Former military training area

Development site owned by the Central Bohemia Region and managed by Mladá RP s.r.o. 646 ha divided into three individual locations with the following expected utilization: technological and logistics park, industrial zone, tourism, leisure activities, housing and other public amenities.

Former military training area Mladá (hereinafter BVVP Mladá) located near Mladá Boleslav, Lysá nad Labem and Nymburk within immediate vicinity of the town of Milovice, which also manages a part of the facility. Between 1904 and 1991 Vojenský újezd Mladá was used as military training ground. Five different armies used this area: Austro-Hungarian army, Czechoslovakian army, German army, Czechoslovakian and the Soviet army. After the departure of Soviet troops the town of Milovice began developing dynamically, there has been a large increase in population (in 1991 the original population was roughly 1,100 and increased to more than 10,350 today). After unsuccessful privatization handled by the state the Central Bohemia Region gained a large part of BVVP Mladá, including Airport Milovice-Boží Dar and adjacent lands and real estates (ca 670 ha). Since 2010, lands are leased by Mladá RP. Basic redevelopment, pyrotechnic surveys and recultivation have already been completed.

The development site is conveniently located in Central Europe and the Czech Republic. It is situated near the capital city of Prague and between the centres of the Central Bohemia Region Mladá Boleslav and Nymburk. It includes a former military airport Milovice-Boží Dar offering 2,500 m long runway, extensive taxiways and surrounding lands with total area of 377 ha.
Investment zone

**Basic data**

*Area*: total of 646 ha, location A – Milovice airport – Boží Dar (377 ha), location B – under Benátecký hill (103 ha), location C - Lipník (165 ha)

**Estimated use**: Location A - national or rather international airport, technological and logistic park, industrial zone, science park, exhibition centre, training and test polygon, sports facilities, public amenities, tourism; Location B - activities adequate to the character of the area (part of the Nature Reserve Benátecký Hill), tourism and leisure activities, agriculture, offroad park, part of the Science and Technology Park; Location C - tourism and leisure activities, agriculture, offroad park

**Today's use and assets**: At the end of 2006, the presented part of the BVVP property was obtained by the Central Bohemia Region, which in order to ensure administration and development of the territory, concluded a long-term contract with Mladá RP. Currently, the last phase of extensive recultivation of the unused and partially devastated area (extensive demolition and reconstruction of the airfield and selected works) is underway.

**Zoning plan - regulations and restrictions**

In order to regulate the development of the military area ÚP VÚC Mladá and ÚP of the shared unit Milovice were produced. In some sections of the space and due to its previous use we cannot completely rule out ecological burdens, in particular, contamination by crude oil and pyrotechnics. Basic decontamination and redevelopment of the area have already been carried out, prior to the commencement of construction works, but it is also necessary to perform pyrotechnic survey. After completing the redevelopment, the probability of serious environmental burdens will be significantly reduced. In terms of protection of the landscape and the environment, the location B is situated in a nature preservation zone, and the location C is a part of a site called NATURA - location of European importance 2000. Locations are not in the flood area or in protected deposit area. There are no defined prognostic resources of raw materials and there are not any mining areas, undermined areas or drinking water protection zones

**Transportation and roads**

*Roads*: D11 Highway Prague-Poděbrady-Hradec Králové is accessible through the road No. II/2722, exit 18 - Bříství, 13.5 km away. Motorway R10 is accessible via redo III/27212, exit 27 - Benátky nad Jizerou at a distance of 7.7 km

*Railways*: Railway track No. 231 Prague-Lysá nad Nymburk-Kolín runs through the area including railway branch No. 232 to Milovice. Railway track No.071 Nymburk-Mladá Boleslav connects in Nymburk.

*Regional airport*: former military airport Milovice-Boží Dar, public domestic airport in Mladá Boleslav (approximately 25 km), public international airport Mnichovo Hradiště (42 km), Václav Havel Airport Prague (59 km)

**Technical Infrastructure**

*Water*: connected to water distribution network

*Sewage system*: in location A - sufficient water treatment plant, newly reconstructed

*Electricity*: connected to electric power distribution grid offering adequate amount of spare capacity

*Natural gas*: not available, connection point approximately 2 km away

**Contacts**

**Milovice Municipal Office**: náměstí 30. června 508, 289 23 Milovice – Mladá, phone: +420 325 517 111, e-mail: meu@mesto-milovice.cz,


**Building Office**: náměstí 30. června 508, 289 23 Milovice – Mladá, phone: +420 325 517 161-4,

**Mladá RP s.r.o.**: Točitá 1964/34, 140 00 Prague 4, phone: +420 241 485 104, e-mail: info@aero-milovice.cz

**Geographic and historical data**

221 m above mean sea level, first record dates back to 1396. The town of Mladá is mainly known for its former military zone located in an area called Mladá. In this area - already established in 1904 during the Austro-Hungarian Empire, more than 100,000 Soviet soldiers with family members who had a great support, lived here during the occupation of Czechoslovakia after 1968. After the end of the occupation the military area was rebuilt to meet civilian needs and during the past few years many new people from all corners of the country moved to new apartments.

**Attractions and interesting places nearby**: Military Cemetery, Mirakulum Park, Church of St. Catherine of Alexandria, Benátky nad Jizerou, Loučeň Château

**Municipality with extended powers (3rd degree)**: Lysá nad Labem

**Town with authorized city office (2nd degree)**: Lysá nad Labem

**Building Office**: Milovice

**Tax Office**: Nymburk

**Licensing Office**: Lysá nad Labem

**Population**: (2001/2014) 4,212 /10,338

**Number of economically active people**: 5,306 thousand (Czech Republic 2013)

**Number of economically active people in the region**: 660.6 thousand (year 2013)

**Number of unemployed people**: (09/2014) 7.7 % (district of Nymburk), 6.3 % (Czech Republic)

**Average gross monthly salary**: (09. 2014) 25,191 CZK (Central Bohemia Region), 25,159 CZK (Czech Republic)

**Selected local companies**: Benet Automotive s.r.o., Ponec, s.r.o., IT Trade, a.s., IRE s.r.o.

**Distances**: Praha 30 km, Nymburk 15 km, Mladá Boleslav 26 km

**Licensing Office**: Lysá nad Labem