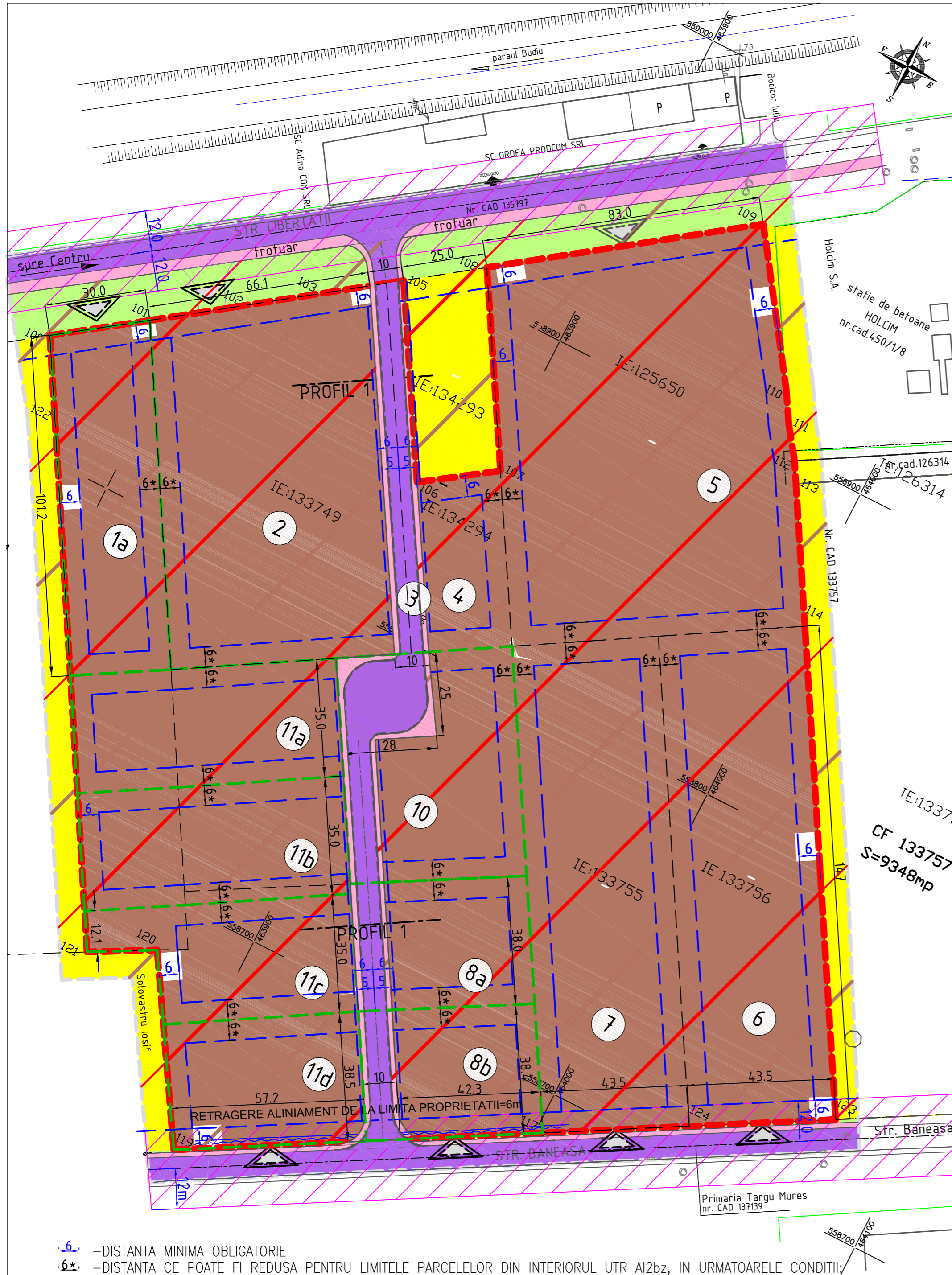


PUZ-RECONFORMARE ZONA "LM" IN ZONA ACTIVITATILOR PRODUCTIVE SI DE SERVICII
Mun. Tirgu Mures, in str. Baneasa nr.8



6. -DISTANTA MINIMA OBLIGATORIE
6*. -DISTANTA CE POATE FI REDUSA PENTRU LIMITELE PARCELELOR DIN INTERIORUL UTR A12bz, IN URMATOARELE CONDITII:
-la 5m- pt. cladiri din categoria C-E de pericol de incendiu si cu nivel de stabilitate la incendiu/grad rezistenta la foc III
-la 4m- pt. cladiri din categoria C-E de pericol de incendiu si cu nivel de stabilitate la incendiu/grad rezistenta la foc I-II, daca pe parcela alaturata sunt cladiri din aceiasi categorie de pericol de incendiu (C-E), cu nivel de stabilitate la incendiu/grad de rezistenta la foc III
-la 3m- pt. cladiri din categoria C-E de pericol de incendiu si cu nivel de stabilitate la incendiu/grad rezistenta la foc I-II, daca pe parcela alaturata sunt cladiri cu aceleasi caracteristici.

| BILANT TERITORIAL Lot 1a - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.838,40 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 919,20 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 306,40 | 10,00% |
| TOTAL | 3.064,00 | 100,00% |

| BILANT TERITORIAL Lot 2 - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 4.225,80 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 2.112,90 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 704,30 | 10,00% |
| TOTAL | 7.043,00 | 100,00% |

| BILANT TERITORIAL Lot 3 - PROPUS | | |
|----------------------------------|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 0,00 | 0,00% |
| DRUMURI CAROSABILE, TROTUARE | 1.127,00 | 100,00% |
| PLATFORME, PARCARI | 0,00 | 0,00% |
| SPATII LIBERE SI SPATII PLANTATE | 0,00 | 0,00% |
| TOTAL | 1.127,00 | 100,00% |

| BILANT TERITORIAL Lot 4 - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 766,80 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 383,40 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 127,80 | 10,00% |
| TOTAL | 1.278,00 | 100,00% |

| BILANT TERITORIAL Lot 5 - PROPUS | | |
|---|------------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 6.000,00 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 3.000,00 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 1.000,00 | 10,00% |
| TOTAL | 10.000,00 | 100,00% |

| BILANT TERITORIAL Lot 6 - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 3.815,40 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 1.907,70 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 635,90 | 10,00% |
| TOTAL | 6.359,00 | 100,00% |

| BILANT TERITORIAL Lot 7 - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 3.789,60 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 1.894,80 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 631,60 | 10,00% |
| TOTAL | 6.316,00 | 100,00% |

| BILANT TERITORIAL Lot 8a - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.191,60 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 379,82 | 19,13% |
| PLATFORME, PARCARI | 215,98 | 10,88% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 198,60 | 10,00% |
| TOTAL | 1.986,00 | 100,00% |

| BILANT TERITORIAL Lot 8b - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.208,40 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 385,18 | 19,13% |
| PLATFORME, PARCARI | 219,02 | 10,88% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 201,40 | 10,00% |
| TOTAL | 2.014,00 | 100,00% |

| BILANT TERITORIAL Lot 10 - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.951,20 | 55,10% |
| DRUMURI CAROSABILE, TROTUARE | 1.123,00 | 31,71% |
| PLATFORME, PARCARI | 0,00 | 0,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 466,80 | 13,18% |
| TOTAL | 3.541,00 | 100,00% |

| BILANT TERITORIAL 11a - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.656,00 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 828,00 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 276,00 | 10,00% |
| TOTAL | 2.760,00 | 100,00% |

| BILANT TERITORIAL 11b - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.665,00 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 832,50 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 277,50 | 10,00% |
| TOTAL | 2.775,00 | 100,00% |

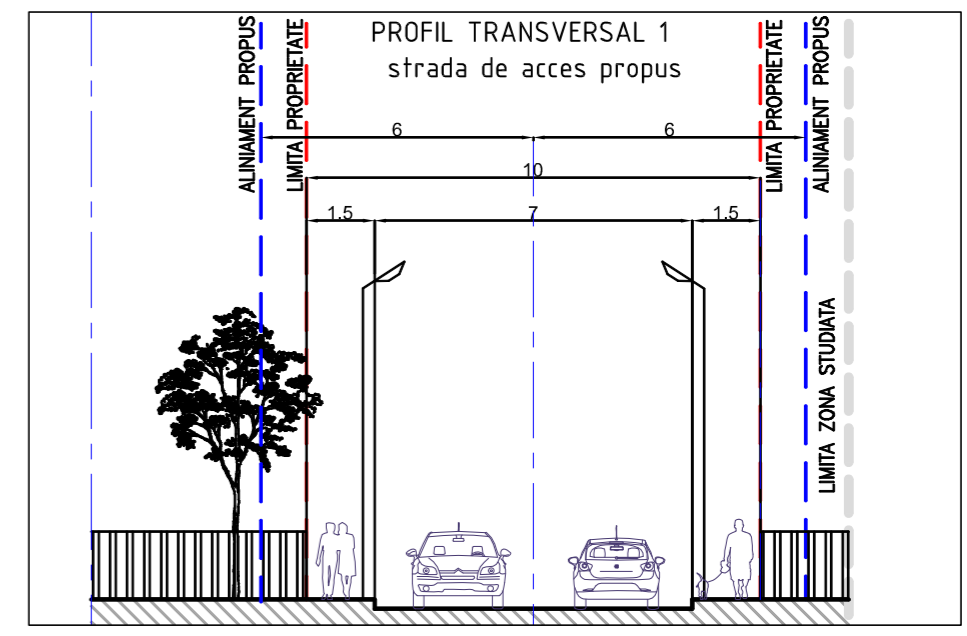
| BILANT TERITORIAL 11c - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.379,40 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 689,70 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 229,90 | 10,00% |
| TOTAL | 2.299,00 | 100,00% |

| BILANT TERITORIAL 11d - PROPUS | | |
|---|-----------------|----------------|
| | mp | % |
| CLADIRI (maxim) | 1.308,00 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 0,00 | 0,00% |
| PLATFORME, PARCARI | 654,00 | 30,00% |
| SPATII LIBERE SI SPATII PLANTATE (min.) | 218,00 | 10,00% |
| TOTAL | 2.180,00 | 100,00% |

| PROPUNERE REPARCELARE | | | | |
|-----------------------|----------------------|----------------------------|----------------------|------------------------|
| Nr.lot | Nr. C.F. / Tg. Mures | Proprietar | Suprafata teren (mp) | Explicite |
| 1a | 437448 | SC ORDEA PRODCOM SRL | 3.064,0 | alte |
| 2 | 437098 | SC XEDEX TRADE SRL | 7.043,0 | cc - 561mp pt. drum |
| 3 | 437498 | drum propus | 1.127,0 | 561+566 mp drum |
| 4 | 137497 | SC ORDEA PRODCOM SRL | 1.278,0 | curfi, constructii |
| 5 | 125650 | SC GESERCO SRL | 10.000,0 | curfi, constructii |
| 6 | 133756 | SC ENERGOPLUS SRL | 6.359,0 | curfi, constructii |
| 7 | 133755 | SC TOTAL AGC PETRO-GAS SRL | 6.316,0 | curfi, constructii |
| 8a | 437036 | SC CATTUS SRL | 1.986,0 | cc+765mp pt. drum |
| 8b | | SC CATTUS SRL | 2.014,0 | |
| 10 | 137037 | SC ORDEA PRODCOM SRL | 3.541,0 | cc+ (700mp+423mp) drum |
| 11a | | SC ORDEA PRODCOM SRL | 2.760,0 | curfi, constructii |
| 11b | | SC ORDEA PRODCOM SRL | 2.775,0 | curfi, constructii |
| 11c | | SC ORDEA PRODCOM SRL | 2.299,0 | curfi, constructii |
| 11d | | SC ORDEA PRODCOM SRL | 2.180,0 | curfi, constructii |
| TOTAL | | | 52.742,0 | |

| BILANT TERITORIAL - EXISTENT | | |
|----------------------------------|------------------|-------------|
| | mp | % |
| CLADIRI | 0 | 0% |
| DRUMURI TROTUARE | 0 | 0% |
| PLATFORME, PARCARI | 0 | 0% |
| SPATII LIBERE SI SPATII PLANTATE | 52.742,00 | 100% |
| TOTAL | 52.742,00 | 100% |
| POT exist incinta = | 0% | |
| CUT exist incinta = | 0 | |

| BILANT TERITORIAL INCINTA - PROPUS | | |
|--|------------------|----------------|
| | mp | % |
| CLADIRI | 31.645,20 | 60,00% |
| DRUMURI CAROSABILE, TROTUARE | 3.015,00 | 5,72% |
| PLATFORME, PARCARI | 12.807,60 | 24,28% |
| SPATII LIBERE SI SPATII PLANTATE, min. | 5.274,20 | 10,00% |
| TOTAL | 52.742,00 | 100,00% |
| POT maxim admis = | 60% | |
| CUT maxim admis = | 10mc/mp | |



- LEGENDA:
- LIMITA ZONEI STUDIATE
 - LIMITA PROPRIETATI, CARE A GENERAT PUZ
 - DRUMURI EXISTENTE
 - CLADIRI EXISTENTE
 - PARCELE EXISTENTE
 - DRUMURI PROPUSE
 - ACCES PROPUSE
 - PROPUNERE REPARCELARE
 - ALINIAMENT PROPUS, RETRAGERE DE LA LIMITA DE PROPRIETATE, DELIMITARE ZONE CONSTRUIBILE

- ZONIFICARE FUNCTIONALA:
- ZONA PENTRU INSTITUTII SI SERVICII PUBLICE
 - ZONA PENTRU UNITATI INDUSTRIALE / DEPOZITARE
 - SUBZONA IMPLANTARI IMM PRODUCTIVE SI DE SERVICII, UTR - A12b
 - ZONA MIXTA PENTRU LOCUINTE INDIVIDUALE SI COLECTIVE MICI, ACTIVITATI PRODUCTIVE SI SERVICII, UTR - LM
 - ZONA CAI DE COMUNICATIE RUTIERA SI AMENAJARI AFERENTE, DRUMURI, TROTUARE
- ZONE DE PROTECTIE/INTERDICTIE
- ZONA DE SIGURANTA FATA DE STR. BANEASA SI STR.LIBERTATII, IN INTRAVILAN, 12m

| | | | |
|--|---|--|--|
| A&G SC ARHIGRAF srl BIROU DE ARHITECTURA SI URBANISM CALUSERI - J26-728-1994 | arh. Octavian LIPOVAN arh. Octavian LIPOVAN ing. SZOCS Angela arh. WINKLER Eniko | self proiect proiectat intocmit verificat | FAZA: PUZ NR.PROIECT: 461-16 REV. 01 NR.PLANSA: U 004.1 |
| | BENEFICIARI: S.C. ORDEA PRODCOM, S.C. XEDEX TRADE, SC GESERCO SRL, SC CATTUS SRL, SC ENERGOPLUS SRL, SC TOTAL AGC PETROGAS | DATA: apr. 2017 SCARA: 1:1.000 | TITLU RECONFORMARE ZONA "LM" IN ZONA ACTIVITATILOR PRODUCTIVE SI DE SERVICII Ir. Mures, str. Baneasa, nr.8 TITLU REGLEMENTARI URBANISTICE. ZONIFICARE PLANSA: |