**Katowicka Specjalna Strefa Ekonomiczna**

**Spółka Akcyjna w Katowicach**

**(Katowice Special Economic Zone Co. in Katowice)**

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**as the managing company of Katowicka Specjalna Strefa Ekonomiczna (Katowice Special Economic Zone)**

**Announces the invitation for the joint tender aiming at:**

* Choosing an entrepreneur who will get the permit for conducting business activity within the Katowice Special Economic Zone
* Sales of the property described below

1. **The subject of the tender is the ownership right to undeveloped property located in Dąbrowa Górnicza, within the KSEZ, Sosnowiec-Dąbrowa subzone, of 18,0031 ha, for which in the District Court in Dąbrowa Górnicza- department VI for Land Registers, Land Register nr KA1D/00027120/7 consisting of following land plots is held:**

* **1102, area Tucznawa, k.m. 1, of 5,4409 ha,**
* **1106, area Tucznawa, k.m. 2, of 12,5622 ha.**

According to above mentioned Land Register the property is in the ownership of Dąbrowa Górnicza commune, is not encumbered with any property rights and is not a subject of liabilities.

1. The property in question is a compact complex with an irregular shape. The area is unfenced and covered with individual trees and shrubs. Due to the highly diverse relief of the terrain, its macro-leveling and detailed geotechnical recognition are necessary.

The property has access to a public road - ul. Idzikowskiego - through plots being the property of the Dąbrowa Górnicza Commune on road use, designated by geodetic no. 1103 (k.m. 1, Tucznawa area), 1112 (k.m. 2, Tucznawa area), 1124 (k.m. 5, Tucznawa area), 1105, 987/1, 984 / 1, 982/1, 981/1 (k.m. 1, Tucznawa area), 2640/1, 2640/2 (k.m. 16, area Ząbkowice).

For the area, which includes the property in question, the concept entitled "Land development concept" and project documentation for the task titled "Comprehensive preparation of the investment area in Tucznawa: stage IV" have been worked out, to be read in the headquaters of the zone.

The basic technical infrastructure runs in the vicinity of the area. Detailed conditions

and the place where the utilities is connected is determined by the owners of the technical infrastructure by issuing, at the request of the investor, the technical conditions for connection to the network.

1. The Dąbrowa Górnicza commune is not responsible for the networks running through the property, not disclosed on existing geodetic maps and documents.
2. The property being the subject of the tender is intended for the implementation of industrial and service investments in the Katowice Special Economic Zone.
3. In accordance with the current "Change of the local master plan for the city of Dąbrowa Górnicza, for the areas located - precinct Tucznawa, map card 1, 2, 3, 4, 5, 6" approved by Resolution No. L / 887/2001 of the City Council in Dąbrowa Górnicza of December 19, 2001, published in Journal of Laws of the Silesian Voivodship No. 22, item 707, dated  
   On April 8, 2002, the real property in question is located in an industrial and service area marked with the symbol: PU - basic use - a multi-purpose industrial and service zone; acceptable use - warehouses, garages, technical infrastructure equipment and communications.

Detailed conditions for the development of the property (including prohibitions) are included in the provisions of the above-mentioned local zoning plan,  
which should be read in the Urban Planning and Architecture Department of the Municipal Office in Dąbrowa Górnicza.  
According to the entry in the land and building register, the property is a symb. - Bp - urbanized undeveloped areas.

1. **The starting price for the property is:  
   PLN 13.761.400.00 (say: thirteen million, seven hundred and sixty-one thousand, four hundred** **zlotys**).  
   The VAT will be added to the price offered by the bidder at the rate applicable on the date of sale (currently the rate is 23%).
2. The condition for participation in the tender is:  
   1 / payment in cash of 10% of the asking price, ie PLN 1,376,140.00 (in words: one million three hundred and seventy six thousand one hundred and forty zlotys) to the account of the Municipal Office in Dąbrowa Górnicza No. 57 1560 0013 2002 3620 7000 0049 in Getin Noble Bank SA O / Będzin by 26/04/2018. The date of receipt of the bid bond shall be the date on which cash is credited to the account of the Municipal Office in Dąbrowa Górnicza.  
   2 / submitting a written offer in accordance with the specimen and requirements contained in the "Specification of essential conditions of the tender" until 26/04/2018 by 16.00 (final date of receipt) at the headquarters of the Katowice Special Economic Zone in Katowice at ul. Wojewódzka 42.  
   The offer should be submitted in a sealed envelope with an indication of the data enabling correspondence with the following inscription:  
   "Offer for a joint unlimited written tender for the sale of property located in the Tucznawa investment area and for issuing a permit - do not open",  
   to which the proof of payment of the bid security should be attached.
3. The offer should contain, among others  
   • name, surname and address of the bidder or name or company and registered office, if the bidder is a legal entity or other entity,  
   • the date of the offer preparation,  
   • a statement that the bidder read:  
   the terms of the tender and specification and accepts them without reservations, as well as that he familiarized himself with the concept, project documentation and content of the local spatial development plan, as well as the legal status  
   and physical real estate.  
   • the price offered and the method of payment,  
   • the proposed method of implementing additional tender conditions,  
   • representatives of legal persons, civil partnerships, organizational units referred to in art. 331 §1 of the Act of 23 April 1964. Civil Code (consolidated text, Journal of Laws 2017, item 459, as amended), a relevant document authorizing them to make declarations of will on behalf of such persons / partners /.
4. The overt part of the first joint tender for the sale of the ownership right to the property and the granting of the permit will take place on 07/05/2018 at 10.00 at the headquarters of the Katowice Special Economic Zone S.A. in Katowice at ul. Wojewódzka 42.  
   Additional terms of the tender, criteria for evaluating the offer in terms of an economic venture planned in the Zone, a description of the property, information on the available infrastructure, conditions that should be met by the bidder are included in the "Specification of Essential Terms of the Tender", which must be purchased at the headquarters of the Katowice Special Economic Zone, h. 9.00 - 16.00, Monday to Friday until 26/04/2018. The price of the specification is PLN 10,000 (in words: ten thousand zlotys) + 23% VAT and is payable to: Deutsche Bank PBC S.A. 09 1910 1048 2501 9911 2936 0001.
5. The bid security paid by the participant who will win the tender will be credited towards the purchase price of the property on the day of payment of the remaining amount due. The other bid securities paid by participants who did not win the tender will be returned to them.
6. The Mayor of Dąbrowa Górnicza will notify the person established as the property buyer in writing about the place and date of concluding the sale agreement, at the latest within 21 days from the date of the awarding of the tender.
7. If the person determined as the buyer does not enter the contract without justification  
   in the place and time indicated in the notification, the Mayor of Dąbrowa Górnicza may withdraw from the contract, and the deposit paid is not refundable.
8. The Mayor of Dąbrowa Górnicza reserves the right to cancel the tender  
   for important reasons, giving information about the cancellation of the tender to the public.
9. We reserve the right to close the tender without choosing any of the offers.