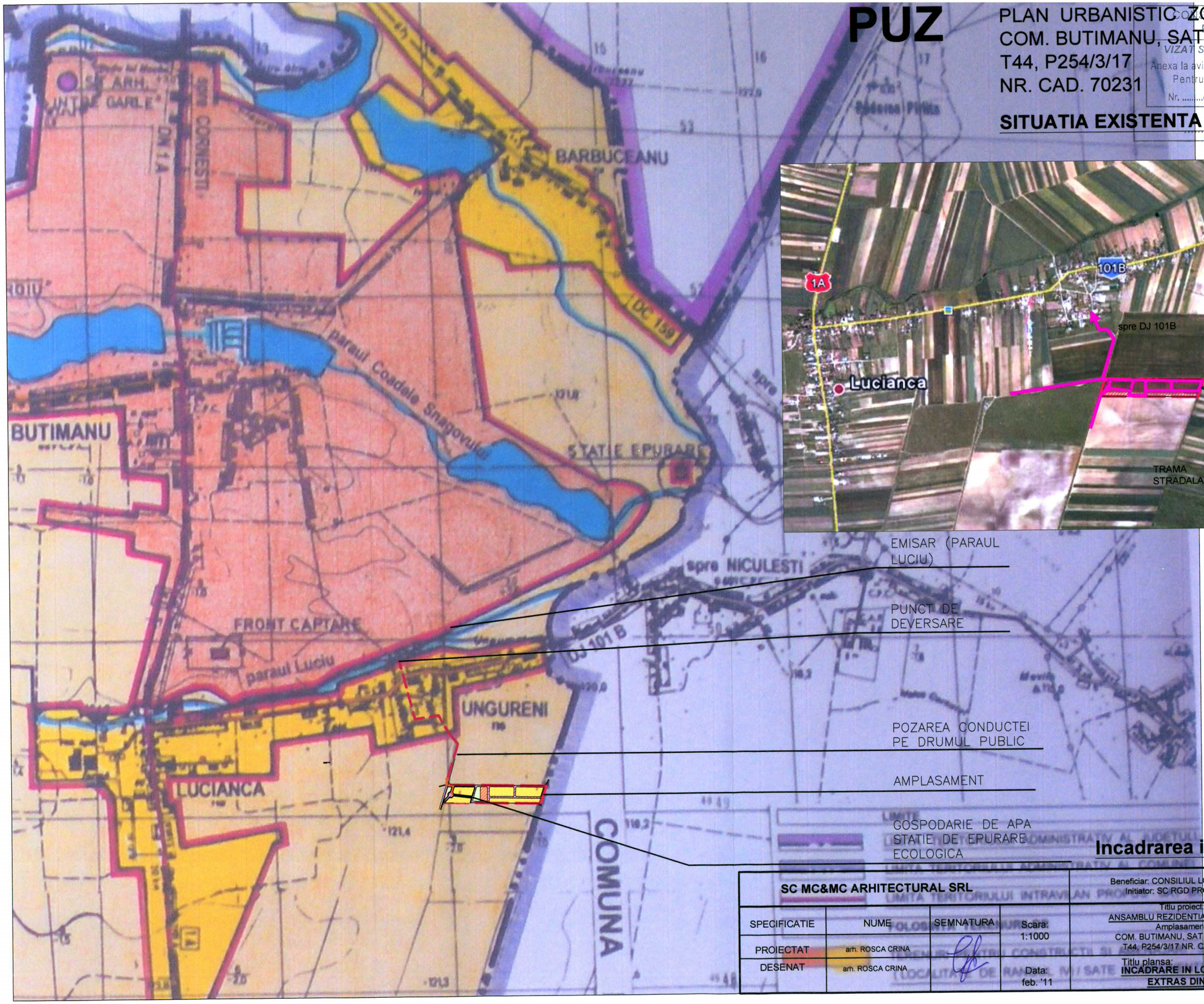
# PUZ

PLAN URBANISTIC ZONAL
COM. BUTIMANU, SAT UNGURENI
T44, P254/3/17
NR. CAD. 70231

**SITUATIA EXISTENTA**

VIZAT SPRE NESCHIMBARE
Anexa la avizul tehnic al arhitectului sef
Pentru P.U.D./P.U.Z./P.U.G.
Nr. 74 din 29 NOV. 2012
Arhitect-sef




**Incadrarea in teritoriu**

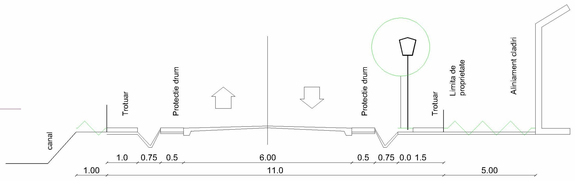
| | | | | | |
|---|---|---|---|---|---|
| SC MC&MC ARHITECTURAL SRL | | | | Beneficiar: CONSILIUL LOCAL BUTIMANU<br>Initiator: SC RGD PROPERTY SRL | |
| SPECIFICATIE | NUME | SEMNATURA | Scara: 1:1000 | Titlu proiect:<br>ANSAMBLU REZIDENTIAL BUTIMANU<br>Amplasament:<br>COM. BUTIMANU, SAT UNGURENI<br>T44, P254/3/17 NR. CAD. 70231 | Faza: PUZ |
| PROIECTAT | arh. ROSCA CRINA | | | | |
| DESENAT | arh. ROSCA CRINA | | Data: feb. '11 | Titlu plansa:<br>**INCADRARE IN LOCALITATE**<br>**EXTRAS DIN PUG** | Plansa nr.: 1A |

# PUZ

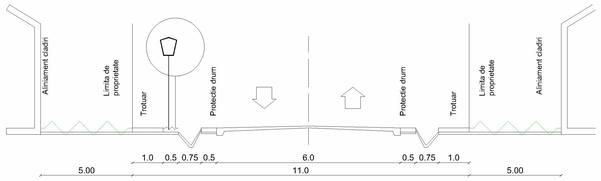
PLAN URBANISTIC ZONAL
COM. BUTIMANU, SAT UNGURENI
T44, P254/3/17
NR. CAD. 70231

**REGLEMENTARI**
ZONIFICARE FUNCTIONALA
CAI DE COMUNICATII
RESTRICTII TEHNICE

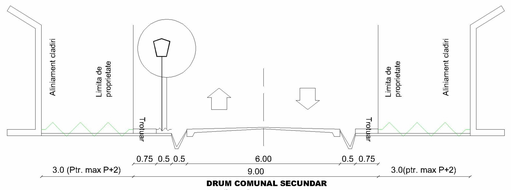
**Incadrarea in teritoriu**




**DRUM COMUNAL PRINCIPAL**
**sectiunea C**




**DRUM COMUNAL**
**sectiune B**




**DRUM COMUNAL SECUNDAR**
**sectiune A**

| FUNCTIUNI | SUPRAFETE | | | |
|---|---|---|---|---|
| | EXISTENT | | REGLEMENTARI | |
| | mp | % | mp | % |
| TEREN ARABIL | 57,804.0 | 100.0 | | |
| ZONA LOCUINTE INDIVIDUALE COLECTIVE MICI P+1+m (53 loturi) | | | 35403.7 | |
| din care cladiri | | | 10621.1 | 18.4 |
| Spatii verzi | | | 17701.9 | 30.6 |
| parcari, alei in incinta | | | 7080.7 | 12.2 |
| ZONA MIXTA, COMERT SERVICII, LOCUINTE (1 lot) | | | 3353.7 | |
| din care cladiri | | | 1509.2 | 2.6 |
| spatii verzi | | | 670.7 | 1.2 |
| parcari, alei in incinta | | | 1173.8 | 2.0 |
| ZONA SPATIILOR VERZI CU ACCES NELIMITAT (2 loturi) | | | 3920.3 | |
| din care cladiri | | | 269.4 | 0.5 |
| spatii verzi | | | 3136.2 | 5.4 |
| parcari, alei in incinta | | | 514.6 | 0.9 |
| PARCELE SPATII TEHNICE (2 loturi) | | | 451.6 | 0.8 |
| DRUMURI , ZONA DE PROTECTIE, | | | 14674.7 | 25.4 |
| TOTAL SUPRAFATA | 57,804.0 | 100 | 57804.0 | 100 |

| ZONE VERZI | SUPRAFETE | | | |
|---|---|---|---|---|
| | EXISTENT | | REGLEMENTARI | |
| | mp | % | mp | %(din suprafata totala PUZ) |
| SPATII VERZI PUBLICE | | | | |
| Spatii verzi de aliniament | | | 733.7 | 1.3 |
| zona spatiilor verzi | | | 3136.2 | 5.4 |
| SPATII VERZI PRIVATE | | | 18372.6 | 31.8 |
| din care zona Locuinte | | | 17701.9 | 30.6 |
| zona mixta | | | 670.7 | 1.2 |
| TOTAL SUPRAFATA spatii verzi | | | 19106.3 | 33.1 |

| REGLEMENTAREA INDICILOR DE CONTROL | POT | CUT | RH | Hmax cornisa |
|---|---|---|---|---|
| ZONA LOCUINTE INDIVIDUALE | 30% | 0.80 | S+P+1+m | 8m |
| ZONA MIXTA | 45% | 1.35 | S+P+2 | 10m |
| ZONA SPATIILOR VERZI CU ACCES NELIMITAT | 10% | 0.1 | P | 4m |

**LEGENDA**

**LIMITE**

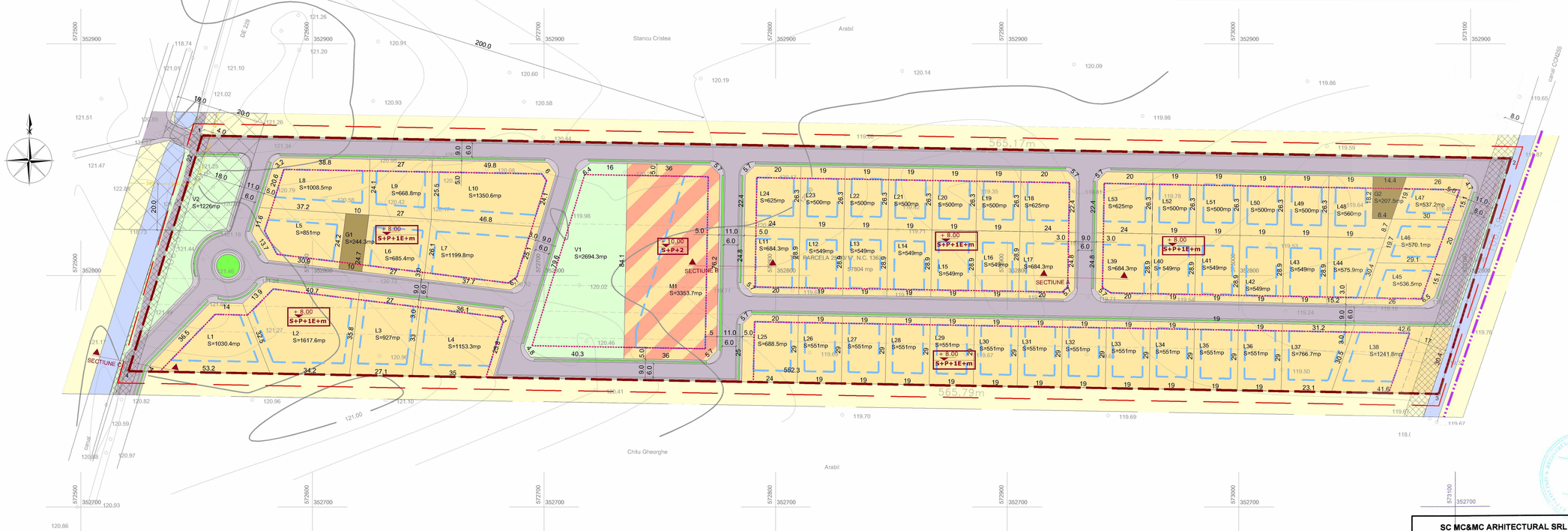
- Zona cuprinsa in PUZ
- Limita intravilan propus prin PUZ
- Limita teritoriu administrativ al comunei
- Limita de proprietate propusa

**ZONE FUNCTIONALE**

- Zona mixta-comert servicii, locuinte
- Zona locuinte individuale S+P+1E+m
- Zona a spatiilor verzi publice cu acces nelimitat(PARCURI)
- Zona gospodarie comunala
- Teren agricol
- Drum
- Zona protectie drum
- ZONA Hb

**RESTRICTII**

- + 10.00 / S+P+2 — cota la cornisa / Regim maxim de inaltime
- EDIFICABIL
- ALINIAMENT
- Zona protectie canal
- Conducta transport gaze Dn 200mm si zona de protectie (interdictie de construire)




CONSILIUL JUDEȚEAN DÂMBOVIȚA
VIZAT SPRE NESCHIMBARE
Anexa la avizul tehnic al
Pentru P.U.Z./P.U.D.
Nr. 75 din 29 NOV. 2012
Arhitect-șef

| SC MC&MC ARHITECTURAL SRL | | | | Beneficiar: CONSILIUL LOCAL BUTIMANU<br>Initiator: SC RGD PROPERTY SRL | |
|---|---|---|---|---|---|
| SPECIFICATIE | NUME | SEMNATURA | Scara: 1:1000 | Titlu proiect: ANSAMBLU REZIDENTIAL BUTIMANU<br>Amplasament: COM. BUTIMANU, SAT UNGURENI T44, P254/3/17 NR. CAD. 70231 | Faza: PUZ |
| PROIECTAT | arh. ROSCA CRINA | | | | |
| DESENAT | arh. ROSCA CRINA | | Data: IAN. '11 | Titlu plansa: REGLEMENTARI<br>Zonificare functionala, cai de comunicatii, restrictii tehnice | Plansa nr.: 3 |