



|             | R-A                                  | R-BC                                 | R-DE                                 | R-FG                                 | R-HI                                 | TRA                                  |
|-------------|--------------------------------------|--------------------------------------|--------------------------------------|--------------------------------------|--------------------------------------|--------------------------------------|
| plot size:  | 13 228,02 m <sup>2</sup>             | 17 267,94 m <sup>2</sup>             | 17 237,23 m <sup>2</sup>             | 17 268,94 m <sup>2</sup>             | 20 020,52 m <sup>2</sup>             | 14 458,14 m <sup>2</sup>             |
| built:      | 5 544,00 m <sup>2</sup><br>41,91 %   | 7 704,75 m <sup>2</sup><br>44,62 %   | 7 704,75 m <sup>2</sup><br>44,70 %   | 7 704,75 m <sup>2</sup><br>44,62 %   | 7 704,75 m <sup>2</sup><br>38,48 %   | 1 556,00 m <sup>2</sup><br>10,76 %   |
| size:       | 198,0 x 28,0 m                       | 2x 90,5 x 42,5 m                     | 2x 90,5 x 42,5 m                     | 2x 90,5 x 42,5 m                     | 2x 90,5 x 42,5 m                     | 4 434,30 m <sup>2</sup><br>= 30,67 % |
| green area: | 4.421,40 m <sup>2</sup><br>= 33,42 % | 3.558,81 m <sup>2</sup><br>= 20,61 % | 3.523,56 m <sup>2</sup><br>= 20,44 % | 3.543,03 m <sup>2</sup><br>= 20,52 % | 4.396,52 m <sup>2</sup><br>= 21,96 % |                                      |

| Raktár-AD: (RA - RI) |                                    |
|----------------------|------------------------------------|
| PLOT:                | 85.022 m <sup>2</sup>              |
| Σ BUILT:             | 36.363 m <sup>2</sup> - 42,77 %    |
| Σ GREEN AREA:        | 19.443 m <sup>2</sup> - 22,87 %    |
| Σ PARKING:           |                                    |
| CAR (PERSONNEL):     | 409 pl. - 88 m <sup>2</sup> /1 pl. |

| Truckdriver's rest area: (TRA) |                                |
|--------------------------------|--------------------------------|
| PLOT:                          | 14.458 m <sup>2</sup>          |
| Σ BUILT:                       | 1.556 m <sup>2</sup> - 10,76 % |
| Σ GREEN AREA:                  | 4.434 m <sup>2</sup> - 30,67 % |
| Σ PARKING:                     |                                |
| CAR (PERSONNEL):               | 13 pl.                         |
| TRUCK:                         | 26 pl.                         |

**MASTERPLAN**  
M=1:500

VERSION "A7"

VECSÉS - 1. development area.

| PLOTS:               | Σ 616.088 m <sup>2</sup> |
|----------------------|--------------------------|
| BB-PH I-IV:          | 458.974 m <sup>2</sup>   |
| RaktárAD:            | 85.022 m <sup>2</sup>    |
| TD. rest area:       | 14.458 m <sup>2</sup>    |
| Building plots&road: | 57.634 m <sup>2</sup>    |
| Lake: 0195/59        | 56.589 m <sup>2</sup>    |
| Forest: 0195/57      | 41.815 m <sup>2</sup>    |

Datas:

|   |               |
|---|---------------|
| Construction Zone:                        | Gksz-8        |
| Max. buildable area:                      | 45,00 %       |
| Min. green area:                          | 20,00 %       |
| Max. building height:                     | 15,00 m       |
| min. front garden area:                   | 10,0* / 7,5 m |
| *along public roads of local significance |               |
| min. side garden area:                    | 7,5 m         |

(0203/50)

local public road

(0203/52)

local public road