

ENVIRONMENTAL REPORT- *General Town Planning* *Dumbraveni (Vrancea County)*

Settlement

Dumbrăveni borough comprises of a territory of 3529 ha, and is located in the south part of Vrancea county. The location is app. 25 km to the South of Focșani municipality, at the eastern hills limit of the “Carpaților de Curbură” area of the Carpathians, on Road DN2D (E 85)



Comuna Dumbrăveni

General Town Planning – the objective is to determine the general development of the borough, including development strategies, priorities and regulations during a determination period (5 – 10 years in accordance with Law 91/91). General Town Planning should adhere to the following preconditions:

- existing situation analysis in order to distinguish non functional aspects;
- improvement of the communication between villages inside the administrative territory;
- based on fundamental studies conclusions and proposals, the boroughs main developing directions, as well as the interventional methods as necessary will be determined;
- human potential analysis including volume and structure, of the populations dynamic and labour resources;
- The functional division of the borough (in different areas) ;
- presenting the property type of the land (state owned or private) and its proposed ownership reassignment depending on existing necessities;
- Reorganisation of transportation and traffic infrastructure, based on the traffic prognosis and in relation to the surrounding infrastructure ;
- correlate with the borough development plans and the necessary capacities, proposal of development ideas for commercial buildings;
- Regard to environmental protection, concerning all future development;
- Possibilities and conditions to determine the public interest objectives, reserving the necessary pieces of land for these buildings.

Relation with other projects and relevant programmes

After analyzing the data presented by S.C. „DOM – PROIECT“ S.A. Focsani, it was determined that the „General Town Planning“ – Dumbrăveni Borough, interfered with the proposals for urban development and other regulations in the study.

Studied paperworks are:

- P.A.T.J. (Vrancea county – Territorial Improvement Project). This paper was used as a data source for communication routes, human and economical potential, and status of the Dumbrăveni borough in the county hierarchy;
- “General Town Planning” – made in 1997 by S.C. “DOM PROIECT” S.A., is a study which put a major accent on the utilisation of the borough's territory.

Thus, the original “General Town Planning”, was changed and a construction ban established in the sanitary protection areas – in accordance with Health Ministry Order 536/1997, for proposed garbage platforms and cemeteries.

Public utility objectives

To insure the conditions to construct the proposed public utility objectives are met the following conditions have to be guaranteed:

- Reserve the pieces of land needed for the projected objectives;
- Identify the types of properties on the proposed pieces of land;
- Establish the ownership conditions depending on the existing necessities.