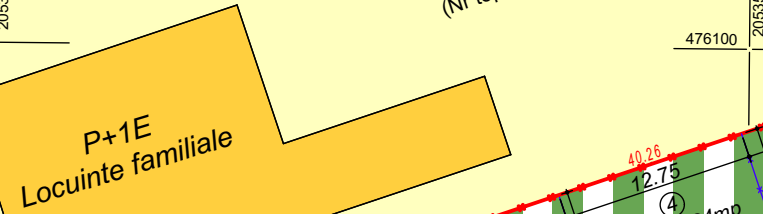
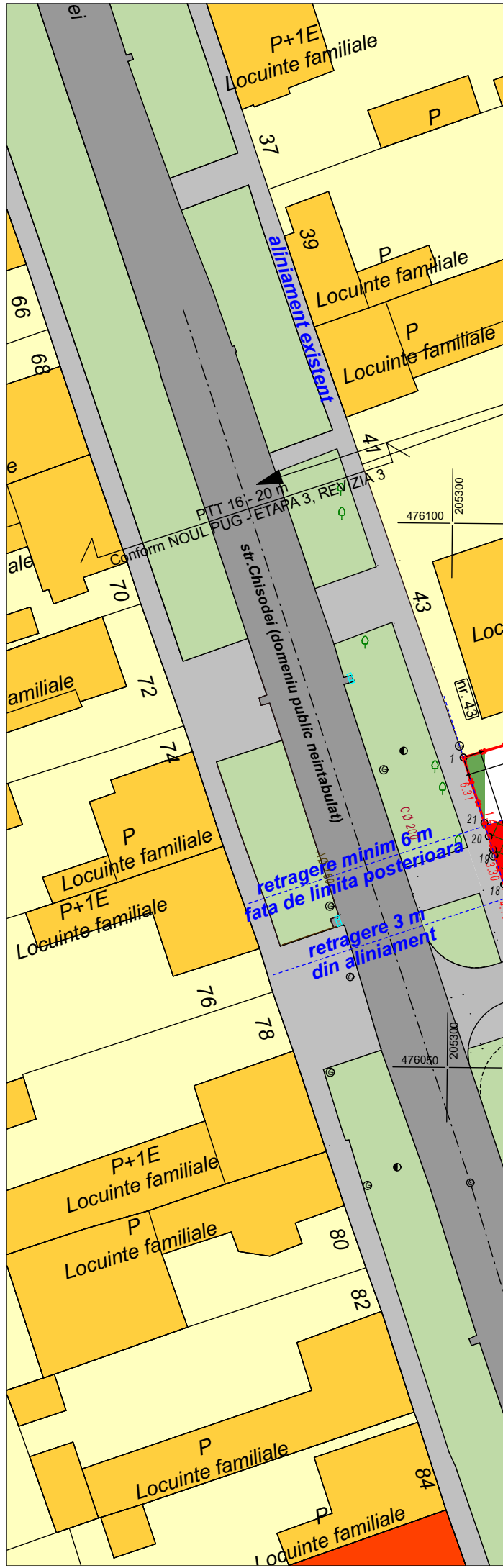
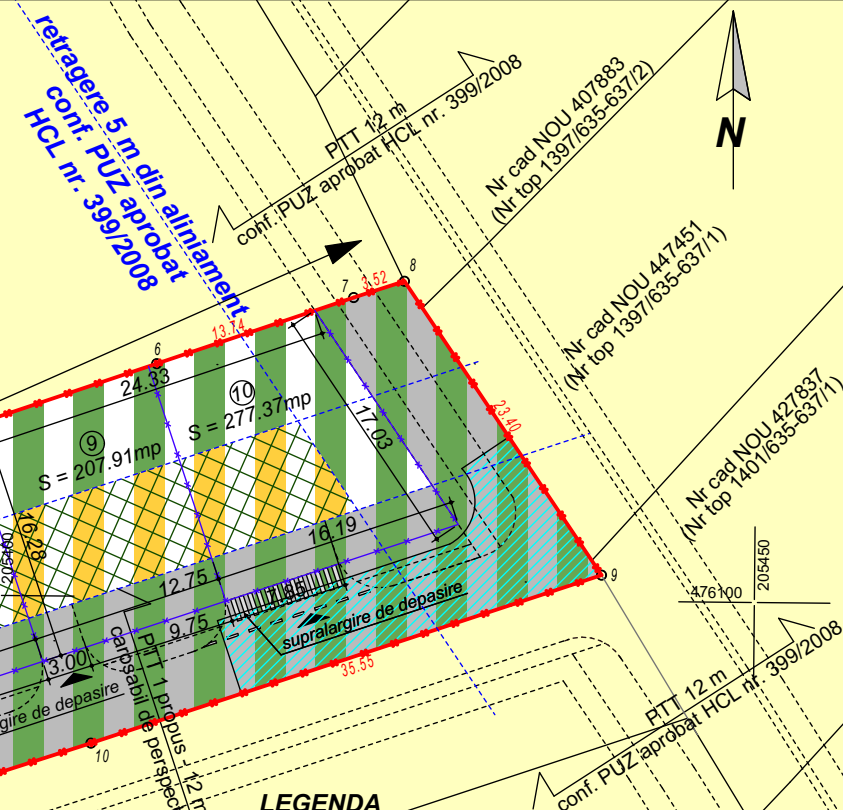
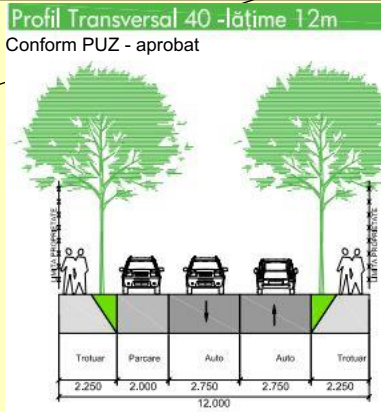
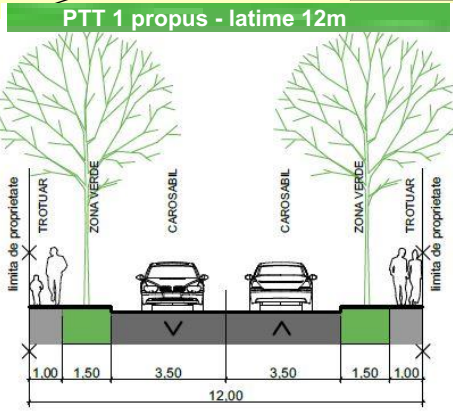
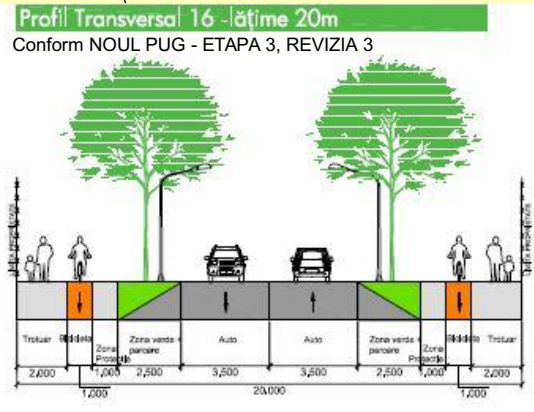


P.U.Z. - LOCUINTE UNIFAMILIALE INSIRUITE / CUPLATE
SI FUNCTIUNI COMPLEMENTARE



Regim de inaltime max. $S+P+1E+M$
 $H_{max} \text{ cornisa} = 8.00 \text{ m}$
 $H_{max} = 10.30 \text{ m}$

	Situatia existenta		Situatia propusa	
	mp	%	mp	
Terenul reglementat	3 024.00	100%	3 024.00	
Zona rezidentiala si funct. complementare - constructii	86	27.49	831.25	
Constructii, din care:	-	42.51	1 285.55	
- cedate domeniului public		28.71	868.19	
- accese, alei, parcaje		13.80	417.36	
Spatii verzi, din care:		30	907.20	
- spatii verzi de aliniament		2.57	77.68	
- spatii verzi amenajate		27.43	829.52	

	Situatia propusa	
	%	mp
Zona rezidentiala si functiuni complementare	100%	2 078,13
Suprafata construita - maxim	40%	831.25
Suprafata accese, alei si parcaje - maxim	20.08%	417.36
Spatiu verde - minim	39.92%	829.52
POT maxim propus	40 %	
CUT maxim propus	1,2	
Regim de inaltime maxim	$S+P+1E+M$	
Inaltime maxima / C.T.S.	$H_{max} \text{ cornisa} = 8.00 \text{ m} / H_{max} = 10.30 \text{ m}$	

- LEGENDA
- Limita teren reglementat
 - Limita parcelare propusa
 - Zona locuinte / constructii pt. maxim 2 familii
 - Circulatii auto existente cu imbracaminte asfaltica
 - Circulatii pietonale existente
 - Zona verde de aliniament
 - Circulatii auto de perspectiva (propusa prin documentatii de urbanism)
 - Zona locuinte unifamiliale - propusa
 - Zona functiuni complementare - propusa
 - Zona de implantare constructii - propusa
 - Zona spatii verzi / circulatii - propusa
 - Zona verde - propusa
 - Platforma de intoarcere

5U STAMP
proiectare complexa in constructii civile si industriale

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Beneficiar: Meszaros Sebastian Iulian si Meszaros Elisaveta		Proiect nr.: 04-CHI-19	
Amplasament: Timisoara, str. Chisodei, nr. 45-47		Faza: PUZ	
Titlu proiect: LOCUINTE UNIFAMILIALE INSIRUTE / CUPLATE SI FUNCTIUNI COMPLEMENTARE		Titlu plansa: REGLEMENTARI URBANISTICE	
Plansa nr.: 04			

Sef proiect	Arh. Baia Dragos	Semnatura	Scara: 1:500
Proiectat	Arh. Baia Dragos Arh. Folea Doru/Arh. Craciun Novella		Data: Ianuarie 2020
Desenat	Arh. Craciun Novella		