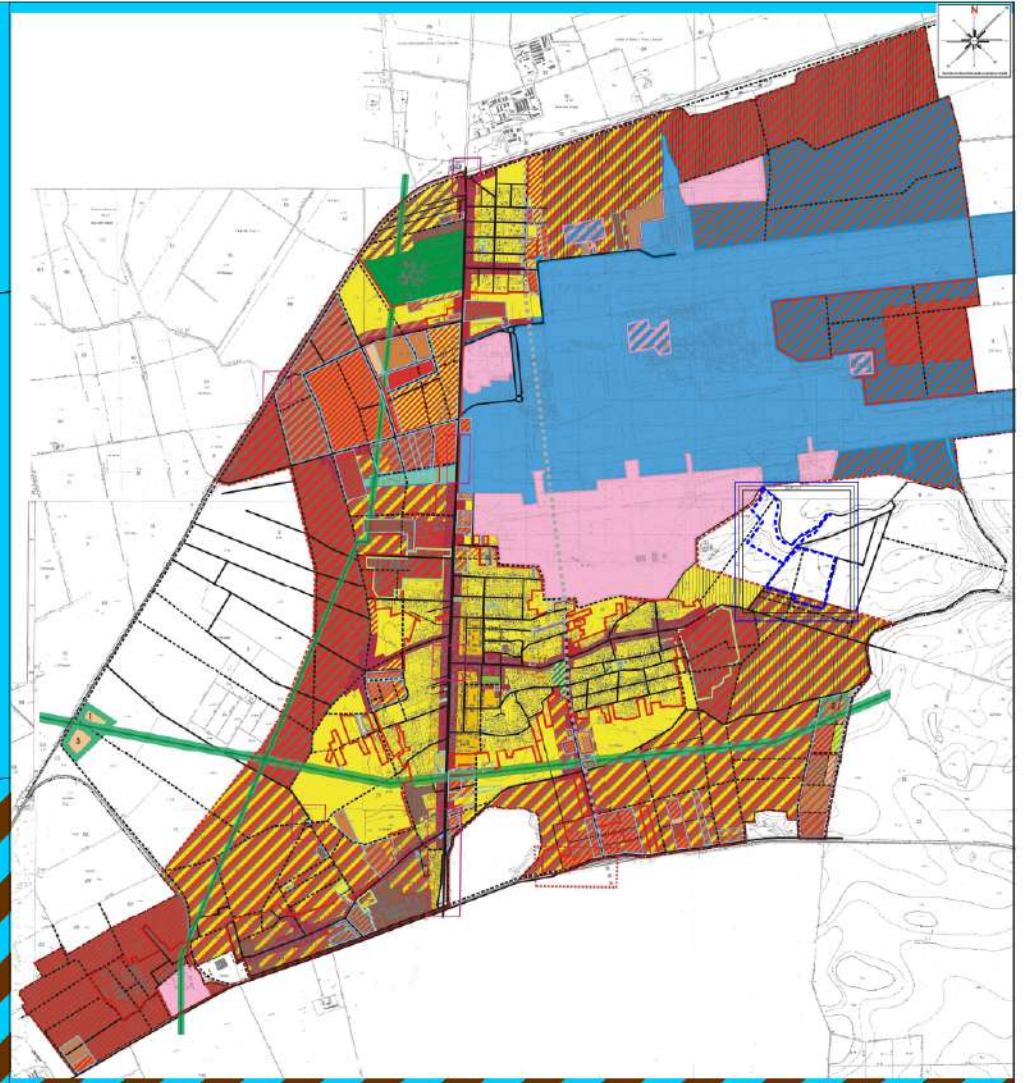
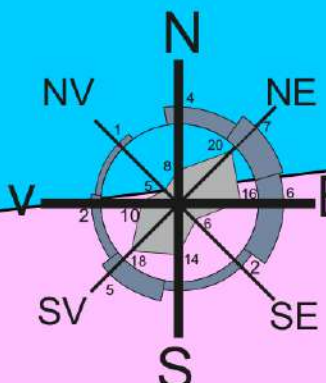


Parcela (N.C. 114550)				Parcela (N.C. 115151)			
No. Par.	Coordonate pt. de corner	Suprafata	Longime	No. Par.	Coordonate pt. de corner	Suprafata	Longime
	x (m)	y (m)	Dist. (m)		x (m)	y (m)	Dist. (m)
1	340561.548	587952.196	224.086	1	340544.922	587960.051	19.011
2	340561.882	587952.569	186.284	2	340544.946	587951.828	21.987
3	340563.719	587950.862	102.760	3	340545.270	587952.419	14.604
4	340563.143	587951.991	180.255	4	340545.864	587976.764	18.137
5	340561.833	587972.256	281.269	5	340546.061	587951.828	20.673
6	340561.137	587968.191	203.396	6	340546.440	587976.331	72.291
7	340564.082	587982.714	12.318	7	340546.514	587950.981	42.874
8	340560.131	587959.030	15.948	8	340546.514	587950.981	17.864
9	340562.224	587964.188	16.303	9	340546.514	587950.981	17.864
10	340562.224	587964.188	16.303	10	340546.514	587950.981	17.864
11	340562.224	587964.188	16.303	11	340546.514	587950.981	17.864
12	340562.224	587964.188	16.303	12	340546.514	587950.981	17.864
13	340562.224	587964.188	16.303	13	340546.514	587950.981	17.864
14	340562.224	587964.188	16.303	14	340546.514	587950.981	17.864
15	340562.224	587964.188	16.303	15	340546.514	587950.981	17.864
16	340562.224	587964.188	16.303	16	340546.514	587950.981	17.864
17	340562.224	587964.188	16.303	17	340546.514	587950.981	17.864
18	340562.224	587964.188	16.303	18	340546.514	587950.981	17.864
19	340562.224	587964.188	16.303	19	340546.514	587950.981	17.864
20	340562.224	587964.188	16.303	20	340546.514	587950.981	17.864
21	340562.224	587964.188	16.303	21	340546.514	587950.981	17.864



AEROPORT INTERNATIONAL "HENRI COANDA"

UNITATE MILITARA

Raza=1039m

Raza=563m

S.P.2
SPATII VERZI DE AGREMENT

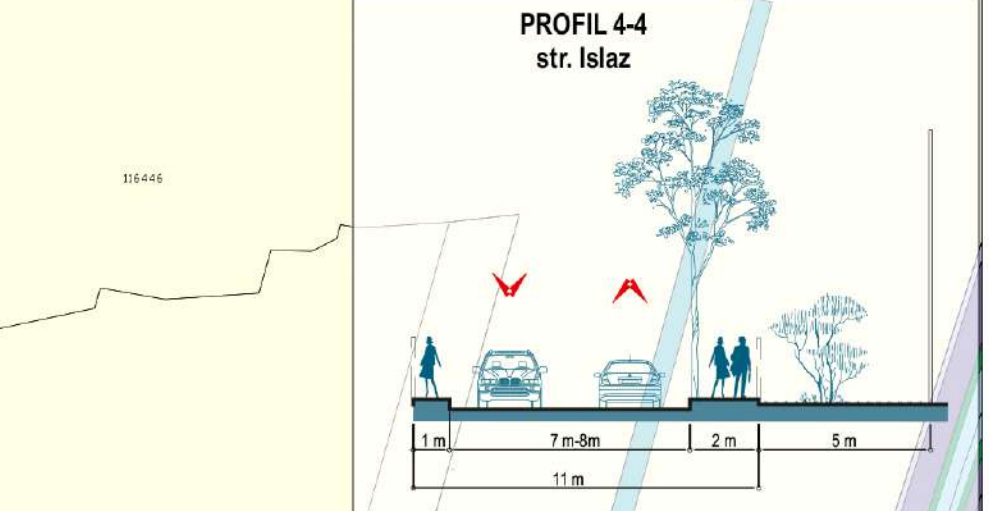
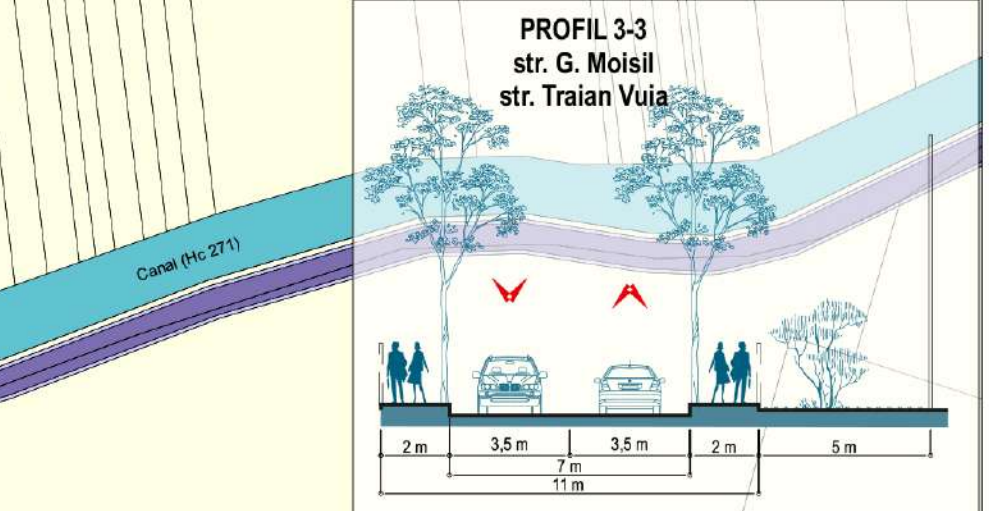
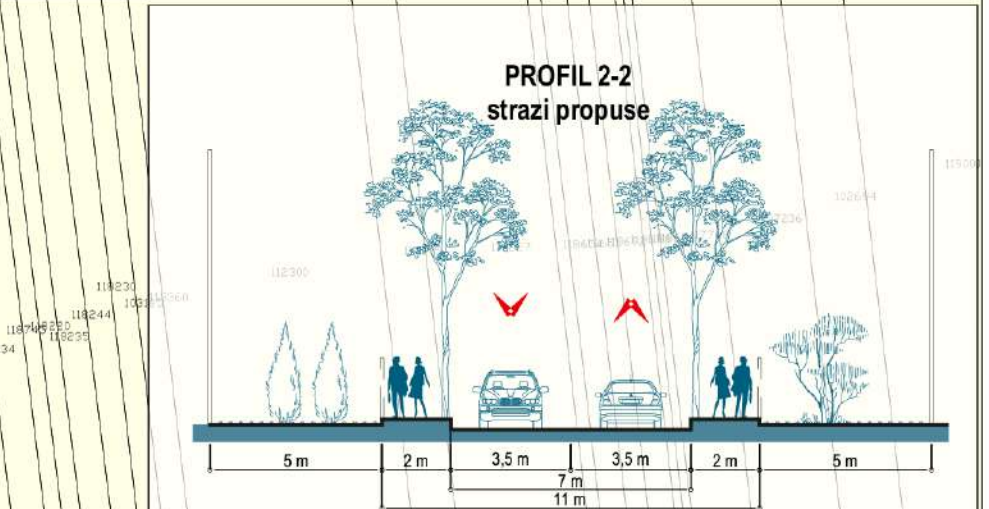
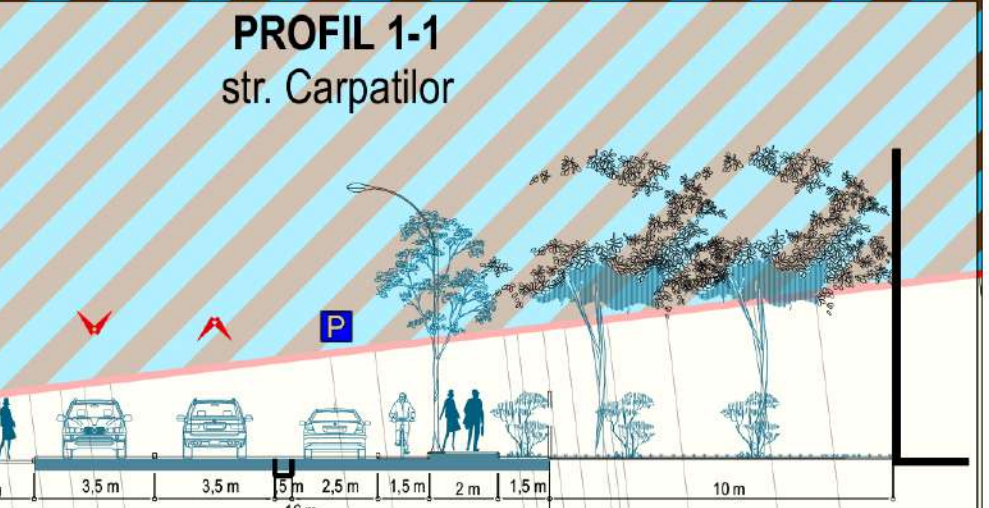
I.S.

I.S.

I.S.

I.S.

	EXISTENT		PROPOS		SPATIU VERDE -TOTAL-	Suprafata construita -TOTAL-	Circulatii carosabile si pietonale -TOTAL-
	MP	%	MP	%			
TEREN EXTRAVILAN	228597.00	100.00	-	-	-	-	-
PROPOS: IS-ZONA SERVICII SI ECHIPAMENTE PUBLICE	-	-	117133.40 58566.70 23426.68 35140.02	51.24	23426.68+	58566.70+	35140.02+
PROPOS: SP-ZONA SPATII VERZI DE PROTECTIE	-	-	2344.40 234.44 2109.96	1.02	234.44	234.44	19578.75
PROPOS: SP2-ZONA SPATII VERZI DE AGREMENT	-	-	89540.45 22385.11 67155.34	39.17	2109.96	22385.11	54718.77
PROPOS: Cc-ZONA CAI DE COMUNICATII	-	-	-	-	-	-	-
SUPRAFATA TOTALA***	228597.00	100.00	228597.00	100.00	-	-	-



Indici urbanistici propusi
Zona functionala SP-Zona spatii verzi de protectie
P.O.T. maxim admis=10%
C.U.T. maxim admis = 0,1mp ADC/ mp teren
Spatii verzi=90%

Indici urbanistici propusi
Zona functionala SP2-Zona spatii verzi de agrement
P.O.T. maxim admis=25%
C.U.T. maxim admis = 1,0 mp ADC/ mp teren
Rh max.= P+3E
Spatii verzi=75%
H max(masurata in planul fatadei de la CTA)=12m

Indici urbanistici propusi
Zona functionala IS-Zona servicii si echipamente publice
P.O.T. maxim admis=50%
C.U.T. maxim admis = 2,0 mp ADC/ mp teren
Rh max.= P+3E
Spatii verzi= 20%
H max(masurata in planul fatadei de la CTA)=12m

Indici urbanistici propusi
Zona functionala Cc-Zona cai de comunicatii
Utilizari admise- Cai de comunicatie rutiera si constructii aferente necesare functionarii si pentru siguranta transportului rutier
Utilizari complementare permise: retele tehnico-edilitare; constructii si amenajari complementare pentru buna desfasurare a circulatiei si pentru realizarea unui spatiu functional.
Utilizari interzise-orice fel de utilizari care afecteaza buna functionare a cailor de circulatie

- LEGENDA**
- Limita intravilan conform P.U.G. Oras Otopeni
 - Limita terenului studiat ce a generat P.U.Z (Tarla 17, Parcela A276, N.C. 115151; Tarla 18, Parcela A281/274, N.C. 114568)
 - Limita edificabil propus

- FUNCTIUNI SI ALTE REGLEMENTARI**
- Teren arabil extravilan
 - Zona locuire P, P+1E+M
 - Zona cu functiune speciala
 - Zona IS-Zona servicii si echipamente publice
 - Zona verde de protectie 5m cu vegetatie inalta
 - Zona spatii verzi de agrement
 - Canale de desecare H.C. 280, H.C.271
 - Zona transport aerian - Aeroport International "Henri Coanda"
 - Zona activitati industriale
 - Zona de comunicatie rutiera si amenajari aferente cu caracter colector
 - Zona pietonala propusa
 - Portiune din HC 280 ce va fi casetat pentru realizarea infrastructurii rutiere -lucrare ce se va executa conform cerintelor ANIF (de catre firma specializata acreditata la faza de autorizare proiecte)
 - Raze de protectie la 563m si 1039m (fata de element localizat N=340845,313; E=586796,517)

PROIECTANT GENERAL
S.C. ARCHITECTURE DOMUS DESIGN S.R.L.

BENEFICIAR
U.A.T. ORAS OTOPENI

PROIECT: U.A.T. ORAS OTOPENI

DESEINAT: U.A.T. ORAS OTOPENI

DATA: DECEMBRIE 2024

REGLEMENTARI URBANISTICE ZONIFICARE

U04