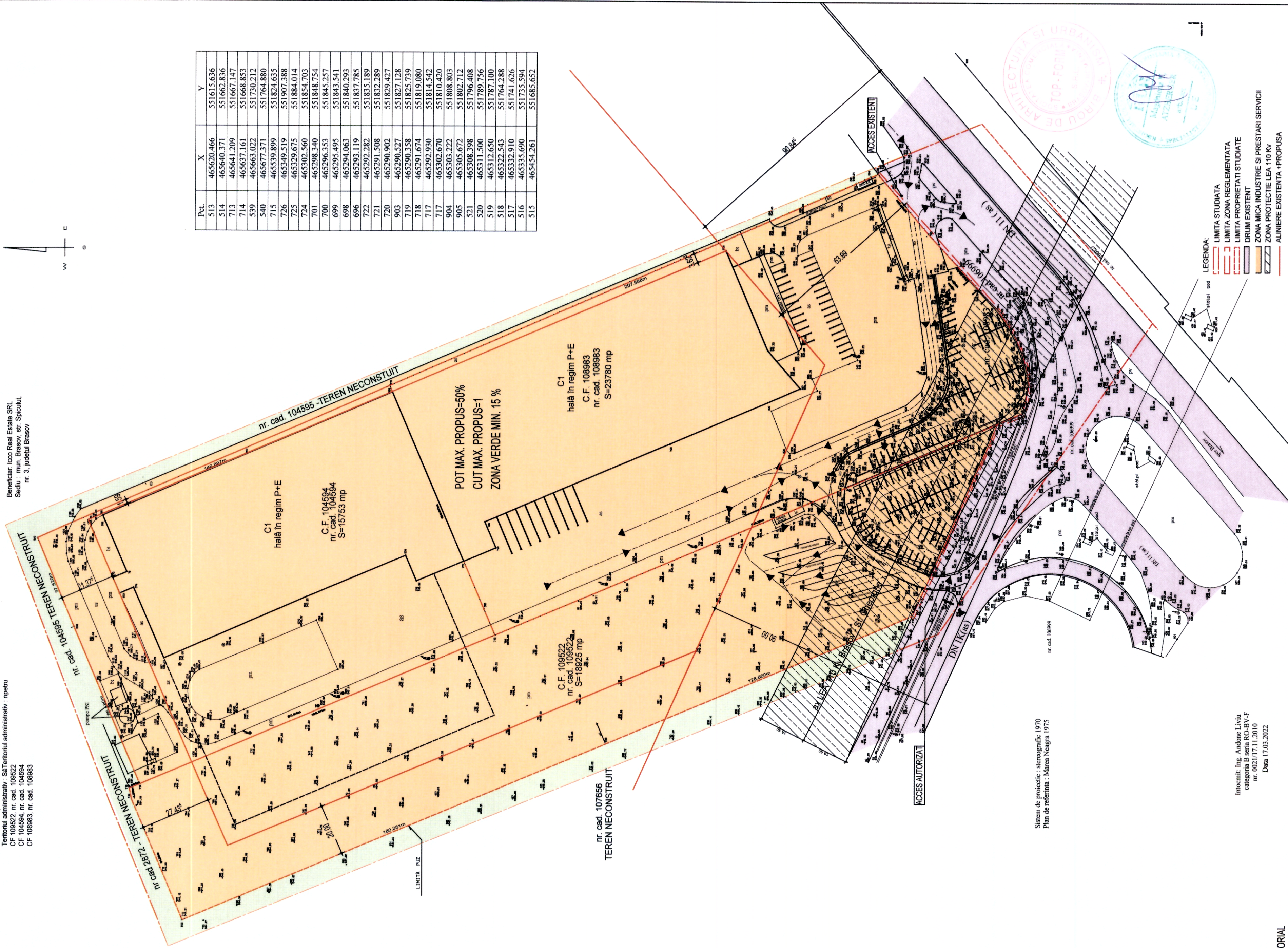


PLAN TOPOGRAFIC

Județul Brașov
 Teritoriul administrativ - SA Teritoriul administrativ - n.p.s.
 CF 109522 nr. cad. 109522
 CF 104594 nr. cad. 104594
 CF 108983 nr. cad. 108983

Beneficiar: Icco Real Estate SRL
 Sediul: mun. Brașov, str. Spicului,
 nr. 3, județul Brașov

Pct.	X	Y
513	465620.466	551615.636
514	465640.371	551662.836
713	465641.209	551667.147
714	465637.161	551668.853
539	465663.022	551730.212
540	465677.371	551764.880
715	465539.899	551824.635
726	465349.519	551907.388
725	465329.675	551884.014
724	465302.560	551854.703
701	465298.340	551848.754
700	465296.353	551845.257
699	465295.495	551843.541
698	465294.063	551840.293
696	465293.119	551837.785
722	465292.282	551835.189
721	465291.508	551832.289
720	465290.902	551829.427
903	465290.527	551827.128
719	465290.358	551825.739
718	465291.674	551819.080
717	465302.670	551814.542
904	465303.222	551808.803
905	465305.672	551802.712
521	465308.398	551796.408
520	465311.500	551789.756
519	465312.650	551787.100
518	465322.543	551764.288
517	465332.910	551741.626
516	465335.690	551735.594
515	465454.261	551685.652



LEGENDA:
 - LIMITA STUDIATA
 - LIMITA ZONA REGLEMENTATA
 - LIMITA PROPRIETATI STUDIATE
 - DRUM EXISTENT
 - ZONA MICA INDUSTRIE SI PRESTARI SERVICII
 - ZONA PROTECTIE LEA 110 KV
 - ALINIERE EXISTENTA +PROPUSA

BILANT TERITORIAL

NR.CRT.	ZONE FUNCTIONALE	EXISTENT mp	EXISTENT %	PROPIUS mp	PROPIUS %
1.	TEREN INTRAVILAN NECONSTRUIT	18 925.00	32.37	0	0
2.	CONSTRUCTII	16 663.00	28.50	29 229.00	50.00
3.	CIRCULATIII INTERIOARE	15 603.00	26.69	20 460.30	35.00
4.	ZONA VERDE AMENAJATA	7 455.00	12.76	8 782.70	15.00
TOTAL ZONA REGLEMENTATA		58 456.00	100.00	58 458.00	100.00

REGIM MAX. DE INALTIME MAX. P+E
 POT MAX.=50%, CUT MAX.= 1.00
 ZONA VERDE MIN. 15%

VERIFICATOR/ EXPERT

NUME SEMNATURA Scara: 1/1000
 arh. Abzberger Magdalena
 arh. Abzberger Magdalena
 des. Vucanescu Elena

SEMNATURA Data: 05/02/2022
 arh. Abzberger Magdalena
 des. Vucanescu Elena

CERINTA REFERAT / EXPERTIZA NR. / DATA

BIROU DE ARHITECTURA
 SC ICCO REAL ESTATE SRL
 BRASOV, CALA CIBELIENI 2
 TEL: 0268.208302 FAX: 0268.208303
 e-mail: office@icco-real.ro

Beneficiar: SC ICCO REAL ESTATE SRL
 INCALZIRE SI CLIMATIZARE
 11, FN. COM. SANPETRU
 IALOMITA, BRASOV

Proiect nr. 28/2022
 Faza: P.U.Z.
 Planşa nr. U-04

Sistem de proiectie - stereografic 1970
 Plan de referinta : Marea Neagra 1975

Inocmit: Ing. Andone Liviu
 categoria B seria RO-BV-F
 nr. 0021/17.11.2010
 Data 17.03.2022