

CLOUANGE-ROMBAS-ROSSELANGE

**Parc d'Activités Communautaire Belle
Fontaine**



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MAIN BUSINESSES IN THE SECTOR

COMPANY NAME	LOCATION	BUSINESS	WORKFORCE
VAGLIO	Amnéville	Public works, skip hire, freight haulage	100
NICOLETTA	Vitry/Orne	Industrial paint	90
SOMMET	Clouange	Automotive supplies	85
NASS	Rombas	Sanitation, heating	56
TIMECA	Richemont	Mechanical engineering, hydraulic and pneumatic maintenance	56

TECHNICAL DATA

Location

3 km from Moyeuve Grande and Rombas, 7 km from Hagondange, 15 km from Thionville and 18 km from Metz, less than 30 km from the Luxembourg border. The park is beside a dual carriageway joining the Paris-Strasbourg and Bruxelles-Nancy motorways at Marange-Silvange (6 km).

Area

PAC Belle Fontaine, Clouange-Rombas-Rosselange

Total area	38.5 ha (94 acres)
Available area	1.8 ha (2.5 acres)

Sale price

23 EUR excl. tax/m²

Developed property tax

Rosselange	35.44 %
Clouange	27.90 %

Relief

Flat plots. Environment: on the boundary of a conurbation with a population of more than 110,000.

Ground composition

Moyeuve-Rosselange small business park : Rosselange-Clouange-Rombas industrial park.

Former steelmaking site with external works : developed natural site with external works.

LINKS

Road

The parks are beside the RD9 dual carriageway. The RD47 joins the RN52 on the Rombas viaduct, connecting to the Paris-Strasbourg (A4-E50) and Brussels-Nancy (A31-E25) motorways at Marange-Silvange, 6 km to the south.

The development of the new north-south dual carriageway between Florange (A30 motorway) and Marange-Silvange (A4-E50 motorway) is in progress.

Distances (en km)

Metz	20	Francfort	230
Sarrebruck	90	Bruxelles	260
Luxembourg	50	Paris	340
Strasbourg	190	Lyon	510
Karlsruhe	260		

Rail

Moyeuve and Rombas: passenger traffic. Stations at Thionville (15 km), Metz (20 km) and Hagondange

(7 km) for main line freight and passenger services (Calais-Basle, Paris-Strasbourg, Amsterdam-Brussels-Milan).

TGV Paris Est (HST) stops at Metz and Thionville.

Moyeuve is only 12 km from the Woippy marshalling yard, the largest in France.

Air

50 km from Metz-Nancy-Lorraine regional airport (links with the major French cities).

50 km from Luxembourg-Findel international airport (links with all European cities; many intercontinental freight links by Cargolux).

100 km from Saarbrücken-Ensheim airport (links with the major German cities).

Waterway

Access to Thionville-Illange river port (15 km) on the river Moselle canalised to the European gauge. From Thionville-Illange river port, access to the Rhine, Antwerp, Rotterdam by 2400-ton self-propelled Rhine barges. The locks can accommodate two 1500-ton barges with their pusher tug or

large self-propelled barges 10.5 m in beam and 110 m long with a draught of 3.00 m.

IMPROVEMENTS AND UTILITIES

Roads

On-site access roads: width 7 m.

Electricity supply

Park supplied with 20 kV. Several megawatts can be supplied by underground system. Excellent supply quality for both high and low voltage.

Gas supply

Natural gas grid. Supply pressure: 4 bar.

Water supply

Potable water supply: pipe diameter 150 mm, pressure 7.4 bar.

Industrial water can be pumped from the river Orne, and spring water from Clouange can be used; capacity 750 m³/day.

Drainage and sewage disposal

Separate sewer systems for runoff water and waste water, diameters 600 mm and 250 mm. Industrial wastewater and effluents must be treated before discharge.

Telecommunications

Underground telephone/telex network. Connection available to the Moselle department broadband network (RHD 57).

SOCIOCULTURAL AND LEISURE FACILITIES

Leisure

In Moyeuve: 25 m swimming pool, many cultural and sports facilities, including two book-media libraries, sports grounds, tennis courts, dojos, bodybuilding, fitness trails, horse-riding, etc., many cultural and sporting events, festivals, music, opera, operetta, folklore, football, handball, athletics, triathlon, target shooting, etc.

Footpaths, horse-riding paths and MTB trails in the many woods, along the river Orne, the lakes, the canals, hiking trails, etc.

Theatres and concert venues in Metz (the Arsenal, converted by architect Ricardo Bofill) and Thionville.

In Amnéville-les-Thermes: casino, the 12,000-seat Galaxie arena, spa, fitness centre, indoor ski slope, leisure area, olympic swimming pool and skating rink.

Education

Middle school in Moyeuve: 1200 pupils, state vocational high school in Moyeuve: 500 pupils.

high school including academic, technical and vocational sections in Rombas: 2300 pupils.

Thionville provides a complete education cycle from nursery and equivalent classes to post-baccalauréat "grande école" preparatory classes. Training courses in mechanical engineering and automatic controls have received particular recognition.

Threes IUT (university technology institute) departments: environmental biology, industrial maintenance and international trade).

FPA (adult vocational training) centre and CEFASIM apprentice sandwich training centre.

The largest welding institute in France; 2 schools, one of which is an ENSAM (higher national engineering school) application school.

Metz: 1 university, engineering schools, institutes, etc.

Health-Social

As part of its early infancy programme, the Communauté de Communes du Pays Orne Moselle undertook the construction of a flexible-attendance childcare structure in Clouange, opened on 13 May 2013.