




REGLEMENTARI URBANISTICE

ZONIFICARE FUNCTIONALA
CAI DE COMUNICATII
RESTRICTII TEHNICE

LEGENDA


LIMITE

-  Zona studiata
-  Limita PUD
-  Limita de proprietate



ZONE FUNCTIONALE

-  Zona locuinte - L1a
-  Circulatie carosabila
-  Constructii existente
-  Circulatie pietonala

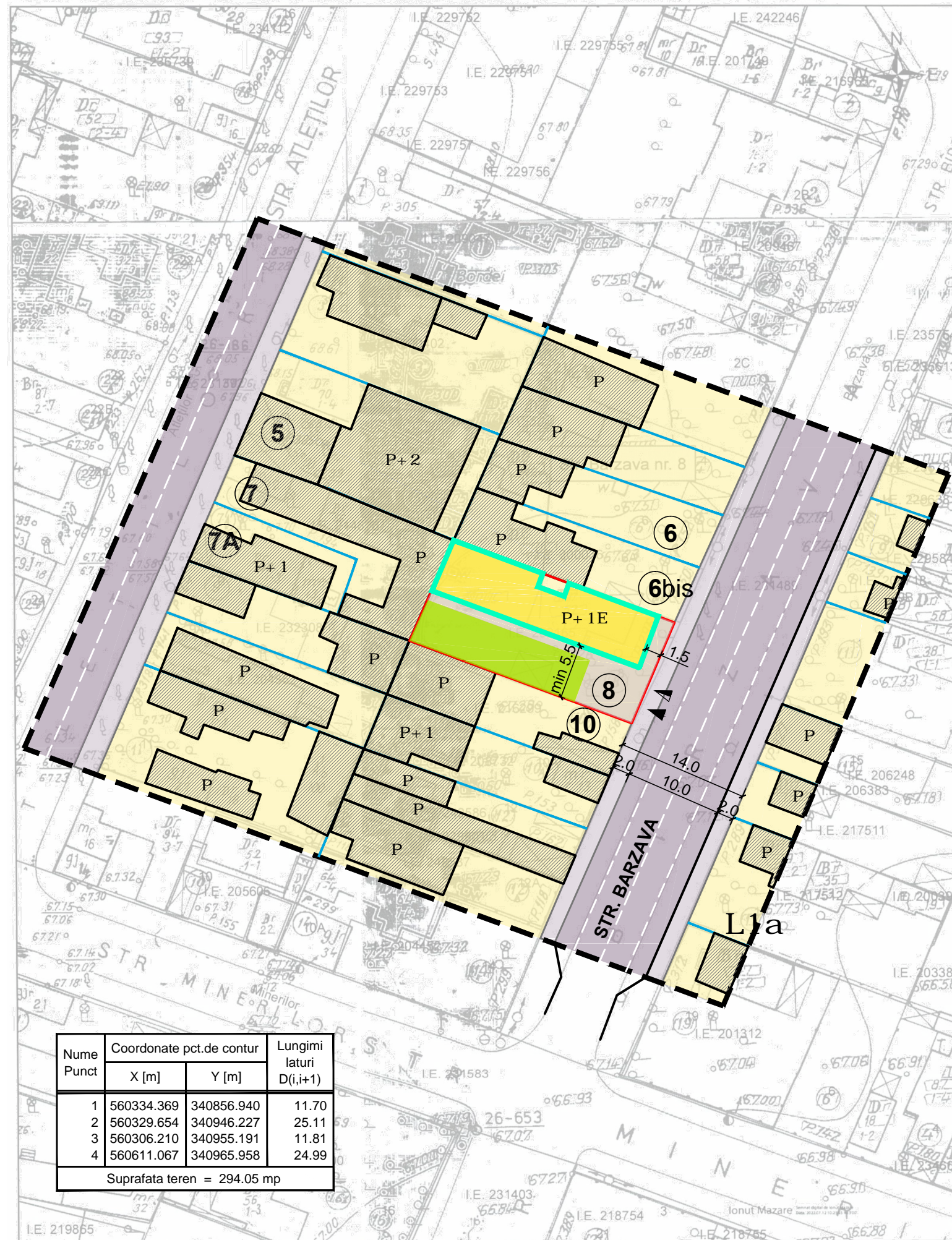
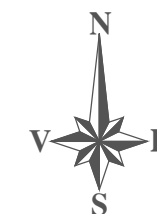
REGLEMENTARI

-  **LOCUINTA INDIVIDUALA**
Perimetrul maxim construibil al constructiei

- POT max = 45%
- CUT max = 0,9
- Rh max = P+1E
- H max = +6,0m
- Spatii verzi min. 30%

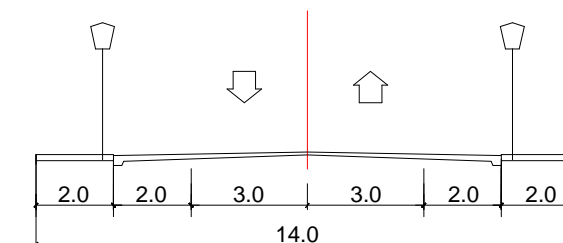
-  Acces pietonal
-  Acces auto



Parcarea autovehiculelor se va asigura strict in incinta proprietatii , cu respectarea HCGMB nr 66/2006




| Nume Punct | Coordonate pct.de contur | | Lungimi laturi D(i,i+1) |
|-----------------------------|--------------------------|------------|-------------------------|
| | X [m] | Y [m] | |
| 1 | 560334.369 | 340856.940 | 11.70 |
| 2 | 560329.654 | 340946.227 | 25.11 |
| 3 | 560306.210 | 340955.191 | 11.81 |
| 4 | 560611.067 | 340965.958 | 24.99 |
| Suprafata teren = 294.05 mp | | | |

| BILANT TERITORIAL | |
|----------------------------------|--------------|
| Suprafata teren | 294,0 mp |
| Suprafata construita | 132,00 mp |
| Suprafata construita desfasurata | 264,00 mp |
| Suprafata spatii verzi | 88,0mp (30%) |
| POT | 45% |
| CUT | 0,9 |
| Regim de inaltime | P+1E |



-  Documentatii cadastrale avizate
-  Constructii inregistrate in sistemul integrat de cadastru si carte funciara

OCPI Bucuresti, B-dul Expozitiei nr. 1A, sector 1, Bucuresti
Data: 2022
Intocmit: Mazare Ionut

| | | |
|--|---|---------------------------------|
| <p>PROIECTANT URBANISM</p> <p>ANIMA DESIGN & CONSTRUCT</p> <p></p> <p>J40/5657/1998; CUI R0 10667797 Bucuresti, Str Maria Rosetti nr 25B 0722.431.432; tamaradogariu@gmail.com</p> | <p>PROIECTAT</p> <p>arh. T. Dogariu</p> | |
| | <p>BENEFICIAR: LICIU LUANA-MARIA</p> | <p>Proiect nr. 165_U / 2023</p> |
| <p>PROIECT: PLAN URBANISTIC DE DETALIU Str. Bârzava nr 8, sector 2 Bucuresti</p> | <p>FAZA: PUD</p> <p>Sc. 1:500</p> <p>Data: ian 2023</p> | |
| <p>TITLUL PLANSEI: REGLEMENTARI URBANISTICE</p> | <p>Plansa nr. U_04</p> | |