

# Nové Strašecí

## Northwest Industrial Zone

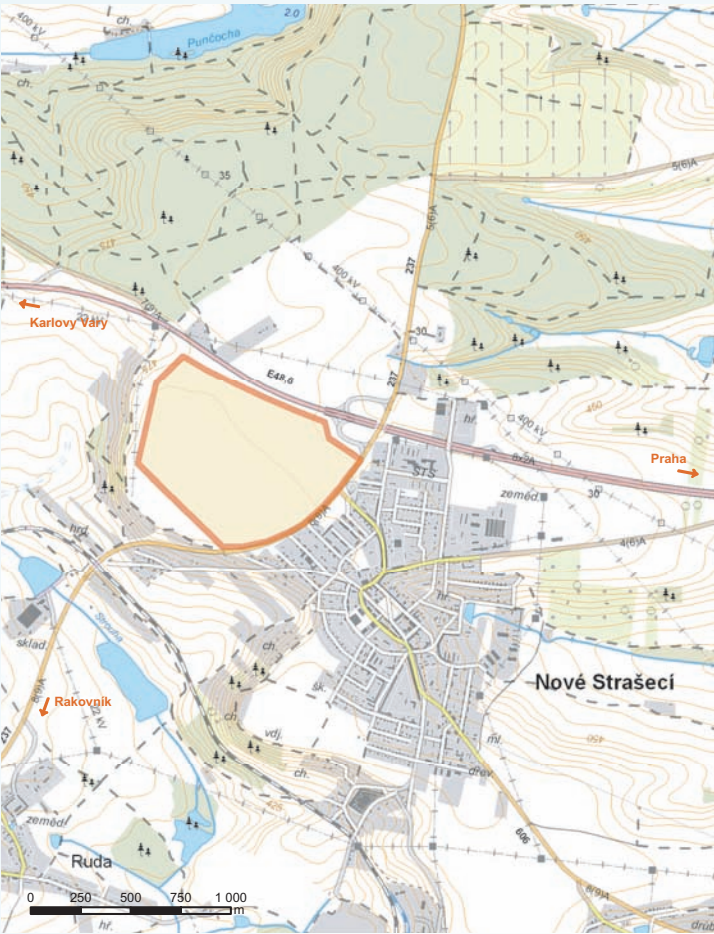
60 ha intended for commercial use – production facilities, storage and services

Nové Strašecí, a town with a population of 5,000, is located in the western part of Central Bohemia Region 15 km west of Kladno, in the Kladno-Rakovník basin, formerly a centre for mineral raw material mining (shale, in particular). The town is surrounded by a rich natural environment (the Křivoklát region to the south, a UNESCO biosphere reserve, and the Džbán natural park to the north).

The development site is connected in the northwest by the municipality's developed area. The site is directly connected to the I/6 expressway Prague–Karlovy Vary with the possibility of connecting to the technical infrastructure on the edge of the developed site. The attractiveness of the site is confirmed by the fact that almost 80% of the northeast industrial zone with similar characteristics is in use.

Central Bohemia Region





## Nové Strašecí

**Population:** (census 1 March 2001/1 January 2007) 5,054/5,100  
**Workforce:** 2,596 (census 1 March 2001)  
**Workforce in the region:** 592,600 (Central Bohemia Region – annual average 2006)  
**Average rate of registered unemployment:** (2006): 6.2% (Rakovník District), 8.1% (Czech Rep.)  
**Average gross monthly wage:** (2006) CZK 19,856 (Central Bohemia Region), CZK 20,211 (Czech Rep.)  
**Local businesses:** ČLUZ (industry and trade), Euromedia Group – Arvato Services (logistics, letter shop)  
**Distance:** Prague 40 km, Rakovník 16 km, Kladno 15 km

### Geographic and historical features

470 m above sea level • first documented in 1143 • Gothic Parish Church of the Nativity of Our Lady, town hall, museum  
**Attractive surroundings:** the Křivoklát protected region, the Džbán natural park, numerous smaller protected natural areas, Celtic oppidum Mšecké Žehrovice

**Municipality with extended powers (3<sup>rd</sup> tier):** Rakovník  
**Municipal licensing (2<sup>nd</sup> tier):** Nové Strašecí  
**Building authority:** Nové Strašecí  
**Financial office:** Rakovník  
**Trade licensing office:** Rakovník

## Investment zone

### Principal data

**Area:** 60 ha  
**Anticipated use:** commercial areas – production facilities, storage and services  
**Zone location:** near the I/6 expressway to the northwest of the town's developed area, separated by Road II/237  
**Current use and land ownership:** available land, used for agriculture, partially owned by the town (5 ha), the majority is owned by private individuals

### Municipal plan – regulations, restrictions

Land use complies with the valid municipal plan (production facilities, storage and services). The regulations do not allow development of more than 60% of the land. A minimum of 40% must be green areas. Facilities having a negative impact on the environment are not permitted. Site use is restricted by a high-pressure gas pipeline which crosses the site and the protection zone of Road I/6. The zone should be surrounded by a green belt.

### Transportation

**Roads:** the I/6 expressway Prague–Karlovy Vary, Road II/237  
**Railways:** railway line no. 120 Prague–Chomutov, Nové Strašecí railway station  
**Regional airports:** Kladno-Velká Dobrá Airport (15 km), Rakovník Heliport (15 km)

### Infrastructure

**Water:** several connection points on the site boundaries, e.g. DN 100 in Karlovarská Street  
**Sewer system:** several possible connections on the site boundaries, e.g. DN 300 in Karlovarská Street, waste water treatment plant in Nové Strašecí  
**Electricity:** 22 kV power line 400 m north of the site

**Natural gas:** high-pressure gas regulation station on the site  
**Industrial waste:** industrial waste storage 10 km away (Lány)

## Contacts

### Municipal Office of Nové Strašecí:

Komenského nám. 201, 271 01 Nové Strašecí, phone: +420 313 572 511, [www.obecni-urad.net/novestraseci](http://www.obecni-urad.net/novestraseci)

### Regional Office of the Central Bohemia Region:

Regional Development Department, Zborovská 11, 150 21 Prague 5, phone: +420 257 280 111, [www.kr-stredocesky.cz](http://www.kr-stredocesky.cz)

### Building authority:

Municipal Office of Nové Strašecí, Komenského nám. 201, 271 01 Nové Strašecí, phone: +420 313 572 846