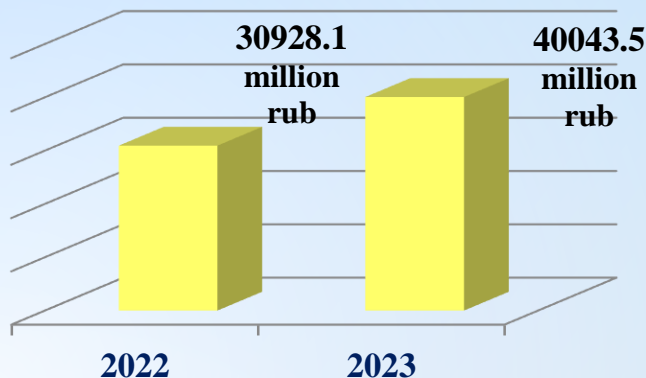


INDUSTRIAL AND ECONOMIC POTENTIAL

Revenues from sales, works, services



Manufactured goods shipment volume



Transportation and storage

Organizations: **30 units**
Average staff number:
3.64 k people

Total number
of companies and
organizations of all
economy branches
640 units

Wholesale and retail

Organizations: **116 units**
Average staff number:
1.12 k people

Healthcare and social service

Organizations: **14 units**
Average staff number:
1.91 k people

Industrial production

Organizations: **65 units**
Average staff number:
3.33 k people

Construction

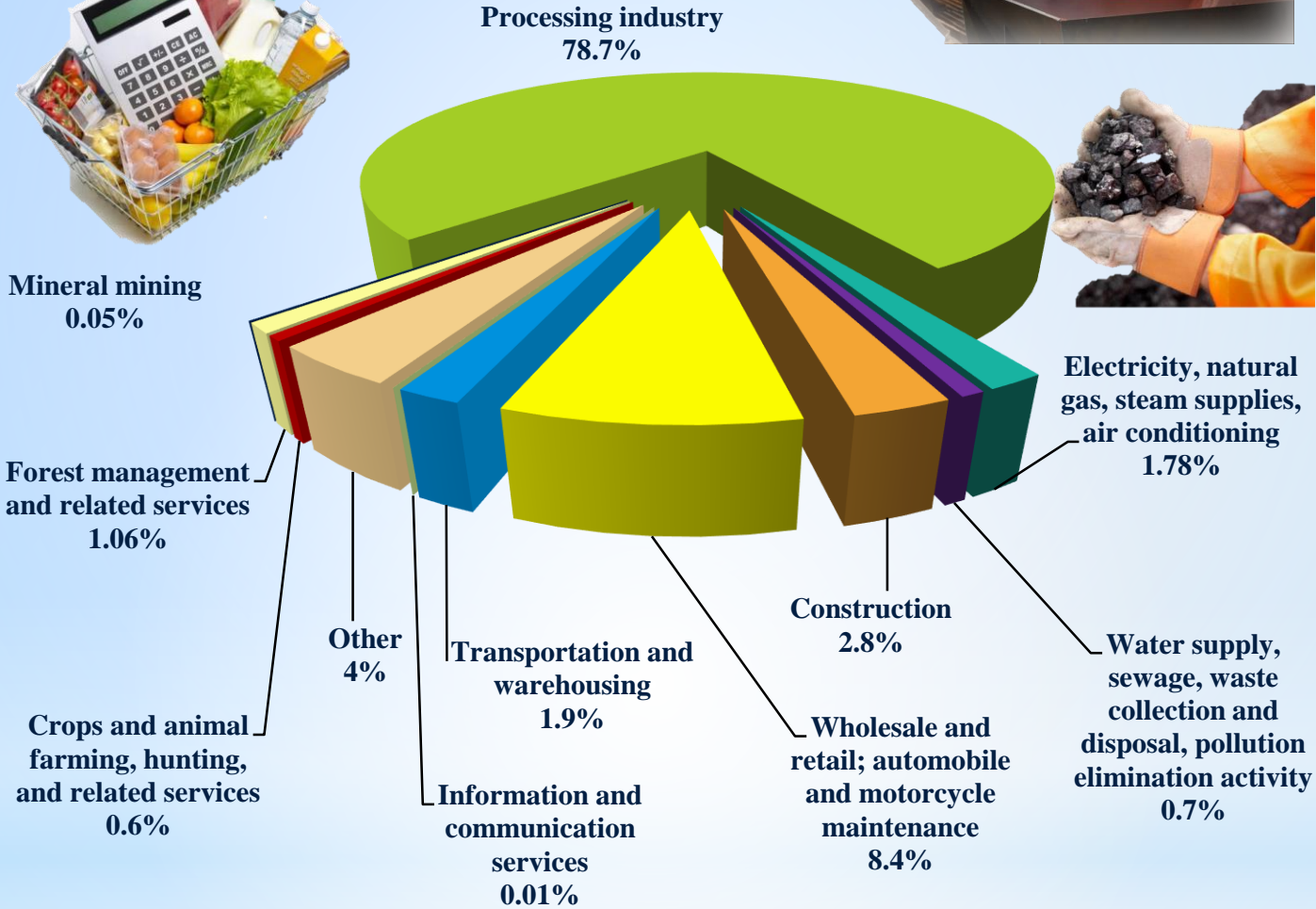
Organizations: **36 units**
Average staff number:
2.76 k people

Agriculture, forest management

Organizations: **52 units**
Average staff number:
1.16 k people

INDUSTRIAL AND ECONOMIC POTENTIAL

Processing industry is the basis of Tayshet District economy. Revenue share: 78.7%





SMALL-SIZED BUSINESSES

Small and Medium-Sized Business Development Council of Tayshet District Administration

Small-sized enterprises' average staff number: **2.4 k people**

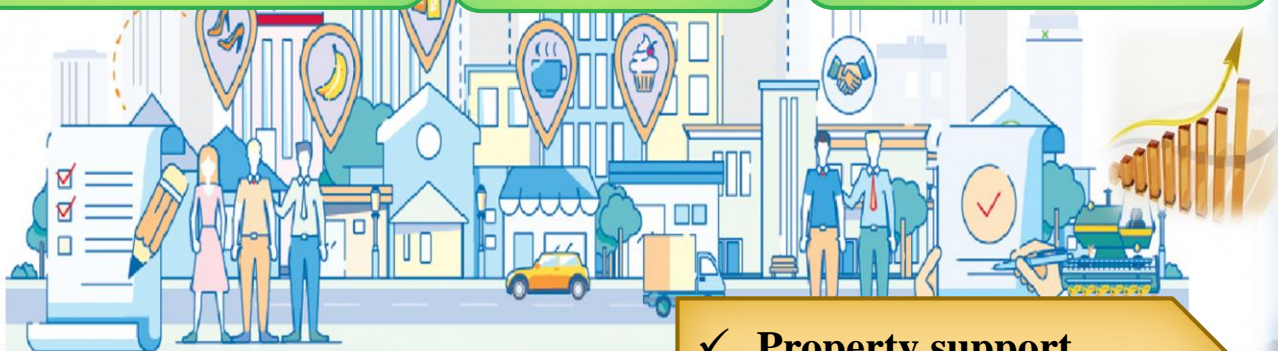


Number of small-sized business entities:
1381 units

Industrial small-sizes businesses shipment value:
1245 million rub

Small-sized business staff share: **10.6%**

Tax revenues to consolidated budget:
78.4 million rub



To support small and medium-sized business entities, Tayshet District is running “Tayshet District Small and Medium-Sized Entrepreneurship Development” subprogram within the “Tayshet District Economic Potential Development” municipal program for years 2020-2026.

- ✓ Property support
- ✓ Information support
- ✓ Consulting support



AGROINDUSTRIAL COMPLEX

In 2023, there were 7 agricultural enterprises, 2 subsidiary farms (one belonging to the penitentiary service system, and another to a psychoneurological facility), 1 cooperative farm, and 21 peasant farms, as well as over 20 k family-owned farms producing their own agricultural goods

Agricultural complex is developed under Irkutsk Oblast State Program for Development of Agriculture and Regulation of Agricultural Products, Raw Materials, and Food Markets for 2019-2026

At Tayshet District level, Municipal Program for Development of Agriculture and Regulation of Agricultural Products, Raw Materials, and Food Markets for 2020-2026 is operating

27 partial leasing costs compensation agreements signed with the Irkutsk Oblast Ministry of Agriculture. Cost compensation subsidies for agricultural manufacturers engaged in the production and processing of agricultural products of 50.4 million rubles have been paid

INDUSTRIAL AND ECONOMIC POTENTIAL

Cellular service is provided
by 5 mobile operators

Phone communication services are provided by 8
electronic Telephone Stations of Tayshet Service
Centre belonging to Irkutsk branch of Rostelecom,
PJSC

Local StrelaTelecom cable (ip network) TV channels available in
Tayshet: ARGO-TV8 (advertising channel, Danilova LLC), Tayshet
Television LLC. Cable television services are provided by five
operators: TransTelecom Company, CJSC, Region Telecom, LLC,
Rostelecom, PJSC, DOM.RU, R-Line



ТТК

Тайшетское ТВ
ТЕЛЕВИДЕНИЕ



Operating radio stations:
Dushevnoe Radio 87.5 FM;
Europa Plus 91.4 FM;
Humor FM 101.5 FM;
Chanson 103.2 FM;
MSM 101.0 FM;
Otlichnoe Radio 104.0 FM;
Autoradio 104.4 FM;
Udaloe Radio 106.3 FM;
Russian Radio 106.8 FM.



Social and political
newspaper The
Biryusinskaya Novy is
issued on a daily basis,
along with the *Ofitsialnaya
Sreda* Regulatory and
Legal Acts Bulletin of
Tayshet District

INDUSTRIAL AND ECONOMIC POTENTIAL

There are 12 bus routes operating between Tayshet District settlements, including: 7 suburban, 3 intercity, 2 seasonal routes. In 2023, passenger traffic constituted 24.2 million passenger/km

Automobile service



Heating service

- Baikalenergo, CJSC
- TransTechResource, LLC
- Aquaresource, LLC
- TEK, Municipal unitary enterprise (MUE)
- Mayak, LLC
- ZhKKh, MUE
- Teplosnabzhenie, LLC
- ViT, MUE
- Energy of Baikal, LLC
- Branch of RZD OJSC, Central Head and Water Supply Directorate



Water supply

- TransTechResource, LLC
- Aquaresource, LLC
- Mayak, LLC
- Paritet, MUE
- ViT, MUE
- Vodoresurs, LLC
- Intechcenter, LLC
- Energy of Baikal, LLC

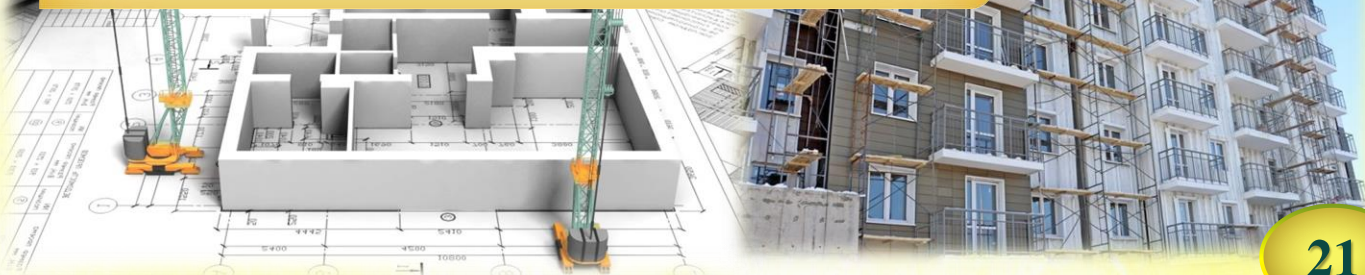
Sewage

- Energy of Baikal, LLC
- TransTechResource, LLC
- Aquaresource, LLC
- Mayak, LLC
- Intechcenter, LLC
- Bioochistka, LLC



- Engineering Construction Company, LLC
- Tayshet RSU, LLC

Construction



FINANCIAL POTENTIAL

**Total for 2023:
4,532.9
million rub**

**Non-repayable receipts
3,279.3 million rub**

BUDGET REVENUES



**Tax revenues
1,114.3 million rub**

**Non-tax revenues
139.3 million rub**





Land parcels in respect of which state ownership has not been demarcated can be rented or purchased (provided free of charge) for permanent (unlimited) possession in accordance with the Land Code of the Russian Federation, Town-Planning Code of the Russian Federation, federal, regional and municipal regulations:

- Federal Law No.171-FZ as of 23.06.2014 “On introduction of changes into the Land Code of the Russian Federation and some legislative regulations of the Russian Federation”;
- Law of Irkutsk Oblast No. 146-OZ of 28.12.2015 “On providing land parcels to citizens’ possession free of charge”;
- Decree of the Government of Irkutsk Region No.601-pp as of 01.12.2015 “On approval of the Statement on the determination of rent fee of the land parcels in respect of which state ownership has not been demarcated”;
- Decree of the Government of Irkutsk Oblast No.202-pp of 05.05.2015 “On approval of the Statement on the determination of price of the land parcels in respect of which state ownership has not been demarcated when concluding purchase and sale agreements for such land parcels with no tender involved”;
- Order of determination of rental charges, conditions and terms of payment for the operation of land parcels being municipal property of Tayshet District Municipality, approved by the Resolution of Tayshet District Duma No.21 as of 29.12.2015.

The land parcels in the territory of Tayshet District can be provided in accordance with the approved administrative regulations of municipal service. Tayshet District municipal entities have approved general plans and land use regulations that allow exercising a unified policy in both land management and urban planning issues.

From 1 January 2017, land parcels in respect of which state ownership has not been demarcated and which are located within rural settlements incorporated in Tayshet District municipality, as well as land parcels located in the inter-settlement territories of the municipal district are managed by the District Municipality.

In 2023, the revenues from the rental charges for the land parcels in respect of which state ownership has not been demarcated, deposited into the budget of Tayshet District Municipality, amounted to 14.7 mln rubles. Proceeds from land parcels sales amounted to 1.3 mln rubles.



Real estate being the property of Tayshet District Municipality can be rented and provided for uncompensated use under the following regulation base:

- **Statement on the order of management and handling of the property of Tayshet District Municipality approved by the Resolution of Tayshet District Duma No. 99 dated 28.11.2017 (as amended by the Resolution of Tayshet District Duma No. 133 dated 24.04.2018);**
- **Statement on privatization of the municipal property of Tayshet District Municipality approved by the Resolution of Tayshet District Duma No. 89 dated 27.06.2017 (as amended by the Resolution of Tayshet District Duma No. 105 dated 26.12.2017, No. 297 dated 28.07.2020);**
- **Decree of the Administration of Tayshet District No. 47 of 24.01.2022 (as amended by the Administration Decree No. 686 dated 26.08.2022, No. 103 dated 21.02.2023) “On establishment of the List of Tayshet District Municipal Entity Property free and clear of liens and encumbrances (except for right of economic management, right of operative administration, as well as title of small and medium-sized business entities) in order to provide municipal entity for the possession and (or) long-term use to small and medium-sized businesses, small and medium-sized business infrastructure forming organizations, physical entities not registered as individual entrepreneurs or using special professional revenue tax regime;**
- **Resolution of the Administration of Tayshet District No.120 as of 26.04.2016 “On approval of the Administrative Regulation for rendering the municipal service “Providing property of Tayshet District Municipality for rent or uncompensated use”.**

In 2023, the amount of revenue from use of property under municipal management deposited into the budget of Tayshet District was 2.4 mln rubles.

DEVELOPMENT STRATEGY

Strategic goal until 2036 is to create supportive environment for mobilization of inner resources and stimulation of external investment and new technology inflow into the economy, expansion and improvement of efficiency of investment sources, development of infrastructure, raising the socioeconomic development level of the municipal entity.

Strategic tasks:

Raise living standards in Tayshet District, accumulate and retain human potential

Raise economic potential and improve investment attractiveness of Tayshet District

Efficient municipal administration of Tayshet District

Budget projection

Strategy action plan

Available tools

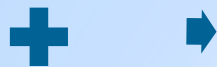
Socioeconomic development forecast

Municipal programs

PROSPECTS OF INVESTMENT DEVELOPMENT

Budget investment:
982.63 million rub

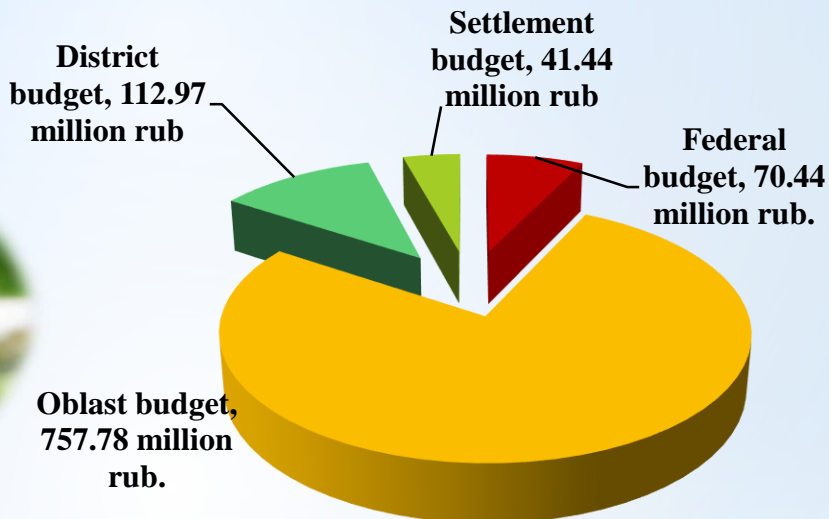
Off-budget investment:
23168.85 million rub



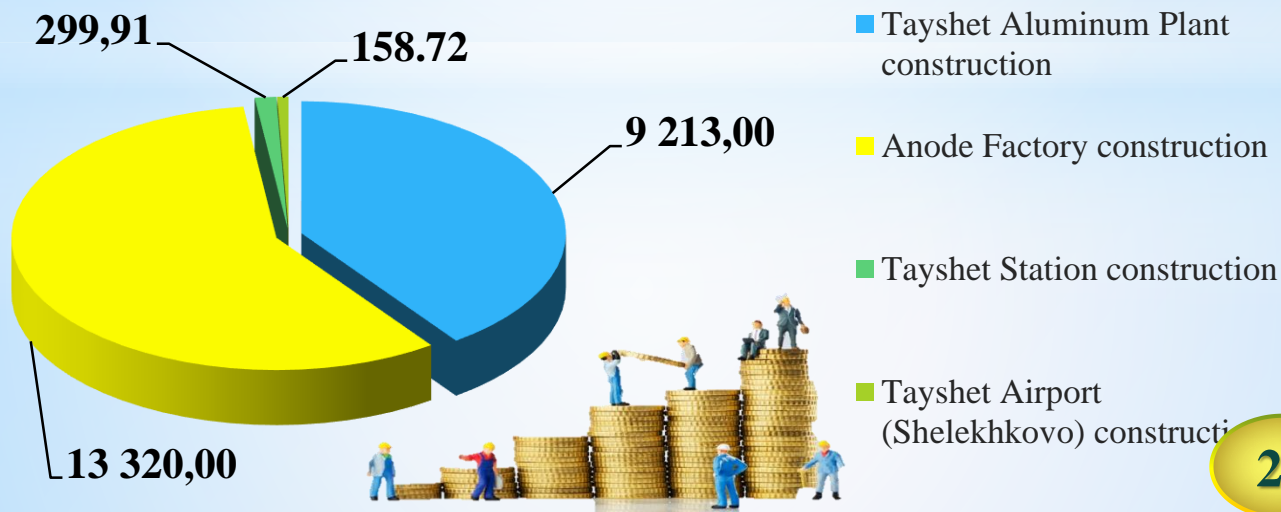
Total investment in core capital in 2023 amounted to 24151.48 million rub



Budget investment:



Value of investment in current investment projects, million rub



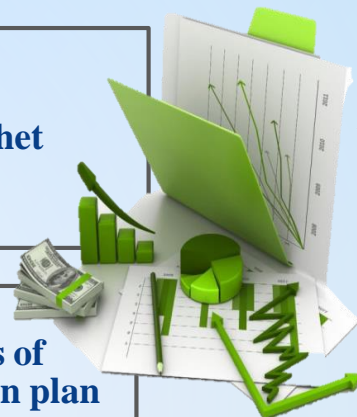
INVESTMENT ACTIVITY REGULATIONS

Governmental support of investment in Irkutsk Oblast
Irkutsk Oblast investment portal <https://invest.Irkobl.Ru>

Implementation of Tayshet District Municipal entity investment strategy until 2025:

Creation of investment-friendly environment in the territory of Tayshet District municipal entity

Improvement of investment attractiveness of Tayshet District through fulfilling the action plan for implementation of supportive investment climate standard in the territory of Tayshet District municipal entity



Investment support in Tayshet District:
Tayshet District investment portal <http://taishet-invest.ru/>

- Property support
- Consulting support
- Investment project exercise support
- Support for small and medium-sized businesses

- Subsidies and grants for agricultural enterprises
- Financial support
- Investment security and encouragement agreements

- Tax benefits
- Investment project support

Support actions



INVESTMENT OFFERS

Robotics Learning project

ОБРАЗОВАТЕЛЬНАЯ РОБОТОТЕХНИКА

Project objective

Get school students interested in high technology, provide students with access to top technology regardless of their place of residence, age, and formal education background



Dnevnik.RU project

Project objective

Electronic school record introduction appears necessary due to the development of information and communication technologies in the information society, governmental policy of education modernization, implementation of Federal State Education Standards (FGOS), need for education transparency for parents and families, general shift to electronic state and municipal services

Успеваемость				Статистика		По предметам		По четвертям		Итоговые		Рейтинг в классе	
1-я четверть		2-я четверть		3-я четверть		4-я четверть		Опоздания		Пропуски		Сред. оценка	
№	Предметы	Оценки		Всего	По болезни	Итого	4-я четверть	Итого	Всего	По болезни	Итого	4-я четверть	Итого
1	Англ. яз.	5	5	5	5	5	5	5	0	1	0	5	5
2	Русская литература	5	5	5	5	5	5	5	0	1	1	5	34
3	ИЗО	5	5	5	5	5	5	5	2	2	5	5	5
4	Математика	5	5	5	5	5	5	5	2	2	5	5	34
5	Физика	5	5	5	5	5	5	5	0	0	5	5	34
6	Химия	5	5	5	5	5	5	5	0	0	5	5	5
7	Биология	5	5	5	5	5	5	5	0	0	5	5	5
8	История	5	5	5	5	5	5	5	0	0	5	5	5
9	География	5	5	5	5	5	5	5	0	0	5	5	5
10	Музыка	5	5	5	5	5	5	5	0	0	5	5	5
11	Физкультура	5	5	5	5	5	5	5	0	0	5	5	5
12	Трудовое обучение	5	5	5	5	5	5	5	0	0	5	5	5
13	Иностранный язык	5	5	5	5	5	5	5	0	0	5	5	5
14	Обществознание	5	5	5	5	5	5	5	0	0	5	5	5
15	Информационные технологии	5	5	5	5	5	5	5	0	0	5	5	5
16	Искусство	5	5	5	5	5	5	5	0	0	5	5	5
17	Спортивные занятия	5	5	5	5	5	5	5	0	0	5	5	5
18	Элективные курсы	5	5	5	5	5	5	5	0	0	5	5	5
19	Специальные курсы	5	5	5	5	5	5	5	0	0	5	5	5
20	Средняя оценка	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
21	Средняя оценка по предметам	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
22	Средняя оценка по четвертям	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
23	Средняя оценка по годам	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
24	Средняя оценка по полугодиям	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
25	Средняя оценка по триместрам	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
26	Средняя оценка по семестрам	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
27	Средняя оценка по годам	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
28	Средняя оценка по полугодиям	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
29	Средняя оценка по триместрам	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0
30	Средняя оценка по семестрам	5,0		5,0	5,0	5,0	5,0	5,0	0	0	5,0	5,0	5,0



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Tayshet Aluminum Plant construction



**Project period:
2006-2029**

**Project
initiator:
OK RUSAL**

**Project capacity:
428.5 k tons of
raw aluminum per
year**

**In 2023, investment value
amounted to 9.2 billion rubles**

**Socioeconomic effect of the
project:**

- ✓ More tax revenues to all budget levels
- ✓ Improvement of social and demographic situation
- ✓ Creation of new jobs

CURRENT INVESTMENT PROJECTS

Tayshet Anode Factory construction

**Project initiator:
OK RUSAL**

**Project period:
2011-2029**

Socioeconomic effect of the project:

- ✓ More tax revenues to all budget levels
- ✓ Improvement of social and demographic situation
- ✓ Creation of new jobs

**242 k tons
annealed anodes
per year (2nd stage
TAF construction)**

**161 k tons of calcinated
coke per year**

**In 2023,
investment value
amounted to 13.3
billion rubles**

CURRENT INVESTMENT PROJECTS

Tayshet Station reconstruction

**Project initiator:
East Siberian
branch of RZD
OJSC**

**Project period:
2011-2025**

In 2023, investment value amounted to 299.91 million rub

- Socioeconomic effect of the project:
- ✓ More tax revenues to all budget levels
 - ✓ Increased cargo handling capacity, including large-tonnage containers
 - ✓ Increased traffic capacity of Tayshet Station
 - ✓ Railway upgrade and new railway construction

CURRENT INVESTMENT PROJECTS

Tayshet Airport (Shelekhovo) construction

**Project initiator:
OK RUSAL**

**Project period:
2022-2027**

*Estimated Airport staff number:
200 people*

Tayshet (Shelekhovo) Airport will serve inbound flights to Tayshet and Tayshet District, provide charter passenger flights between Irkutsk Oblast destinations and flights to neighboring regions, provide connection to the arterial air transport system

In 2023, investment value amounted to 158.7 million rubles









Investment site No. 1

Biryusinskoe urban settlement municipality

Former Hydrolysis plant territory



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Biryusinsk town, Gorkogo St.
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> To the region center: 680 km To the municipality center: 1.5 km To nearest housing: 0.8 km To federal motorways: 6 km To railway station: 0.7 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> Motorway: available Railway dock available
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> Area: 5 ha Fence: none Buildings: yes Expansion opportunities: none
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> Property type: not demarcated Encumbrance: none Land category: settlement land
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> Heating: available Water supply: available Electric connection: available Communication: cellular connection available



Contact details: Biryusinskoe urban municipality,

tel. 8 (39563) 7-12-50, 8-964-215-49-43







Contact person: Kovpinets Andrei Vasilyevich

Investment site No. 2

Biryusinskoe urban settlement municipality

Former Tagul Station Asphalt Plant site



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Biryusinsk town, Komsomolskaya St., 2A/1
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 680 km 2. To the municipality center: 1.3 km 3. To nearest housing: 0.5 km 4. To federal motorways: 6 km 5. To railway station: 0.7 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: available 2. Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 3.47 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: none
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: not demarcated 2. Encumbrance: none 3. Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: available 4. Communication: cellular connection available



Contact details: Biryusinskoe urban municipality,







tel. 8 (39563) 7-12-50, 8-964-215-49-43

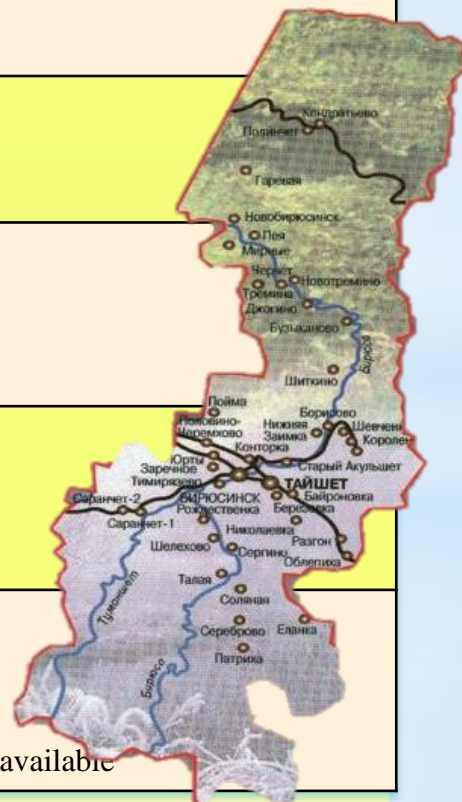
Contact person: Kovpinets Andrei Vasilyevich

Investment site No. 3

Berezovskoe urban settlement municipality



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Berezovka settlement, 40 Let Pobedy St., 2B
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 566 km 2. To the municipality center: 8 km 3. To nearest housing: 0.2 km 4. To federal motorways: 6 km 5. To railway station: 8 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: available 2. Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 1.4 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: none
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: Municipal 2. Encumbrance: none 3. Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: available 4. Communication: cellular connection available



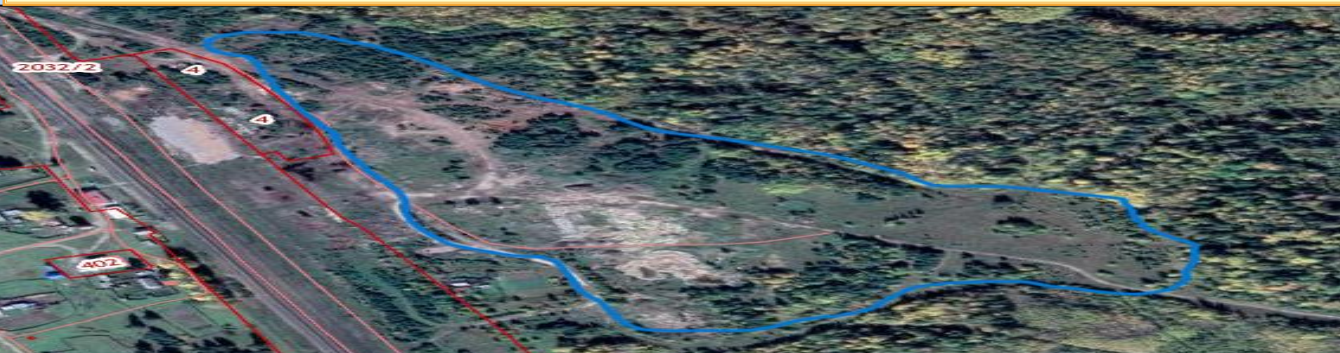
Contact details: Berezovskoe urban settlement municipality,







tel. 8 (3953) 21-61-20, 8 950-075-32-00

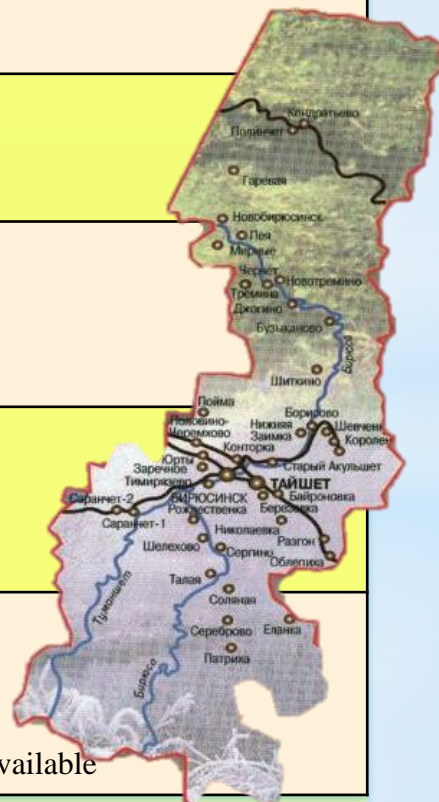
Contact person: Korotkov Ilya Gennadyevich

Investment site No. 4

Razgonskoe rural settlement municipality



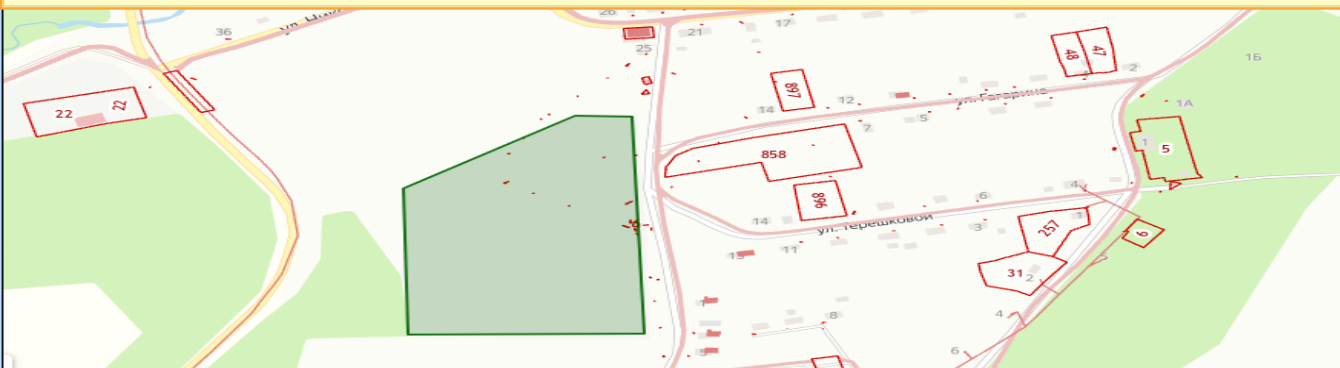
Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Razgon railway station settlement (northeast side)
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 625 km 2. To the municipality center: 0.5 km 3. To nearest housing: 0.05 km 4. To federal motorways: 1.5 km 5. To railway station: 0.1 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: available 2. Railway: available
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 4.7 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: available
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: not demarcated 2. Encumbrance: none 3. Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: none 4. Communication: cellular connection available









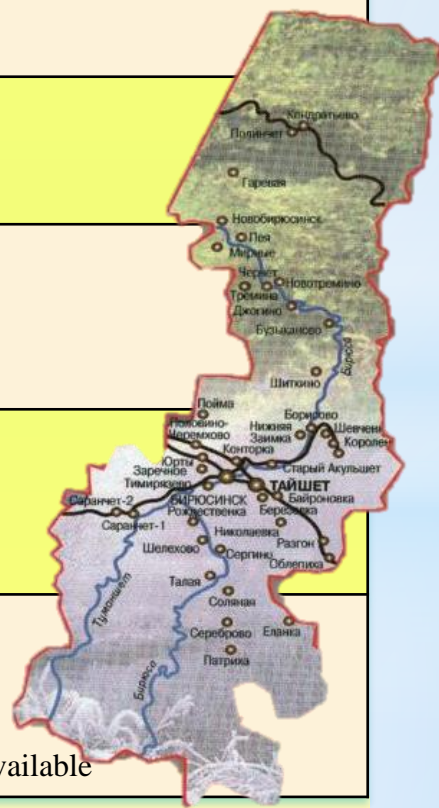
Contact details: Razgonskoe Municipality,
tel. 8(39563) 5-14-10, 8-904-128-48-98
Contact person: Zhuravleva Regina Stasisovna

Investment site No. 5

Shitkinskoe urban municipal entity



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Shitkino working village
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 735 km 2. To the municipality center: 1.7 km 3. To nearest housing: 0.15 km 4. To federal motorways: 60 km 5. To railway station: 76 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: connection possible 2. Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 5 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: none
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: not demarcated 2. Encumbrance: none 3. Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: available 4. Communication: cellular connection available



Contact details: Shitkinskoe Municipal Entity,







tel.8(39563) 6-75-40, 8-908-659-62-85

Contact person: Bryukhanov Alexander Alexandrovich

Investment site No. 6

Timiryazevskoe rural settlement municipality



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Timiryazeva village, Zelenaya St., 37n
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 680 km 2. To the municipality center: 0.1 km 3. To nearest housing: 0.1 km 4. To federal motorways: 15 km 5. To railway station: 30 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: available 2. Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 4 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: none
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: not demarcated 2. Encumbrance: none 3. Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: construction possible 4. Communication: cellular connection available



Contact details: Timiryazevskoe Municipal Entity,

tel. 8 901-633-63-15, 8-950-128-73-17;







Contact person: Agapova Larisa Yuryevna

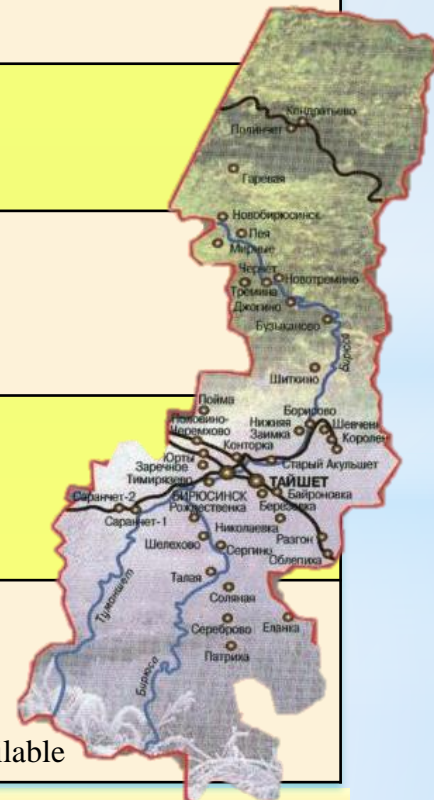
Investment site No. 7

Rozhdestvenskoe rural settlement municipality

Former dairy farm



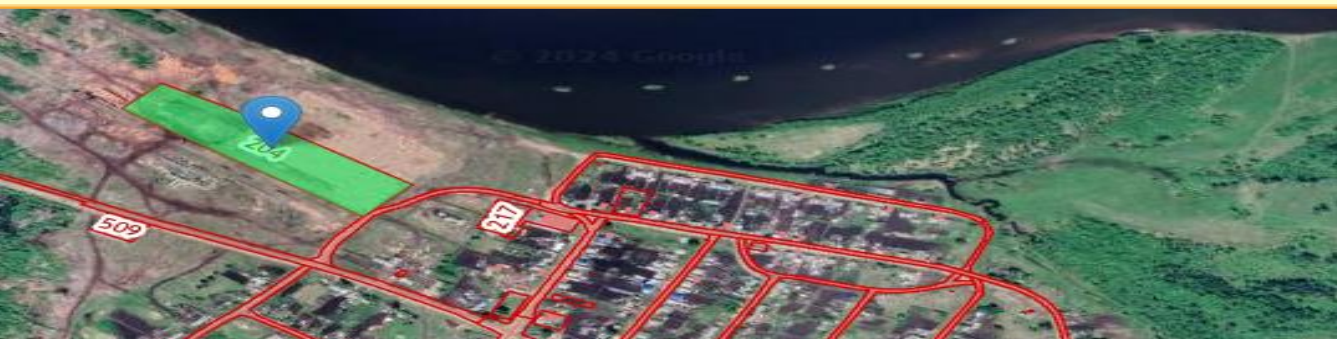
Site parameters	Site specifications
 <i>Location</i>	Irkutsk Oblast, Tayshet District, Pokrovka village
 <i>Distance</i>	<ol style="list-style-type: none">1. To the region center: 735 km2. To the municipality center: 10 km3. To nearest housing: 10.3 km4. To federal motorways: 55 km5. To railway station: 75 km
 <i>Access routes</i>	<ol style="list-style-type: none">1. Motorways: available2. Railway: none
 <i>Site properties</i>	<ol style="list-style-type: none">1. Area: 2 ha2. Fence: none3. Buildings: destroyed4. Expansion opportunities: none
 <i>Legal status</i>	<ol style="list-style-type: none">1. Property type: not demarcated2. Encumbrance: none3. Land category: agricultural lands
 <i>Infrastructure</i>	<ol style="list-style-type: none">1. Heating: none2. Water supply: none3. Electric connection: available4. Communication: cellular connection available









Contact details: Rozhdestvenskoe Municipal Entity,
tel. 8 (39563) 6-62-47, 8-924-619-33-54
Contact person: Polevoy Nikolai Nikolaevich

Investment site No. 8

Mirninskoe rural settlement municipality



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Mirny settlement, northwest part of the settlement, 135 m northwest from Bolnichnaya St., 145 m southwest from the Biryusa River
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 851.6 km 2. To the municipality center: 0.2 km 3. To nearest housing: 0.15 km 4. To federal motorways: 1 km 5. To railway station: 2 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: available 2. Railway: available
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 2.478 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: not foreseen
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: not demarcated 2. Encumbrance: none 3. Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: none, connection possible 4. Communication: cellular connection available



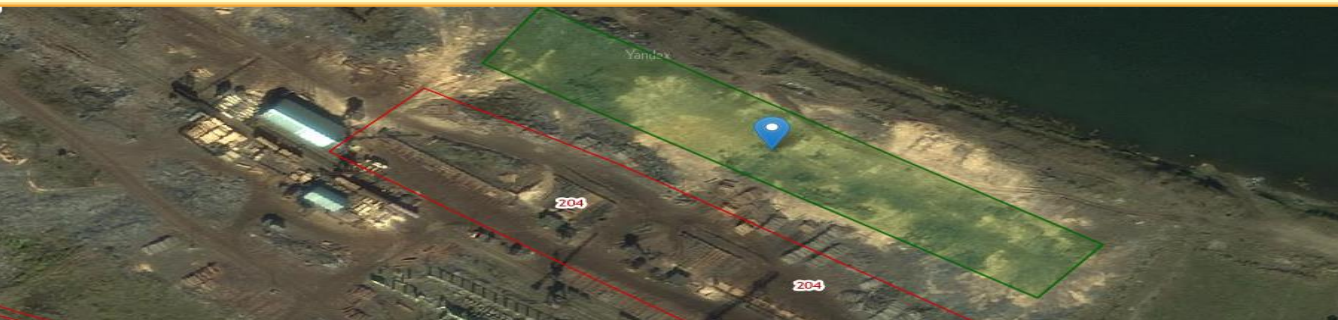
Contact details: Mirninskoe Municipal Entity







tel. 8-924-716-86-09

Contact person: Beloglazova Irina Vadimovna

Investment site No. 9

Mirninskoe rural settlement municipality



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Mirny settlement, northwest part of the settlement, 75 m northwest from Bolnichnaya St., 215 m southwest from the Biryusa River
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 851.6 km 2. To the municipality center: 0.2 km 3. To nearest housing: 0.15 km 4. To federal motorways: 1 km 5. To railway station: 2 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: available 2. Railway: available
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 1.63 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: available
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: not demarcated 2. Encumbrance: none 3. Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: connection possible 4. Communication: cellular connection available



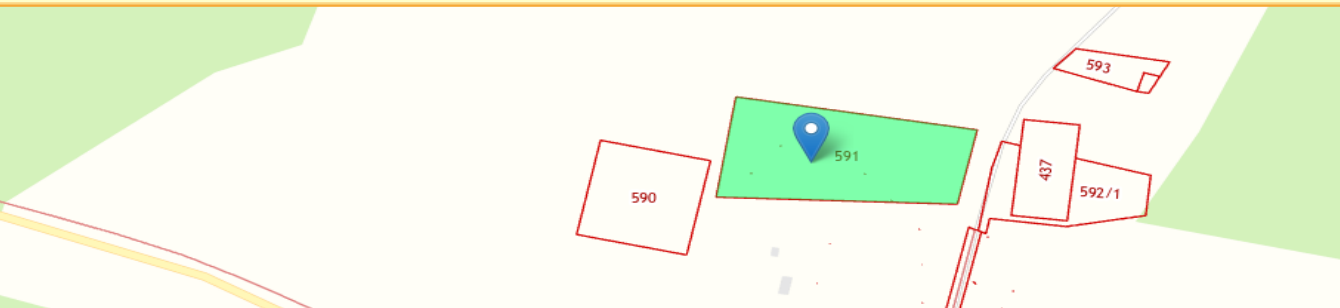
Contact details: Mirninskoe Municipal Entity







tel. 8-924-716-86-09

Contact person: Beloglazova Irina Vadimovna

Investment site No. 10

Cherchetskoe rural settlement municipality



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Cherchetskoe Municipal Entity, 0.4 km north from Cherchet settlement border, 11.4 km northwest from Tremina village southwest border, 1.5 km west from the Cherchet River
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 860 km 2. To the municipality center: 1 km 3. To nearest housing: 0.1 km 4. To federal motorways: 145 km 5. To railway station: 150 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: none 2. Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 2 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: available
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: not demarcated 2. Encumbrance: none 3. Land category: agricultural lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: none 4. Communication: cellular connection available

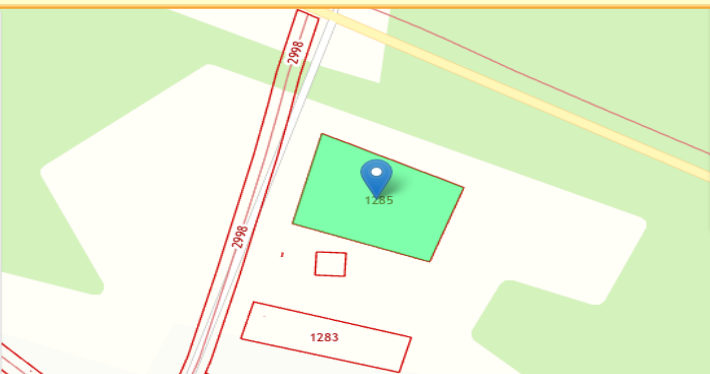








**Contact details: Cherchetskoe Municipal Entity,
tel. 8-901-668-57-30, 8-924-604-10-55**

Contact person: Chichev Sergei Nikolaevich

Investment site No. 11

Cherchetskoe rural settlement municipality



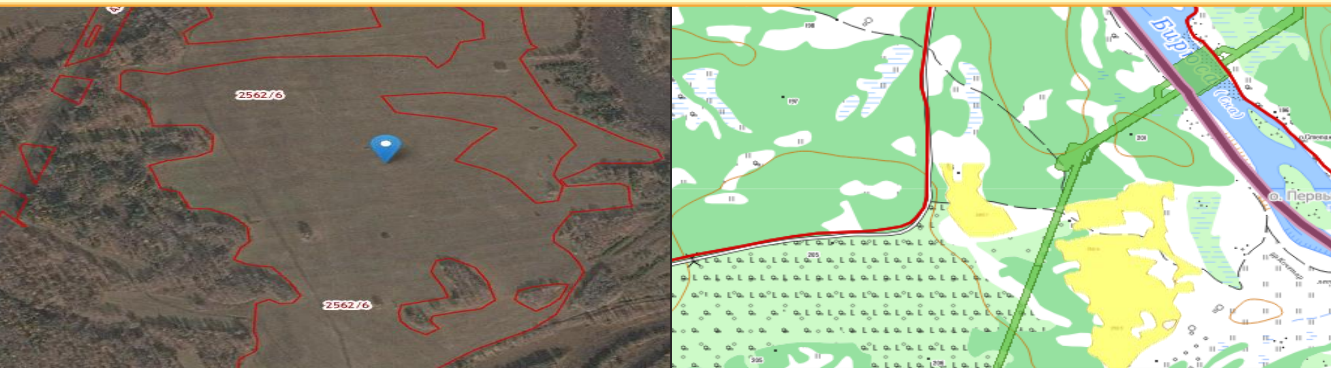
Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Cherchet settlement, Novaya St., 18A
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> To the region center: 860 km To the municipality center: 1 km To nearest housing: 0.1 km To federal motorways: 145 km To railway station: 150 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> Motorway: available Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> Area: 0.5 ha Fence: none Buildings: none Expansion opportunities: available
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> Property type: not demarcated Encumbrance: none Land category: settlement lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> Heating: none Water supply: none Electric connection: none, connection possible Communication: cellular connection available









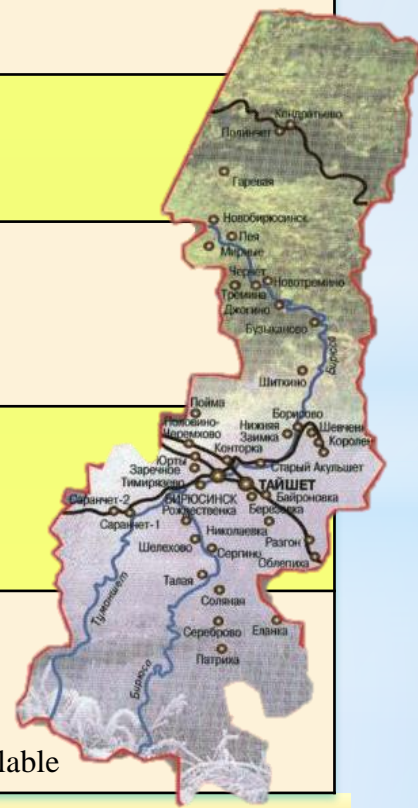
Contact details: Cherchetskoe Municipal Entity,
tel. 8-901-668-57-30, 8-924-604-10-55
Contact person: Chichev Sergei Nikolaevich

Investment site No. 12

Shelaevskoe rural settlement municipality



Site parameters	Site specifications
 <p><i>Location</i></p>	<p>Irkutsk Oblast, Tayshet District, Shelaevo settlement</p>
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 846 km 2. To the municipality center: 20 km 3. To nearest housing: 13.7 km 4. To federal motorways: 100 km 5. To railway station: 10 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: none 2. Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 166.76 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: none
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: Municipal 2. Encumbrance: none 3. Land category: agricultural lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: none 4. Communication: cellular connection available

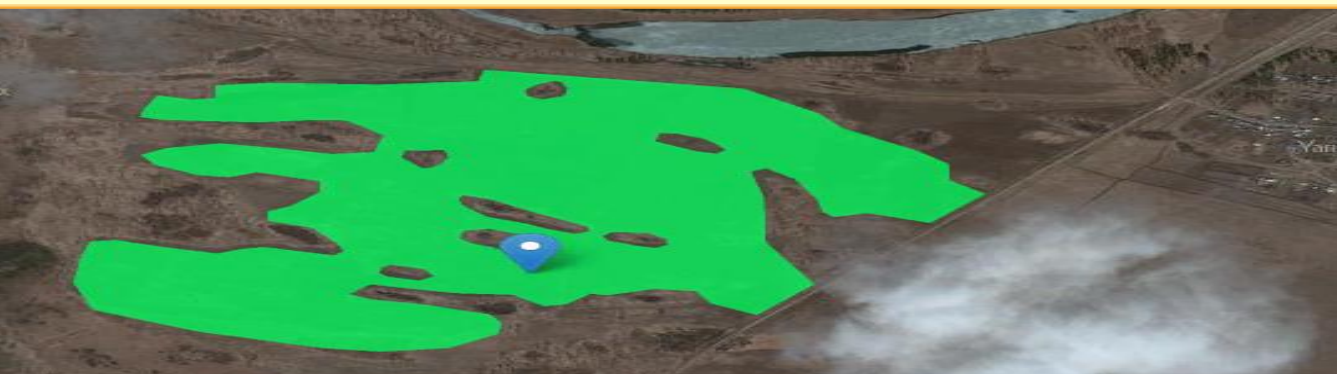








**Contact details: Shelaevskoe Municipal Entity,
tel. 8-991-370-75-57**

Contact person: Isachenko Alexandra Leonidovna

Investment site No. 13

Shelaevskoe rural settlement municipality



Site parameters	Site specifications
 <p><i>Location</i></p>	Irkutsk Oblast, Tayshet District, Shelaevo settlement
 <p><i>Distance</i></p>	<ol style="list-style-type: none"> 1. To the region center: 846 km 2. To the municipality center: 1 km 3. To nearest housing: 0.7 km 4. To federal motorways: 100 km 5. To railway station: 5 km
 <p><i>Access routes</i></p>	<ol style="list-style-type: none"> 1. Motorway: none 2. Railway: none
 <p><i>Site properties</i></p>	<ol style="list-style-type: none"> 1. Area: 150 ha 2. Fence: none 3. Buildings: none 4. Expansion opportunities: none
 <p><i>Legal status</i></p>	<ol style="list-style-type: none"> 1. Property type: Municipal 2. Encumbrance: none 3. Land category: agricultural lands
 <p><i>Infrastructure</i></p>	<ol style="list-style-type: none"> 1. Heating: none 2. Water supply: none 3. Electric connection: none 4. Communication: cellular connection available



**Contact details: Shelaevskoe Municipal Entity,
tel. 8-991-370-75-57**

Contact person: Isachenko Alexandra Leonidovna



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TAYSHET DISTRICT



Foundation

Potential

Development

