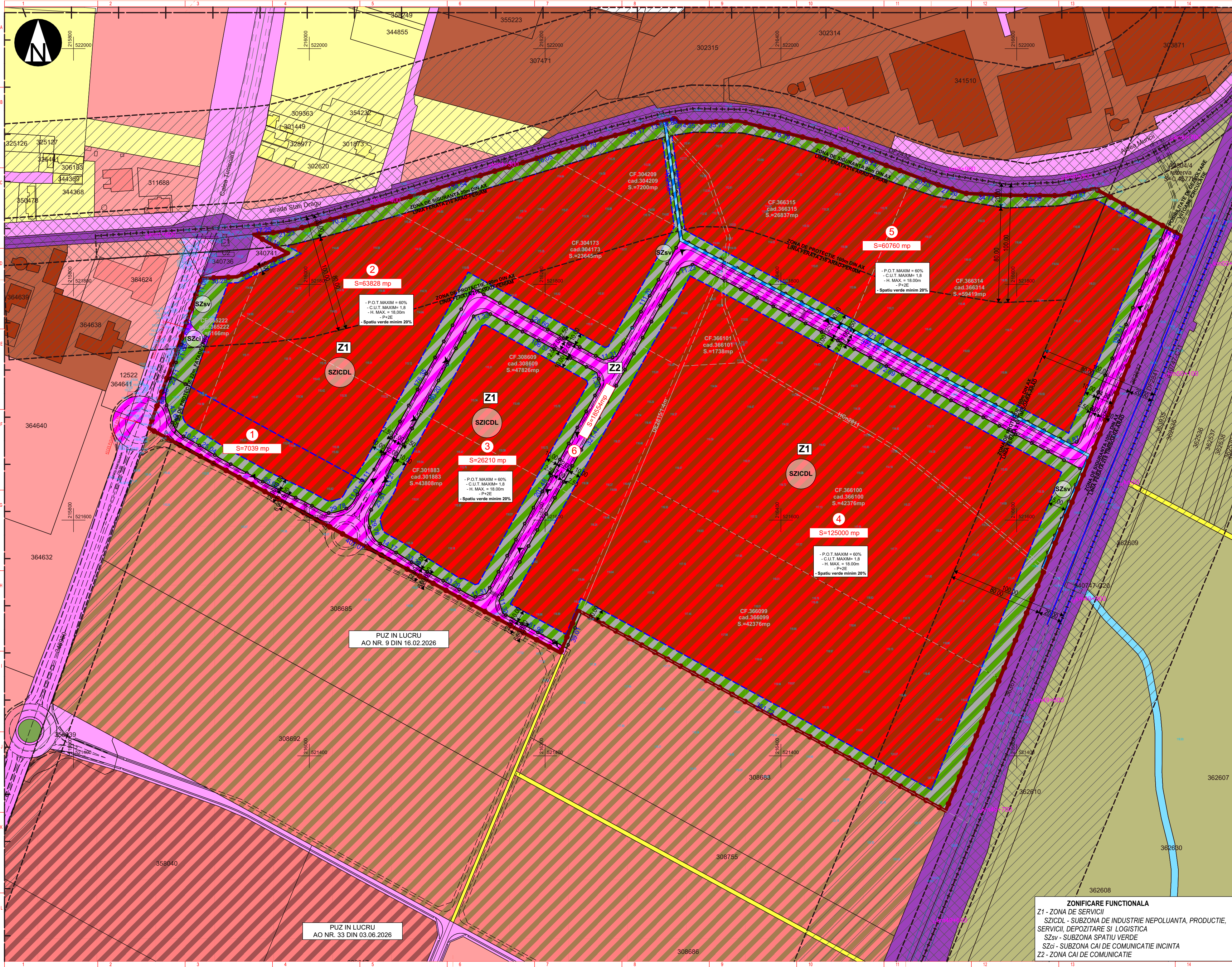




**ZONIFICARE FUNCTIONALA**  
Z1 - ZONA DE SERVICII  
SZICDL - SUBZONA DE INDUSTRIE NEPOLUANTA, PRODUCTIE, SERVICII, DEPOZITARE SI LOGISTICA  
SZsv - SUBZONA SPATIU VERDE  
SZci - SUBZONA CAI DE COMUNICATIE INCINTA  
ZZ - ZONA CAI DE COMUNICATIE

| INVENTAR DE COORDONATE         |           |           |  |
|--------------------------------|-----------|-----------|--|
| Sistem de proiectie stereov 70 |           |           |  |
| nr. cad. 366315                |           |           |  |
| S=26837mp                      |           |           |  |
| Nr.Pct                         | N (x) m   | E (y) m   |  |
| 1                              | 521938.89 | 216320.18 |  |
| 2                              | 521941.02 | 216310.72 |  |
| 3                              | 521937.82 | 216313.33 |  |
| 4                              | 521937.59 | 216327.87 |  |
| 5                              | 521938.68 | 216363.64 |  |
| 6                              | 521919.54 | 216440.07 |  |
| 7                              | 521892.43 | 216511.86 |  |
| 8                              | 521699.56 | 216432.32 |  |
| 9                              | 521708.89 | 216415.69 |  |
| 10                             | 521735.59 | 216370.47 |  |
| 11                             | 521783.57 | 216352.88 |  |
| 12                             | 521810.79 | 216352.88 |  |
| 13                             | 521834.35 | 216354.48 |  |
| 14                             | 521831.62 | 216355.93 |  |
| 15                             | 521839.90 | 216357.03 |  |
| 16                             | 521862.27 | 216349.54 |  |
| 17                             | 521893.30 | 216338.95 |  |
| 18                             | 521932.20 | 216303.84 |  |

| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 366314 | | | |
| S=59419mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 8 | 521699.56 | 216432.32 |  |
| 7 | 521892.43 | 216511.86 |  |
| 19 | 521885.17 | 216531.07 |  |
| 20 | 521871.19 | 216537.07 |  |
| 21 | 521875.60 | 216591.80 |  |
| 22 | 521875.30 | 216636.87 |  |
| 23 | 521881.37 | 216666.12 |  |
| 24 | 521841.30 | 216739.52 |  |
| 25 | 521966.85 | 216627.14 |  |
| 26 | 521960.79 | 216634.65 |  |
| 27 | 521964.28 | 216618.60 |  |
| 28 | 521997.99 | 216577.85 |  |
| 29 | 521639.61 | 216597.44 |  |
| 30 | 521660.87 | 216499.77 |  |
| 31 | 521674.61 | 216476.80 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 366100 | | | |
| S=42376mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 32 | 521633.90 | 216277.18 |  |
| 33 | 521730.74 | 216317.12 |  |
| 34 | 521733.65 | 216368.14 |  |
| 35 | 521706.41 | 216414.26 |  |
| 36 | 521672.13 | 216475.36 |  |
| 37 | 521658.50 | 216498.14 |  |
| 38 | 521627.38 | 216537.65 |  |
| 39 | 521959.79 | 216576.03 |  |
| 40 | 521561.92 | 216616.96 |  |
| 41 | 521558.11 | 216623.56 |  |
| 42 | 521465.53 | 216585.65 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 366101 | | | |
| S=1738mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 33 | 521730.74 | 216317.12 |  |
| 43 | 521810.45 | 216350.00 |  |
| 44 | 521763.06 | 216390.01 |  |
| 34 | 521733.65 | 216368.14 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 366099 | | | |
| S=42376mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 45 | 521521.81 | 216511.86 |  |
| 32 | 521633.90 | 216277.18 |  |
| 42 | 521465.53 | 216585.65 |  |
| 46 | 521353.30 | 216539.69 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 366099 | | | |
| S=42376mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 47 | 521658.00 | 215900.50 |  |
| 48 | 521774.34 | 215942.05 |  |
| 49 | 521660.91 | 216259.79 |  |
| 50 | 521487.43 | 216212.99 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 365222 | | | |
| S=6166mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 51 | 521677.90 | 215884.04 |  |
| 52 | 521734.67 | 215884.31 |  |
| 53 | 521794.58 | 215904.97 |  |
| 54 | 521885.10 | 215958.60 |  |
| 55 | 521806.43 | 215938.64 |  |
| 56 | 521816.27 | 215959.89 |  |
| 48 | 521774.34 | 215942.05 |  |
| 47 | 521658.00 | 215900.50 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 304173 | | | |
| S=23645mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 62 | 521867.52 | 216062.33 |  |
| 65 | 521906.29 | 216191.24 |  |
| 66 | 521909.62 | 216200.36 |  |
| 67 | 521826.78 | 216352.12 |  |
| 68 | 521823.22 | 216351.48 |  |
| 63 | 521730.56 | 216313.26 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 308609 | | | |
| S=47826mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 48 | 521774.34 | 215942.05 |  |
| 56 | 521816.27 | 215959.89 |  |
| 57 | 521826.48 | 215981.97 |  |
| 58 | 521843.37 | 215952.63 |  |
| 59 | 521843.94 | 215970.00 |  |
| 60 | 521847.38 | 215990.95 |  |
| 61 | 521866.39 | 216038.57 |  |
| 62 | 521867.52 | 216062.33 |  |
| 63 | 521730.56 | 216313.26 |  |
| 49 | 521660.91 | 216259.79 |  |
| INVENTAR DE COORDONATE | | | |
| Sistem de proiectie stereov 70 | | | |
| nr. cad. 304209 | | | |
| S=7200mp | | | |
| Nr.Pct | N (x) m | E (y) m |  |
| 66 | 521909.62 | 216200.36 |  |
| 69 | 521911.79 | 216206.31 |  |
| 70 | 521928.16 | 216205.89 |  |
| 71 | 521935.59 | 216288.90 |  |
| 72 | 521938.48 | 216300.50 |  |
| 73 | 521928.87 | 216302.96 |  |
| 74 | 521891.81 | 216336.41 |  |
| 75 | 521861.34 | 216346.81 |  |
| 76 | 521839.61 | 216354.08 |  |
| 77 | 521832.51 | 216353.17 |  |
| 67 | 521826.78 | 216352.12 |  |

# PLAN DE INCADRARE

Sc. 1:20 000

## LEGENDA

**LIMITE:**

- LIMITA ZONA STUDIATA
- LIMITA ZONA REGLEMENTATA
- LIMITE CADASTRALE
- LIMITA DE PROPRIETATE PROPUISA

**ZONIFICARE FUNCTIONALA EXISTENTA**

- TEREN ARABIL
- ZONA DE SERVICII
- ZONA INDUSTRIALA
- ZONA DE LOCUIRE
- CANAL

**DRUMURI**

- LINIE DE CALE FERATA
- DRUM DE EXPLOATARE
- CAI DE COMUNICATIE RUTIERA

**DOCUMENTATIILN CURS DE ELABORARE**

- PUZ IN LUCRU AO NR. 9 DIN 16.02.2026
- PUZ IN LUCRU AO NR. 33 DIN 03.06.2026

**DOTARI SI INSTALATII EXISTENTE:**

- LINEIE ELECTRICA AERIANA

**ZONE DE PROTECTIE / INTERDICTIE:**

- ZONA DE PROTECTIE LINIE DE CALE FERATA 100m DIN AXUL LINEI
- ZONA DE PROTECTIE SI SIGURANTA LINEIEI ELECTRICE 20 Kv - 18.5 m DIN AXUL LINEI

**ZONIFICARE FUNCTIONALA PROPUISA:**

- SZICDL - SUBZONA DE INDUSTRIE NEPOLUANTA, PRODUCTIE, SERVICII, DEPOZITARE SI LOGISTICA
- SZsv - SUBZONA SPATIU VERDE
- SZci - SUBZONA CAI DE COMUNICATIE INCINTA
- ZZ - ZONA CAI DE COMUNICATIE PROPUSE
- CANAL DEVIAT
- ACCES
- ZONA DE IMPLANTARE LIMITA CONSTRUIBILA

| BILANT TERITORIAL - ZONĂ REGLEMENTATĂ                                                  |             |              |                  | S=301391,00 mp |
|----------------------------------------------------------------------------------------|-------------|--------------|------------------|----------------|
|                                                                                        | EXISTENT mp | %            | PROPOS mp        | %              |
| Arie total incinta reglementata                                                        | 301391,00   | 100,00%      | 301391,00        | 100,00%        |
| <b>Z1 - ZONA DE SERVICII</b>                                                           | <b>0,00</b> | <b>0,00%</b> | <b>282837,00</b> | <b>93,84%</b>  |
| SZICDL - SUBZONA DE INDUSTRIE NEPOLUANTA, PRODUCTIE, SERVICII, DEPOZITARE SI LOGISTICA | 0,00        | 0,00%        | 226069,00        | 79,93%         |
| SZsv - SUBZONA SPATIU VERDE                                                            | 0,00        | 0,00%        | 56568,00         | 20,00%         |
| SZci - SUBZONA CAI DE COMUNICATIE INCINTA                                              | 0,00        | 0,00%        | 200,00           | 0,07%          |
| <b>ZZ - ZONA CAI DE COMUNICATIE</b>                                                    | <b>0,00</b> | <b>0,00%</b> | <b>18554,00</b>  | <b>6,16%</b>   |

|                 |                                                                                                                                                       |           |         |                                                                                                                                                                                                       |
|-----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Verif. / Expert | Nume                                                                                                                                                  | Semnatura | Cerinta | Referat / Expertiza Nr. / Data                                                                                                                                                                        |
|                 | PROIECTANT DE SPECIALITATE S.C. RIF STYLE PROJECT S.R.L. Timisoara, str. Norma, nr. 4, jud. Timis CUI: 40354260; ORC: J35/ 4728/ 2018 Tel: 0757916351 |           |         | Beneficiar SC WESTEND ESTATE SRL, STURZA ALEXANDRU SI STURZA MIHAELA Amplasament: Jud. Arad, Municipiul Arad, C.F. nr. 366099, 366100, 366101, 366314, 366315, 301883, 365222, 308609, 304173, 304209 |

|              |                     |           |                        |                                                                                                        |                |
|--------------|---------------------|-----------|------------------------|--------------------------------------------------------------------------------------------------------|----------------|
| Specificatie | Nume                | Semnatura | Scara: 1:20000, 1:2000 | Denumire proiect: "PUZ SI RLU ZONA INDUSTRIE NEPOLUANTA, PRODUCTIE, SERVICII, DEPOZITARE SI LOGISTICA" | Faza: P.U.Z.   |
| Sef Proiect  | urb. Ionasiu Adrian |           |                        |                                                                                                        |                |
| Proiectat    | arh. Feier Raul     |           | Data: NOIEMBRIE 2025   | Titlu plansa: REGLEMETNTRI URBANISTICE - ZONIFICARE                                                    | Plansa nr. U03 |
| Desenat      | arh. Feier Raul     |           |                        |                                                                                                        |                |