

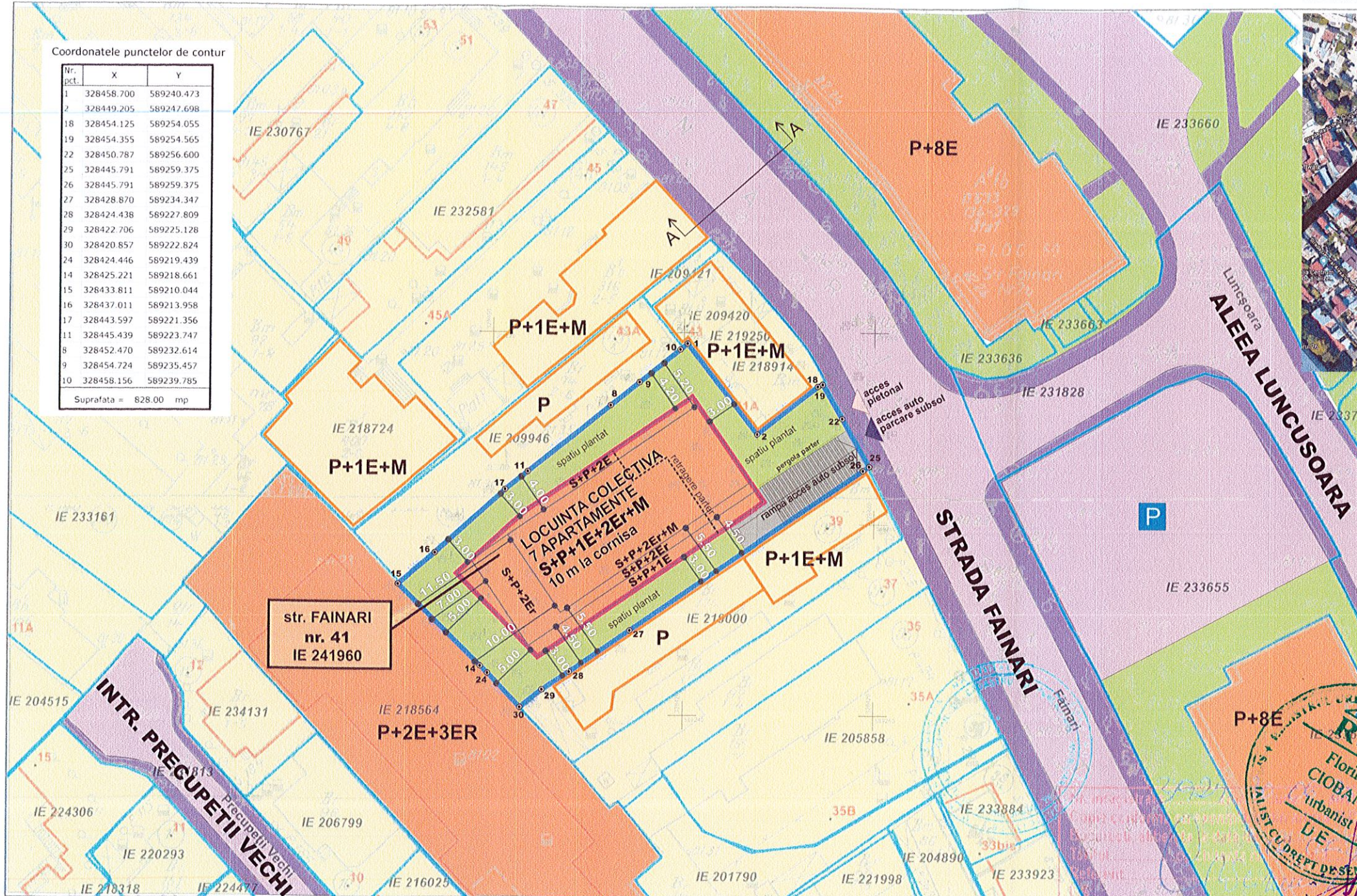
EXTRAS DE PLAN CADASTRAL SCARA 1:500 aferent imobilului situat in Str.Fainari,nr.41, IE241960,sector 2, Bucuresti



Coordonatele punctelor de contur

| Nr. pct. | X | Y |
|----------|------------|------------|
| 1 | 328458.700 | 589240.473 |
| 2 | 328449.205 | 589247.698 |
| 18 | 328454.125 | 589254.055 |
| 19 | 328454.355 | 589254.565 |
| 22 | 328450.787 | 589256.600 |
| 25 | 328445.791 | 589259.375 |
| 26 | 328445.791 | 589259.375 |
| 27 | 328428.870 | 589234.347 |
| 28 | 328424.438 | 589227.809 |
| 29 | 328422.706 | 589225.128 |
| 30 | 328420.857 | 589222.824 |
| 24 | 328424.446 | 589219.439 |
| 14 | 328425.221 | 589218.661 |
| 15 | 328433.811 | 589210.044 |
| 16 | 328437.011 | 589213.958 |
| 17 | 328443.597 | 589221.356 |
| 11 | 328445.439 | 589223.747 |
| 8 | 328452.470 | 589232.614 |
| 9 | 328454.724 | 589235.457 |
| 10 | 328458.156 | 589239.785 |

Suprafata = 828.00 mp



- LIMITA TEREN CE A GENERAT PUD STR. FAINARI 41, 41A, 41B
- LIMITE PROPRIETATI - OCPI
- EDIFICABIL PROPUȘ
- LOCUINTE COLECTIVE
- LOCUINTE UNIFAMILIALE
- REAMBULARE CONSTRUCTII EXISTENTE
- SPATII PLANTATE
- CIRCULATII AUTO
- CIRCULATII PIETONALE
- P PARCARI DE RESEDINTA
- ▶ ACCES AUTO PARCARE SUBSOY
- ▶ ACCES PIETONAL

POT = 45%
 CUT = 1.44
 RHM = S+P+1E+2Er+M (10 m la cornisa)



OCPI Bucuresti, Bd. Expozitie, nr. 1A, sector 1
 Data: 07.2020
 Intocmit: Gabriela Craciunescu

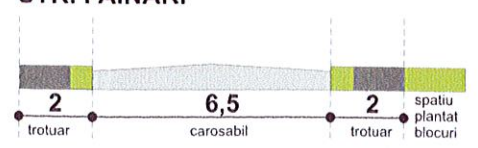
BILANT PROPUȘ

| S. TEREN | 100,0 % | 828,00 |
|---|---------|--------------|
| S. CONSTRUITA SUBSOY (10 LOCURI PARCARE) | - | 385,00 |
| S. CONSTRUITA PARTER | | 300,00 |
| S. CONSTRUITA ETAJ 1 (PROIECTIA LA SOL) | 45,0 % | 372,00 |
| S. CONSTRUITA ETAJ 2 retras | | 290,00 |
| S. CONSTRUITA Mansarda | | 223,00 |
| S. CONSTRUIT DESFASURAT P+1E+2ER+M | | 1.185,00 |
| S. BETONATA ALEI, RAMPE | 13,3 % | 110,00 |
| S. SPATII PLANTATE | 41,7 % | 346,00 |
| P.O.T. | | 45 % |
| C.U.T. P+1E+2ER | | 1.17 |
| C.U.T. P+1E+2ER+M | | 1.44 |
| REGIM MAXIM INALTIME | | S+P+1E+2ER+M |
| REGIM MAXIM INALTIME (METRI) - la cornisa | | 10 m |

BILANT EXISTENT

| S. TEREN | 100,0 % | 828,00 |
|--|---------|--------|
| S. CONSTRUITA (C1+C2+C3+C4) | 29,5 % | 244,40 |
| S. CONSTRUIT DESFASURATA (C1+C2+C3+C4) | 29,5 % | 308,50 |
| S. BETONATA ALEI | 21,8 % | 181,70 |
| S. VERZI | 48,7 % | 401,90 |
| P.O.T. | | 30 % |
| C.U.T. | | 0,37 |
| REGIM MAXIM INALTIME | | P+M |

SECTIUNE A-A PROFIL EXISTENT SI MENTINUT STR. FAINARI



Certificat de Urbanism nr. 1272/817F din 23.12.2021

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|--|----------------------------|---|--|
| PROIECTANT GENERAL SC URBANART SRL CUI: RO17430371/2005 J40/6072/2005 | Data: Decembrie 2021 | LOCUINTA COLECTIVA 7 APARTAMENTE S+P+1E+2Er+M str. FAINARI, nr. 41 Sector. 2, Bucuresti Nr.Cad.: 241960 | Pr. nr.: 0392U20-21 Faza: P.U.D. |
| | | Beneficiari: CIOBANU-PANȚAU RALUCA, CIOBANU FLORIN, CREȚU ANA-MARIA, CREȚU STEFAN-DANIEL, TUDORICĂ BOGDAN-NICUȘOR, PRUTEANU ANA-ANGELICA, RECEAN SERGIU, RECEAN DENIS, SĂNIUȚĂ NICOLAE-CORNELIU, SĂNIUȚĂ MIHAELA-ROXANA | PL. Nr. U06 |
| PROIECTAT: Urb. C.Arh. Florin Ciobanu | Scara: 1:500 | REGLEMENTARI | |
| DESENAT: Urb. C.Arh. Florin Ciobanu | | | |