

QUICK FACTS	
PROJECT TITLE	CONSTRUCTION, EXPLOITATION AND MANAGEMENT FOOTBALL CENTRE IN PIASECZNO WITHIN THE FORMULA OF PUBLIC-PRIVATE PARTNERSHIP
PPP MODEL	PPP IN CONCESSION MODE
LOCATION	COMMUNITY OF PIASECZNO
VALUE OF PROJECT	APPROXIMATELY 3 500 000, 00 PLN
PROJECT STATUS	STAGE OF REALIZATION

I. OBJECT OF THE PROJECT

The aim of the project is construction of an all-year-round field with artificial surface and pneumatic roof. An additional aim of project is development of the area around the building. The private partner's key components include project's financing, design and construction of the building. Moreover, the private partner is obligated to maintain and manage of the building. The private partner's remuneration comes from the users of the infrastructure and business operations. Upon completion of the PPP contract the buildings remain the property of the community of Piaseczno.

II. LEGAL FRAMEWORK FOR SELECTION OF PRIVATE PARTNER

According to art. 4 paragraph 1 of the act of 19 December 2008 concerning public-private partnership, the Private partner was selected according to the act of 9 January 2009 concerning concession for construction works or services.

III. PUBLIC ENTITY

Community of Piaseczno, Kościuszki 5, 05-500 Piaseczno.

IV. PRIVATE PARTNER

Centrum Sportu Piaseczno Sp. z o. o. [Ltd.], Promiennego Słońca 9, 05-540 Piaseczno.

V. PUBLIC ENTITY'S OWN CONTRIBUTION

The public entity's own contribution is the real estate located inside the city stadium in Piaseczno (Sportowa street). Public entity's own contribution was transferred to the private partner under the lending agreement.



VI. RESPONSIBILITIES OF THE PRIVATE PARTNER

The private partner's key components include realization of investment process, maintenance and management of the building and project financing.

DIVISION OF TASKS AND RISKS	
PUBLIC ENTITY	PRIVATE PARTNER
legislative risks including changes in law, tax rates, fees, introduction new public taxes	risks associated with financing, construction works and building's availability
risk associated with the transfer of own contribution	risk of demand
risks associated with the real estate, including risks related to a mortgage	risks related to design
political risks	risks related to financing of construction stage
	risk related to financing actions during exploitation stage
	risk of proper and timely construction works's execution
	risk associated with the availability of materials, subcontractors and external experts
	risk associated with timely repayment of financial liabilities
	risk related to increased costs of materials, supplies and services
	Risk of increasing cost of buliding's maintaining and exploitation
	Risk related to building's availability during stage of exploitation
	risk relating to technical and technological changes



VII. OBJECTIVES OF ADVISOR

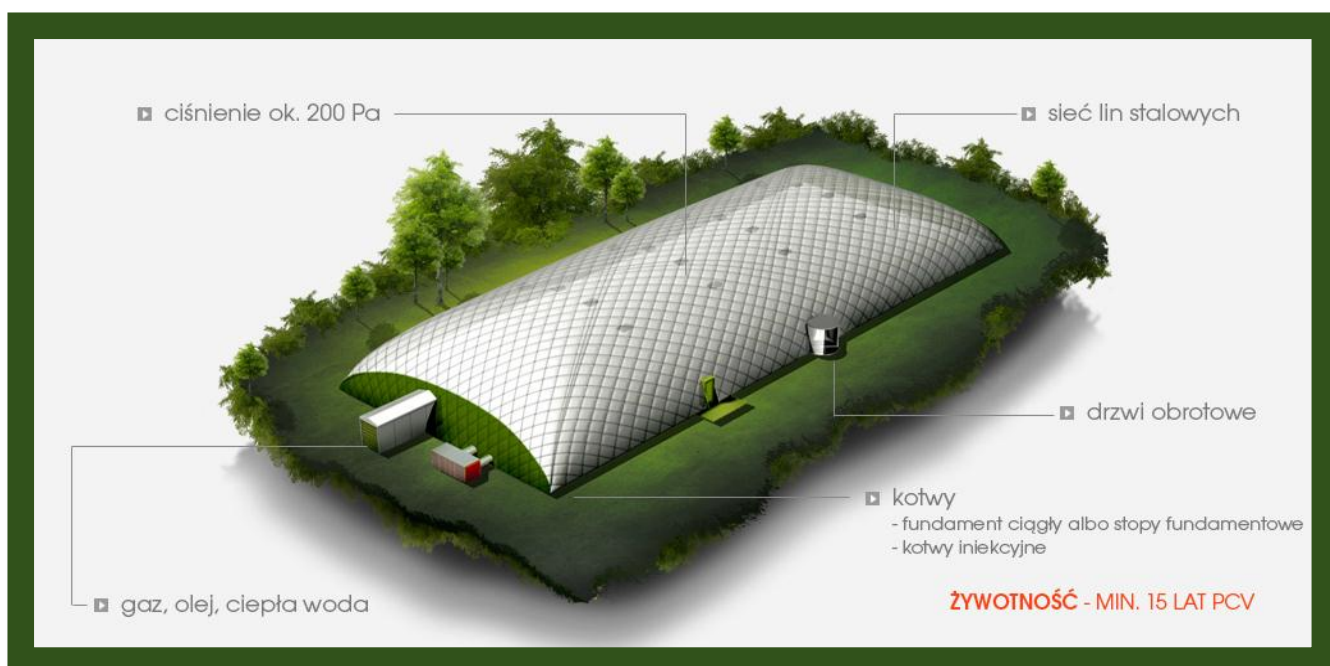
Kancelaria Doradztwa Gospodarczego Cieślak & Kordasiewicz during the period from 1 May 2013 to 2 December 2013 has completed comprehensive consulting services including:

- ✓ Development of the procedure's schedule.
- ✓ Preparation of required documentation to initiate the procedure for selecting the private partner.
- ✓ Advising the tender committee
- ✓ Preparation of PPP contract's draft and negotiations about contract's contents with private partner.
- ✓ Development of other documents required by the regulations.
- ✓ Current explanations regarding legal, financial and organisational issues.

VIII. PROJECT'S SCHEDULE

PROJECT'S SCHEDULE	
PUBLIC PROCUREMENT NOTICE	20 MAY 2013
ASSESSMENT OF REQUESTS TO PARTICIPATE	11 JUNE 2013 - 17 JUNE 2013
NEGOTIATIONS	17 JUNE 2013 – 12 JULY 2013
DEADLINE FOR OFFER'S SUBMITTING	19 JULY 2013
ASSESSMENT OF OFFERS	22 JULY 2013 – 26 JULY 2013
SIGNING OF THE PPP CONTRACT	2 DECEMBER 2013

IX. EFFECTS



CIEŚLAK & KORDASIEWICZ
kancelaria doradztwa gospodarczego



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