

AREA TOWN PLANNING

ON LOCATION Road bridge over the river Tisa Sighet, Maramures County

PUZ
2017

August 2017
revision 1

Zoning Plan for placing road bridge over the river Tisza
Sighet, Maramures County
MEMORIUGENERAL

AREA TOWN PLANNING

ON LOCATION Road bridge over the river Tisza Sighet, Maramures County

GENERAL DESIGNER
SC Raumplan DESIGN SRL

PROJECT MANAGER
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BENEFICIARY
SC EXPERT PROJECT 2002 SRL

DATE
2016

Zoning Plan for placing road bridge over the river Tisza
Sighet, Maramures County
GENERAL REPORT

AREA TOWN PLANNING

ON LOCATION Road bridge over the river Tisza Sighet, Maramures County

STAFF DEVELOPMENT:

Project Manager Specialty:

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1.1. THEME DESIGN

Zoning Plan for placing road bridge over the river Tisza Sighet, Maramures County GENERAL REPORT

1. INTRODUCTION

1.1. Identification data

1.1.1 Project Name

**ZONING PLAN FOR PLACING ROAD BRIDGE OVER THE RIVER TISA
SIGHET, MARAMURES COUNTY**

1.1.2 Initiator

SC EXPERT PROJECT 2002 SRL

1.1.3 Designer, subcontractors, collaborators

GENERAL DESIGNER

SC Raumplan DESIGN SRL

1.1.4 Date of preparation

March 2016 / Revision 1 - August 2017

1.2. The scope of work

BASIS OF APPLICATIONS - PROGRAM

The main objective of this PUZ is to regulate urban, legal and technical infrastructure and ensuring the legal base, obtain clear provisions for the area that is the foreseen, namely the creation of a link road between Romania and Ukraine, near the most important village northern county of Maramures, Sighet, by contributing to the integrated development in the region and the border area of northwestern Romania.

The overall objective is to improve the economic competitiveness of Romania by developing transport infrastructure, promoting sustainable transport and cohesion in the European road network.

Documentation PUZ for the road bridge over the River Tisa has to regulate the procedures for making a modern communication way with implications for regional development of the area, traffic flow, increase safety of users, reducing travel times, decrease pollution at all levels areas currently in transit and also shortening the link road with Russia, the Baltic States, Poland, Hungary and Slovakia.

LOCAL DEVELOPMENT PROGRAM PROVISIONS

The road bridge over the River Tisa project aims to build a link road between Maramures and Ukraine, near the village of Sighet. Route version approved by the Feasibility Study will be located in the Teplita area, in the town of Sighet, Maramures County.

Approved route variant consists of a link road which branches of the national road DN18 (km. 69 + 260) crossing Camara neighborhood then Tisza river. Length of connecting road (off the DN18) plus the bridge (into the territory of Ukraine) is 1200m.

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Approved route is located inside and outside the city limits of Sighet, now the land is occupied by privately owned cultivated fields and water meadows next to the river Tisa.

Urban Area Plan establishes specific regulations for an area within the administrative city, draws traffic routes, proposed zoning, providing facilities and necessary infrastructure. The purpose of this paper is to provide local authorities and approving authorities a unified and practical methodology to identify and delineate land for building destination and set conditions of use. Very important is the rational use of land linking the general interests of the local community with particular interests.

The present documentation have followed basically the following:

- ⇒ Existing situation analysis,
- ⇒ Dimensioning of the corresponding construction and the improvements proposed according to the employer requirements;
- ⇒ Utilities endowment;
- ⇒ integration and harmonization of new construction in the existing built and natural environment;
- ⇒ ensuring environmental protection conditions.

1.3. Documentary sources

Documentary sources

Sources used to develop this documentation were:

- ☐ County Spatial Plan
- ☐ General Urban Plan Sighet

Documentation has been produced with the methodological guidelines:

- Law no. 50 of July 29, 1991 (** republished **) (* updated *) concerning the authorization of construction works (form available from September 2015 *)
- Law no. 453 of July 18, 2001 amending and supplementing Law no. 50/1991 authorizing execution of construction works and some measures for homes, the Official Gazette, Part I no. 431 of August 1, 2001
- Law no. 261/2009 - approval of GEO no. 214/2008 amending Law no. 50/1991 on authorizing the execution of construction works published in the Official Gazette, Part I, no. 493 of July 16, 2009.
- Law 289/2006 amending and supplementing Law 350/2001 on spatial planning and urbanism
- HG 490/2011 supplementing the General Urbanism Regulation approved by GD 525/1996
- GEO 7/2011- Amendments and additions to Law no. 350/2001 on spatial planning and urbanism
- Law 190/2013 - Amendments and additions to Law no. 350/2001 on spatial planning and urbanism
- Law 100 of April 19, 2007 (Law 100/2007) amending and supplementing Law no. 351/2001 approving the National Spatial Plan - Section IV - Network locations

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- **Law no. 451 of July 8, 2002** to ratify the European Landscape Convention, adopted in Florence on October 20, 2000, published in the Official Gazette, Part I no. 536 of July 23, 2002
- **Emergency Ordinance no. 114/2007** amending and supplementing Government Emergency Ordinance no. 195/2005 on environmental protection
- **MLPAT Order Nr. 91/1991** the forms, the authorization procedure and content of regional planning documentation
- **Law 242 of June 23, 2009 (Law 242/2009)** approving the Government Ordinance no. 27/2008 amending and supplementing Law no. 350/2001 on spatial planning and urbanism
- Law 18/1991 - land (republished in 1998)
- Law 33/1994 - regarding expropriation for the public interest
- Law 10/1995 - quality construction
- Law 41/1995 - the protection of national treasures
- Law 7/1996 - real estate cadastre and real estate advertising
- Water Law 107/1996 with subsequent modifications and additions, Annex 2,
- Law no. 310 of June 28, 2004 amending and supplementing Law no water. 107/1996
- Emergency Ordinance 3 of February 5, 2010 (GEO 3/2010) amending and supplementing Law no water. 107/1996
- Law 171/1997 - Section II - Water
- Ordinance 43 of August 28, 1997 - on the roads
- Government Decision no. 540/2000 approving functional classification in categories of public roads and private roads open to public traffic utility
- Ordinance no. 7 of January 29, 2010 amending and supplementing Government Ordinance no. 43/1997 concerning the roads
- Law 54/1998 - the legal circulation of land
- Law 213/1998 - on public property and its legal status
- Law 219/1998 - the concession contracts
- Law 5/2000 - Section III - protected areas
- Law 350/2001 - the regional planning and supplements (Law 289/2006)
- Law 351/2001 - Section IV - network of settlements
- Law 422/2001 - on the protection of historical monuments
- Law 575/2001 - Section V - natural risk areas
- GD 525/1996 - approving the Urban Management Plan (RGU) (republished in 2002)
- GD 59/1999 - to amend Art. 2 of GD 525/1996
- Civil Code
- Forest code
- Ministry of Health Order no.119 / 2014 for approval of the guidelines and recommendations on the living environment of the population
- Law 104/2011 on the protection of the atmosphere
- Emergency Ordinance no. 152/2005 - on prevention and integrated pollution control

Note: The mentioned legal and regulatory framework refers to the original wording and all subsequent amendments

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LIST OF STUDIES AND PROJECTS PREVIOUSLY DEVELOPED

- ▼ Feasibility study
- ▼ Geotechnical study

LIST OF STUDIES PREPARED DURING PUZ

- ▼ topographical survey

INVESTMENT PROJECTS DESIGNED FOR AREAS WITH IMPACT ON THE URBAN DEVELOPMENT AREA

Development of municipal services, namely the set up networks of water supply and sewerage.

2. CURRENT STAGE OF DEVELOPMENT

2.1. Area evolution

DATA REGARDING AREA EVOLUTION

Sighet city is the second largest and important urban center in Maramures after Baia Mare.

Sighetu Marmatiei polarized in terms of space and historical-ethnographic region known geographic name "Land of Maramures" or "Historical Maramures" located in the northeast of the current Maramures County. Historical Maramures region is isolated in terms of geographical accessibility which manifests consequences in population density.

Historical Maramures population density is 63.5 inhabitants / square km and the population density in the entire county is 80.9 inhabitants / km².

Connecting the city to the national and district road network is via the National Road 18 (DN 18) Baia Mare - Sighet - Borsa; National Road 19 (DN19) Satu Mare - Negresti Oas - Sighet and County Road 186 Sighet - Vadul Izei - Barsana - Sacel. Also Sighet city is crossing the border is connected with the city Solotvino of Ukraine and Ukrainian national road H 09.

The area designated for the road bridge over the River Tisa is located in the NE of the city of Sighet. It is an area that the functionally is part of the peripheral areas, preferred location of industries or other activities incompatible with the other central or pericentral functional areas of the village.

Industrial facilities are located in the industrial area of the city. Industry development was depended of access to the railway and national roads accessibility. Such garments and knitwear factories are located north of the city with access to DN18. A number of industrial facilities were located since 1990 in the east section by lower price of land.

SIGNIFICANT FEATURES OF THE AREA, RELATED TO THE CITY EVOLUTION

Part of the studied area is a relatively new area introduced in Sighet built-up area, namely in 2009 when updating documentation PUG.

The other part, located outside city limits, is used almost exclusively for agriculture. Increasing requests for realization of private houses in recent years, ended up with the introduction of this area in the built-up area, due for individual rural type housing.

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Significant features of the area are the following:

- approximately flat terrain without high vegetation;
- construction free zone in the plot;

POTENTIAL DEVELOPMENT

The study area has great potential for housing development primarily for individual houses with urban character, supported by the following:

- area in the town and about the city and its facilities;
- possibility of achieving technical facilities - utilities needed under normal technical and financial efforts;
- region free from pollution sources.

2.2. Location

The proposed area is located outside the city limits Sighet, being in the north of ATU's, accessible by the road that connects Viseu de Sus DN18.

2.3. Existing environment

Environment elements that may occur in the urban organization: relief, hydrographic network, climate, geotechnical conditions, natural risks

General geological and geomorphological data

From a geological point of view, the studied area falls within the confluence area of the Transcarpathian Flush, located outside the Maramures crystalline massif. The deposits in the area are so recent, the Quaternary (Holocene and Pleistocene), and the old, Neogen age (Volhinian-Bessarabian and Tortonian).

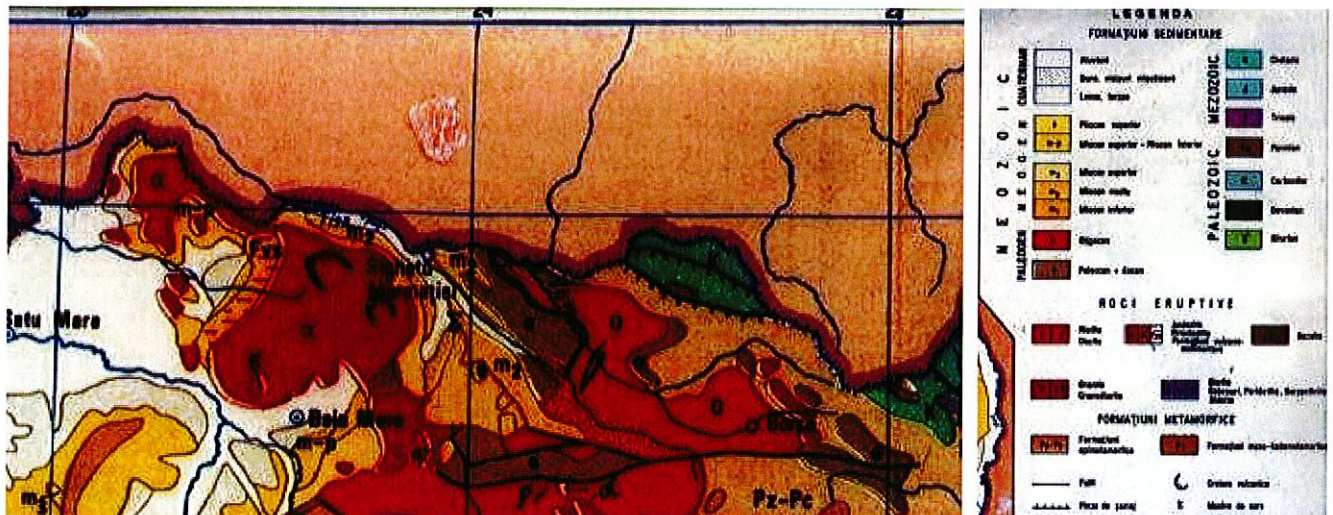
On the surface are encountered deposits represented by sands and meadow gravel, belonging to the upper and lower Holocene, below which are encountered Pleistocene deposits with small thickness, represented by clays.

The Tortonian has a transgressive and discordant character and is represented by a lower horizon with sands, sandstone, marlin and riolithic tufts, and an ingenious superior horizon on the crystal containing basal and limestone conglomerates. In the areas of the marshes, on limestones of 100-200m, limestone, sandstone and tufts are also encountered.

Volhinian-Bessarabian follows continuously sediment and is represented by two facies:

- marginal, greasy-limestone;
- wide, argilo-marnos-tufaceous.

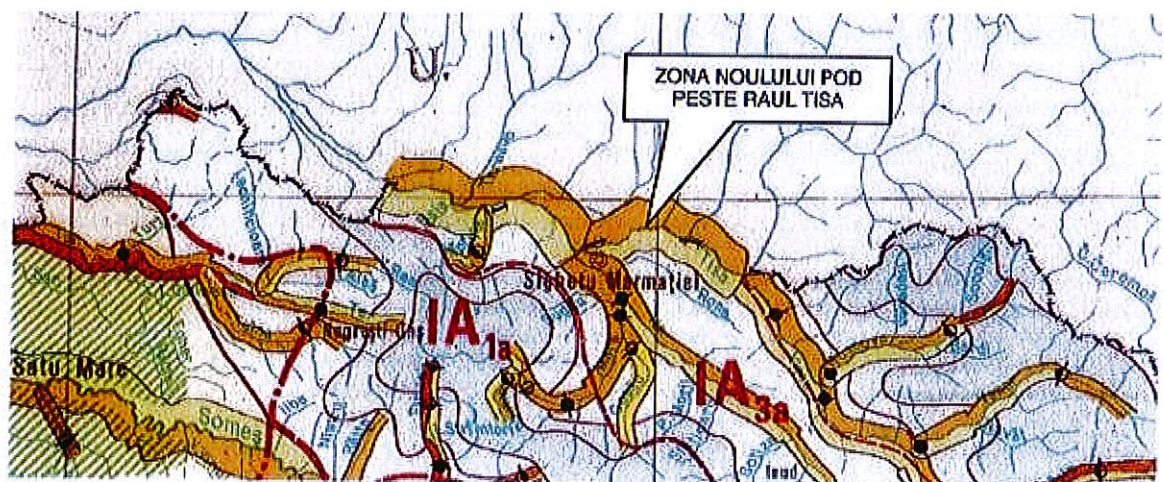
Also, other deposits, with varying thicknesses, can be found, represented by muddy clays, sandy marls, bushes, shrubs, sands and conglomerates.



Source: Institute of Geography of Romania, 1976

Hydrographic considerations

From a hydrographic point of view, the area is tributary to the Tisa River, with permanent water flow and collector of various tributaries, of which we mention: Iza, Rona, Baia. On the left, it collects the waters that descend from the Rodna and Maramures massifs.

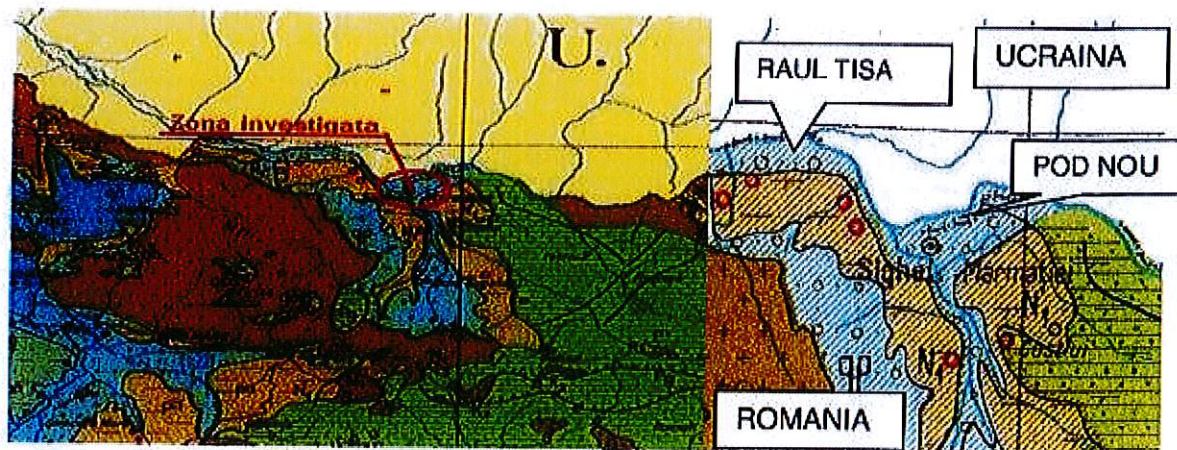


Sursa: Institutul de Geografie al Romaniei, 1976

Hydrologic considerations

From a hydrogeological point of view, according to the classification of the hydrogeological map of Romania, the area is framed in a region with underground water present in local aquifers. These aquifer streams are in coarse-grained rocks, belonging to the gravel and sands of the composition of the terraces and the intra-mountain basins.

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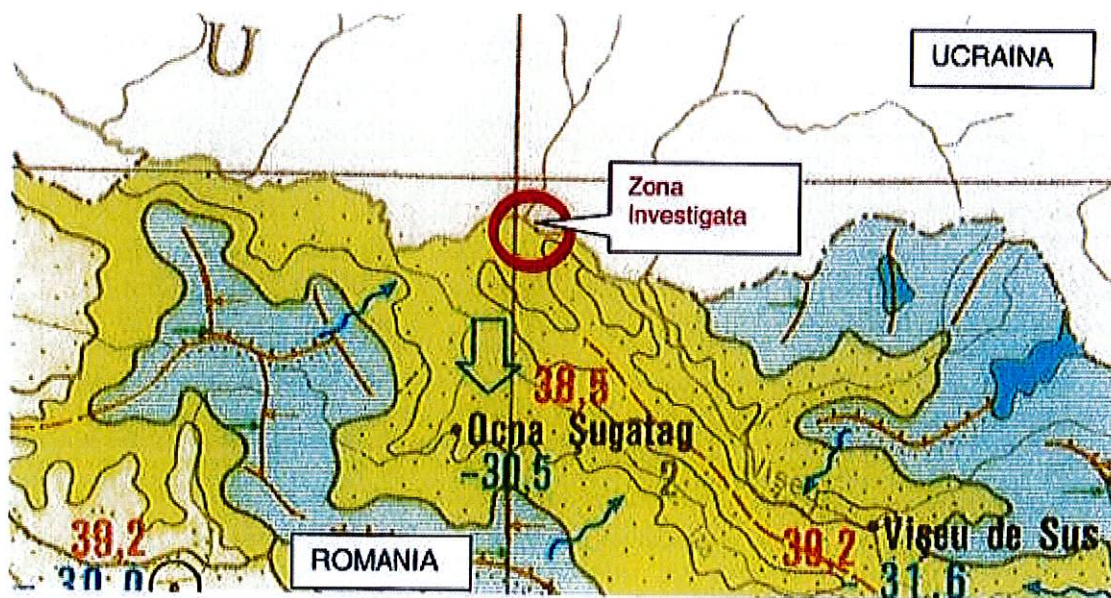


Sursa: Institutul Geologic al Romaniei, 1969

Climate considerations

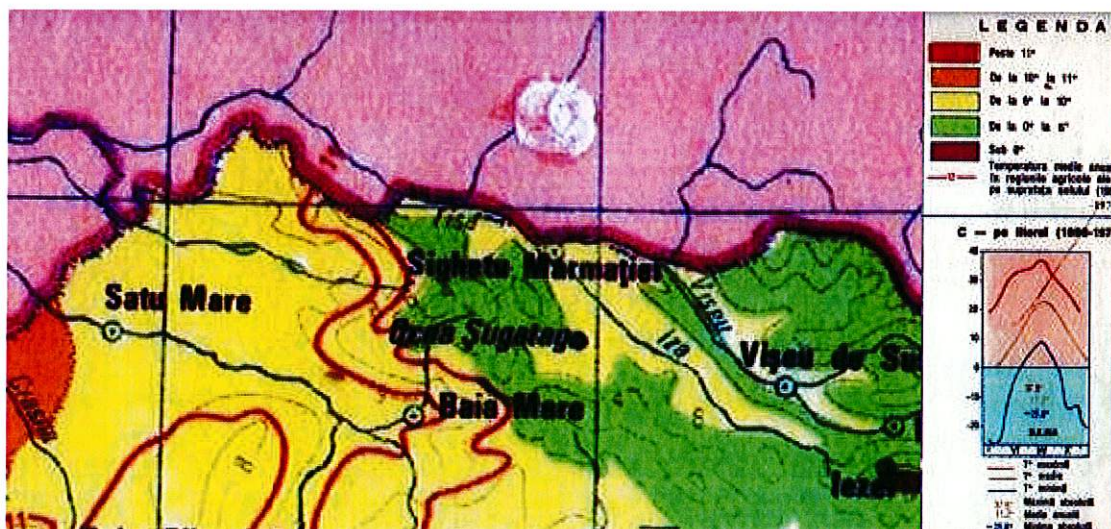
Climatically, according to the Climatic Atlas of the Socialist Republic of Romania issued by the Meteorological Institute in 1965, the perimeter has the following characteristics:

- the multi-annual average air temperature is 9 - 10°C;
- first day of frost - October 1 - October 11;
- the last day of frost - April 21 - May 1.



Sursa: Institutul de Geografie al Romaniei, 1977

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Source: Institute of Geography of Romania, 1976

2.4. Circulation

CRITICAL ISSUES FOR ROAD TRAFFIC IN THE AREA

The main channels of communication are the national roads DN 18 and DN 19 passing through the city center, which cause the crowding of traffic. It is imperative to build the ring roads that will allow transit along the outskirts of the city. It is proposed a detour road connecting DN 19 to DN 18, this road is to pass north of the city going on the line of the current defense dam against the flood of the Tisa river. The proposed road will reach the road axis that will link the bridge designed to make a new cross-border connection with Ukraine.

It is also proposed a belt road that will prevent the traffic from DN 18 from entering the city. This road will bypass the city on the east and will short-circuit DN 18 between the point just north of the bridge over the Ronisoara River and the point where it is provided to connect to DN18 the road leading to the new cross-border bridge.

For the connection of the city with the county residence it is foreseen to build a railway line that will connect Sighetu Marmatiei of Baia Mare on a long term, and for the increase of road traffic it will be necessary to build a tunnel under the Gutâi Mountains.

The modernization of the current railways leading to Salva as well as the construction of a new line to the west: Sighetu Marmatiei-Bixad are necessary to increase the reduction of access time to other urban centers in Romania. In order to optimize the cross-border traffic in addition to the construction of a new bridge and the connection to the Romanian and Ukrainian road networks it is necessary to resume the railway traffic to Ukraine on the two Rahiv and Teresva.

2.5. Land occupation

MAIN FEATURES OF EXISTING FUNCTIONS IN THE AREA

The allocation of land use and functions to the surface of the studied area is currently the land, the land owned by the City Hall and the land owned by private individuals or legal entities.

RELATIONSHIP BETWEEN THE FUNCTIONS

According to the provisions of P.U.G. Sighetu Marmatiei, the area includes the river Tisa, located in the north of the administrative territory belonging to Sighetu Marmatiei.

OCCUPANCY OF THE AREA WITH BUILT FUND

The area studied by PUZ is located in the unincorporated area of Sighet and land is largely owned by private individuals or companies.

QUALITATIVE ASPECTS OF THE BUILT AREA

In the related field studied There is NO building erected.

WITH INSURANCE SERVICES AREA, in correlation with neighboring areas

Given the nature of their intended purpose by P.UZ (bridge and border crossing area), provision of services in relation to neighboring areas is less present. Traffic infrastructure is present (local road and highway), and links to other localities in the county and the country.

INSURANCE WITH GREEN AREAS

At this stage, taking into account the destination of the land, there is no landscaped green space areas or leisure.

NATURAL RISKS IN THE STUDIED AREA OR IN THE PROXIMITY

From the point of view of seismic macrozonation, the perimeter falls in grade 72, corresponding to grade VII on the MSK scale and with a return period of at least 100 years, according to STAS 11100 / 1-93.

Wind pressure according to the technical regulation "Design code. Evaluation of Wind Action on Buildings ", CR 1-1-4 / 2012, based on the 10-minute average speed, having a 50-year average recurrence interval, is 0.6 kPa.

2.6. Public services

1.Communication ways:

The future bridge over the river Tisa lies between the town of Sighet - Romania and the town of White Church - Ukraine and the road link will be associated with detachment of DN18, in the km. 69 + 240.

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2. Water supply and sanitation - the existing situation

The area is not affected by the presence of water and sewerage networks.

3. Natural gas

There is no natural gas networks in the area.

4. Power supply

Location is affected by the existing powerlines, HV at the south limit, on DN18.

5. Telecommunications

There are no telecommunications facilities in the area.

6. Cable television network

In the area there is no network cable television.

2.7. Environmental problems

The present documentation does not propose changes to the existing functions previously approved.

RELATIONSHIP NATURAL - THE BUILT ENVIRONMENT

Given the spatial scale to address this type of study recommended systemic ecology in relation to the typology established by Nomenclature Units Territorial Statistics (NUTS), the natural environment can be described by analyzing complexes regional ecosystems, based on data coverage and use Corine land program (information Environment for Europe coordinates) at the third level of classification (Petrișor, 2007).

Types of ecosystems within the analyzed according to the classification CORINE				
Level 1	level 2	level 3	Area (ha)	Area (%)
artificial surfaces	urban tissue	Discontinuous urban fabric		4.24
	Industry, trade, transport	Industrial areas / commercial		0.54
agricultural areas	Arable land	Irrigated arable land		67.55
		Rice Cultures		0.60
	permanent crops	Are you coming		1.16
	pastures	pastures		5.43
		complex culture		1.86
		Mainly agricultural land with significant natural areas		0.36
Forests, semi-natural areas	forestry	Deciduous		1.05
	Bushes, herbaceous vegetation	Lizi		1.05
wetlands	Inland wetlands	interior marshes		6.05
Ape	inland waters	streams		1.78
		standing water		8.35

Forest habitats:

In the municipality Sighet with forest habitats are generally Thrush type woods (about 5% of the land area covered), willow, mixing or under the plantation.

Forest habitat types:

- Oak grove (*Quercus pubescens*) on the salty soils;
- Steppe oak forests (*Quercus pedunculiflora*);

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- Blend bluntly meadow oak (*Quercus robur*)
- Frăsinet of Hașmac *Fraxinus excelsior*;
- Ulmet meadow with *Ulmus campestris*;
- Alluvial forests (water meadows) of white poplars (*Populus alba*) in the meadow;
- Groves of the black poplar (*Populus nigra*) of meadow;
- Groves mixed *Populus alba*, *P. nigra* in the meadow;
- Groves of willow (*Salix alba*) in the meadow;
- Poplar and willow groves mixed in the meadow;
- Groves of willow and buckthorn (*Tamarix ramosissima*) of meadows on salty soils.

Aquatic habitats:

- lakes (savory and sweet)
- pools (permanent and temporary)
- swamps
- wetlands
- channels

The lands in which the bridge over the Tisza River and the connecting road will be built are covered by low floodplain floodplain, the tiny bed of the Tisa River, arable fields grown annually and a reminiscence of degraded deposits. In the studied area no habitats were identified for whose protection the site of community importance ROSCI0251 Tisa Supioara or flora of conservative importance was designated.

HIGHLIGHTING NATURAL AND ANTHROPIC RISKS

There are no known hazardous flood events affecting households in the area. Exceptions are where the big floods, bottlenecks where the water overflowed and flooded out areas immediately adjacent.

LANDMARKING OF THE COMMUNICATION WAYS AND SERVICES WITH POTENTIAL RISK FOR THE AREA

The interventions proposed within the study area will not pose risks to the area.

HIGHLIGHTING THE HERITAGE VALUES NEEDING PROTECTION

The proposed area DOES NOT includes specific elements of protected areas in terms of historical, archaeological and architectural aspects

HIGHLIGHTING NATURAL PROTECTED AREAS

Making the bridge over the Tisza River in the area of Sighet Teplita will not have a significant impact on biodiversity, although the project will be realized within the overlapping areas of Special Protection ROSPA0143 Upper Tisa and ROSCI0251 Upper Tisa.

ROSCI0251 upper Tisa, of 6303 ha has a central longitude coordinates N 47° 56 '6 "and latitude is 24° 5' 25 ' ; It has been designated by the Ministerial Order no. 1964/2007 declaring sites of Community importance as part of the European ecological network Natura 2000 in Romania, as amended and supplemented.

ROSPA0143 bird protection area Tisa upper area of 2382 ha has a central longitude coordinates N 47 ° 58'36 " and latitude is 28 ° 43'37 " ; has been designated by Government Decision no. 1284/2007 regarding the establishment of Special Protection as part of the European ecological network Natura 2000 in Romania, as amended and supplemented.

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HIGHLIGHTS POTENTIAL HEALTH RESORT AND TOURIST

Not the case.

2.8. Reviews of population

The requirements of local authorities as well as the views of stakeholders on the future organization of the area will be considered and were as follows:

- Maintaining the existing function adapted to the requirements of the applicable FCO and the specificity of the area;
- Provision of land reserved for complementary functions.

3. PROPOSALS URBAN DEVELOPMENT

3.1 Conclusions and recommendations of fundamenting studies

Analysis of existing situation highlights problems or constraints. The terrain in the area studied is approximately flat and bordered by a road, a river and private property

Geotechnical study :

According to norm NP 074/2014 foundation soil geotechnical investigation is in category 2 with moderate geotechnical risk. The structure of the field at the site of the bridge and ramps formed on the surface of a package of earth blunt (alluvial and coarse) represented by the sandboxes, sometimes mixed with gravel or clogged and gravel mixed with sand and boulders, underneath, until based cohesive earth boreholes being intercepted represented by silty clays, marn clays. These lays on the clay-siliceous bedrock.

3.2. CITY OF SIGHET PUG PROVISIONS

In terms of the provisions of the General Urban Plan of Sighet Municipality, site bridge is framed as the intended transport:

T - TRANSPORT AREA

TR - Area road transport TR 1- the subzone of transport units;

ALLOWED USE

TR 1 - constructions and arrangements for the maintenance and maintenance of the means of road transport and by fixed route related to public transport and freight transport functions as well as related services

3.3. NATURAL ENVIRONMENT VALORIFICATION

Given the situation on the ground, the legal status and neighborhoods and nature of investment is necessary to protect the natural environment.

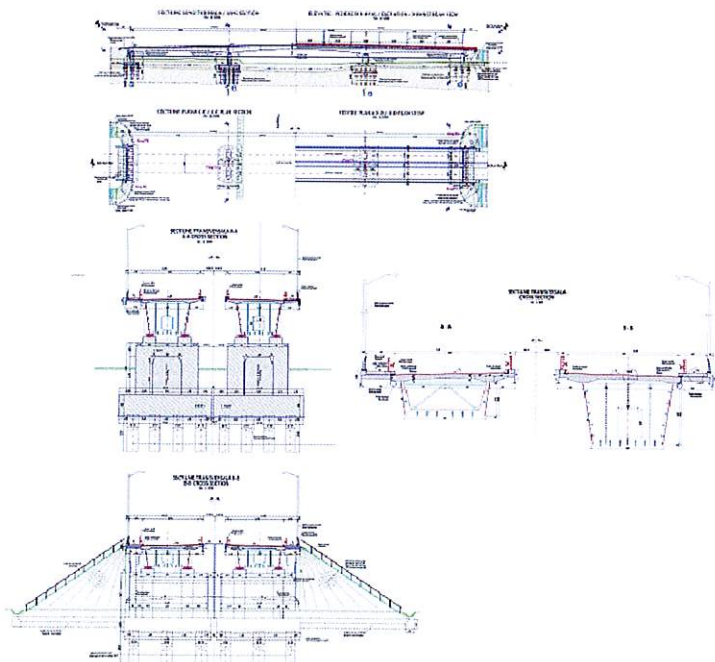
3.4. CIRCULATION MODERNISATION

Road works

On the plan, the studied route starts at km 69 + 260 of the DN18 national road. At the departure of the connecting road from the national road DN18, km. 0 + 000, a roundabout intersection was designed.

The track has a total length of 1,200m and is mainly carried out in alignment. Prior to entering the bridge ramp, the route has a curve with a radius of 200m. At the exit of the bridge it enters a curve with a radius of 185m.

The maximum grade in the proposed variant is 4.00% and the minimum is 0.30%. The vertical connection rails in the proposed version are between 1,500 - 5,000m.



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3.5. Functional zoning - regulations, territorial balance, urban indicators

Under this PUZ compulsory functional areas are:

- 1 - POD AREA**
- 2 - CROSS BORDER AREA**
- 3 - Connection road area**
- 4 - Roundabout area**

PROPOSED	FUNCTIONAL AREAS/ SUB-AREAS	
TR	ROAD TRANSPORT AREA	
TR 1	BRIDGE OVER TISA	
	TR 1a BRIDGE AREA	Proposed in PUZ
	TR 1b CROSSBORDER AREA	Proposed in PUZ
	TR 1c PROPOSED CIRCULATIONS - CONNECTION ROAD	Proposed in PUZ
	TR 1d ROUNDAABOUT ARRANGEMENT	Proposed in PUZ
L	HABITATION AREA	
L2	INDIVIDUAL AND SMALL COLLECTIVE HOUSES WITH P+1,2 LEVELS	Proposed in PUG
A	PRODUCTION AREA	
AI 2b	SUBAREAS FOR MICROENTREPRISES AND SERVICES	Proposed in PUG
V	GREEN AREA	
V3	GREEN AREAS FOR RIVERS PROTECTION AND WET AREAS	Proposed in PUG
	UNINCORPORATED AREAS	
EX	RESERVED FOR VEGETATION AREA, PASTURES AND ARABLE LAND	Proposed in PUG

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BALANCE SHEET		
PROPOSED FUNCTIONAL AREAS		
ZONAL URBAN PLAN FOR LOCATION OF NEW BRIDGE OVER THE TISA		
	Surf.	
	mp. /Ha.	
RIGHT OF WAY FOR EXPROPRIATION	82228,62mp.	
	8,22Ha.	
out of which:		
MEASURED AREA IN TOPOGRAPHICAL SURVEY	73683mp.	
	7,36Ha.	
From above areas, each proposed functional sub-area has been calculated. Calculation done only for carriageway, pedestrian ways, green areas, road median areas and constructions		
FUNCTIONAL AREA	Total area <u>without</u> side slopes and land reclamation	Proposed indicators
	mp. /Ha.	P.O.T./C.U.T./H.max
TR - ROAD TRANSPORT AREA	65850,60mp.	
P.O.T. max. (%)		4%
C.U.T. max.		0,2
R.M.H.		10,00m.
divided in:		
TR1a - BRIDGE AREA	7619,17mp.	without indicators
	0,76Ha.	without indicators
	area calculated for	
carriageway	4450,32mp.	
pedestrian ways	1036,90mp.	

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median area	2131,95mp.	
TR1b - CROSS BORDER AREA	44874,59mp.	
	4,48Ha.	
P.O.T. max. (%)		3,80%
C.U.T. max.		0,03
R.M.H.		10,00m.
	area calculated for	
carriageway	33525,21mp.	
pedestrian ways	4452,63mp.	
green area	4572,11mp.	
constructions	1716,16mp.	
median area	608,48mp.	
TR1c - CONNECTION ROAD AREA	6682,74mp.	without indicators
	0,66Ha.	without indicators
	area calculated for	
carriageway	4903,55mp.	
pedestrian ways	1779,19mp.	
TR1d - ROUNDABOUT AREA	6674,10mp.	without indicators
	0,66Ha.	without indicators
	area calculated for	
carriageway	4649,29mp.	
pedestrian ways	928,78mp.	
green area	1096,12mp.	

3.6. MUNICIPAL SERVICES DEVELOPMENT

3.6.1. Location

Bridge over the River Tisa and the point of border crossing Romania, will be provided with utility networks (water, sewer, electricity, telecommunications) necessary for custom activities for people and vehicles (cars, trucks, buses, trucks) crossing the border.

3.6.2. Topography, climate

From the geomorphologic point of view, the perimeter investigated through feasibility studies, geotechnical study and PUZ is located on the Tisa river terrace, in the Maramureş depression area, depression located in the continuation of the Maramureş Crystal Massif, extension of the Carpathian central unit, SE and with heights above 1500m.

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From a climatic point of view, the perimeter has the following characteristics:

- the multi-annual average air temperature is 9 - 10°C;
- first day of frost - October 1 - October 11;
- the last day of frost - April 21 - May 1.

3.6.3. Geology, seismic, geotechnical category

From the geological point of view, the researched area is framed in the confluence area of the Transcarpathian Flush, located outside the Maramures crystalline massif. The deposits in the area are so recent, of the quaternary age (Holocene and Pleistocene) and old, of the Neogen age (Volhyniense-Bessarabian and Tortonienne).

On the surface there are deposits represented by sands and meadow gravel, belonging to the upper and lower Holocene, below which there are pleistocene deposits with small thickness, represented by the clays.

Also, other deposits with varying thicknesses can be found, represented by muddy clays, sandy marls, shrubs, sands and conglomerates.

From a seismic point of view, according to the P100-1 / 2013 norm, the peak design acceleration value $a_g = 0.20g$ for earthquakes with the mean recurrence interval $IMR = 100$ ani and the value of the control range (corner) of the spectrum response is $T_c = 0.7s$.

From the point of view of seismic macrozonation, the perimeter falls in the 72th grade, corresponding to the VIIth grade on the MSK scale and with a return period of at least 100 years, according to STAS 11100 / 1-93..

Geotechnical category

The classification in the geotechnical categories is done according to NP 074/2014, "Normative on the principles, requirements and methods of geotechnical research of the foundation ground".

The geotechnical category indicates the geotechnical risk of building a building. Geotechnical risk depends on the terrestrial factors (ground conditions and groundwater) and the factors related to the structure and their neighborhoods.

The score given for the bridge over the Tisa River is as follows:

- field conditions - good land - 2 points;
- underground water - with normal exhausts - 2 points;
- classification of the building by importance category - special - 5 points;
- neighborhoods - no risk - 1 point;
- seismic area - for $a_g = 0.15g - 0.20g$ - 2 points.

The geotechnical risk for 12 is moderate. The geotechnical category is 2.

The score for the connecting road is as follows:

- land conditions - average land - 3 points;
- underground water - no waste - 1 point;
- classification of the building by importance category - normal - 3 points;
- neighborhoods - no risk - 1 point;
- seismic area - for $a_g = 0.15g - 0.20g$ - 2 points.

The geotechnical risk for 10 is moderate. The geotechnical category is 2.

Zoning Plan for placing road bridge over the river Tisza Sighet, Maramures County **GENERAL REPORT**

3.6.4. Organization of construction, demolition, deviations network

The construction site will be equipped with a crane, a storage platform for prefabricated elements, a car park for machines, cars and cars, a laboratory, 5 containers, three of which for offices, one for tools and another for storage, as well as two ecological toilets scrubbing and two car wash ramps.

The administrative building will be made of monobloc barracks. The water supply will be made from a proper drilling, and the waste water will be purged through the treatment plant.

Arrangement of the platform at the border crossing point will require vegetation deforestation, stunning excavations, land fillings for ramps, final systematization works. If during the execution of the platform and buildings within the border crossing area and the bridge over the Tisa river, there will be found ungrounded transport networks (gas, electricity, telecommunication) not identified on the ground, these will deviate on the basis of related technical documentation.

3.6.5. Temporary access roads

Temporary access ways to the route where the bridge over the Tisa River will be located are from the south boundary (DN18) to the Tisa River. They are on the way of the connecting road, so they will not affect other surfaces. Also, the exploitation routes existing in the analyzed area will be used.

3.6.6. Water supplies, electricity for the site organization

The water required for the project will be taken from a drilling plant and drinking water will be purchased bottled. Water dispensers will be installed.

For the supply of electricity a generator will be installed in the site organization or the site organization will be connected to the existing electricity network in the vicinity of the site. Night lighting will be assured by mounting columns with lamps and solar panels.

3.6.7. Program execution of works, flowcharts, program reception

The proposed implementation period is 24 months. Schedule of execution of works, work schedules and reception schedule are drawn up by the beneficiary and executant and are brought to the knowledge of the designer.

3.6.8. Setting out

The setting out of the channel for rainwater and wastewater collectors consists of the ground materialization of the shaft and the excavation boundaries by:

- leveling of the route from the connecting home to the incipient home;
- final execution milestones;

The tracing elements are transmitted by the beneficiary to the builder by verbal processing.

3.6.9. Protection works executed

Work performed shall be secured by inventory parapet mount along the trench laying collector rainwater from the raceway bridge and platform crossing point and using security indicators.

Zoning Plan for placing road bridge over the river Tisza Sighet, Maramures County **GENERAL REPORT**

3.6.10. Clean site

Earth dispersed on the road due to its handling will be cleaned at the end of operations.

Concrete debris will collect and evacuate the dump City Sighet. Recyclable waste will be recycled by specialized centers.

3.6.11. Sanitary services

The drinking water is provided by a plastic containers for water dispensers.

For sanitary needs two ecological toilet cabins will be installed within the organization and waste water will be treated through the treatment plant.

Constructive solutions adopted

Water supply

According to SR 1343-1 / 2006 and I9 Standard - 2013 art.14.152 calculation of needs for water and sanitary.

Restitutions water

According to SR 1846 -1.2-2006 STAS 9470-73, calculation of waste water effluent as well as treatment related.

Water supply network in the hygiene-sanitary purposes (In border crossing point area)

The technical solution adopted was considered:

- area characteristics Location
- safe execution
- safety in exploitation

The water supply networks in the perimeter of the platform at the border crossing point shall be executed with a PIED (PN6) pipe, buried under the freezing depth, at - 1,25 m. compared to the final carriageway and at 0.50m. distance from the curb, towards the outside of the pavement. The networks will be equipped with sanitary-sanitary consumers (customs office, administrative buildings, toilets located in the control areas, etc.). Individual water consumption will be counted for each consumer individually.

The water supply line of the state border crossing area will be made from the city and will be made of PIED pipe (PN6) mounted buried below freezing depth.

The water mains shall be equipped with shafts with separating and draining valves (CV, placed from place to place at a distance of about 300m) and a general water counter (CA) fireplace at the entrance to the perimeter of the area. The water supply network of the border crossing point will be made under another project..

Wastewater sewers (In border crossing point area) and drains rainwater (in the bridge over the Tisa and border crossing point)

For collecting and evacuating the rainwater, a modern water evacuation system was installed, with drainage wells located in curbs and piping for directing them to the hydrocarbon separator and desnispator water pre-treatment stations, mounted on the collectors and discharging them into the emissary , respectively the Tisa

Zoning Plan for placing road bridge over the river Tisza

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River. This drainage system consists of PVC-KG Dn 250 mm pipes with a total length of 505.20 m and the connections are PVC-KG Dn 110 mm with a length of 41.00 m.

To avoid problems caused by winter frost phenomena, the piping for stormwater from the drainage to the hydrocarbon separators will be provided with modern defrosting systems. This system consists of special UV protection cables that are mounted on the pluvial duct and will be controlled by thermostats with temperature and humidity sensors by the fully equipped electrical panels. The system also includes head sealing elements, junction jaws, fastening clamps, and other items that are provided by manufacturers. Components are provided by system manufacturers.

At the bottom of the embankment there are grooves and walls made of concrete, collecting the rainwater from the area of the connecting road. At landing heights of more than 2.00 m, gullies are provided which will be discharged by means of the landing cams located on the embankment. Purification of rainwater from pollutants deposited on the road platform is provided with hydrocarbon separators.

Waste water collection networks generated at the border crossing point will be made on the basis of another project

Electricity

The electricity supplier in the area where the investment objective is located will analyze and propose the technical solution for the execution of the power supply and the networks for the specific constructions and facilities for the control and verification of the border crossing.

- 2 solutions for public lighting :
 - o Lighting lamps with led (telesurveillance)
 - o Lightin lamps with high pressure sodium (telesurveillance)

Telecommunications

The providers of internal and external communication services of the border crossing area will analyze and propose the technical solution for the execution of the specific systems necessary for the activity of the border crossing area.

Working safety

During the execution of the hydrotechnical works, the general and specific norms of each area of utility execution shall be observed, in order to eliminate possible accidents at work.

During the execution period, utilities will provide for fire protection measures, namely:

- fully equipped PSI docks and sandbox;
- portable extinguishers with ACM powder, chemical foam and CO2;
- 50Kg road extinguisher. with chemical foam, with ACM powder.

Final provisions

According to GO no. 925/95 beneficiary will conclude the verification of the project with certified project verifiers MLPAT "Is".

Zoning Plan for placing road bridge over the river Tisza Sighet, Maramures County **GENERAL REPORT**

3.7. Environment protection

Disposal will be provided through a contract with the health service organization in Sighetu Marmăției.

3.8. Ownership of the land. Objectives of public

The legal regime of the land that generated this PUZ is a private one. To achieve bridge border crossing point, a roundabout and a connection road, expropriation in the public interest is required.

4. CONCLUSIONS, FURTHER MEASURES

The urban development and the facilities proposed by this documentation are included in the provisions but especially in the development tendencies of the national infrastructure in general and of the studied area in particular.

The main categories of intervention that will support and will lead to the materialization of the development program contained in the provisions of this document are closely related to the development of the infrastructure.

Elaborated by,

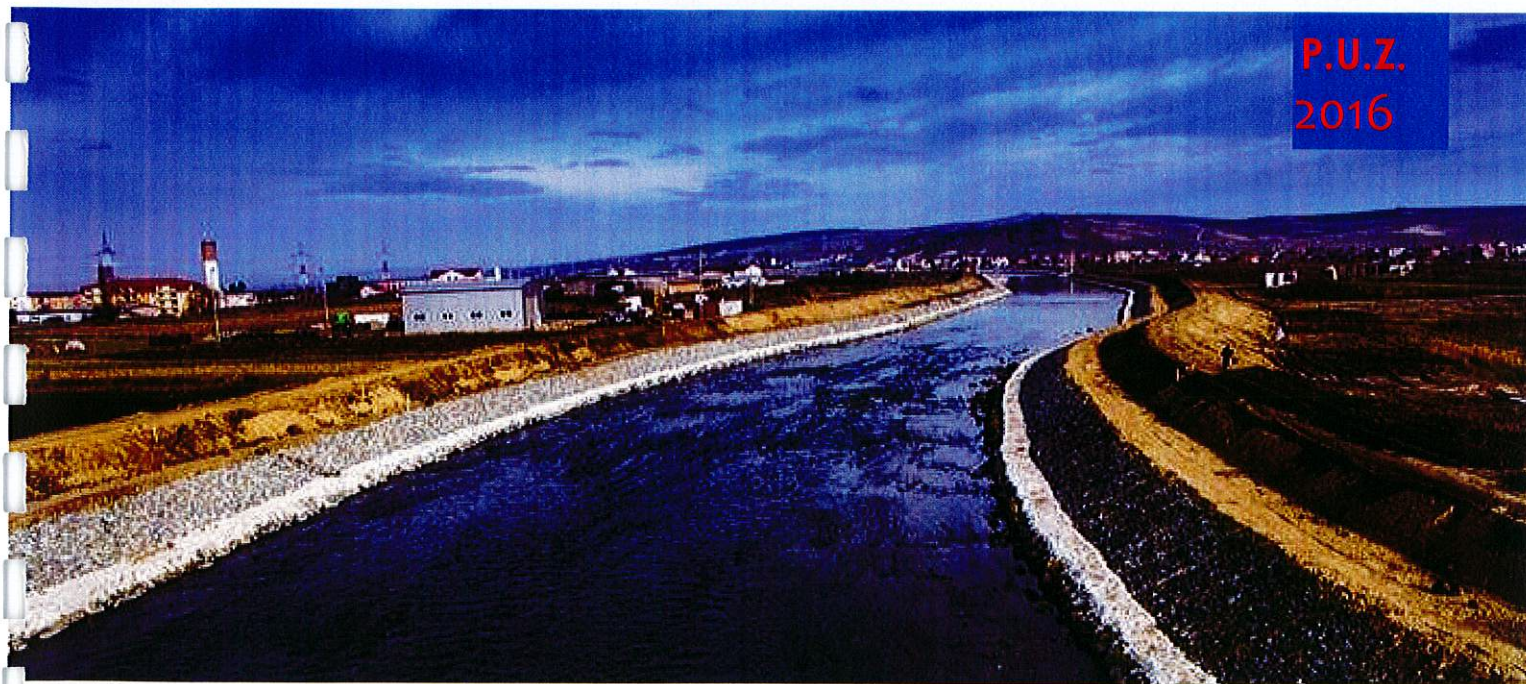
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ZONAL URBAN PLAN

FOR LOCATION OF NEW BRIDGE OVER TISA
SIGHETU MARMAȚIEI, MARAMUREȘ COUNTY



LOCAL URBAN REGULATION

August 2017
revizion 1

PLAN URBANISTIC ZONAL PENTRU AMPLASARE POD RUTIER PESTE RÂUL TISA
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LOCAL URBAN REGULATION

PROPOSED	FUNCTIONAL AREAS/ SUB-AREAS	
TR	ROAD TRANSPORT AREA	
TR 1	BRIDGE OVER TISA	
	TR 1a BRIDGE AREA	Proposed in PUZ
	TR 1b CROSSBORDER AREA	Proposed in PUZ
	TR 1c PROPOSED CIRCULATIONS - CONNECTION ROAD	Proposed in PUZ
	TR 1d ROUNDAABOUT ARRANGEMENT	Proposed in PUZ
L	HABITATION AREA	
L2	INDIVIDUAL AND SMALL COLLECTIVE HOUSES WITH P+1,2 LEVELS	Proposed in PUG
A	PRODUCTION AREA	
AI 2b	SUBAREAS FOR MICROENTREPRISES AND SERVICES	Proposed in PUG
V	GREEN AREA	
V3	GREEN AREAS FOR RIVERS PROTECTION AND WET AREAS	Proposed in PUG
	UNINCORPORATED AREAS	
EX	RESERVED FOR VEGETATION AREA, PASTURES AND ARABLE LAND	Proposed in PUG

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ROAD TRANSPORT AREA - BRIDGE OVER TISA RIVER UTR TR1

DEFINITION OF THE AREA

The area consists mainly of the new bridge over the River Tisa. The project aims at regulation of a new road link between Romania and Ukraine, near the most important towns in northern Maramures county or Sighet, through its implementation contributing to the integrated development of the border region in northwestern Romania (Maramures), southwestern Ukraine (Transcarpathian region). To create a competitive regional border economy need access to, from and between various parts of the region.

GENERAL RECOMANDATIONS

PRIMARY CONDITIONS

In order to change the functional use of the plot, this PUZ has been developed, which must comply with the following conditions:

1. the delimitation of a territory large enough to be relevant in assessing the urban and functional impact of the intervention. It was considered as a minimum territory to be regulated, the territory adjacent to major traffic routes that serve the studied area. It is forbidden in the studied area to limit the territory of P.U.Z. to the goal (parcel) that generated the P.U.Z., the bridge over the Tisa river;
2. the servitudes set out in the PUG were included as well as the ones that arose afterwards or whose need emerged from the intervention that generated the PUZ;
3. The significant interventions proposed outside the enclosure / platform will be based on a study covering a whole enclosure / plot in the urban sense;

Location: in picturesque places, microclimate favorably, away from noise or other sources of pollution, and other elements that could jeopardize the security of tourists (power lines, lands at risk of sliding floodplains).

Dominant function: bridge over the river Tisa and state border crossing point.

Complementary functions: complementary functions are not allowed as distinct territorial subunits, because high security activities are provided in the area.

SECTION I: FUNCTIONALITY.

ARTICLE 1 - ADMISIBLE USE.

UTR TR1 - ROAD TRANSPORT AREA - BRIDGE OVER TISA

- People and goods transport activities on roadways;
- Green areas arrangement on free zones aside the crossborder facilities, necessary for environment improvement;
- earthworks;

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- Bridge over river Tisa (**TR1a**);
- Arrangement of crossborder facilities (**TR1b**) - constructions and arrangements for customs activities;
- Roadways circulations (**TR1c, TR1d**) - connection road and roundabout

ARTICLE 2 - ADMISIBILE USE WITH LIMITATIONS.

UTR **TR1 (a, b, c, d)** - ROAD TRANSPORT AREA - BRIDGE OVER TISA

For all constructions, installations and related facilities, the permits / protection agreements specified by the HG. 525/1996 - RGU and the legislation in force will be obtained.

ARTICLE 3 - FORBIDDEN USE.

UTR **TR1** - ROAD TRANSPORT AREA - BRIDGE OVER TISA

Strictly forbidden:

- productive polluting, technologically hazardous or uncomfortable activities due to the traffic generated (heavy-duty vehicles or over 5 small vehicles per day), using the storage and production enclosure, waste generated or extended work program after 22.00;
- livestock annexes for production and subsistence;
- temporary constructions;

UTR **TR1 (a, b, c, d)** - ROAD TRANSPORT AREA - BRIDGE OVER TISA

Any use that affects good functioning and diminishes further possibilities for modernization or expansion is prohibited. It is forbidden any construction or arrangement on the lands reserved for the proposed roads or the extension of the existing streets.

Forbidden land on public road traffic is forbidden to store degraded materials, parts or equipment, site facilities (abandoned), degraded platforms, degraded buildings, vegetation-free landfills, meteoric accumulation pits, landfills, etc.

SECTION II - LOCATION CONDITIONS, ENDOWMENT AND CONFORMATION OF BUILDINGS

ARTICLE 4 - PARCEL CHARACTERISTICS (SURFACES, FORMS, DIMENSIONS)

UTR **TR1** - ROAD TRANSPORT AREA - BRIDGE OVER TISA

Shape and dimensions of the parcel will respect the **General Urbanism Regulation, SECTION 4: Rules regarding shape and dimensions of the land and constructions, Art. 30 - Plotting.**

(1) Plotting is the operation of dividing a plot of land into at least 4 adjacent plots in order to build new constructions. For more than 12 lots it is possible to authorize the accomplishment of the parcel and

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the execution of the constructions subject to the adoption of collective equipment solutions that comply with the legal norms of hygiene and environmental protection.

(2) Authorization of the execution of the works under this Regulation shall be permitted only if the following conditions are cumulatively met for each lot:

- a) a street front of at least 12 m for isolated or coupled buildings;
 - b) the minimum parcel area of at least 300 m² for isolated or coupled buildings;
 - c) depth greater than or equal to the width of the parcel.
- (3) Only lots which fall under the provisions of par. (2).

UTR TR1 (b) - ROAD TRANSPORT AREA - BRIDGE OVER TISA (crossborder area subzone)

For the border platform construction, there is no minimum floor area, because most of the buildings are located on the platform so that the main duty point can be carried out. The administrative buildings will have an area of 250 square meters.

For extension of the technical premises proposed by P.U.Z. Urban Design Detail Plans will be mandatory.

ARTICLE 5 - BUILDINGS LOCATION ON THE ALIGNMENT

Buildings location on the alignment will respect the **General Urbanism Regulation, Art. 23: Location on the alignment.**

(1) Buildings shall be located at the boundary of the alignment or withdrawn from it as follows:

- a) in the case of compactly built areas, the constructions will be mandatory to be aligned;
- b) the withdrawal of the constructions from the alignment is allowed only if the consistency and the character of the street fronts are respected.

(2) In both cases, the building permit shall be issued only if the height of the building does not exceed the measured distance, horizontally, from any point in the building to the nearest point of the opposite alignment.

(3) An exception to the provisions of paragraph (2) the constructions that were included in a zonal urban plan approved according to the law.

4. For the purposes of this Regulation, an alignment means the limit between the private domain and the public domain.

UTR TR1 (b) - ROAD TRANSPORT AREA - BRIDGE OVER TISA (crossborder area subzone)

Authorization of new buildings is only possible based on this P.U.Z. approved.
The new buildings will be disposed only according to the provisions of the regulatory plan, no. 2.

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ARTICLE 6 - BUILDINGS LOCATION ON THE LATERAL AND POSTERIOR PLOTS LIMITS

UTR **TR1** - ROAD TRANSPORT AREA - BRIDGE OVER TISA

Buildings location on the lateral and posterior plots limits will respect the General Urbanism Regulation Art. 24: Location inside the plot.

Authorization of construction is allowed only if it is complied with:

- a. Minimum mandatory distances to the lateral and posterior limits of the plot, according to the New Civil Code, but not less than 0.60cm;
- b. the minimum distances required for fire interventions, established on the basis of the opinion of the fire brigade.

The location of the constructions in relation to the side boundaries of the plot shall be made according to the conditions:

- the construction of the buildings will be done in compliance with hygiene standards contained in Order no. 119 of 2014 on the approval of Hygiene and Public Health Standards on the living environment of the population.

The location of the constructions to the bottom boundaries of the parcels shall respect the following conditions:

- The main buildings will be located at a distance of at least 8.00m. and maximum 10.00m. compared to the property limit, provided they do not interfere with sunshine on the neighboring parcel. Buildings can be located on the boundary, with the addition of an existing turbot.

- Household annexes should be located at least 2,00m. to the property limit and must not exceed the height of 3.10m.

Placing a main building behind another existing building on the street will be done only on the condition that its height and volume do not damage the architectural appearance of the existing building or the street and are not perceptible on the street.

According to P.U.Z. approved.

ARTICLE 7 - BUILDINGS LOCATION ON THE SAME PLOT.

▼ Minimum distances between buildings on the same parcel must ensure:

- maintenance of buildings;
- access to fire extinguishing means;
- access to the means of rescue in case of other calamities;
- natural lighting;
- sunshine;
- security;
- sanitation, etc.

In all cases, the specific technical regulations and the P.U.Z. approved with the following recommendations:

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- for office buildings or premises for which there are no specific rules, the minimum distance between buildings will be equal to half the height of the cornice of the highest building, but not less than 6,00 m .;
- the above distance between buildings may be halved if there are no access to the building on the opposite facades and there are no windows that illuminate rooms where permanent activities are taking place.

ARTICLE 8 - CIRCULATIONS AND ACCESSES.

Authorization of construction is allowed only if there are possibilities for access to public roads, directly or by servitude, according to the purpose of the construction. The characteristics of access to public roads must allow for the intervention of fire extinguishing means (in accordance with Article 25 and Annex 4 of the RGG).

All parcels will necessarily have a car access to the parcel with a minimum width of 3 m.

For all new constructions, a car access and parking will be compulsory, according to the RGU regulations approved by HGR nr.525 / 1996 - republished, Art. 25: Road access.

(1) Authorization of execution of constructions shall be allowed only if there are possibilities for access to the public roads, directly or by servitude, according to the purpose of the construction. Characteristics of access to public roads must allow the intervention of fire extinguishing means.

(2) Exceptionally, the execution of the constructions may be authorized without fulfilling the conditions stipulated in paragraph (1), with the approval of the territorial fire unit.

(3) The number and configuration of access provided in paragraph (1) shall be determined according to Annex no. 4 to this Regulation.

(4) Any access to public roads shall be in accordance with the special building permit issued by the administrator.

ARTICLE 9 - VEHICLES STATIONING.

UTR **TR1** - ROAD TRANSPORT AREA - BRIDGE OVER TISA

For the individual dwelling area, compulsory car access and car parks will be mandatory according to RGU regulations approved by HGR nr.525 / 1996 - republished, SECTION 5: Rules on the location of parking lots, green spaces and fences, Art. 33: Parks.

(1) The authorization of the execution of constructions which, by destination, requires parking spaces shall be issued only if there is the possibility of their realization outside the public domain.

(2) By way of exception from the provisions of paragraph (1), the use of the public domain for parking spaces shall be established by the building authorization by the permanent delegations of the county councils or by the mayors, according to the law.

(3) The surfaces of the parking spaces shall be determined according to the destination and the capacity of the building, according to Annex no. 5 to this Regulation.

Anex 4 of R.G.U.

Housing.

For unifamilial houses with acces and land, the following will be assured:

- Road access for residents;

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- Traffic access for household waste collection and access to fire extinguishing means;
- Semi-carriageways within the parcel areas of up to 25 m in length shall have a width of at least 3,5 m and for those with a length of more than 25 m, surplus turnheads and surfaces for maneuvers shall be provided;
- In the case of a dual carriageway, the access to the plots of the back will be made through local service paths: those with a length of 30 m - a single 3.5 m wide strip; those with a maximum length of 100 m - at least 2 lanes (7 m in total), with sidewalks at least on one side and oversize for end-of-turn maneuvers.

ARTICLE 10 - BUILDINGS ADMISSIBLE HEIGHTS.

The maximum permitted height for the border crossing sub-zone will be 10.00m. at the attic / ridge.

ARTICLE 11 - BUILDINGS EXTERIOR ASPECT

It is forbidden to use the asbestos and the bright aluminum sheet for covering the buildings, garages and annexes, or the use of red, yellow or blue striped colors for exterior finishes.

The new buildings will integrate into the general character of the area and will harmonize with neighboring buildings as architecture and finishes. Visible garages and annexes in public traffic will be harmonized as finishes and architecture with the main building.

ARTICLE 12 - EDILITARY ENDOWMENT.

The connection to the existing technical-municipal networks will be made in accordance with art.27 of RGU.

All new buildings will be supplied with electricity and water - sewerage systems in public or individual systems, designed and executed in accordance with sanitary standards.

All buildings will be connected to public water and sewerage networks and will ensure the pretreatment of wastewater, including meteoric waters from parking areas, openings and external platforms.

ARTICLE 13 - FREE AREAS AND GREEN AREAS

The building permit will contain the obligation to maintain or create green areas and planted (according to Article 34 of Annex 6 of the GD).

Areas planted with decorative and protective role are regulated according to RGU and RLU-PUG. The recommended minimum area is 10% of the land for office buildings, respectively min. 2mp / person for housing. It results in a required free area of 100-150ppm.

Visible free spaces in public traffic will be treated as façade gardens.

Unstructured spaces between construction and parcel alignment will be planted with min. 60% of that surface with high or medium tree plantations.

For each mature tree cut in the conditions of this Regulation, preferably at least three trees of the species belonging to the cut tree shall be planted, preferably within the same parcel. If this can not be done inside the respective plot, it is possible to find, in agreement with the public administration, in the city's city, another area on which the respective compensation plantations can be built.

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On each parcel, green spaces will occupy a minimum of 30% of the total area.

Elimination of high mature vegetation is forbidden except in situations where it represents an imminent danger to the safety of persons or property.

The unoccupied and unoccupied spaces of accesses and guarded sidewalks will be arranged and will be in harmony with the planned urban furniture, the materials being used being in a way not contrasted with the general appearance of the living area. Wood benches, accompanied in some cases by wooden pergolas, will also be used.

Due to the large areas of the lots (500-1000 sqm), these can be landscaped gardens, creating an environmental landscape architecture. The general framework of the area will be supported by the creation of terraces, which will have a structural and conservative role of the land.

Within the limits of the technical safety standards of the traffic, the use of free spaces and the landscaping of the plants in these sub-zones, in the city, is subordinated to the quality requirements of the entrance gate image. Any part of the field of visible enclosures or corridors in public traffic shall be so arranged as not to alter the general appearance.

ARTICLE 14 - FENCING.

Enclosures to the street will have a height of 2.00 meters, made of wood.

The fences to the separating boundaries of the plots will be of wood, with heights of maximum 2.00 meters.

In the newly arranged spaces can be placed outdoor furniture and the appearance of fencing, buildings of any kind must not contradict the general appearance of the area.

SECTION III: MAXIMUM POSSIBILITIES FOR LAND OCCUPATION AND UTILISATION.

ARTICLE 15 - MAXIMUM PRECENTAGE OF LAND OCCUPATION (POT)

P.O.T. = PERCENTAGE OF LAND OCCUPATION

$$POT = Sc/Sp \times 100\%$$

UTR TR1

UTR TR1	P.O.T. max
	4%
UTR TR1b	P.O.T. max
	Crossborder subzone
	3,80%

ARTICLE 16 - MAXIMUM LAND UTILISATION COEFFICIENT (CUT)

C.U.T. = LAND UTILISATION COEFFICIENT

$$CUT = Sd/Sp$$

UTR TR1

UTR TR1	P.O.T. max
	0,2%
UTR TR1b	C.U.T. max

PLAN URBANISTIC ZONAL PENTRU AMPLASARE POD RUTIER PESTE RÂUL TISA
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	Crossborder subzone
	0,03

ZONE OF INDIVIDUAL AND SMALL COLECTIVE HOUSES, WITH H + 1,2 LEVELS

UTR L2

* Cf. PUG

DEFINITION OF THE AREA

The sub-area consists of the following reference units:

- L 2a - the sub-area of individual and collective dwellings with P + 1,2 levels, withdrawn from the bordering construction;
- L 2b - the sub-area of individual and collective dwellings with P + 1,2 level, disposed on a bridging line;
- L 2c - the sub-zone of individual and collective dwellings with P + 1,2 level, withdrawn from the line with continuous construction (engraved or carpet) or grouped (coupled), located in the new extensions;
- L 2P - sub - area of individual and collective dwellings with P + 1,2 levels located in the protection 100 m from the historic center.

GENERAL RECOMANDATIONS

For the new residential complexes located in the urban area extension, urbanistic operations will be carried out on the basis of Zonal Urban Planning Plans with the following ecomanders:

Operations shall be carried out in a public-private partnership, with the public sector being responsible for the pre-land operations, the main infrastructure works, the public equipment, the social housing and the publicly planted facilities, as well as guaranteeing the general quality of the operation in which public money enters;

The size of an operation shall not exceed a maximum of 1000 dwellings;

Social housing should be integrated in a maximum of 30% in any house-building operation. To track the adequacy of the construction system to geotechnical building requirements.

It is recommended that the following regime be preferred to geotechnical characteristics building:

- in the meadow area of construction in grouped or isolated mode; conformance in plan of length / width ratio = $1/2 \div 1/3$;
- in the flood plain area of continuous construction, grouped or isolated; conformance in plan of length / width ratio = $1/2 \div 2/5$;

It is recommended that in the case of isolated and grouped buildings, the type of two separate houses should be adopted - one upstairs and one on the ground floor (the type of small collective dwelling), having the advantage of easier access to property under superior conditions of comfort and use more favorable land and public amenities.

SECTION I: FUNCTIONAL USE.

ARTICLE 1 - ADMISSIBLE USE.

- Individual and collective dwellings with maximum P + 2 levels in built-up, coupled or isolated building;
- Depending on the geotechnical conditions, terraced buildings can be built;
- Public equipments of residential level;

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- Places of worship.

ARTICLE 2 - ADMISSIBLE USE WITH LIMITATIONS.

L 2 + L 2P - it is allowed the loft of the existing buildings with a surface developed for the attic level of maximum 60% of the area of a current level;

- commercial functions and professional services are admitted, provided that their surface does not exceed 200mp ADC and does not generate heavy loads; these functions will be arranged at intersections and will be considered to have a service area of 250.00 meters;
- for geodesy situated on slopes higher than 5%, geotechnical studies will be carried out in order to determine the sliding risks, land stabilization measures and construction conditions, including terraces.

ARTICLE 3 - FORBIDDEN USE.

L 2 + L 2P - the following uses are forbidden:

- Commercial functions and professional services that exceed 200 sqm. ADC, generates significant traffic of people and goods, have a prolonged program after 22.00, produce pollution;
- productive polluting activities with technological or inconvenient risk through the generated traffic (over five small vehicles per day or any kind of heavy transport), using the storage and production enclosure, the waste produced or the program of activity;
- appendices for livestock farming for production and subsistence;
- wholesale storage;
- storage of reusable materials;
- Pre-collection platforms for urban waste;
- storage for sale of large quantities of flammable or toxic substances;
- productive activities that use visible land in public traffic for storage and production;
- buses and car maintenance stations;
- earthworks likely to affect facilities in public spaces and construction on adjacent plots;
- or what earthworks that can cause water leakage on neighboring parcels or that prevent rapid evacuation and collection of watereorice.

SECTION II – LOCATION, ENDOWMENT AND CONFORMATION OF BUILDINGS

ARTICLE 4 - CHARACTERISTICS OF PARCELS (SURFACES, FORMS, DIMENSIONS)

According to the General Urbanism Regulation. The depth of the plot should be greater or at least equal to its width.

ARTICLE 5 - BUILDINGS LOCATION ON THE ALIGNMENT

L 2a - buildings will retreat from alignment of at least 4.0 meters on Category III streets and 5.00 meters on Category II and I. streets

L 2b- - the buildings are aligned except for those whose height exceeds the distance between alignments, in which case they will retreat with the difference between the height and the distance between the alignments but not less than 4,00 meters.

L 2b + L 2c - in all areas of new expansions according to P.U.Z. with the following conditions:

- Buildings will withdraw from alignment with a minimum distance of 5.0 meters to allow for the future parking of second cars outside public traffic and to allow proper planting of trees in the façade garden without the risk of damage to the fences and walkways;
- in the case of adjoining buildings on the corner plots only facade buildings on both streets (semi-coupled or isolated) are allowed.

L 2P - the general character of the street should be respected.

ARTICLE 6 - BUILDINGS LOCATION ON THE LATERAL AND POSTERIOR PLOTS LIMITS

PLAN URBANISTIC ZONAL PENTRU AMPLASARE POD RUTIER PESTE RÂUL TISA SIGHETU MARMAȚIEI, JUDEȚUL MARAMUREȘ REGULAMENTUL LOCAL DE URBANISM

L 2a + L 2P - In isolated mode, the buildings will withdraw from the side limits of the plot by at least half the height at the cornices but not less than 3.00 meters.

L 2b + L 2c + L 2P- in group mode, the semi-coupled buildings will be joined to the building's turbine on the adjacent parcel and will retract towards the other limit at a distance of at least half the height at the corners at the highest point to the ground but not less than 3.0 meters; if the parcel is bordered on both sides by buildings that are retreated from the property boundary with facades with windows, the building will be made in isolation.

L 2c + L 2P - in continuous mode the building built in insirue regime will be equipped with calcaneous plots with a depth of maximum 15,0 meters on the side boundaries of the plot, except for the corner ones that will turn facades towards both streets;

- in the case of segmentation of the winding, the facades will be turned to be removed from the boundary of the property at a distance of at least half of the height at the cornices at the highest point of the terrain but not less than 3.0 meters; the same provision shall also be observed if the tiling is adjacent to a public function or to a reference unit having a discontinuous construction mode.

L 2b + L 2c + L 2P - The retraction from the rear of the plot shall be equal to half the height at the cornice measured at the highest point of the terrain but not less than 5,00 meters.

L 2a - if lots shallow accept position remote buildings at the rear side of the parcel only if the this limit already exists turbot of a main building housing and adosarea said height and width of the skate, the provision is not valid in the case of annexes and garages.

ARTICLE 7 - BUILDINGS LOCATION ON THE SAME PLOT.

L2 - the minimum distance between buildings on the same parcel will be equal to half the height at the cornice of the highest building but not less than 4.0 meters;

ARTICLE 8 - CIRCULATIONS AND ACCESSES.

L2 - the parcel is only buildable if it has a roadway access of at least 4.0 m width from a public road directly or through a legal right of passing through one of the neighboring properties.

ARTICLE 9 - VEHICLES STATIONING.

L2 - Vehicle parking is allowed only inside the plot, ie outside of public traffic.

ARTICLE 10 - MAXIMUM ADMISSIBLE HEIGHT.

L2 + L2a + L2b + L2c - Maximum hight of buildings P+2 (10 meters).

ARTICLE 11 - EXTERIOR BUILDINGS ASPECT.

L 2 - new buildings or modifications / reconstructions of existing buildings will be integrated into the general character of the area and will be harmonized with neighboring buildings such as architecture and finishes:

- all buildings will be provided with a roof;
- Red roof tile is recommended for the roof cover
- visible garages and annexes in public traffic will be harmonized as finishes and architecture with the main building;
- it is forbidden to use the asbestos and the shiny aluminum or galvanized sheet to cover the buildings, garages and annexes.

L 2P - any interventions in the protected area shall be notified in accordance with the law.

ARTICLE 12 - EDILITARY ENDOWMENT.

L 2 - all buildings will be connected to the public technical-public networks;

- in the alignment buildings, the connection of the plugs to the pluvial sewerage will be made under the sidewalks in order to avoid the production of ice;

- special evacuation and capture of meteoric waters in the sewerage network will be ensured;

- all new connections for electricity and telephony will be buried; it is forbidden to place satellite TV antennas in visible places in public traffic, and it is advisable to avoid the visible layout of CATV cables.

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ARTICLE 13 - FREE AREAS AND GREEN AREAS

L 2 - visible open spaces in public traffic will be treated as façade gardens;

- the unstructured and unoccupied spaces of accesses and guarded sidewalks will be planted and planted with a tree every 100.00mp;
- it is recommended that for the improvement of the microclimate and for the protection of the construction to avoid the waterproofing of the land above the minimum required for access;
- in the sloping areas it is recommended to plant the tree species whose roots help to stabilize the lands.

ARTICLE 14 - FENCING.

L 2 - Fencing to the street will have a maximum height of 2,20 meters and a minimum of 1,80 meters of which an opaque base of 0,30 and a transparent side or a hedge;

- the fences to the separating boundaries of the parcels will be opaque with heights of maximum 2.20 meters.

MAXIMUM POSIBILITIES FOR LAND OCCUPATION AND UTILISATION.

ARTICLE 15 - MAXIMUM PRECENTAGE OF LAND OCCUPATION (POT)

L 2a+L 2b+L 2P - POTmax=35%

L 2c - POTmax=40%

ARTICLE 16 - MAXIMUM UTILISATION COEFFICIENT (CUT)

L 2 - for hights:

- P+1 CUTmax=0,6

- P+2 CUTmax=0,9

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MICRO-ENTERPRISES AND SERVICES

UTR AI2b

* Cf. PUG

DEFINITION OF THE AREA

The area is composed of the following territorial units of reference:

AI1 - Large industrial unit area located on single-platform platforms.

AI2 - Production and service activities area:

AI 2a - sub-zone of predominantly industrial units;

AI 2b - sub-area of IMM productive and service implants;

AI 2c - sub-area of the Park of Activities

GENERAL RECOMANDATIONS

SECTION I: FUNCTIONAL UTILISATION.

ARTICLE 1 - ADMISSIBLE UTILISATION.

AI 2b - are admitted:

- Productive and service SMEs,
- Distribution and storage of goods and materials produced,
- Industrial research;
- Certain commercial activities (but not retail) that do not require large areas of land.

ARTICLE 2 - ADMISSIBLE UTILISATION WITH LIMITATION.

AI - According to P.U.Z.

- current activities will continue to be allowed provided the current pollution is reduced by at least 50% within 5 years;
- Extending or converting current activities will be allowed provided that it does not aggravate the pollution situation;
- the construction of dwellings strictly necessary for the management, supervision and guarding of sub-unit units and services is allowed.

ARTICLE 3 - FORBIDDEN USE.

AI 2 - the placement of dwellings except those listed in ARTICLE 2 is prohibited.

SECTION II - LOCATION, ENDOWMENT AND CONFORMATION OF BUILDINGS

ARTICLE 4 - CHARACTERISTICS OF PARCELS (SURFACES, FORMS, DIMENSIONS)

AI2 b - According to P.U.Z., with the following recommendations:

- it is recommended to parcel the land in the modules having a minimum area of 1000.00 sqm and a street front of at least 30 m, those interested having the opportunity to concession or to buy one or more adjacent plots.

ARTICLE 5 - BUILDINGS LOCATION ON THE ALIGNMENT

AI 1 + AI 2a + AI 2b + AI 2c - By P.U.Z. the withdrawals from alignments to the streets will be specified perimeters and interiors, they will, however, be larger than:

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10,00 meters on the 2nd category streets;

6,00 meters on the third-class streets.

- if the height of the building in the alignment plane exceeds the distance between alignments, the building will withdraw from the alignment with a distance equal to the height plus of the building compared to the distance between alignments, but not less than 3.00 m.

ARTICLE 6 - BUILDINGS LOCATION ON THE LATERAL AND POSTERIOR PLOTS LIMITS

Al - In the case of buildings located on plots located to other territorial reference units than A, it is forbidden to place the buildings on the plot limit;

ARTICLE 7 - BUILDINGS LOCATION ON THE SAME PLOT.

Al - The distance between buildings will be equal to or higher than the average height of the opposite fronts but not less than 6.0 meters.

- the distance above can be reduced by half if there are no accesses to the building and / or if there are no windows that illuminate rooms where permanent activities are taking place;

- In all cases, account shall be taken of fire protection and other specific technical regulations.

ARTICLE 8 - CIRCULATIONS AND ACCESSES.

Al 1 + Al 2a + Al 2b + Al 2c- There will be trains for oversized and heavy transport.

- access to the plots; of the category I and II streets will be at least 40 m away, and if this is not possible, access will be ensured by double the main traffic routes.

ARTICLE 9 - VEHICLES STATIONING.

Al - According to P.U.Z.

- The stationing of the vehicles both during construction works - repair and during the operation of the buildings will be done outside the public roads, each unit having inside the parcel spaces circulation, loading and return;

- in the retreat from the alignment, a maximum of 30% of the land may be reserved for the parking spaces provided that they are surrounded by a hedge with a height of at least 1.20m;

ARTICLE 10 - MAXIMUM ADMISSIBLE HIGHT.

Al- According to P.U.Z.

- the height on the inner streets will not exceed the distance between alignments;

- the height in the lanes reserved for the electrical lines is subject to the specific rules.

Al 1 + Al 2a + Al 2b + Al 2c- The maximum height of the buildings of 20,00 meters will be respected.

ARTICLE 11 - BUILDINGS EXTERIOR ASPECT.

Al - The built volumes will be simple and will harmonize with the character of the area and the immediate neighborhoods;

- the rear and side facades will be treated architecturally at the same level as the main facade;

- the treatment of building cover will take into account the fact that they are perceived from the surrounding heights;

ARTICLE 12 - EDITILITARY ENDOWMENT CONDITIONS.

Al - All buildings will be connected to public water and sewerage networks and will provide pre-treatment of wastewater, including meteoric water from maintenance and operation of installations, from car parks, traffic and external platforms.

ARTICLE 13 - FREE AREAS AND GREEN AREAS

Al - Any part of the field of the visible enclosure of a public road, including the railway, shall be so arranged as not to alter the general appearance of the locality;

- the free surfaces in the retreat from the alignment will be planted with trees at a minimum of 40%, preferably forming a vegetal curtain on the entire front of the enclosure;

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ARTICLE 14 - ENCLOSURES.

AI - The embankments to the street will be transparent with a maximum height of 2,20 m of which a socket of 0,30 m and will be doubled with a hedge. In the case of additional protection it is recommended to double inwards at 4,0 m distance with a second transparent fence of 2,20 m high, between the two fences are densely planted trees and shrubs;

- the entrance gates will be withdrawn from the alignment to allow for the stationary technical vehicles to be stationed before being admitted to the premises in order not to disrupt the traffic on public roads.

SECTION III: MAXIMUM POSIBILITIES FOR LAND OCCUPATION AND UTILISATION.

ARTICLE 15 - MAXIMUM PRECENTAGE OF LAND OCCUPATION (POT)

AI 1+AI 2a+AI 2b+AI 2c - According P.U.Z., but not over 50%.

ARTICLE 16 - MAXIMUM UTILISATION COEFFICIENT (CUT)

AI 1+AI 2a+AI 2b+AI 2c - The volumetric coefficient of land utilization will not go over 10mc/mp land

ROMÂNIA
Județul MARAMUREȘ
CONSILIUL JUDEȚEAN
Nr.5809/405 din 23.07.2015

CERTIFICAT DE URBANISM

Nr. 115 din 23.07. 2015

În scopul: Revizuirii/actualizării Studiului de fezabilitate și executare lucrări de construire pentru obiectivul: POD PESTE TISA ÎN ZONA TEPLIȚA DIN SIGHETU MARMAȚIEI”.

Ca urmare Cererii adresate de⁽¹⁾ **COMPANIA NAȚIONALĂ DE AUTOSTRĂZI ȘI DRUMURI NAȚIONALE DIN ROMÂNIA S.A. reprezentată de NARCIS ȘTEFAN NEAGA în calitate de director general.**

cu sediul⁽²⁾ în municipiul BUCUREȘTI satul - cod poștal - strada B.dul. Dinicu Golescu nr. 38, sector: 1, cod poștal 010873 bl -; sc.-; et.- ap. - telefon/fax- e-mail:- .

prin împuternicit S.C. EXPERT PROIECT 2002 S.R.L. reprezentată de Cristian Daniel Borbeli .

înregistrată la numărul 5809/405 din 01.07.2015

Pentru imobilul – teren și/ sau construcții – situat în județul **MARAMUREȘ municipiul/orașul/ comuna SIGHETU MARMAȚIEI** satul - cod poștal - strada - ; nr. f.n., bl-sc - et. - ap.- zona: **Teplîța** .

sau identificat prin⁽³⁾ **Plan de situație sc.1:10.000, Plan de încadrare în localitate sc. 1:25.000.**

În temeiul reglementărilor Documentației de urbanism nr.3/2009, faza PUG/PUZ/PUD, aprobată prin Hotărârea Consiliului Local Sighetu Marmatiei nr.61/18.12.2013, documentației de amenajare a teritoriului faza PATJ nr.6671/2008 aprobată prin Hotărârea Consiliului Județean Maramureș nr.50/21.03.2012 și documentației de amenajare a teritoriului PATN. - Secțiunea 1 rețele de transport aprobată prin Legea nr.363/2006 .

în conformitate cu prevederile Legii nr.50/1991, privind autorizarea executării lucrărilor de construcții, republicată, cu modificările și completările ulterioare,

SE CERTIFICĂ:

1. REGIM JURIDIC

- a.) Situatia terenului: parțial în intravilanul, parțial în extravilanul localității;
- b.) Dreptul de proprietate asupra imobilului: **domeniul public și proprietăți private, zona frontierei de stat;**

2. REGIMUL ECONOMIC:

- a.) Folosința actuală: **curs de apă (râu Tisa – frontieră), căi de comunicație rutieră- drum național DN18; drumuri locale; teren agricol – arabil și fânețe.**
- b.) Destinația stabilită prin documentațiile de urbanism și de amenajare a teritoriului aprobate: **pod peste râul Tisa cu legătură la DN18.**

3.REGIMUL TEHNIC

- Circulația pietonilor și accesle auto se realizează din DN 18.
- Pentru modificarea documentației de urbanism - PUG aprobată, se va elabora Plan Urbanistic Zonal prin care se va stabili și coridorul de expropriere necesar obiectivului;
- Terenul este situat parțial în zonă naturală protejată – Natura 2000 TISA SUPERIOARĂ (ROSCI0251);
- Pentru organizarea de șantier se va solicita certificat de urbanism și autorizație de construire.
- Documentația tehnică ce se va întocmi în vederea obținerii autorizației de construire va cuprinde și drumul de legătură dintre pod și DN18.

Echiparea cu utilități:

- Rețea de alimentare cu energie electrică;
- Rețea telefonică.

Prezentul Certificat de urbanism poate fi utilizat în scopul declarat⁴⁾ pentru: **Revizuirea/actualizarea Studiului de fezabilitate și întocmirea documentației tehnice pentru obținerea autorizației de construire pentru obiectivul: POD PESTE TISA ÎN ZONA TEPLIȚA DIN SIGHETU MARMAȚIEI”.**

4)Scopul emiterii certificatului de urbanism conform precizării solicitantului formulată în cerere

CERTIFICATUL DE URBANISM NU ȚINE LOC DE AUTORIZAȚIE DE CONSTRUIRE / DESFIINȚARE ȘI NU CONFERĂ DREPTUL DE A EXECUTA LUCRĂRI DE CONSTRUCȚII

4.OBLIGAȚII ALE TITULARULUI CERTIFICATULUI DE URBANISM

În scopul elaborării documentației pentru autorizarea executării lucrărilor de construcții – de construire/desființare – solicitantul se va adresa autorității competente pentru protecția mediului: **AGENCIA PENTRU PROTECȚIA MEDIULUI MARAMUREȘ, BAIA MARE, STR. IZA, NR 1A**

(autoritatea competentă pentru protecția mediului , adresa)

În aplicarea Directivei Consiliului 85/337/CEE (Directiva EIA) privind evaluarea efectelor anumitor proiecte publice și private asupra mediului, modificată prin Directiva Consiliului 97/11/CE și prin Directiva Consiliului și Parlamentului European 2003/35/CE privind participarea publicului la elaborarea anumitor planuri și programe în legătura cu mediul și modificarea , cu privire la participarea publicului și accesul la justiție, a Directivei 85/337/CEE și a Directivei 96/61/CE prin certificatul de urbanism se comunică solicitantului obligația de a contacta autoritatea teritorială de mediu pentru ca aceasta să analizeze și să decidă , după caz, încadrarea/ neîncadrarea proiectului investiției publice/private în lista proiectelor supuse evaluării impactului asupra mediului.

În aplicarea prevederilor Directivei Consiliului 85/337/CEE, procedura de emitere a acordului de mediu se desfășoară după emiterea certificatului de urbanism, anterior depunerii documentației pentru autorizarea executării lucrărilor de construcții la autoritatea administrației publice competente.

În vederea satisfacerii cerințelor cu privire la procedura de emitere a acordului de mediu, autoritatea competentă pentru protecția mediului stabilește mecanismul asigurării consultării publice, centralizării opțiunilor publicului și al formulării unui punct de vedere oficial cu privire la realizarea investiției în acord cu rezultatele consultării publice.

În aceste condiții:

După primirea prezentului certificat de urbanism, titularul are obligația de a se prezenta la autoritatea competentă pentru protecția mediului în vederea evaluării inițiale a investiției și stabilirea necesității evaluării efectelor acesteia asupra mediului. În urma evaluării inițiale a investiției se va emite actul administrativ al autorității competente pentru protecția mediului.

În situația în care autoritatea competentă pentru protecția mediului stabilește necesitatea evaluării efectelor investiției asupra mediului, solicitantul are obligația de a notifica acest fapt autorității administrației publice competente cu privire la menținerea cererii pentru autorizarea executării lucrărilor de construcții.

În situația în care, după emiterea certificatului de urbanism ori pe parcursul derulării procedurii de evaluare a efectelor investiției asupra mediului, solicitantul renunță la intenția de realizare a investiției, acesta are obligația de a notifica acest fapt autorității administrației publice competente.

5.CEREREA DE EMITERE A AUTORIZAȚIEI DE CONSTRUIRE /~~DESFINȚARE~~ va fi însoțită de următoarele documente:

- a) certificatul de urbanism (copie);
- b) dovada titlului asupra imobilului, teren și/sau construcții, sau, după caz, extrasul de plan cadastral actualizat la zi și extrasul de carte funciară de informare actualizat la zi, în cazul în care legea nu dispune altfel (copie legalizată);

- c) Documentația tehnică – D.T., după caz (2 exemplare original):

☒ D.T.A.C.

☐ D.T.O.E.

☐ D.T.A.D.

- d) avizele și acordurile de amplasament stabilite prin certificatul de urbanism

d.1) avize și acorduri privind utilitățile urbane și infrastructura:

☐ alimentare cu apă

☐ gaze naturale

☐ canalizare

☒ telefonizare

☒ alimentare cu energie electrică

☐ salubritate

☐ alimentare cu energie termică

☐ transport urban

d.2) avize și acorduri privind:

☐ securitatea la incendiu

☐ protecția civilă

☐ sănătatea populației

d.3) avizele / acordurile specifice ale administrației publice centrale și /sau ale serviciilor descentralizate ale acestora:

- Aprobare privind scoaterea temporară și/sau definitivă din producție agricolă a terenului ;
- Avizul Direcției Județene pentru Cultură, Culte și Patrimoniul Cultural Național Maramureș, Baia Mare, str. I Mai nr.25;
- Aviz de gospodărire a apelor - Administrația Bazinală de Ape Someș – Tisa (DAST) - Filiala Cluj Napoca, str. Vânătorului nr.17/ Administrația Națională „Apele Române” –după caz;
- Aviz - Statul Major General din Ministerul Apărării Naționale București, str. Izvor nr.3-5;
- Aviz tehnic - Inspectoratul de Stat în Construcții.
- Verificare proiect conform Legii nr.10/1995 privind calitatea în construcții
- Avizul Ministerului de Interne sau al Serviciului Român de Informații București (pentru amplasamente în apropierea granițelor).
- Aviz – Poliția de Frontieră Maramureș (pentru lucrări în apropierea graniței), Sighetu Marmăției, str. Dragoș Vodă nr.38
- Alte avize și acorduri stabilite prin tratate; convenții, înțelegeri dintre state;
- Acord amplasare și acces la drum național - Administrația Drumurilor Naționale - Direcția Regională de Drumuri și Poduri Cluj,Cluj Napoca, str. Decebal nr. 128;
- Document privind aprobarea coridorului de expropriere al lucrării de utilitate publică „POD PESTE TISA ÎN ZONA TEPLIȚA DIN SIGHETU MARMAȚIEI” – și a drumului de legătură cu DN18.

d.4) Studii de specialitate (1 exemplar original):

- Studiu geotehnic;
- Plan urbanistic zonal aprobat și un exemplar din Hotărârea de aprobare eliberată de Consiliul local al municipiului Sighetu Marmăției
- e) dovada înregistrării proiectului la Ordinul Arhitecților din România – dacă este cazul;
- f) punctul de vedere/actul administrativ al autorității competente pentru protecția mediului (copie);
- g) Documentele de plată ale următoarelor taxe (copie);

Prezentul certificat de urbanism are valabilitate de 24 luni de la data emiterii.

PREȘEDINTE,

Zamfir Ciceu

L.S.

SECRETARUL JUDEȚULUI,

Dragoș Ioan

ARHITECT ȘEF,
arh. George Lazăr

Achitat taxa de: scutit de taxă.

Prezentul certificat de urbanism a fost transmis solicitantului direct /prin poștă la data de _____

În conformitate cu prevederile Legii nr.50/1991 privind autorizarea executării lucrărilor de construcții, republicată, cu modificările și completările ulterioare,

**se prelungește valabilitatea
Certificatului de urbanism**

de la data de 23.04.2017 până la data de 23.04.2018

După această dată, o nouă prelungire a valabilității nu este posibilă, solicitantul urmând să obțină, în condițiile legii, un alt certificat de urbanism.

PREȘEDINTE,

GABRIEL VALEA ZETEA



SECRETARUL JUDEȚULUI,

IOAN DRAGOȘ

ARHITECT ȘEF,

GEORGE RADU LAZAR

Data prelungirii valabilității: 19.06.2017

Achitat taxa de: SCUTIT lei, conform Chitanței nr. — din —

Transmis solicitantului la data de — direct / prin poștă.

ROMANIA
 Județul Maramureș
 Consiliul Județean Maramureș

Aprobat,
 Președintele Consiliului Județean
 Zamfir Florin GHEORGHE



Ca urmare a cererii adresate de Narcis Ștefan Neaga, în calitate de reprezentant al
 Companiei Naționale de Autostrăzi și Drumuri Naționale din România S.A. cu
 domiciliul/sediul în județul -, municipiul/ orașul/ comuna București, satul -, sectorul -, cod poștal
, str. B-dul Dinicu Golescu, nr. 38, bl. -, sc. -, et. -, ap. -, telefon/fax -, e-mail -, înregistrată la
 nr. 2811/327 din 08.04.2016

În conformitate cu prevederile Legii nr. 350/2001 privind amenajarea teritoriului și
 urbanismul, cu modificările și completările ulterioare, se emite

AVIZUL DE OPORTUNITATE

Nr. 6 din 20.04.2016

Pentru elaborarea: Planului Urbanistic Zonal pentru "AMPLASARE POD RUTIER
 PESTE RÂUL TISA ÎN SIGHETU MARMAȚIEI" generat de imobilul teren și/ sau
 construcții - conform certificatului de urbanism nr. 115 din 23.07.2015, emis de Consiliul județean
 Maramureș, în care s-a solicitat obținerea avizului de oportunitate, cu respectarea următoarelor
 condiții:

1. TERITORIUL CARE URMEAZA SA FIE REGLEMENTAT PRIN P.U.Z.

Conform anexei, plan de încadrare în zonă, la prezentul aviz, teritoriul este delimitat:

- la nord de raul Tisa și frontiera de stat cu Ucraina, la sud de DN 18 și terenuri agricole
 proprietati private și proprietatea privată a municipiului Sighetu Marmatiei, la est de terenuri
 agricole proprietati private și proprietatea privată a municipiului Sighetu Marmatiei precum
 și Lunca Tisei, la vest de terenuri agricole proprietati private și proprietatea privată a
 municipiului Sighetu Marmatiei precum și Lunca Tisei.

2. CATEGORIILE FUNCȚIONALE ALE DEZVOLTĂRII ȘI EVENTUALE SERVITUTI

Terenul care va fi luat în studiu pentru elaborarea planului urbanistic zonal este situat parțial în
 intravilanul municipiului Sighetu Marmatiei, parțial în extravilanul acestuia - zona Teplă.

Zona cuprinsă în intravilan are funcțiunea de căi de comunicație rutieră DN18.

Zona din extravilan nu a fost studiată prin documentații de urbanism aprobate.

Obiectivul propus, Pod peste râul Tisa în Sighetu Marmatiei este prins în următoarele
 documentații de urbanism și amenajarea teritoriului aprobate: PUG-ul Municipiului Sighetu
 Marmatiei, PATJ Maramureș precum și în P.A.T.N. - Secțiunea 1 rețele de transport, lit. A
 Rețeaua de căi rutiere, pct. 3/ Poduri noi, fiind lucrare de interes național și constituie cauză de
 utilitate publică.

Categoriile funcționale ale dezvoltării:

Zonificarea funcțională va ține cont de următoarele unități și subunități funcționale:

S - zona cu destinație specială;

T - zona transporturilor, TR - Zona transporturilor rutiere, TR 1 - subzona unităților de
 transporturi izolate;

Amplasamentul este grevat de următoarele sarcini:

- este situat în fâșia de protecție a frontierei de stat cu Ucraina, în care se pot amplasa punctele
 de control pentru trecerea frontierei, cu construcțiile anexă, terminalele vamale și alte

6. ACORDURI/AVIZE SPECIFICE ALE ORGANISMELOR CENTRALE ȘI/ SAU TERITORIALE PENTRU P.U.Z.

- Aviz de mediu – Agenția de protecția mediului Maramureș, Baia Mare, str. Iza nr. 1 A;
- Dovada consultării populației;
- Aviz - Grupul de pompieri al județului Maramureș, Baia Mare, str. V. Lucăciu nr. 78
- ✓ ➤ Avizul – Comisiei Naționale a Monumentelor Istorice – prin Direcția județeană de Cultură și Patrimoniu Cultural Național, MM, Baia Mare, str. I. Mai nr. 25;
- Aviz - Oficiul de cadastru și publicitate imobiliară Maramureș, Baia Mare, str. Cosmonauților nr. 3;
- Aprobarea privind scoaterea temporară și definitivă din producția agricolă a terenului;
- Aviz privind clasa de calitate a terenului emis de Ministerul Agriculturii și Dezvoltării Rurale.
- Planul de urbanism zonă se va elabora în format analog și digital (piese scrise și desenate) pe suport topografic actualizat, realizat în sistem de protecție stereografică 1970, pe care va fi marcat culoarul de expropriere (suprafețe expropriate și proprietari).
- ✓ ➤ Avizul Ministerului de Interne sau al Serviciului Român de Informații București pentru amplasamente în apropierea granițelor;
- ✓ ➤ 14. Aviz - Statul Major General din Ministerul Apărării Naționale București, str. Izvor nr. 3-5;
- Aviz – Societatea Națională "Îmbunătățiri Funciare" SA – Baia Mare, str. Mărgeanului nr. 2;
- Aviz de amplasament/ gospodărire a apelor :
- Administrația Bazinală de Ape Someș – Tisa (DAST) - Filiala Cluj Napoca, str. Vânătorilor nr. 17;
- ✓ ➤ Aviz- Poliția de frontieră Maramureș - Sighetu Marmăției, str. Dragoș Vodă, nr. 38;
- ✓ ➤ Aviz Administrația Drumurilor Naționale (pentru lucrări în zona drumurilor naționale)
- Direcția Regională de Drumuri și Poduri Naționale Cluj, str. Decobai nr. 128 (dacă se face accesul pe drumul care trebuie modernizat și accede din DN18B);
- Alte avize și acorduri stabilite prin tratate, convenții, înțelegeri între state.

7. OBLIGAȚILE INITIATORULUI P.U.Z. CE DERIVĂ DIN PROCEDURILE SPECIFICE DE INFORMARE ȘI CONSULTARE A PUBLICULUI

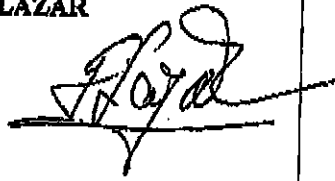
În vederea aprobării, documentația P.U.Z. se va supune consultării populației în conformitate cu art. 57 și art. 61 din Legea nr. 350/2001 privind amenajarea teritoriului și urbanismul, cu modificările și completările ulterioare și a Metodologiei de informare și consultare a publicului cu privire la elaborarea sau revizuirea planurilor de amenajare a teritoriului și de urbanism, aprobată cu Ordinul nr. 2701/30.12.2010 al Ministerului Dezvoltării Regionale și Turismului.

Prezentul aviz este valabil de la data emiterii sale pe toată durata de valabilitate a certificatului de urbanism nr. 115 din 23.07.2015 emis de către Consiliul Județean Maramureș.

Achitat taxa de _____ lei, conform chitanței nr. _____ din _____

Prezentul aviz a fost transmis solicitantului la data de _____.

ARHITECT ȘEF,
George Radu LAZĂR



Seria **RUR** **Nr.** **1013507**

Furnizor : **REGISTRUL URBANISTILOR**
 Nr. Reg. Com.:
 Cod fiscal: 17244352
 Sediul : BUCURESTI
 Adresa : TUDOR ARGHEZI NR.21
 Contul : RO12TREZ70020F305000XXXX
 Banca : TREZORERIE MUN.BUCURESTI

Cumparator : **RAUMPLAN DESIGN SRL**
 Nr.ord.reg.com./an: J40/15405/2008
 Codul fiscal : RO24446613
 Sediul : BUCURESTI
 SECTOR 3
 Judetul : BUCURESTI
 Contul :
 Banca :

Nr. facturii : 1013507
Data(ziua,luna ,anul): 18.05.2016
Nr. aviz insotire a marfii

Cota T.V.A. :

Nr. crt.	Denumirea produselor sau a serviciilor	U.M.	Cantitatea	Pretul unitar (fara T.V.A.) - lei -	Valoarea - lei -	Valoarea T.V.A. - lei -
0	1	2	3	4	5	6
1	TARIF EXERCITARE PT.PUZ =4744MP,MUN.SIGHETUL MARMATIEI, JUD.MM,BEN.CNADNR PRIN EXPERT PROIECT2002,DR.URB.MADALINA MOTCANU	LEI		448.8000	448.80	
Mod de plata Ord.Plt: 448.80 Document: 1013507/18.05.2016						
Intocmit de: IOAN GEORGETA Serie/Nr.act: / CNP: 2700220451521 Eliberat						
Date privind expeditia Numele delegatului POSTA C.N.P. Buletinul/cartea de identitate seria nr. eliberat Mijlocul de transport Expedierea s-a efectuat in prezenta noastra la				Total din care : accize	448.80	
				Semnatura de primire	Total de plata: (col.5+col.6)	448.80