



CIVIL ENGINEERING
DEPARTMENT
OF YAROSLAVL REGION

Opportunities for Sustainable Development of Suburban Rural Areas on Example of Karabiha Rural Settlement

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- Challenges for suburban rural areas
- Rural areas in Yaroslavl region
- Karabiha rural settlement
- Opportunities for development of rural areas



Challenges for Suburban Rural Areas

- Privatization and allocation of the land
- Urban sprawl process
- Spreading infrastructure and resources
- Consuming of agriculture land for residential and industrial development
- Environmental degradation



Yaroslavl Region

The Yaroslavl Region is located in the European part of Russia in about 260 km. to the north-east from Moscow



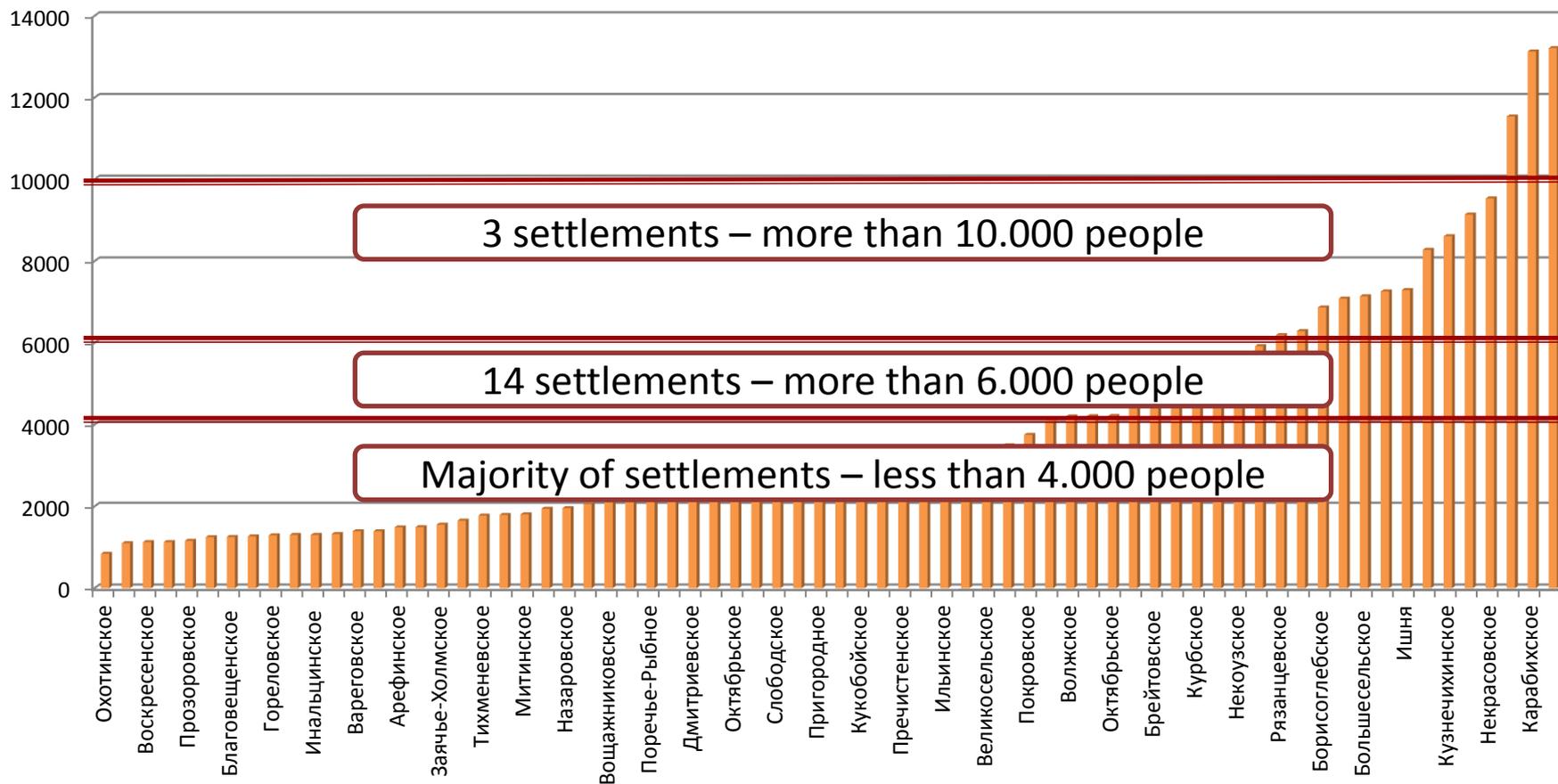
- Total area – 36.400 square km
- Population - 1.27 million people
- Administrative center - Yaroslavl
- Urban population - 80%





Rural Settlements

- 70 rural settlements
- Population – 266.000 people

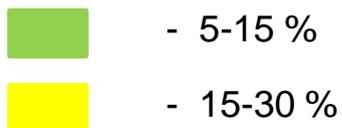
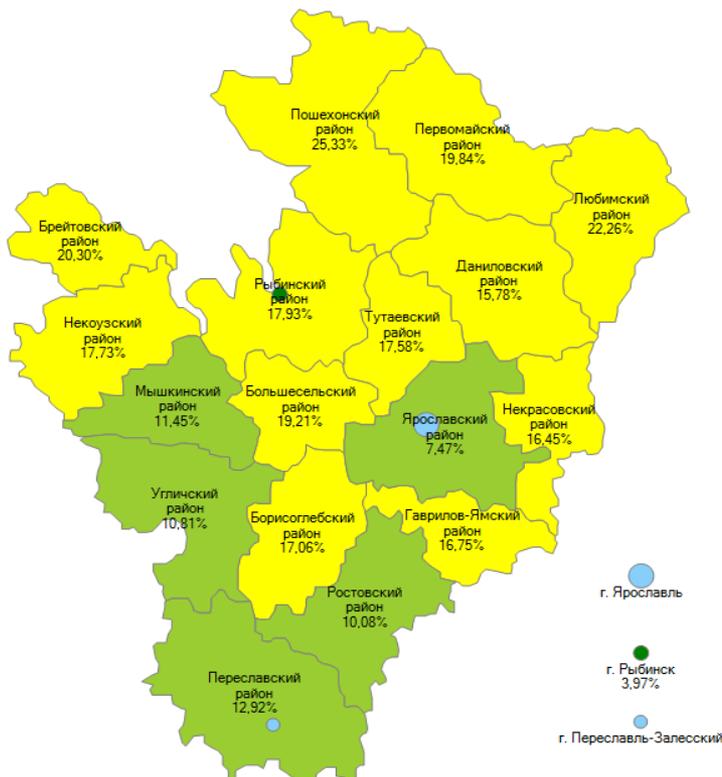




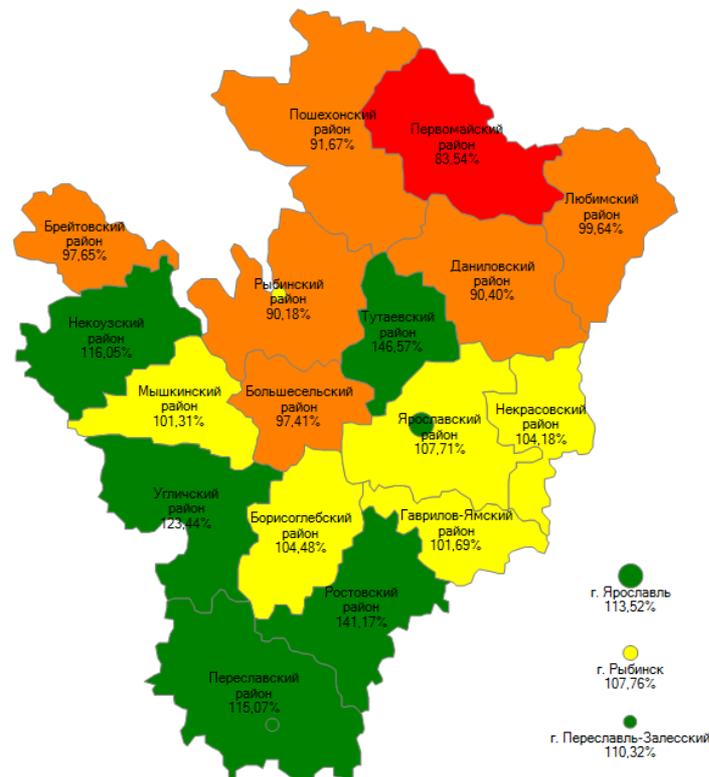
Rural Areas

Fiscal capacity

amount of subsidies in the budgets



growth in rate of fiscal revenue



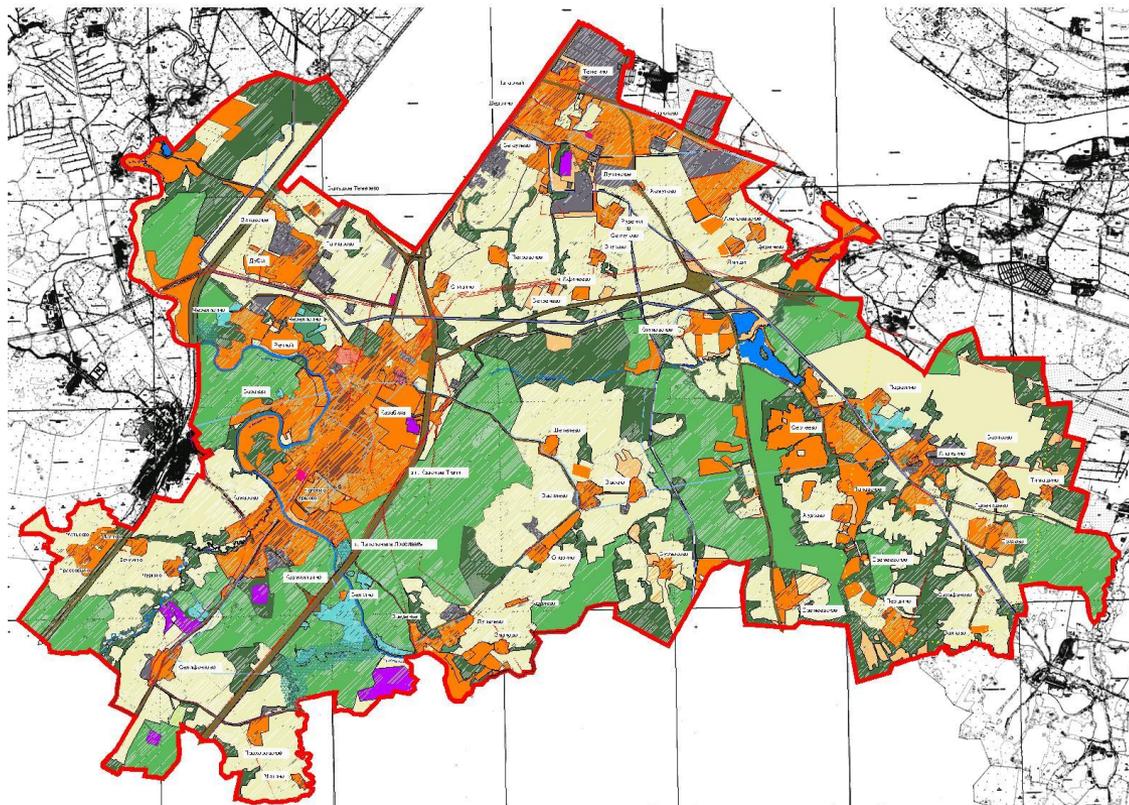


Karabiha Rural Settlement

The Karabiha rural settlement is located to the south of Yaroslavl



- Total area – 217 square km
- Population - 13.350 people
- Administrative center - Karabiha village
- 62 villages 1 township





Karabiha Rural Settlement

Advantages

- Population grow
- Higher fiscal capacity
- No subsidies from another budgets



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Karabiha Rural Settlement

Multifunctional area

Komatsu plant

Velikaya

“Podolino”
sky center

Dolphinarium

**Novosyolki
industrial park**

**Nekrasov’s museum
“Karabiha”**

“Izgib”
sky center

“Zabava”

Kotorosl

**Krasnye Tkachi
textile factory**

Talitca



Frequently Asked Questions

Do we really
need to plan?

Where to find
the resources?

How to plan?

For whom to
plan?



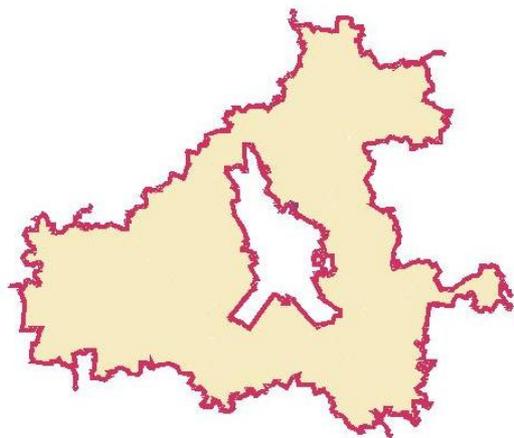
Outlines for development

- Investor-oriented
- Tourist-oriented
- Resident-oriented

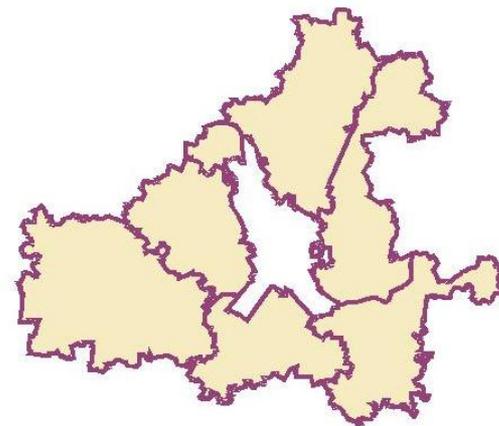


System of Municipal Management

Municipal Districts



Municipal Settlements



Issues of local importance



Issues of Local Importance

Credentials

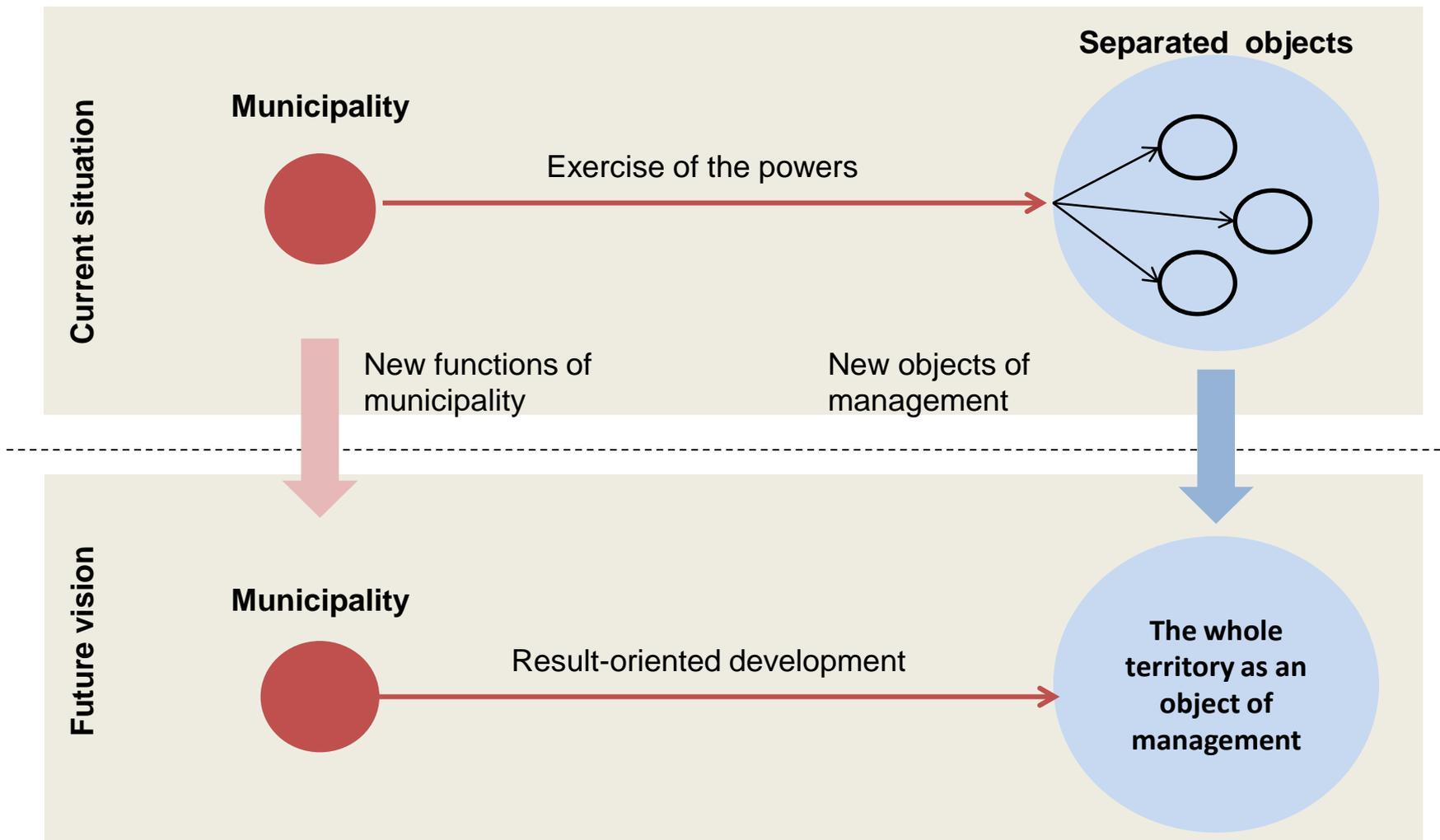
- Maintenance of common infrastructure (municipal roads, water supply, sewage systems, gas, electricity, garbage disposal, etc.)
- Providing and repairing of municipal housing for needy
- Public services (culture, sport, education, healthcare, public transport, etc.)
- Protection of nature, cultural heritage sites, landscaping
- Development of zoning and planning documentation
- Disposal of municipal land

Development for whole territory or exercise of the powers?



Improving of Management

Development or exercise of the powers?





Documents, Related to Planning

Municipal credentials

- Strategic documents or future vision
- Programs of socio-economic development
- Local planning standards
- Local standards of allocation of land, providing housing
- Planning documentations (General plan of settlement, Territorial planning scheme of municipal district)
- Zoning documentations (Land use and development plan)
- Projects of detailed planning, etc



Strategic Documents of Yaroslavl Region

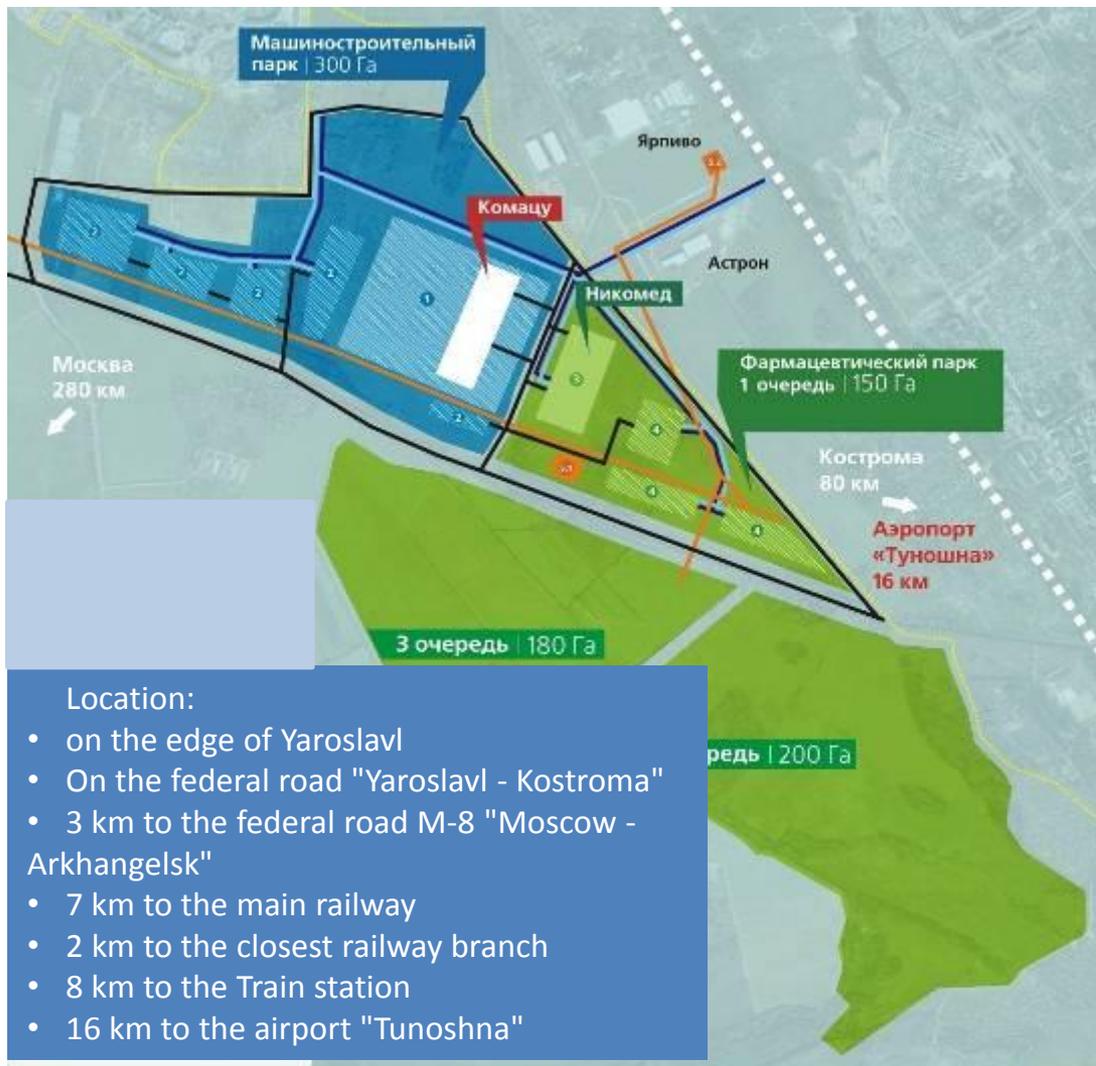
Concept of socio-economic development of Yaroslavl region to 2025

- Integration planning documentation in decision making process
- Agglomeration planning and concentration of resources
- Optimization of municipalities



Industrial Park "Novosyolki"

Government of Yaroslavl Region



Location:

- on the edge of Yaroslavl
- On the federal road "Yaroslavl - Kostroma"
- 3 km to the federal road M-8 "Moscow - Arkhangelsk"
- 7 km to the main railway
- 2 km to the closest railway branch
- 8 km to the Train station
- 16 km to the airport "Tunoshna"

Greenfield

- Area - more than 450 hectares with prospects of expansion by 2nd and 3rd stage
- Available infrastructure: gas, water supply and sewage system, electricity, communications
- Potential plant can be located next to the existing manufactures (Komatsu, Astron Buildings, Nycomed, Baltic)
- Possibility to locate production plot inside a sanitary zone from 50 to 300 meters
- Supported development of infrastructure for new investors

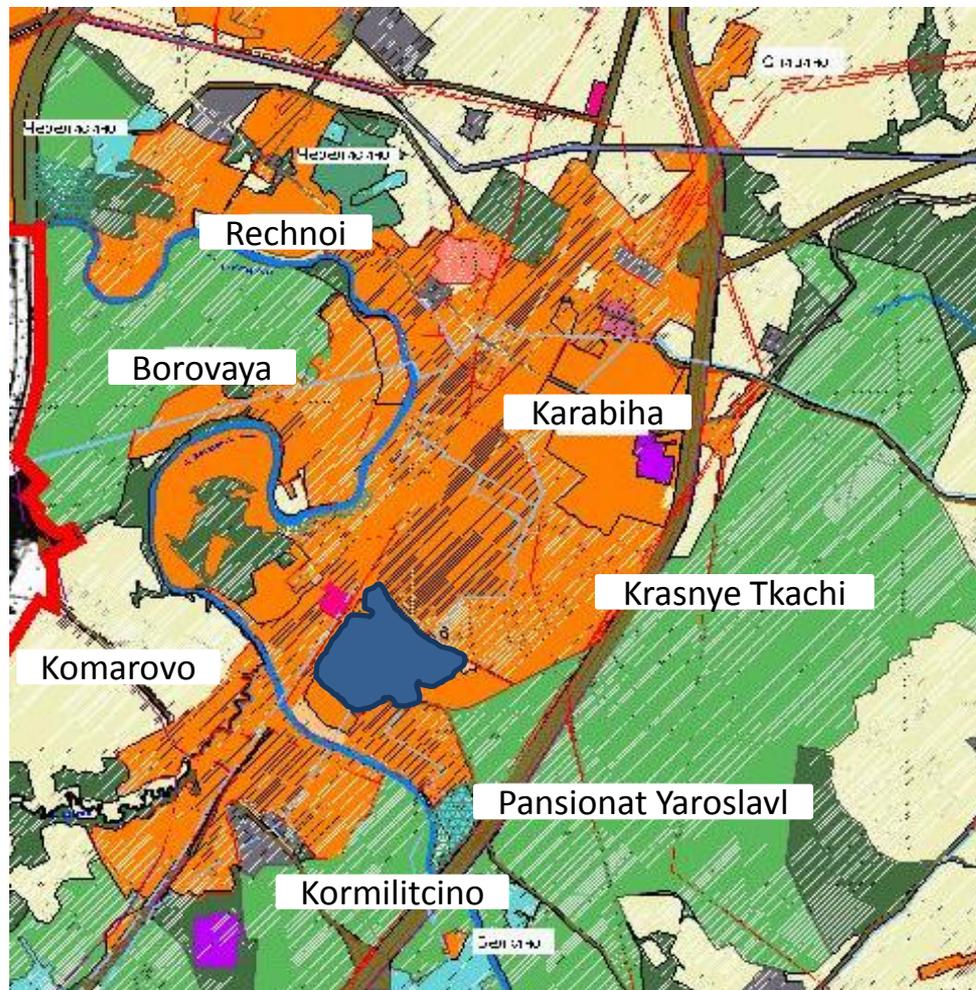


Project of integrated development

Government of Yaroslavl Region

Krasnie Trachi

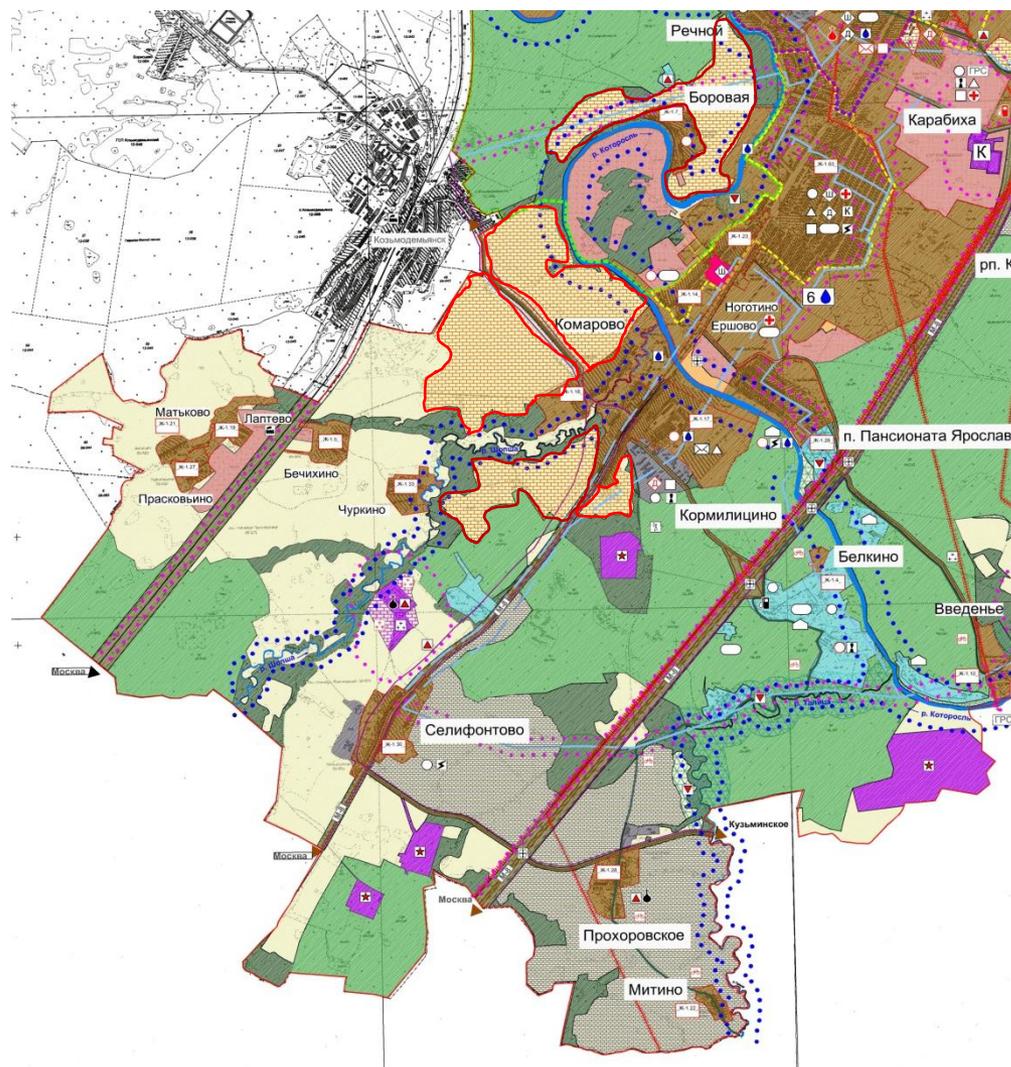
- 42 ha vacant plot for low-rise affordable housing
- Project of detailed planning are already developed
- Project included nursery school, shopping centre and sport facilities
- 30 minutes to Yaroslavl by public transport





Reservation of land for further development

Government of Yaroslavl Region



- vacant plots for housing or production
- 30 minutes to Yaroslavl by public transport



- Improving quality of life due to optimization territorial development
- Creation system of planning documentation based on clear vision of development
- Integration planning documentation in decision making process
- Implementation of the plans



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Thank you for attention!

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