BILANT ZONE FUNCTIONALE	TOTAL EXISTENT ha	%	TOTAL PROPUS ha	%	BARCANELE EXISTENT ha	%	BARCANELE PROPUS ha	%	BUZDUGAN EXISTENT ha	%	BUZDUGAN PROPUS ha	%
LOCUINTE SI FUNCTIUNI COMPLEMENTARE	267.24	80.82%	284.72	79.01%	37.28	81.27%	39.42	81.19%	43.30	87.83%	44.40	86.99%
UNITATI INDUSTRIALE SI DEPOZITARE	9.52	2.88%	3.53	0.98%	0.38	0.83%	0.38	0.78%	0.00	0.00%	0.00	0.00%
UNITATI AGRO ZOOTEHNICE	0.31	0.09%	3.30	0.92%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
INSTITUTII SI SERVICII DE INTERES PUBLIC	4.56	1.38%	8.56	2.38%	0.80	1.74%	0.80	1.65%	0.66	1.34%	0.66	1.29%
CAI DE COMUNICATIE SI TRANSPORT	20.47	6.19%	22.44	6.23%	3.20	6.98%	3.24	6.67%	3.01	6.11%	2.66	5.21%
din care RUTIER	20.47	6.19%	22.44	6.23%	3.20	6.98%	3.24	6.67%	3.01	6.11%	2.66	5.21%
FEROVIAR	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
NAVAL	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
AERIAN	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
SPATII VERZI, SPORT, AGREMENT,PROTECTIE	11.46	3.47%	34.67	9.62%	0.67	1.46%	2.80	5.77%	1.32	2.68%	3.27	6.41%
CONSTRUCTII TEHNICO-EDILITARE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
GOSPODARIE COMUNALA, CIMITIRE	2.99	0.90%	2.77	0.77%	1.81	3.95%	1.81	3.73%	0.00	0.00%	0.00	0.00%
DESTINATIE SPECIALA	0.00	0.00%	0.07	0.02%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
TERENURI LIBERE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
APE	0.04	0.01%	0.04	0.01%	0.04	0.09%	0.04	0.08%	0.00	0.00%	0.00	0.00%
PADURI	13.90	4.20%	0.00	0.00%	1.63	3.55%	0.00	0.00%	0.98	1.99%	0.00	0.00%
TERENURI NEPRODUCTIVE	0.19	0.06%	0.28	0.08%	0.06	0.13%	0.06	0.12%	0.03	0.06%	0.05	0.10%
TOTAL INTRAVILAN	330.68	100.00%	360.38	100.00%	45.87	100.00%	48.55	100.00%	49.30	100.00%	51.04	100.00%

BILANT ZONE FUNCTIONALE	CERNELE EXISTENT ha	%	CERNELE PROPUS ha	%	PĂUȘEȘTI EXISTENT ha	%	PĂUȘEȘTI PROPUS ha	%	PĂUȘEȘTI - OTASAU EXISTENT ha	%	PĂUȘEȘTI - OTASAU PROPUS ha	%
LOCUINTE SI FUNCTIUNI COMPLEMENTARE	24.87	79.13%	26.18	77.34%	61.30	84.61%	68.79	83.26%	47.30	84.34%	57.60	78.38%
UNITATI INDUSTRIALE SI DEPOZITARE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.11	0.20%	0.11	0.15%
UNITATI AGRO ZOOTEHNICE	0.31	0.99%	0.31	0.92%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
INSTITUTII SI SERVICII DE INTERES PUBLIC	0.21	0.67%	0.21	0.62%	1.29	1.78%	2.06	2.49%	1.18	2.10%	1.18	1.61%
CAI DE COMUNICATIE SI TRANSPORT	2.03	6.46%	2.06	6.09%	4.46	6.16%	4.57	5.53%	3.40	6.06%	3.77	5.13%
din care RUTIER	2.03	6.46%	2.06	6.09%	4.46	6.16%	4.57	5.53%	3.40	6.06%	3.77	5.13%
FEROVIAR	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
NAVAL	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
AERIAN	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
SPATII VERZI, SPORT, AGREMENT,PROTECTIE	1.79	5.70%	4.99	14.74%	3.14	4.33%	6.91	8.36%	2.76	4.92%	10.83	14.74%
CONSTRUCTII TEHNICO-EDILITARE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
GOSPODARIE COMUNALA, CIMITIRE	0.10	0.32%	0.10	0.30%	0.21	0.29%	0.21	0.25%	0.00	0.00%	0.00	0.00%
DESTINATIE SPECIALA	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.07	0.08%	0.00	0.00%	0.00	0.00%
TERENURI LIBERE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
APE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
PADURI	2.12	6.75%	0.00	0.00%	2.04	2.82%	0.00	0.00%	1.33	2.37%	0.00	0.00%
TERENURI NEPRODUCTIVE	0.00	0.00%	0.00	0.00%	0.01	0.01%	0.01	0.01%	0.00	0.00%	0.00	0.00%
TOTAL INTRAVILAN	31.43	100.00%	33.85	100.00%	72.45	100.00%	82.62	100.00%	56.08	100.00%	73.49	100.00%

BILANT ZONE FUNCTIONALE	SERBANESTI EXISTENT ha	%	SERBANESTI PROPUS ha	%	SOLICESTI EXISTENT ha	%	SOLICESTI PROPUS ha	%	VALENI EXISTENT ha	%	VALENI PROPUS ha	%
LOCUINTE SI FUNCTIUNI COMPLEMENTARE	22.02	81.28%	23.22	82.14%	5.33	82.89%	2.35	35.77%	25.84	61.48%	22.76	63.24%
UNITATI INDUSTRIALE SI DEPOZITARE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	9.03	21.48%	3.04	8.45%
UNITATI AGRO ZOOTEHNICE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	2.99	8.31%
INSTITUTII SI SERVICII DE INTERES PUBLIC	0.42	1.55%	0.42	1.49%	0.00	0.00%	0.00	0.00%	0.00	0.00%	3.23	8.97%
CAI DE COMUNICATIE SI TRANSPORT	2.27	8.38%	2.26	7.99%	0.57	8.86%	2.26	34.40%	1.53	3.64%	1.62	4.50%
din care RUTIER	2.27	8.38%	2.26	7.99%	0.57	8.86%	2.26	34.40%	1.53	3.64%	1.62	4.50%
FEROVIAR	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
NAVAL	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
AERIAN	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
SPATII VERZI, SPORT, AGREMENT,PROTECTIE	1.40	5.17%	1.92	6.79%	0.08	1.24%	1.92	29.22%	0.30	0.71%	2.03	5.64%
CONSTRUCTII TEHNICO-EDILITARE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
GOSPODARIE COMUNALA, CIMITIRE	0.63	2.33%	0.41	1.45%	0.00	0.00%	0.00	0.00%	0.24	0.57%	0.24	0.67%
DESTINATIE SPECIALA	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
TERENURI LIBERE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
APE	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%	0.00	0.00%
PADURI	0.33	1.22%	0.00	0.00%	0.43	6.69%	0.00	0.00%	5.04	11.99%	0.00	0.00%
TERENURI NEPRODUCTIVE	0.02	0.07%	0.04	0.14%	0.02	0.31%	0.04	0.61%	0.05	0.12%	0.08	0.22%
TOTAL INTRAVILAN	27.09	100.00%	28.27	100.00%	6.43	100.00%	6.57	100.00%	42.03	100.00%	35.99	100.00%

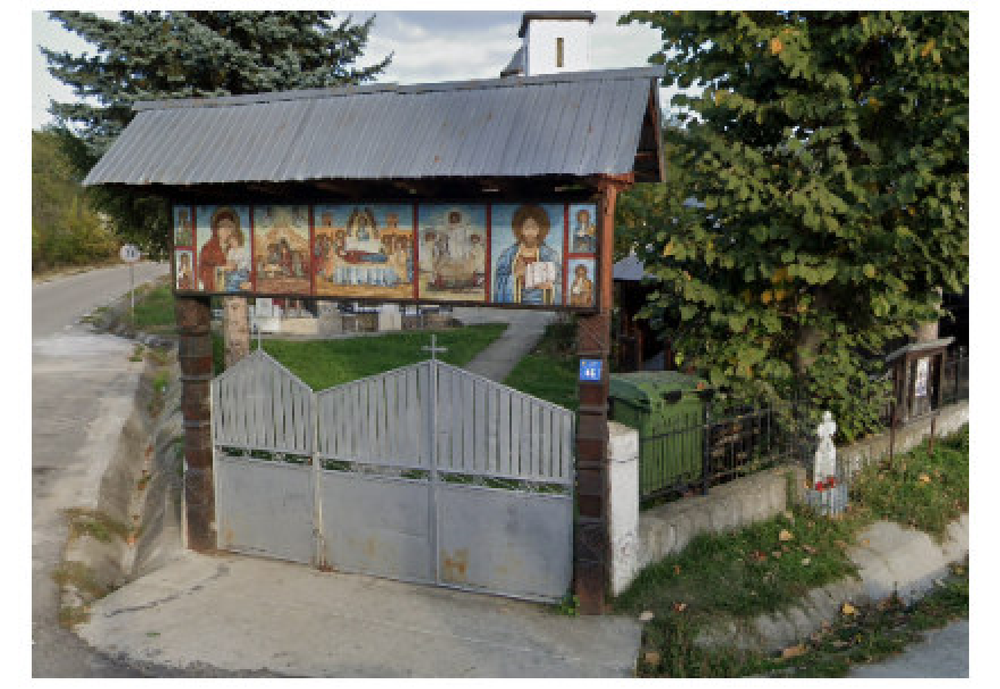
VL-II-m-B-09714 - BISERICA DE LEMN - "ADORMIREA MAICII DOMNULUI"

VL-II-m-B-09714
BISERICA DE LEMN "ADORMIREA MAICII DOMNULUI"

ID	X(ST70)	Y(ST70)
1	432685.25	396538.46
2	432690.61	396534.10
3	432709.51	396518.71
4	432720.24	396528.81
5	432715.96	396533.71
6	432712.66	396541.74
7	432719.08	396543.16
8	432719.08	396543.16
9	432717.59	396549.91
10	432718.11	396546.49
11	432717.59	396549.91
12	432704.75	396547.08
13	432702.82	396555.69
14	432691.20	396548.34
15	432681.02	396541.91

Perimetru(m) 131
Arie(mp) 740





ZONA PROTECTIE
VL-II-m-B-09714
BISERICA DE LEMN "ADORMIREA MAICII DOMNULUI"

ID	X(ST70)	Y(ST70)
16	432663.50	396556.81
17	432681.57	396581.53
18	432691.45	396590.45
19	432696.72	396593.82
20	432706.38	396599.77
21	432722.30	396611.20
22	432731.96	396599.94
23	432729.85	396598.14
24	432735.23	396592.34
25	432738.71	396589.07
26	432741.34	396585.40
27	432744.32	396581.73
28	432755.04	396571.90
29	432764.68	396572.31
30	432762.78	396566.11
31	432763.81	396562.04
32	432765.33	396559.25
33	432768.34	396557.83
34	432769.25	396552.68
35	432769.18	396546.67
36	432769.06	396541.96
37	432769.48	396539.43
38	432771.09	396535.28
39	432771.13	396529.59
40	432768.60	396525.61
41	432765.37	396522.04
42	432762.72	396518.56
43	432750.64	396506.26
44	432737.38	396492.76
45	432729.93	396481.01
46	432706.65	396465.33
47	432701.72	396468.69
48	432694.72	396473.61
49	432684.38	396481.39
50	432663.07	396485.21
51	432646.34	396501.61
52	432632.98	396513.88
53	432640.21	396522.54
54	432627.43	396535.35
55	432636.46	396544.87
56	432640.88	396548.91
57	432647.59	396553.28
58	432650.47	396555.03

Perimetru(m) 446
Arie(mp) 12054

Sit Arheologic "Punct LA PĂR" - sat Buzdugan PROPUS PENTRU CLASARE

ZONA PROTECTIE
Punct "LA PĂR", sat Buzdugan

ID	X(ST70)	Y(ST70)
134	430872.82	395784.64
135	430977.17	395833.29
136	431076.73	395882.88
137	431239.07	395880.11
138	431372.40	395686.17
139	431331.81	395611.73
140	431165.02	395610.93
141	430849.11	395637.71

Perimetru(m) 1342
Arie(mp) 108692



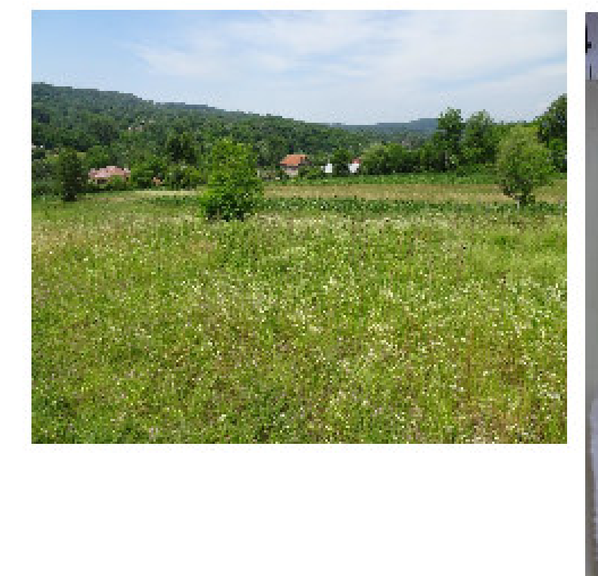


Sit Arheologic "Punct Comoraşi" - sat Cernelele PROPUS PENTRU CLASARE

ZONA PROTECTIE
Punct "Comoraşi", sat Cernelele

ID	X(ST70)	Y(ST70)
126	432905.09	396300.45
127	432965.19	396352.64
128	433027.88	396398.31
129	433087.88	396359.69
130	433131.67	396284.84
131	433138.19	396280.46
132	433062.52	396202.65
133	433014.65	396173.03

Perimetru(m) 656
Arie(mp) 28652







ZC	RLU Cap.V.26 - ZONA CENTRALĂ REGIM DE INALTIME MAXIM: P+1+M			
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1	P+1+M
Instituţii publice, zone comerciale, sănătate, învăţământ	50%	0.50	1.00	1.30
Locuinţe individuale	35%	0.35	0.70	0.91

IS	RLU Cap.V.27 - ZONA DE INSTITUŢII ŞI SERVICII PUBLICE REGIM DE INALTIME MAXIM: P+1+M			
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1	P+1+M
instituţii publice, unităţi de învăţământ, unităţi sanitare, echipamente administrative, culturale sau sociale	50%	0.50	1.00	1.30
funcţiuni comerciale, alimentaţie publică,servicii, sedii de firme, pensiuni şi alte activităţi complementare	60%	0.60	1.20	1.56
Locuinţe de serviciu	40%	0.40	0.80	1.04

L	RLU Cap.V.28 - ZONA DE LOCUINŢE ŞI FUNCŢIUNI COMPLEMENTARE LOCUIRII REGIM DE INALTIME MAXIM: P+1+M			
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1	P+1+M
Functiuni specifice zonei	30%	0.30	0.60	0.78

A	RLU Cap.V.29 - ZONA UNITĂŢILOR AGRICOLE REGIM DE INALTIME MAXIM: P+1		
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1
Functiuni specifice zonei	50%	0.50	1.00

I	RLU Cap.V.30 - ZONA UNITĂŢILOR DE PRODUCŢIE ŞI DEPOZITARE REGIM DE INALTIME MAXIM: P+1		
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1
Functiuni specifice zonei	50%	0.50	1.00

ZMIX	RLU Cap.V.31 - ZONA MIXTĂ - SERVICII, UNITĂŢI AGRICOLE, UNITĂŢI INDUSTRIALE ŞI DEPOZITARE REGIM DE INALTIME MAXIM: P+1		
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1
Functiuni specifice zonei	50%	0.50	1.00

V1	RLU Cap.V.32 - ZONA SPAŢIILOR VERZI parcuri, grădini, scuaruri, fâşii plantate REGIM DE INALTIME MAXIM: P	
FUNCŢIUNE	P.O.T.	C.U.T. P
Functiuni specifice zonei	10%	0.10

V2	RLU Cap.V.32 - ZONA SPAŢIILOR VERZI terenuri de sport de uz public sau privat REGIM DE INALTIME MAXIM: P+1		
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1
Functiuni specifice zonei	40%	0.40	0.80

V3	RLU Cap.V.32 - ZONA SPAŢIILOR VERZI perdele de protecţie vegetală, culoare ecologice,plantaţii de protecţie faţă de infrastructura tehnică, precum şi spaţii verzi aferente cursurilor de apă şi zonelor umede, cu rol ecologic, peisagistic şi de protecţie. NU SE ADMIT CONSTRUCŢII

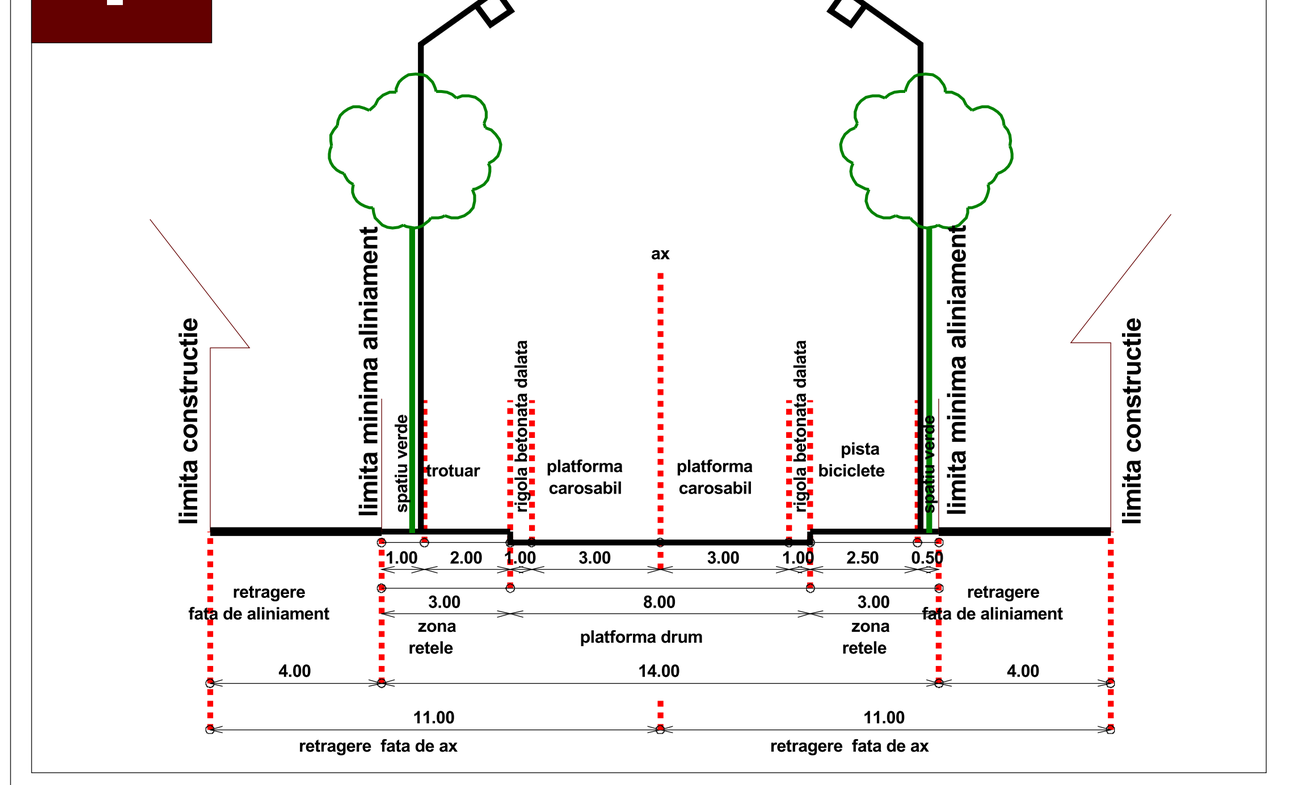
GC GCci	RLU Cap.V.33 ZONA DE GOSPODĂRIE COMUNALA SI CIMITIRE REGIM DE INALTIME MAXIM: P	
FUNCŢIUNE	P.O.T.	C.U.T. P
GC - gospodarie comunală	50%	0.50
GCci cimitire	10%	0.10

DS	RLU Cap.V.34 - ZONA DESTINATIE SPECIALĂ REGIM DE INALTIME MAXIM: P+1+M		
FUNCŢIUNE	P.O.T.	C.U.T. P	P+1
Functiuni specifice zonei	40%	0.40	0.80

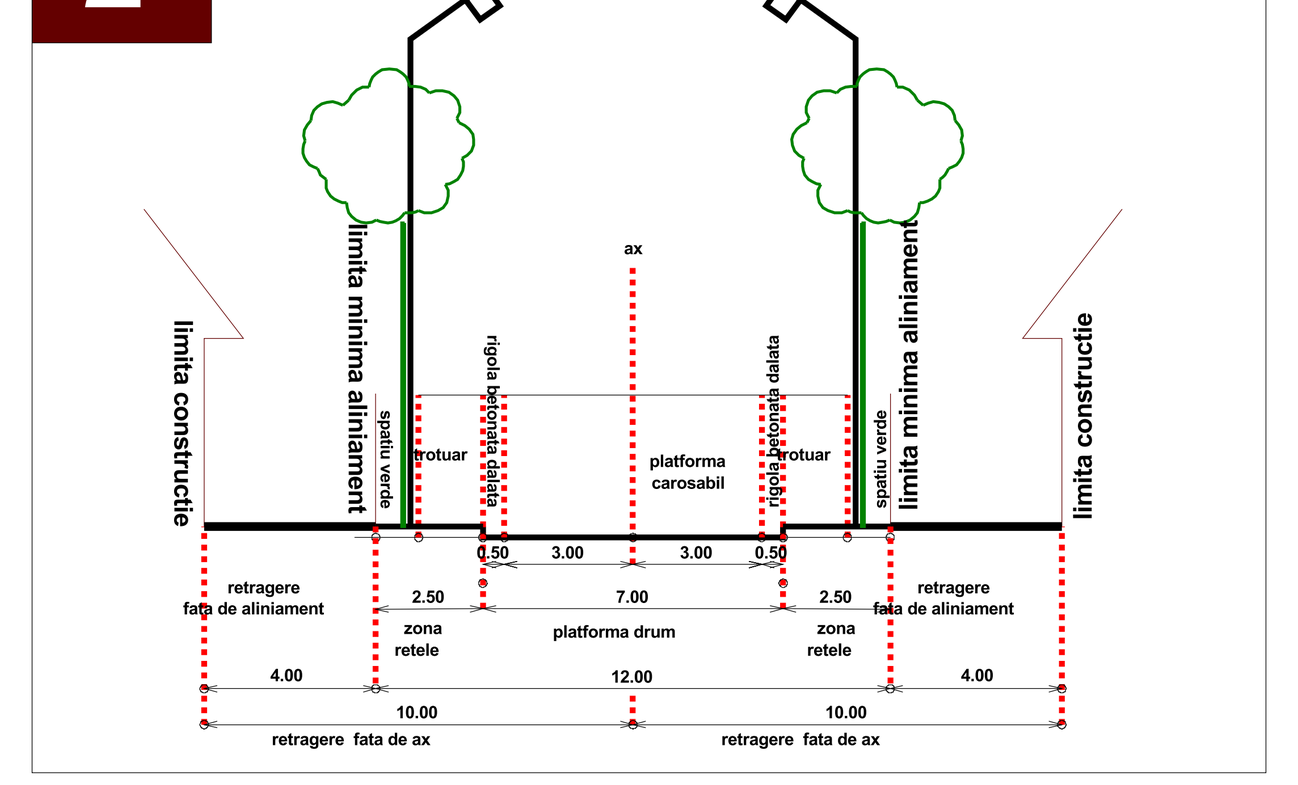
CCD	RLU Cap.V.35 - CĂI DE COMUNICAŢIE REGIM DE INALTIME MAXIM: P	
FUNCŢIUNE	P.O.T.	C.U.T. P
Functiuni specifice zonei	50%	0.50

ZDE	RLU Cap.V.36 - ZONA DE DEZVOLTARE ENERGETICĂ REGIM DE INALTIME MAXIM: P	
FUNCŢIUNE	P.O.T.	C.U.T. P
Functiuni specifice zonei	20%	0.20

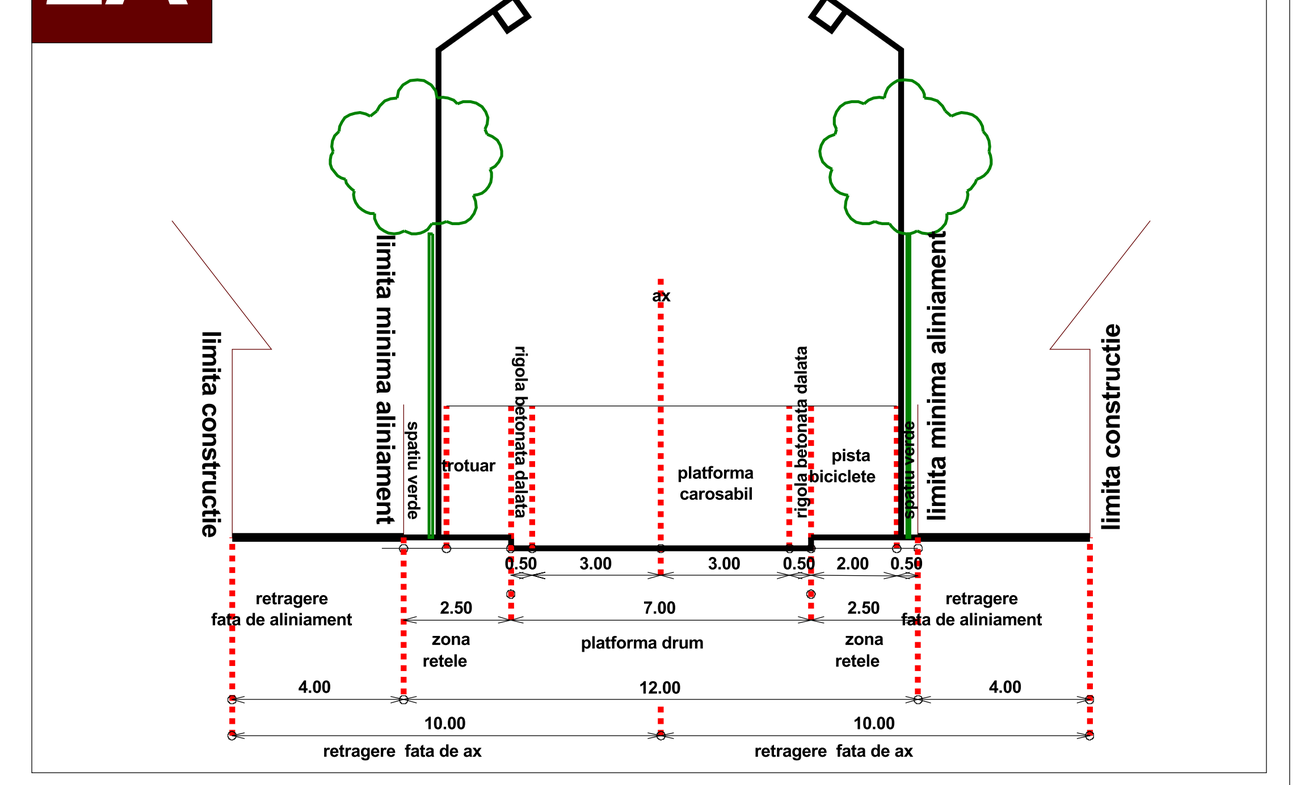
1 STRAZI PRINCIPALE / DRUMURI JUDETENE

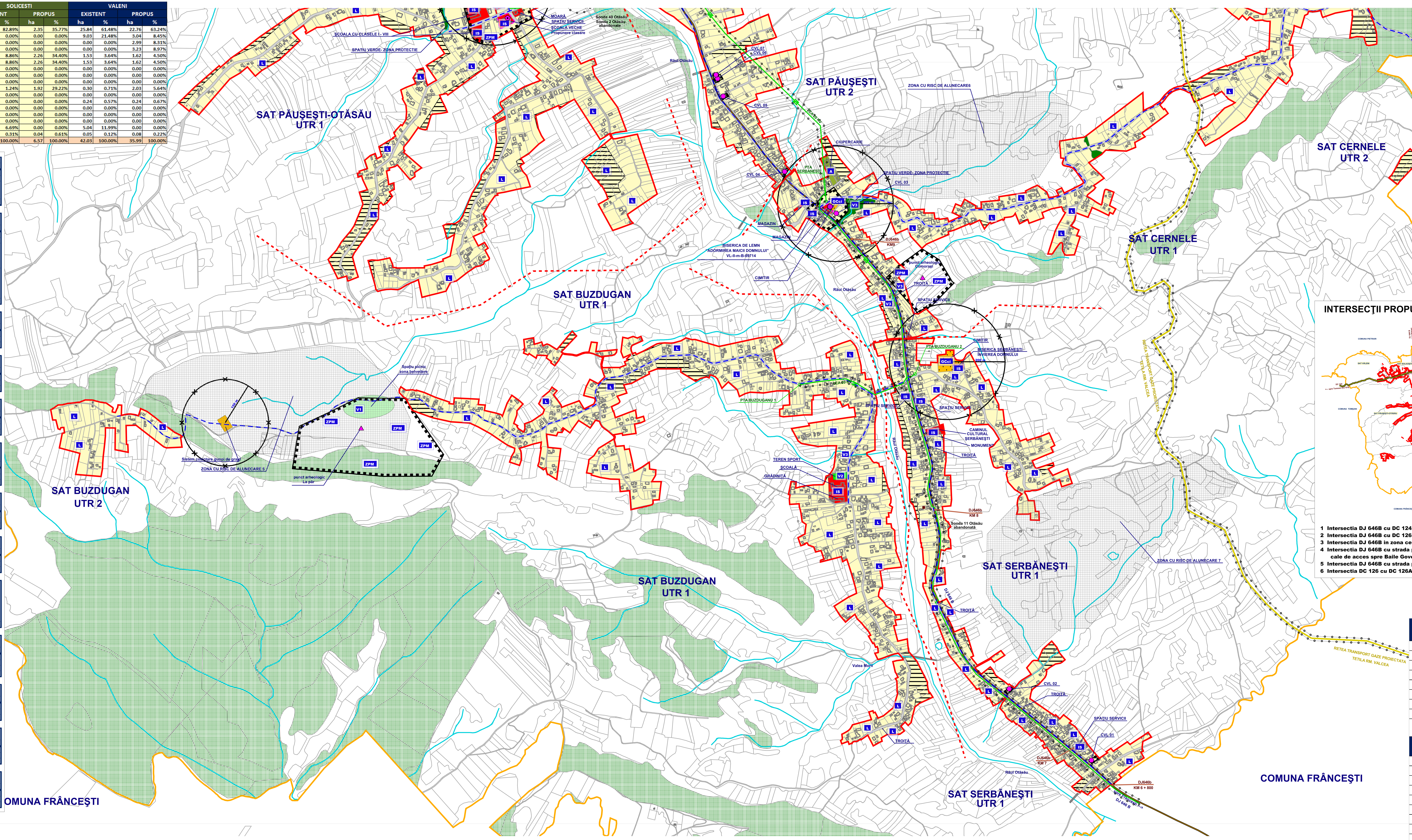


2 STRAZI SECUNDARE / DRUMURI COMUNALE

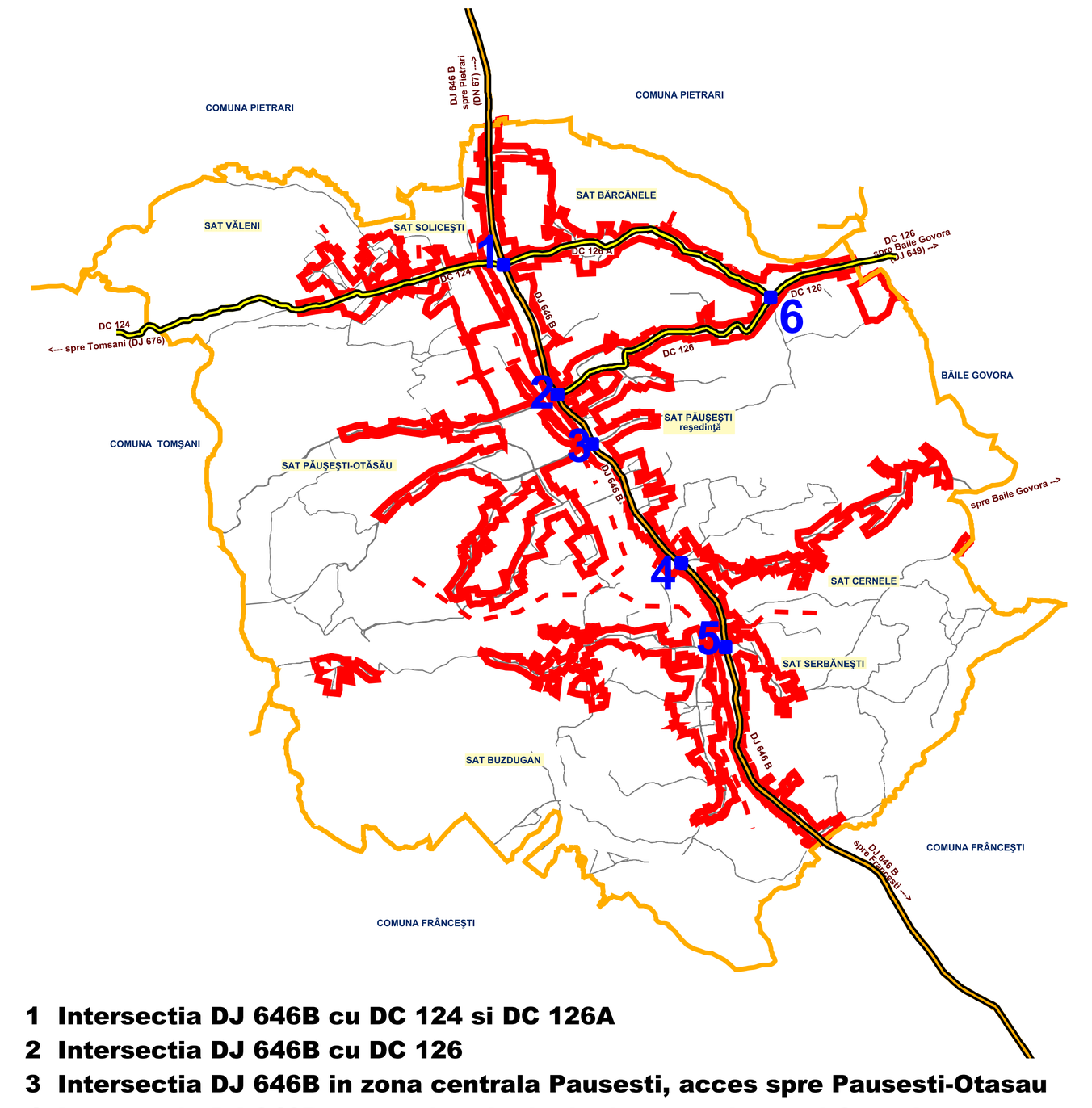


2A STRAZI SECUNDARE / DRUMURI COMUNALE





INTERSECŢII PROPUSE SPRE MODERNIZARE



1 Intersectia DJ 646B cu DC 124 si DC 126A
2 Intersectia DJ 646B cu DC 126
3 Intersectia DJ 646B in zona centrala Pausesti, acces spre Pausesti-Otasau
4 Intersectia DJ 646B cu strada principala de acces in satul Cernele, cale de acces spre Baile Govora
5 Intersectia DJ 646B cu strada principala de acces in satul Buzdugan
6 Intersectia DC 126 cu DC 126A

DENUMIRE LOCALITATE COMPONENTA	INTRAVILAN EXISTENT (ha)
BARCANELE	45.87
BUZDUGAN	49.30
CERNELE	31.43
PĂUŞEŞTI	72.45
PĂUŞEŞTI - OTASAU	56.08
SERBANESTI	27.09
SOLICESTI	6.43
VALENI	42.03
	330.68

DENUMIRE LOCALITATE COMPONENTA	INTRAVILAN PROPUS (ha)
BARCANELE	48.55
BUZDUGAN	51.04
CERNELE	33.85
PĂUŞEŞTI	82.62
PĂUŞEŞTI - OTASAU	73.49
SERBANESTI	28.27
SOLICESTI	6.57
VALENI	35.99
	360.38

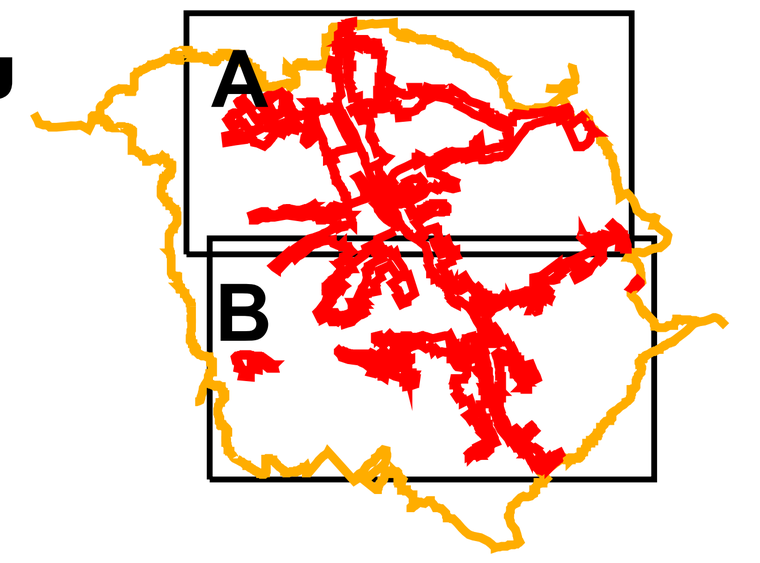
PUG PLAN URBANISTIC GENERAL

COMUNA PĂUŞEŞTI

JUDEŢUL VÂLCEA

REGLEMENTĂRI URBANISTICE PROPUSE

SAT PĂUŞEŞTI - OTASĂU
SAT PĂUŞEŞTI
SAT CERNELE
SAT BUZDUGAN
SAR ŞERBĂNEŞTI



LEGENDA

LIMITE
- LIMITA TERITORIULUI ADMINISTRATIV AL UNITĂŢII TERITORIALE DE BAZĂ
- LIMITA INTRAVILANULUI PROPUS
- LIMITA ZONEI CENTRALE

ZONIFICARE FUNCŢIONALĂ
- L — ZONA PENTRU LOCUINŢE ŞI FUNCŢIUNI COMPLEMENTARE
- IS — ZONA INSTITUŢII PUBLICE ŞI SERVICII
- I — ZONA UNITĂŢI INDUSTRIALE / DEPOZITARE
- A — ZONA UNITĂŢI AGRICOLE
- V1 — ZONA SPAŢII VERZI ŞI AGREMENT
- V2 — TERENURI DE SPORT/ COMPLEX SPORTIV
- V3 — PERDELE DE PROTECŢIE VEGETALĂ
- GC GCci — ZONA GOSPODĂRIE COMUNALĂ / CIMITIRE
- DS — ZONA CU DESTINAŢIE SPECIALĂ
- L IS — ZONA LOCUINŢE ŞI SPAŢII SERVICII
- ZMIX — ZONA MIXTA - SPAŢII SERVICII - UNITAŢI AGRICOLE - UNITAŢI INDUSTRIALE
- ZDE — ZONA DEZVOLTARE ENERGETICĂ
- TERENURI INTRODUSE ÎN INTRAVILAN
- DELIMITARE MONUMENTE ISTORICE CLASIFICATE
- MONUMENTE ISTORICE CLASIFICATE
- SITURI ARHEOLOGICE IDENTIFICATE
- CONSTRUCŢII CU VALOARE ARHITECTURALĂ SAU ISTORICĂ
- IMOBILE PROPUSE SPRE CLASARE
- APE

CĂI DE COMUNICAŢIE
- DRUMURI JUDEŢENE
- DRUMURI COMUNALE
- DRUMURI
- INTERSECŢII PROPUSE SPRE MODERNIZARE
- 1 2 2A PROFILE TRANSVERSALE PROPUSE
- PISTĂ BICICLETE PROPUSĂ

REGIM ALINIERE CONSTRUCTII:
INTRAVILAN
11 m fata de ax strada categoria 1
9 m fata de ax strada categoria 2
EXTRAVILAN:
18 m fata de ax drum comunal
18 m fata de ax drum alte categorii

ZONE DE PROTECŢIE / INTERDICŢIE
- ZONĂ DE PROTECŢIE SANITARĂ: 200 m pentru Cimitire; 20 m pentru Gospodarie apa
- ZONĂ PROTECŢIE FAŢĂ DE CONSTRUCŢII ŞI CULOARE TEHNICE: 12 m fata de ax LEA intre 1-110 kV; culoar tehnic retea transport gaze proiectata definit de TRASNGAZ; 50m protetie sonde OMV abandonae
- ZPM — ZONĂ DE PROTECŢIE A MONUMENTELOR ISTORICE
- ZONA RISC ALUNECARE
- FOND FORESTIER

RETELE EDILITARE MAJORE
- REŢEA ELECTRICĂ 20 KV
- REŢEA TRANSPORT GAZE

SC ITERATOR SRL	CIF: 16606705 iterator.office@gmail.com tel: 0770772833		BENEFICIAR	PRIMĂRIA COMUNEI PĂUŞEŞTI	PROIECT PUG 39 2023
SPECIFICATIA	NUME	SEMNATURA	SCARA 1:5000	TITLU PROIECT: Plan Urbanistic General Comuna Păuşeşti	FAZA PUG
sef proiect	Arh. ALEXANDRU SUCIU				
proiectat	Arh. ELENA SIMONA MENGONI		DATA 05.2026	TITLU PLANSA: REGLEMENTARI URBANISTICE PROPUSE	PLANSA 6 AB
desenat	inf. CATALIN PROTEASA				