

PLACE OF PROSPERITY



PECINCI

www.pecinci.org



PECINCI

PLACE OF PROSPERITY



CONTENT

PLACE OF PROSPERITY	4
ECONOMIC POTENTIAL	6
INVESTMENT ADVANTAGES	7
LOCATIONS FOR GREENFIELD INVESTMENT	8
INFRASTRUCTURE AND WORK FORCE	13
INVEST IN PECINCI	14
ROBERT BOSCH LTD	16
DR OETKER, LTD	17
STRAUSS ADRIATIC LTD	18
TRIMO ENGINEERING LTD.	19
AGENA TECHNOLOGY LTD.	20
JUB LTD.	21
KLEEMANN ELEVATORS LTD	22
LAGERMAX AED LTD.	23
LOZ LTD	24
PFI STUDIOS LTD	25
SIKA LTD.	26
M.G.M. ENGINEERING LTD.	27
PERI	28
DOKA LTD.	29
ISOMAT LTD	30
TERMOMONT LTD	31
COFICAB LTD	32
SILBO LTD	33
NAVAK LTD.	34
SPECIAL NATURE RESERVE OBEDSKA BARA	35
TOURISM	37



PECINCI



PLACE OF PROSPERITY

Pecinci Municipality is located in the Lower Srem, flatter part of the region, also called Podluzje. To the East it borders Belgrade region, to the South East Stara Pazova Municipality, to the North and West Ruma Municipality and the River Sava flows along its South border. The municipal area has irregular spherical shape with longer North-South axis of 35km and shorter East-West of 23 km. In the context of Vojvodina this is a middle sized municipality of 483.65 km² and 20.000 inhabitants. The Municipality was established in 1960 from the peripheral parts of the former districts of Ruma, Stara Pazova and Zemun.

Pecinci Municipality is surrounded with six urban areas - Belgrade, Zemun, Stara Pazova, Ruma, Sremska Mitrovica, Sabac and Obrenovac. Some villages tend to rely on neighboring towns; however, gravity to Belgrade is dominant.



PECINCI

Good traffic and geographical position, close proximity to Belgrade and the airport «Nikola Tesla», diverse natural resources and nearby Obedska Pond are just some of all natural and economic potentials of Pecinci. The highway E-70, part of the European Corridor 10 - an important traffic line in Europe, goes through its northern part, connecting the municipality with a market with several million consumers.

Attractive Industrial Zone in Simanovci is a constant motivation of municipal leaders for thinking about further development and new investments. Simanovci Industrial Zone is only 25km from Belgrade and 15 km from the international airport «Nikola Tesla». We already have several well known companies in Simanovci area such as: Robert Bosch, JUB, ITM Group, Strauss Adriatic (Doncafe Group) PFI Studios TRIMO Ing, Agena Tch, Naturacoop, MGM Ing, Lagermax, KLEEMANN Lifts, DOMING, Fornetti, PERI, DOKA Serb, Dr Oetker, Atlantic Group, SIKA, Isomat, Kovinoplastika LOŽ, Serbomonte. By constructing a ring road around Pecinci new options for investing will be created in industrial zones in Pecinci, Asanja, Prhovo, Dec and Subotiste.

Kupinovo village is famous for its culture and tradition kept; it is one of the most beautiful villages in this part of Srem and the only Srem village which used to be the royal town of Princes Stefan Lazarevic and Djuradj Brankovic. Kupinovo area has high temperature geothermal water springs. Near Kupinovo there is a special natural swamp area called Obedska Pond. Pecinci Municipality is extremely flat area with fertile soil suitable for high quality crops of all sorts.

Efficient municipal management and attractive locations puts you in the position to ask not what you can do for Pecinci but what Pecinci can do for you. In our view, it is our duty to support your investment. This Local Government's goal is to make Pecinci as its slogan implies the place of prosperity.





PECINCI



ECONOMIC POTENTIAL

The economic development of Pecinci has begun accelerating after 2000. Up till then this municipality had been an agricultural area with vast arable land plots. However, with the development of its industrial zone and after its expansion the economic situation has changed. Namely, in Simanovci village only, 800 hectares of arable land has been changed into industrial land. By adopting a new urban development plan the municipality has got additional 1.800 hectares of new industrial land. Renowned world companies have been investing its capital into construction of their business and production facilities here. Many types of industries have come here, beginning with food processing, mechanical engineering industry, civil construction, to services especially in the field of cinematography. Thanks to the large forest complex in the southern part of the municipality along the river Sava forestry has become one of the most important economic activities in Pecinci. Obedska Pond, a special natural reserve, whose geographical and especially biological characteristics are well known, together with the remnants of the medieval town Kupinik, the Church of Venerable Mother Angelina and St. Lucas as the most important historical monuments are the main items in the tourist package of the municipality.

Thanks to its responsive and open administration led by the Local Economic Development Office all interested investors have the possibility to obtain information, assistance and support they need at any given point in time.



PECINCI

WHY INVEST IN SERBIA

- Strategic geographic position-European Corridor 10, and 7 pass through Serbia, the connection of Europe and Asia
- Free Trade Agreement with Russia, Belarus-market of 150 million consumers. The only countries in the region of Serbia has signed an FTA with Russia.
- Serbia is a member of CEFTA-market of 60 million people
- Macroeconomic stability-limited inflation and steady GDP growth
- Preferential trade status with the EU and USA
- National treatment of foreign companies
- The lowest tax rates in the region: 10% tax on profits, 8-20% VAT
- 10 years of tax exemptions for large investments-over 600 million RSD and 100 employees
- The largest influx of FDI in Southeast Europe
- State incentives for investment projects-2,000-10,000 EUR per newly
- Import duty exempted for raw materials, components and equipment



WHY INVEST IN PECINCI

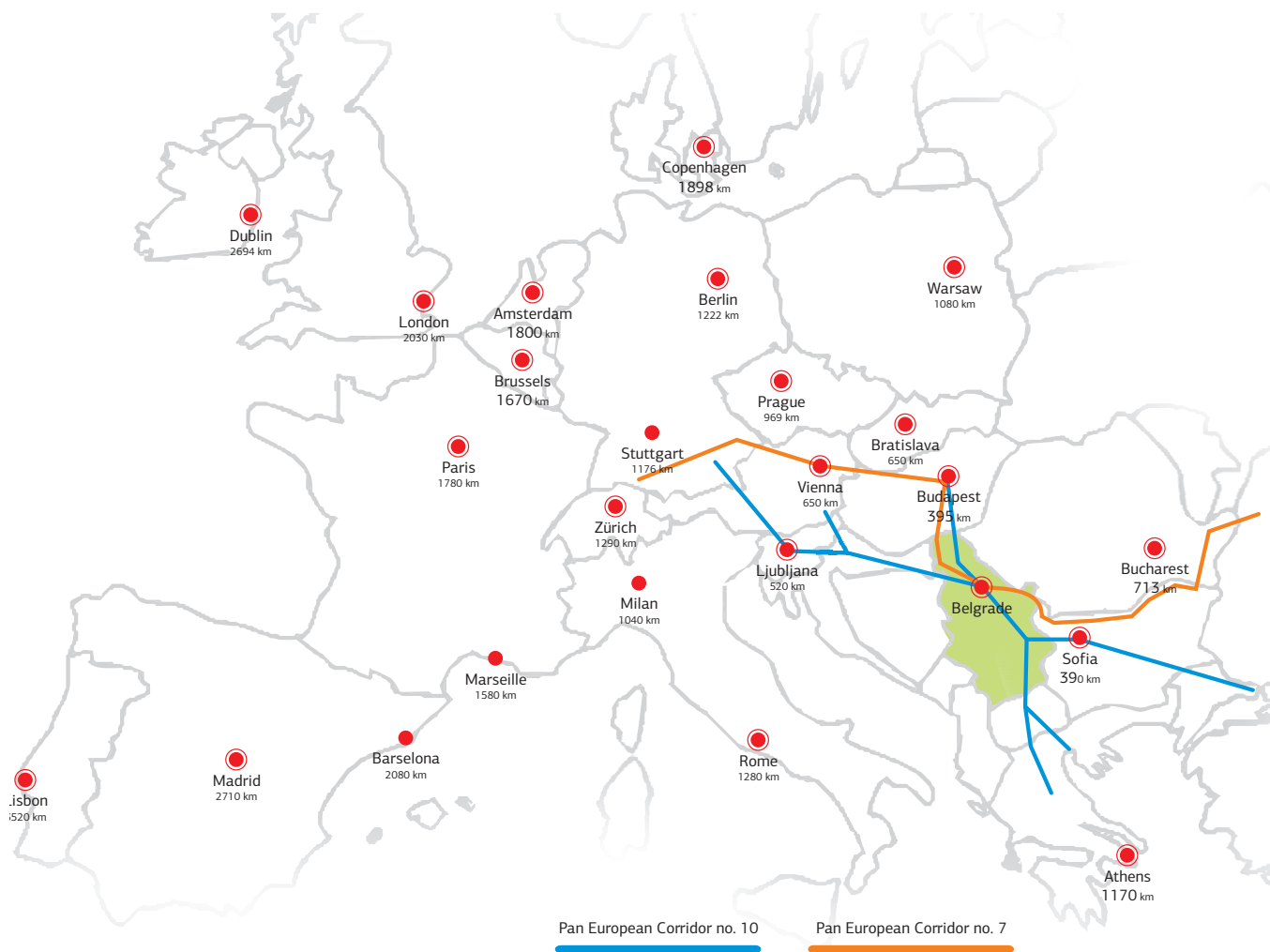
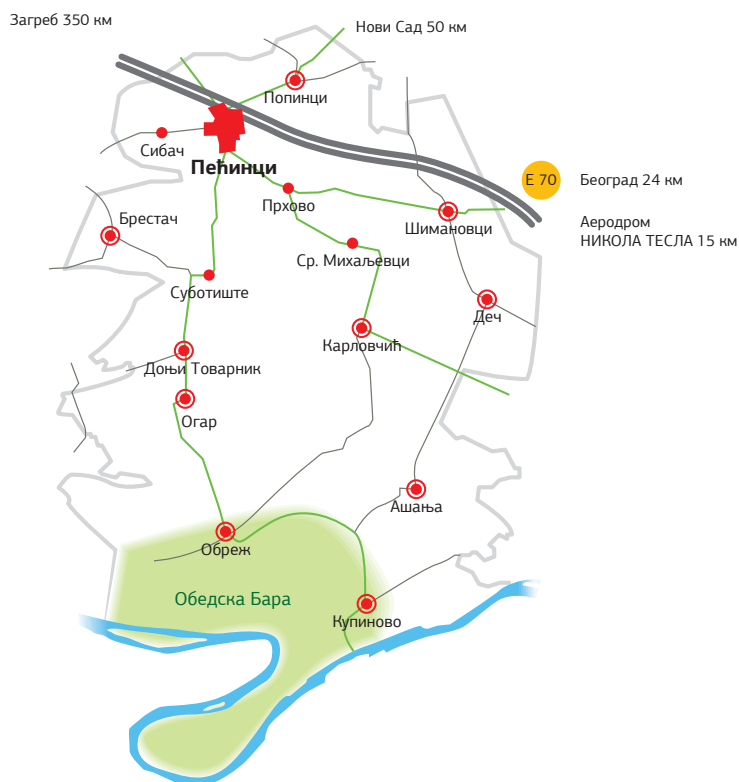
- The strategic position of Pecinci. Distance 25 km from Belgrade and 15 km from the airport "Nikola Tesla".
- Good infrastructure and transport connections. Highway E 70 intersects the northern periphery of the municipality. Sava River is the southern natural boundary Pecinci.
- Political stability
- Proximity to the countries of the region-Croatia, Bosnia and Herzegovina, Hungary, Romania
- Competitive and qualified workforce
- Infrastructural equipped industrial zones
- Institutional support for investment-Municipal Service Center, Development Agency, LED Office
- A unified procedure of issuing building permits
- Competitive pricing of low land development fee, utilities, local taxes
- Large spatial potential for inflow of new FDI in 1800 ha industrial zone
- The approved planning and technical documentation-Municipal Spatial Plan, General Plan, Plan for detailed regulation of industrial zones
- Great potential for investment in tourism in the area of Special Nature Reserve "Obedska Bara"





PECINCI

PLACE OF PROSPERITY





LOCATIONS FOR GREENFIELD INVESTMENT

SIBAC

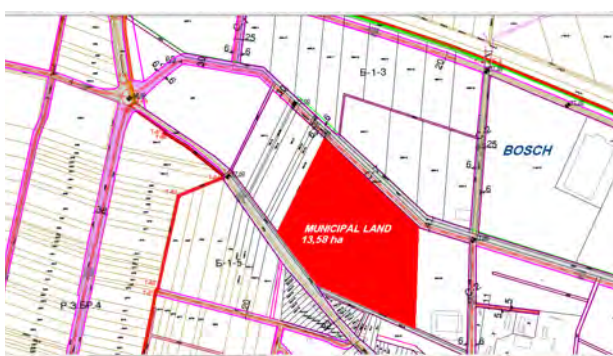


Industrial Zone	10.2
Lot size	125.26 ha

The lot is located directly along the E70 highway (one branch of the Corridor 10) and along the Pecinci beltway, 35 km away from Belgrade, and 25 km away from the international airport. 80 ha of land is state owned, and 45 ha is privately owned. Spatial Plan defines it as an Industrial Zone. Purpose of the lot: construction of industrial facilities. There is an access road to the lot. Detailed Regulation Plan is prepared and adopted.



SIMANOVCI



Industrial Zone	North
Lot size	13.58 ha

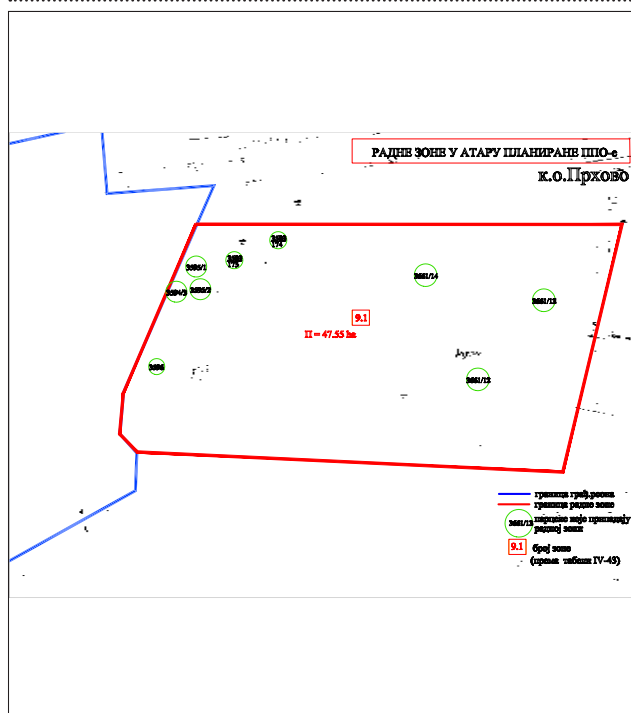
The lot is located directly along the E70 highway (one branch of the Corridor 10), 25 km away from Belgrade, and 15 km away from the International airport. The land is state owned. Spatial Plan defines it as an Industrial Zone. Purpose of the lot: construction of industrial facilities. Access road, electricity hook-ups, telecommunication, gas, sewage network hook-ups provided. Detailed Regulation Plan is prepared and adopted.





PECINCI

PRHOVO

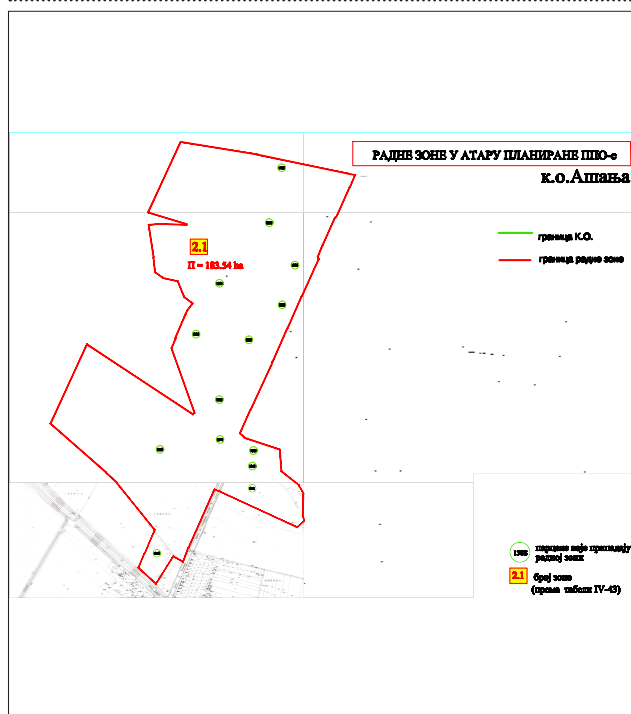


Industrial Zone	9.1
Lot size	47.55 ha

The lot is located along the local road L5, which connects it to E70 highway, 30km away from Belgrade, and 20 km from the international airport. The land is state and privately owned. Spatial Plan defines it as an Industrial Zone. Purpose of the lot: construction of industrial facilities. There is an access road to the lot



ASANJA



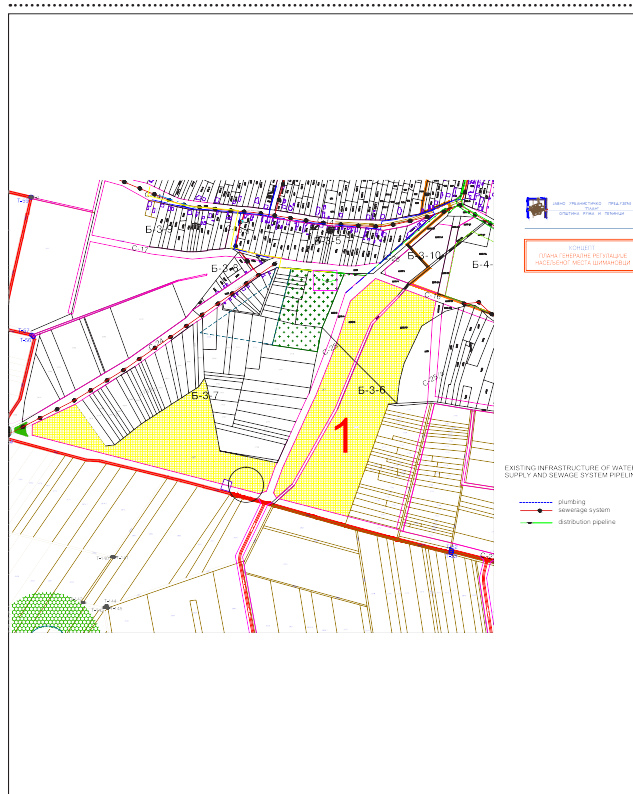
Industrial Zone	2.1
Lot size	183.54 ha

The lot is located along a local road L1, which connects it to E70 highway, 35 km away from Belgrade, and 25 km away from the International airport. The land is state owned. Spatial Plan defines it as an Industrial Zone. Purpose of the lot: construction of industrial facilities. There is an access road to the lot.





INDUSTRIAL ZONE SIMANOVCI - Center

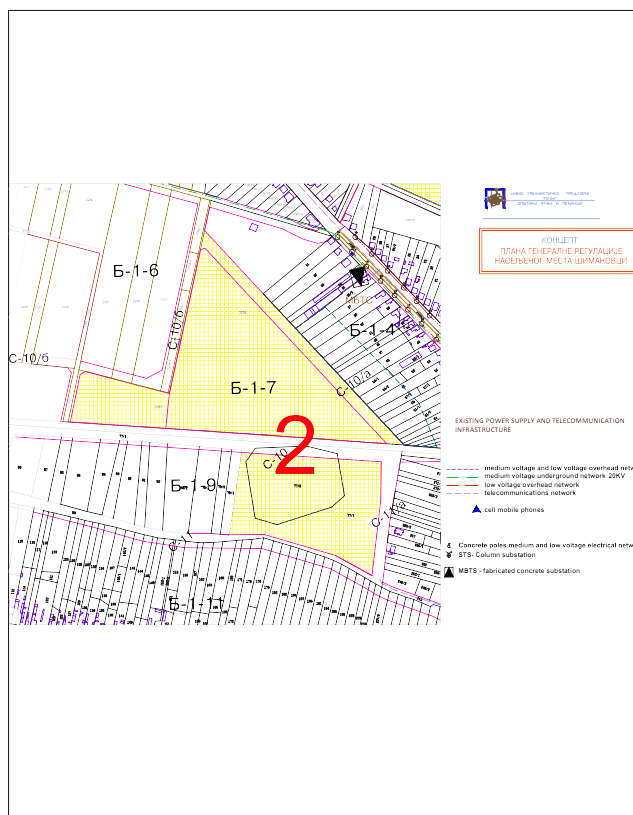


Industrial Zone	Simanovci Center
Lot size	25 ha

In the industrial zone Center Simanovci there are plots with a total area of 25 hectares. The site is located at a distance of 28 km from Belgrade and 18 km from the international airport "Nikola Tesla". There are access roads, gas, sewer, water, telecommunications, electricity network. In this regard, there is a possibility of connecting to the previously mentioned infrastructure in accordance with the request of investors. Planning and technical documentation is adopted and it defines the rules and conditions for construction.



INDUSTRIAL ZONE SIMANOVCI - Center I



Industrial Zone	Simanovci Center I
Lot size	16 ha

In this zone there are plots with a total area of about 16ha. The site is located at a distance of 28 km from Belgrade and 18 km from the international airport "Nikola Tesla". There is a road, with what is necessary to carry out additional work on the connection to the gas, sewerage, telecommunications, water supply, electric power grid, which is located in the vicinity of the site (200 m). Planning and technical documentation is adopted and it defines the rules and conditions for construction.





PECINCI

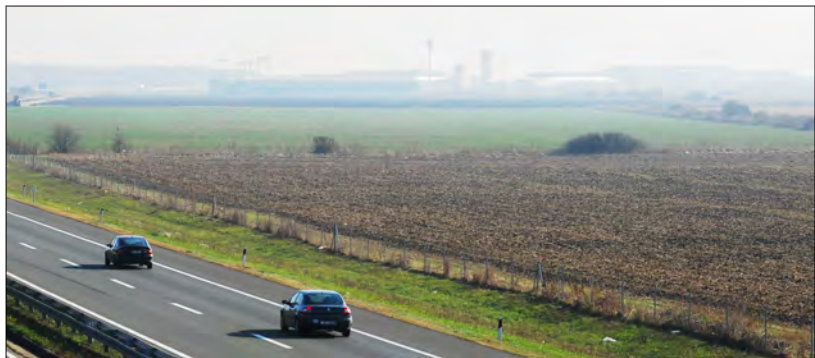
SIMANOVCI



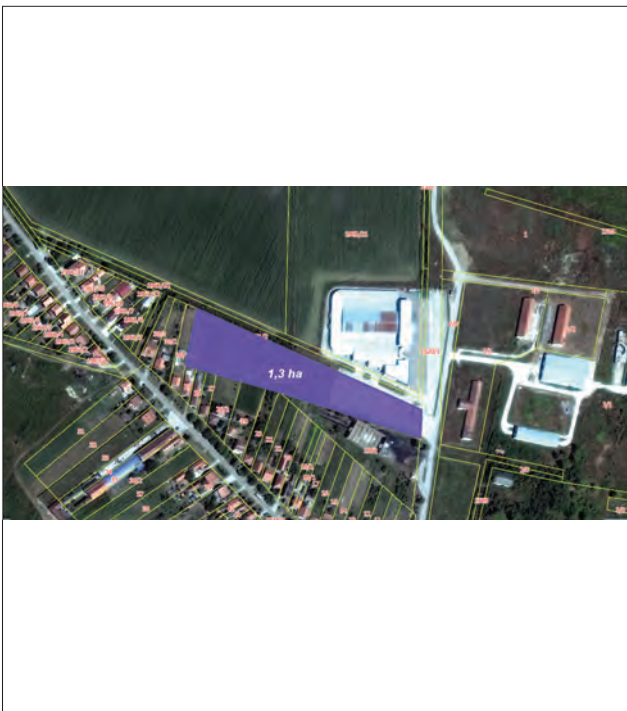
Industrial Zone	North
-----------------	-------

Lot size	2,2 ha
----------	--------

The plot is located in the Industrial zone North-Simanovci, right next to the E 70 highway, and only 15 km away from the airport “Nikola Tesla” and 25 km from Belgrade. The land is in public ownership of the Municipality of Pecinci. There is an access road to the location, water, gas, electrical and IT network. Planned technical documentation was adopted for the mentioned location.



SIMANOVCI



Industrial Zone	North
-----------------	-------

Lot size	1,3 ha
----------	--------

The plot is located in the Industrial zone North-Simanovci, near the E 70 highway, and only 15 km away from the airport “Nikola Tesla” and 25 km from Belgrade. The land is in public ownership of the Municipality of Pecinci. There is an access road to the location, water, sewage, gas, electrical and IT network. Planned technical documentation was adopted for the mentioned location.





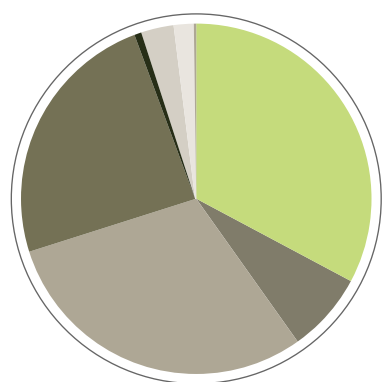
INFRASTRUCTURE AND WORK FORCE

The Municipality of Pecinci has been using its favourable location since 2002 and it has managed to attract about 50 greenfield investments. Domestic and foreign companies have invested almost 500 million EUR into the development of manufacturing businesses, which marked the beginning of dealing with the main problems- unemployment and poor standard of living. Almost 1800 new job places have been opened so far.

Spatial plan refers to 1800 ha of industrial zones. There are also detail regulation plans for the best industrial zones in Simanovci, covering about 800 ha next to E 70 highway, and only 25km away from Belgrade and 15km away from ``Nikola Tesla`` international airport. The infrastructure is under construction (road networks, gasification, sewage-disposal systems with a wastewater treatment plant, telecommunications). The best recommendation we have are the investors who have already given their contribution to the Municipality of Pecinci.

Thanks to the rich FDI inflow, the Municipality of Pecinci has found the means for the sewage-disposal systems for Pecinci and Simanovci with connectors for the industrial zone, and road network renewal for the whole municipality. Projects for 5 more towns have been done.

There are plans for the sewage-disposal systems covering the whole municipality in the next 5 to 7 years. Gasification is in progress with an accent on industrial zones .



- I Qual. level
- II Qual. level
- III Qual. level
- IV Qual. level
- V Qual. level
- VI Qual. level
- VII Qual. level
- VII/2 Qual. level

Unemployed by the level of education

2003. – 2873 of unemployed
2018. – 933 of unemployed





GUIDE FOR OBTAINING CONSTRUCTION PERMIT

The procedure for obtaining the necessary permits in the process of building (or extension and upgrading) a facility is regulated by the Law on Planning and Construction ("RS Official Gazette", no. 72/09 132/14 and 145/14) and the Regulations on the procedure of implementation of the Joint Procedures ("RS Official Gazette", No. 113/2015). The complete procedure for obtaining all necessary acts in the course of construction of buildings is carried out electronically via the CIS (Central Information System) which can be accessed through the Serbian Business Registers Agency website of the Ministry of Construction, Transport and Infrastructure, or through the official website of the Municipality.

PROCEDURE

A) LOCATION CONDITIONS

Locational conditions are a public document containing information on the possibilities and limitations of building on the cadastre parcel that meets the requirements for the building plot and contains all the conditions for the technical documentation, and are issued for the construction and upgrading of facilities for which is required a building permit as well as objects that are connected to the utility and other infrastructure.

1. The REQUEST is submitted electronically through the CIS and shall be accompanied by following documentation:
2. CONCEPTUAL DESIGN (made in accordance with the rules on the content of the technical documentation)
3. PROOF OF PAYMENT OF ADMINISTRATIVE FEES FOR SUBMISSION OF REQUESTS (The amount depends on the surface of the object) and compensation for the Central Records,
4. Geodetic survey of the current situation in the cadastral SURFACE FOR BUILDING MUNICIPAL INFRASTRUCTURE IN THE REGULATION OF EXISTING STREETS

Once submitted proper request, the competent authority shall verify compliance with the formal requirements for treatment and if the formal conditions are met ex officio the authority shall obtain the following documents from the competent real estate cadastre services:

1. COPY OF THE PLAN CADASTRE PARCEL ,
2. EXCERPTS FROM PIPELINE CADASTRE
3. DATA ON AREA PLOT

If the location conditions can be determined by examining the planning document In or separately, the competent authority shall issue the location conditions tutorials 5 working days of receipt of the request.

If the location conditions can not be issued insight into the planning document, or separately the competent authority is obliged to spells of 5 days of receipt of the request:

1. Notify the claimant of the amount of actual costs for obtaining conditions of the holders of public powers with the order to make the payment of these costs before the takeover conditions of the location.

2. Forward exercising public powers whose requirements for the design and the connection should obtain a request for the issuance of these conditions, which are required no later than 15 days from the date of receipt of the request to provide the requested conditions to the competent authority.

Location conditions issued within five working days from receipt of the conditions for the design and the connection of the holders of public powers.

Location conditions are valid for 12 months or until the expiry of building permits issued in accordance with these conditions. The applicant may file an objection to common council through the competent authority within 3 days of receipt of the location conditions.

B) CONSTRUCTION PERMIT

1. The REQUEST is submitted electronically through the CIS and shall be accompanied by following documentation:
2. SUMMARY OF PROJECT for construction permit, made in accordance with the rules governing the content of the technical documentation,
3. PROJECT FOR BUILDING PERMIT made in accordance with the rules governing the content of the technical documentation
4. PROOF OF PAYMENT of administrative fees for the application and the ruling and compensation for the Central Records,
5. PROOF of the right to property or the facility in terms of the law, unless this right is registered in the public register, or established by law,
6. AGREEMENT between investors and financiers, if any,
7. AGREEMENT between investors and holders of public powers or OTHER PROOF of the provision of missing infrastructure if it is a requirement for the issuance of a building permit provided with location conditions,
8. THE ENERGY PERMIT issued in accordance with the special law for the construction of energy facilities for which there is no obligation to obtain an energy license,
9. CONSENT remaining owner certified in accordance with the law if they build or work on the construction land or facility that is co-owned by several persons,
10. AGREEMENT with the owner or owners of particular parts of the building completed in accordance with the law governing that is built on to convert the common premises into residential or business premises if it is done this kind of work,
11. REQUIREMENTS for design and connection facilities to the distribution system of electricity or natural gas in accordance with the law governing the energy sector, and are not included in the LOCATION CONDITIONS,
12. EVIDENCE that has been paid for change of use of land from agricultural ie. forest land into construction land, if the land which is subject to payment of land changes,
13. APPLICANT INFORMATION of the way he wants to pay a contribution for land development fee.

Once submitted proper request, the competent authority shall verify compliance with the formal requirements for treatment



and if the formal requirements are fulfilled shall obtain ex officio by the competent department for cadastre EXCERPTS FROM LIST OF REAL ESTATE AND ISSUES DECISION ON THE BUILDING PERMIT within 5 days from the submission of the request.

CONSTRUCTION PERMIT cease to be valid if it fails to commence construction or execution of works within a period of 2 years from the date of the final decision or if, within 5 years of the date the building permit is not issued the occupancy permit.

C) REGISTRATION OF WORKS

REGISTRATION OF WORKS is done electronically through the CIS, no later than 8 days prior to commencement of works. With the application papers submitted to the PROOF OF SETTLEMENT OF OBLIGATIONS IN RESPECT OF CONTRIBUTIONS land development, approval for the study of environmental impacts or the decision of the competent authority is not required studies of environmental impact, the proof of payment of administrative fees and charges to the Central Register. Submission of papers includes a start date and deadline for completion of construction. The competent authority, if the submitted documentation is complete, confirm the application works without delay.

D) REGISTRATION COMPLETION OF THE FOUNDATION

CONTRACTOR FOR BRIDGES electronically through the CIS submits a statement of completion of the foundation immediately after completion of their construction. With the declaration shall be attached to the geodetic survey of the completed foundations. The competent authority shall, within 3 days from receipt of the declaration shall notify the competent building inspection.

E) DECLARATION OF THE END OF THE FACILITY

Structurally

CONTRACTOR electronically through the CIS submits a statement of completion of construction of the facility in a constructive sense, a competent authority within 3 days notify the competent building inspection.

F) OCCUPANCY PERMIT

1. REQUEST is submitted electronically through the CIS and shall be accompanied by following documentation:
2. PROJECT EXECUTION with acknowledgment and attestation of investors, supervision and the contractor that is derived as the projected state, if no changes were made during the construction of the project to perform and if the project is constructed facility made in accordance with the rules on the content of the technical documentation,
3. REPORT OF THE COMMISSION FOR TECHNICAL OVERVIEW establishing that the facility is suitable for use with a proposal for the issuance of the occupancy permit,
4. EVIDENCE of payment of administrative fee,

5. CERTIFICATES of energy performance of the object if it is prescribed for this type of facility,
6. STUDY of geodetic works for the executed structure and specific parts of the building,
7. STUDY of geodetic works for underground installation.

If complete documentation is submitted, the competent authority shall issue an occupancy permit decision within 5 working days of the request.

G) REGISTRATION OF PROPERTY RIGHTS

The competent authority shall, within 5 days from the day the occupancy permit ex officio deliver to the authority responsible for the affairs of state survey and Cadastre:

1. Occupancy Permit
2. STUDY of geodetic works for the executed structure and specific parts of the building,
3. STUDY of geodetic works for underground installations.

The authority competent for state survey and Cadastre within 7 days from the receipt of that documentation will render a decision and shall register rights ownership of the facility in accordance with the occupancy permit.





PECINCI



Robert Bosch Ltd

Company name and head office: Robert Bosch Ltd. 9ž Milutina Milankovica street, 11070 New Belgrade; The production facility in Simanovci 22310; 33 Dositejeva Street

Business activity: Production of electrical and electronic equipment for motor vehicles

Site area: 13ha

The contracted investment value: 71 Mio €

Begining of investment: 2013

Number of employees: 783 per day 31.12.2015

Country of origin: Germany



Dr. Oetker

Company Name and Head office: Dr. Oetker Ltd., 13 Vuka Karadzica Street, Simanovci

Business Activity: 4639 (Non-specialized wholesale of food, beverages and tobacco)

Site area: ca. 4.8 ha

Investment value: ca. 9,5 Mio €

Beginning of Investment: 2016.

Number of employees: 193

Country of origin: Germany





PECINCI



STRAUSS ADRIATIC LTD

Company Name and Head office:	STRAUSS ADRIATIC LTD, 41 Milosa Obilica St, 22310 Simanovci
Business Activity:	Coffee processing and production
Site area:	3 ha
Investment value:	8 million €
Beginning of Investment:	2006
Number of employees:	350
Country of origin:	Israel



PECINCI

TRIMO ENGINEERING LTD

Company Name and Head office: TRIMO Engineering Ltd. SIMANOVCI

Business Activity: 2511 Manufacture of metal structures and parts of structures

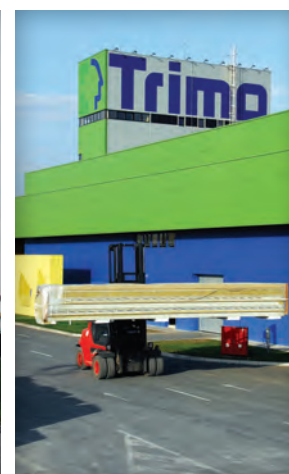
Site area: 2.6 ha

Investment value: 15 million €

Beginning of Investment: 2007

Number of employees: 65

Country of origin: Slovenia





PECINCI

AGENA TECHNOLOGY LTD

Company Name and Head office: Agena technology Ltd., 31 Dositejeva, Simanovci

Business Activity: Production of metal processing machines, code 2841

Site area: 3,3 ha

Investment value: 8.5 million €

Beginning of Investment: 2007

Number of employees: 81

Country of origin: United Kingdom





PECINCI



JUB Ltd

Company Name and Head office: JUB Ltd Simanovci, 5 Dositejeva Street, Simanovci

Business Activity: Manufacture of mortars Code 2364 (factory dispersions, powder-powdered factories Styrofoam)

Site area: 5,5 ha

Investment value: 22 million €

Beginning of Investment: 2004

Number of employees: 166

Country of origin: Slovenia



PECINCI



KLEEMANN ELEVATORS LTD

Company Name and Head office : Kleemann Lifts Ltd., Golubinacka Street, Simanovci

Business Activity: Manufacture of lifting and handling equipment

Site area: 3.8 ha

Investment value: 5.5 million €

Beginning of Investment: 2005

Number of employees: 84

Country of origin: Greece



LAGERMAX AED LTD

Company Name and Head office: Lagermax AED Ltd., Golubinacka street, Simanovci

Business Activity: Storage

Site area: 2.9 ha

Investment value: 10 million €

Beginning of Investment -, 2006.

Number of employees 150

Country of origin - Austria





PECINCI

LOZ LTD

Company Name and Head office:	LOZ LTD, Krnjesevacka St, SIMANOVCI
Business Activity:	Trading metal goods
Site area:	0,5 ha
Investment value:	1 million €
Beginning of Investment:	2005
Number of employees:	13
Country of origin:	Slovenia





PECINCI



PFI STUDIOS Ltd

Company Name and Head office:	PFI Studios Ltd (Pink Films International Studios Ltd)
Business Activity:	Motion picture, audio-visual products & television programs
Site area:	17 ha
Investment value:	40 million €
Beginning of Investment:	2008
Number of employees:	About 50 permanent employees in Pink International Company with a position in Simanovci & 6 permanent staff in PFI Studios doo, plus depending on the project up to 1000 people on contractual basis for a limited time
Country of origin:	Serbia



PECINCI



SIKA

Company Name and Head office: Sika Serbia Ltd. Simanovci, 1 Patriarch Pavle Street, 22310 Simanovci

Business Activity : Wholesale of chemical products

Site area: 2.5 ha, b) facilities: 6,040 m²

Investment value: 4.2 million €

Beginning of Investment: 2014.

Number of employees: 70

Country of origin: Switzerland



PECINCI

MGM ENGINEERING LTD

Company Name and Head office:	MGM Engineering LTD, Šimanovci
Business Activity:	Stainless steel distribution
Site area:	1,5 ha
Investment value:	3 million €
Beginning of Investment:	2006
Number of employees:	21
Country of origin:	Serbia





PECINCI

PERI

Company name and head office: PERI Ltd. 22310 Simanovci; 2 Zmaj Ognjenog Vuka street

Business activity: Renting and sale of formwork and scaffolding

Site area: 25000 m²

Investment value: ca. 5 mil. €

Beginning of Investment: 2013

Number of employees: 28

Country of origin: Germany





PECINCI



DOKA

Company Name and Head office: Doka Serb Ltd Simanovci, 4 Svetogorska street, 22310 Simanovci

Industry Activity Code: 4673 - Wholesale of wood, construction materials and sanitary equipment

Site area 4.4 ha

Investment value: 6 million €

Beginning of Investment: 2014.

Number of employees: 26

Country of origin: Austria



PECINCI



ISOMAT Ltd

Company Name and Head office: ISOMAT Ltd., Simanovci, Pecinci

Business Activity: 4675 (Wholesale of chemical products)

Site area: 2900m²

Investment value: 6.000.000 €

Beginning of Investment: 2010.

Number of employees: 45

Country of origin: Greece



TERMOMONT LTD

Company Name and Head office:	TERMOMONT LTD Simanovci
Business Activity:	Company for Production, engineering, and export and import of goods
Site area:	3 ha
Investment value:	3 million €
Beginning of Investment:	2000
Number of employees:	100
Country of origin:	Serbia





PECINCI

COFICAB

Company Name and Head office: COFICAB Ltd. Dec,

Business Activity: Manufacture of cables for the automotive industry

Site area: 2.5 ha

Investment value: 20 million €

Beginning of Investment: 2016.

Number of employees: 100, In full production it is planned to be a total of about 180 employees

Country of origin:Tunis





PECINCI



SILBO

Company Name and Head office: Silbo doo Beograd, Beograd

Business Activity: Import and distribution of food products

Site area: 4ha

Value of investment: 8 million €

Beginning of Investment: 2015.

Number of employees: 370

Country of origin: Serbia.



PECINCI



NAVAK

Company Name and Head office: NAVAK, National Driving Academy Ltd., Tosin bunar 272 b, New Belgrade

Business Activity: 8553 School for drivers

Site area: 33.2 ha

Investment value: 1, 8 million €

Beginning of Investment: 2008

Number of employees: 16

Country of origin: Serbia.



PECINCI

SPECIAL NATURE RESERVE OBEDSKA BARA

A special nature reserve Obedska Bara is a world famous marsh area which has been, through out its long history, a true home for flowers and animals and a center of attention of many explorers, scientists and nature lovers. It is located in Pecinci, 45 km from Belgrade, and 35km away from the international airport "Nikola Tesla". It is a hoof shaped water area and it used to be a part of the Sava river bed. It appeared more than several thousand years ago and since then many things have changed, however, its natural values remained preserved until today. The Pond as a remnant of an older swamp with its specific biological and geographical characteristics represents a unique phenomenon in Europe. In order to preserve this natural value the Obedska Pond complex has been well protected as a nature reserve.

The first administrative protection measures for the Obedska Pond date back in 1874 when it was protected as the Habsburg royal family's hunting grounds and in 1919 it became a famous hunting area of the Karadjordjevic's dynasty.

Based on the Ramsar Convention (1977) this area has been put on the list of swamps with international importance.

The Obedska Bara is also on the list of places with vital importance for birds in Europe.





PECINCI

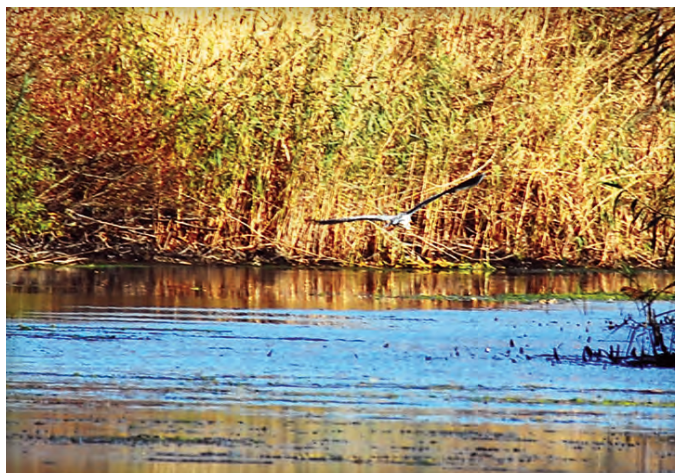
This special nature reserve is specific for its biodiversity with many rare and endangered species of national and international importance and sensitive eco-systems, wet lands and old forests of oak trees.

In this relatively small area several different natural habitats exists with diverse botanical species.

It is necessary to underline the importance of bushes, trees, swamp and meadows for the survival of a very rich and diverse bird colony here. The total found number of species: 220 species of birds, 50 species of mammals, 16 species of fish, over 1200 species of insects, over 200 species of zooplankton, around 180 species of fungi, 500 species of plants and 50 species of moss.

Every year an international research campus is held hosting young people from all continents in the world.

Due to everything stated above Obedska Bara represents a natural value and extremely valuable tourist potential.





PECINCI



TOURISM

Pecinci Municipality has a huge tourist potential due to its rich historical, natural and cultural heritage. Many natural and historical localities can be found particularly in its southern part. Obedska Bara has become famous as a „bird heaven“ since mid XIX century. At some point famous ornithological reserve and today a special nature reserve this vast marsh and forest complex is only 40 km away from Belgrade stretching along the river Sava in southeast part of Srem. The authentic combination of stagnant tributary rivers, bogs, marsh vegetation, wet meadows and forests with extremely rich biodiversity of ecosystems and species and especially endangered species is the biggest value of this area. Obedska Bara is among rare preserved flooding -reed patches with specific traits like hundred years old forests with mixed type of trees - predominantly oak and marsh bird colonies and numerous natural rarities.

Obedska Bara area with its specific natural and cultural and historical values represents an important tourist destination. This complex provides all conditions for passive and active vacations: for sight seeing tours and walks around Obedska Pond itself at Obrez or Kupinovo, while the Sava River bank, close to Kupinovo, is a perfect area for picnics and water sports. Large forest complexes and fishing area of Sava and Obedska Pond are also a tourist attraction of a sort.

Obedska Bara today represents a huge potential for Pecinci to develop sustainable tourism like: ethno tourism, eco tourism, scientific and research tourism fishing and hunting tourism, etc.

Obedska Bara area has numerous archeological localities and structures dating back from the prehistory to the Roman Empire era till the medieval time. The three most important localities related to the medieval period are the St Lucas Church, the oldest orthodox church north from the Sava and the Danube, with its ethno park, then remnants of the medieval fortress Kupinik and a bit farther away the monastery Obed and the Church of Venerable Mother Angelina.

A place famous for its history and tradition kept in this area is Kupinovo, one of the most beautiful Srem villages in this part of the Srem region and the only Srem village that once was the royal town of Prince Stefan Lazarevic and Djuradj Brankovic. In addition to its historical localities, high temperature geothermal water sources are a special attraction of the Kupinovo area.

Pecinci has a unique kind of a museum in the world - the Serbian Museum of Bread - Jeremija, and its contents and exhibits are also unique in Europe. This museum has around 2000 exhibits classified into ethnographic, archeological and painting collections.



PECINCI

Municipality of Pecinci
5 Slobodana Bajica Street
22410 Pecinci

tel: + 381 22 400 740, 22 400 722
tel/fax: +381 22 400 792

e-mail: opstina@pecinci.org
www.pecinci.org

MediaLink
PRODUCTION

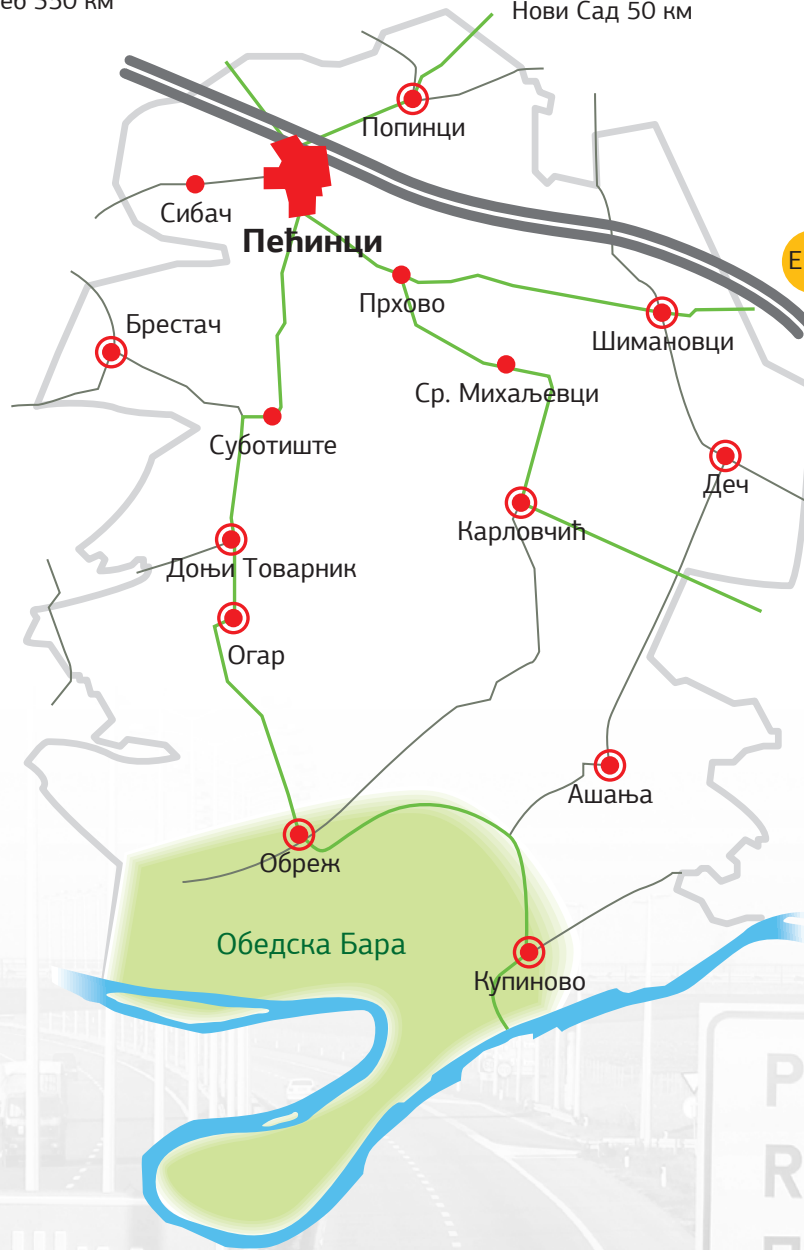
medialink@sezampro.yu
www.medialink.co.rs

Photography by Dragan Lapcevic

Prepress: "MR PRINT" - Beograd

Загреб 350 км

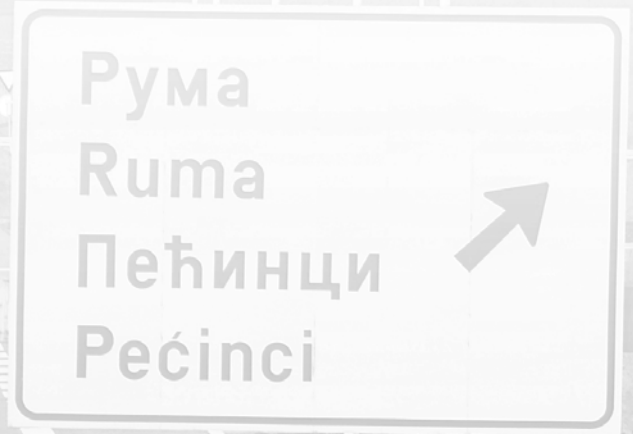
Нови Сад 50 км



E 70

Београд 24 км

Аеродром
НИКОЛА ТЕСЛА 15 км





PECINCI