ZADRA NOVA
Agencija za razvoj
Zadarske županije

TOURIST ZONE IDENTITY CARD OF ZADAR COUNTY

Zone Name	**UVALA BARTOVICA** **HOSPITALITY-TOURIST ZONE (T1-HOTELS)**
City/Municipality	Municipality of Tkon
Contact *Name and Surname, Phone, E-Mail, Address*	E-mail: otkon@tkon.hr Telephone: 023/285 295
Cadastral Municipality	Tkon
Cadastral Parcel Number	-
Status	• **Partially built** • Built • Unbuilt
Zone Area (Ha) *a) Total Area (Ha)* *b) Building Plot Area (Ha*)	a) 15 ha b) 15 ha
Available For Sale (Ha)	-
Built-Up Area of the Zone	-
Permissible Building Coefficient	Up to 30 %
Permissible Utilization Coefficient	Up to 0.8
Permissible Building Height (M)	-
Land Price (kn/m²) (EUR/m²)	Not specified
Ownership Structure *a) Municipality/City – Ha (%)* *b) Republic of Croatia – Ha (%)* *c) Private – Ha (%)* *d) Other – Ha (%)*	a) 1.5 ha (10%) b) 4.5 ha (30 %) c) 9 ha (60 %) d) 0

Spatial Plan *Gazette No.*	Spatial Development Plan of the Municipality of Tkon ("Official Gazette of Zadar County" number 06/2006, 11/2010, 23/2015)
Urban Development Plan *Gazette No. / Not Specified / In Progress*	Obligation to adopt an Urban Development Plan, has not been fulfilled.
Method of Land Ownership Acquisition	• **Purchase** • Right to Build (Land Lease) • Rent
Municipal Contribution	• Amount: 100.00 kn/m^2 • Discount: Article 7 and Article 9 of the Decision on Communal Contributions • Instalment payment option: YES
Municipal Fee	• Amount: 0.13 kn/m^2 • Discount: Article 11 and Article 12 of the Decision on Communal Contributions • Exemption from payment: NO
Water Contribution	Check the table https://voda.hr/sites/default/files/clanak/vd-_tablica_tarifa_-_konacno-od_01.01.2016.pdf
Water Management Fee	Check the table https://voda.hr/sites/default/files/nuv_tarifa_za_web.pdf
Purpose T1 – Hotel, T2 – Tourist Resort, T3 – Camp	Construction of tourist facilities for accommodation and stay of individuals, as well as accompanying catering facilities, sports, entertainment, and recreational facilities, communal buildings, and infrastructure buildings; capacity: 800.
Existing Activities in the Zone	Catering/hospitality service
Existing Companies in the Zone	Beach bar “Bartovica”
Number of Entrepreneurs in the Zone	1

Number of employees in the Zone	-
Municipal Infrastructure of the Area	• **Water supply** • Sewerage • **Electric power** • Gas • Telecommunications
Transportation Connectivity	• **Road transport** • Railway transport • **Maritime transport**
Category of Road Connection	• State road • **County road** • Local road • Unclassified road
Strategic Position *(Descriptive, Transportation Connectivity, Distance to the Nearest Urban Center, and Strategically Important Points)*	The zone is partially located along the county road Tkon-Triluke, outside the populated area of Tkon, and is approximately 2.5 km away from the town of Tkon. The Municipality of Tkon has around 750 residents according to the last population census from 2011.
Photograph – attached	NO
Video – attached	NO
Copy of Available Documentation	NO