

WHAT WOULD I DO IF I HAD 1.500.000 euro

I WOULD NO LONGER SELL THE 17.5 Ha because :

- The land is 70 km away from Bucharest, that is, an hour's drive with the lorry and 200 km away from Constanta, that is, two and a half hours' drive with the lorry, 20 km away from Calarasi and 30 from Slobozia, that is, about half an hour drive with the lorry from both towns of which the first one is an inexhaustible ballast and gravel source and the latter (Slobozia) has a cement factory. At the same time, Calarasi town is also a Port on the Danube with trading mooring port and fluvial custom. At Bucuresti – Constanta with Slobozia – Calarasi crossroads I would do everything else but agriculture, considering the excess of labor force in the two villages, Dragos Voda and Dragalina. I would let my neighbors who also have farming lands but who don't have my utilities to do agriculture. This investment should consider:
- The fact that the **RENT** per sq meter of land per month is 10 euro in Bucharest suburbs, that is in adjacent villages or peripheral neighborhoods.
- The fact that a storage fee of 10 euro/day is charged for trans-containers in Constanta Port.
- The fact that a fee of 0,30 euro per sheep per day is charged in Constanta Port in the animal terminal. Romania exports in the Arabian countries over 1.000.000 sheep per season and the loading of a ship takes over 2 weeks.
- There is **NO Motor Service** for tractors, combine harvesters, lorries, seeders, or other farm implements. There is no automatic AUTO TRUCK SCALE; they all depend upon the human factor, being manually operated. There is no longer any cereal drier, THERE IS NEITHER CEREAL MARKET on Constanta-Bucuresti road, nor in Calarasi or Slobozia, the peasants who refuse to store their cereals in Trita Fanita's silos because of the high prices charged keep their cereals covered with plastic foil in their courtyard.
- It is easy to observe the environment conditions away from the cities and villages; do you know what's the price paid for a cow hide after its sacrificing? 15-20 euro, and the sheep skins have almost no value, people give them to dogs to eat it.

- All the people who build buy bricks from Bucharest or Calarasi.
- I would organize car, tractor, farm implements and combine harvesters' fairs since all these fairs are organized in Bucharest as if some guy in Bucharest would buy himself tractors and ploughs or John Deer seeder.

That is to say, if I would have 1.500.000. euro I'd cast 10-15000 sq m of concrete platform, I would build 2-3 halls with a wharf to allow loading and unloading merchandize where to store building materials, nails and screws, gypsum wallboards and OSB boards, shovels and lawn mowers, planks and boards, reinforcing steel and welding electrodes, garden pumps and injection pumps for tractors.

On a 2-3000 m area I would organize a daily cereal market, next to the animal market.

I would do a hall ONLY for mechanical services endowed with large and small lathes, cutter, driller, grinder, welder. For a combine or cart bushing people travel a long way. I would set up a metal working shop capable to fix the cemetery fence and the combine bin.

Romania has a 40.000.000. deficit of medium voltage pole, in Iasi we import such poles from the Republic of Moldavia, the Prefabricated Parts Factory cannot manage to cast not even in the next 20 years the concrete poles needed in order to replace the existing wooden poles. It is a luck to buy concrete poles for a new line.

I would try to export or sell cereals, this being the most reliable method of absorbing the money in the area.

I would set up a tannery since the environment conditions are minimum there.

A fuel (diesel fuel and gas) station, automatic showers, a parking park with a small restaurant.

A ballast grading station and a concrete, poles and boards pouring station.

I would ensure my power and heating by using an unconventional power heating station, (sun panels and Aeolian turbines).

Yes! With 1.500-2.000.000. euro I would be a real money catcher in that area.

I don't have this kind of money and this why I sell this land in order to give someone else this opportunity.

These were of course the most childish ideas. Groups of professional business people, who are more experienced than me, an amateur, will most definitely give this land a more profitable use than use it for farming.

Thank you for the patience you proved reading these lines!

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