GUIDELINES

for the Land Use Plan for the Capital City of Prague

approved 9.9.1999, by the Capital City of Prague
City Hall Resolution no. 10/05

Complete text as at 1.11.2002

Prague City Hall CCP Development
Authority Section
10.2002

CONTENTS

PART I. – PRELIMINARY PROVISIONS 3
1. GUIDELINES 3
1.1. BREAKDOWN OF THE LAND USE PLAN ACCORDING TO ITS MANDATORY NATURE 3
1.1.1. Overview of the mandatory and directive elements of the functional and spatial arrangement in the graphical part of the LUP 4
PART II. – MANDATORY PART 12
1. EXPLANATION OF TERMS 12
1.1. CONSTRUCTION PERMITTED UNDER EXCEPTIONAL CIRCUMSTANCES 12
1.2. HISTORICAL GARDENS 12
1.3. GREEN (PARK) BELTS 12
1.4. STRUCTURES AND EQUIPMENT FOR OPERATIONS AND MAINTENANCE 12
1.5. GREENERY AS A COMPLEMENTARY FEATURE 12
1.6. FLOATING FUNCTIONAL SIGN IN A DIFFERENT FUNCTIONAL AREA 12
2. TRANSFER OF SIGNS, SYMBOLS, CODES AND GREEN SPACES 12
2.1. VALUABLE GREENERY REQUIRING SPECIAL PROTECTION (•) 12
2.2. "HISTORICAL GARDENS" SYMBOL (★) 12
2.3. "GARDEN PLOTS" SYMBOL (□) 12
2.4. "VINEYARD" SYMBOL ( ) 12
2.5. "CEMETERY" SYMBOL (+++) 12
2.6. HISTORICAL GARDENS, PARKS AND LANDSCAPED AREAS" SIGN (PP) located in another existing functional area 12
2.7. HISTORICAL GARDENS, PARKS AND LANDSCAPED AREAS" SIGN (PP) located in the development functional area 12
3. NATURE CONSERVATION ZONES IN BUILT-UP AREAS 13
3.1. AREAS WITH PROTECTION FOR VALUABLE GREEN SPACES 13
4. LAND USE RATE 13
4.1. MINIMUM HOUSING SHARE 13
5. MAJOR DEVELOPMENT AREA (MDA) 13
5.1. GENERAL PROVISIONS 13
5.2. DESCRIPTION OF INDIVIDUAL MDA 14
5.2.1. Maniny - Dolní Libeň – Invalidovna (138 ha) 14
5.2.2. Vysočany (163 ha) 14
5.2.3. Letňany (330 ha) 14
5.2.4. Dolní Počernice - Běchovice (163 ha) 14
5.2.5. Pelc - Tyrolka (27 ha) 14
5.2.6. Bohdalec - Slatiny (128 ha) 14
5.5.7. Štěrboholy - Dubeč - Dolní Měcholupy (508 ha) 15
5.2.8. Štěrboholy - Malešice (81 ha) 15
5.2.9. Radotín - Lahovice - Zbraslav (179 ha) 15
5.2.10. Strahov (47 ha) 15
5.2.11. Holešovice (76 ha) 15
5.2.12. Letiště Ruzyně - Drnovská (217 ha) 15
5.2.13. Dejvice - kasárna v ulici Generála Píky (8,5 ha) 15
5.2.14. Radlická radiála (100 ha) 15
PART III. – DIRECTIVE PART 16
1. LAND USE RATE 16
1.1 GENERAL PROVISIONS 16
1.2 FLOOR SPACES COEFFICIENT (FSC) 16
1.2.1. Table of land use rate 17
1.3. GREEN COEFFICIENT (GC) 18
1.3.1. Table of calculated green spaces 18
2. NATURE CONSERVATION ZONES IN BUILT-UP AREAS 19
PART IV. – INFORMATIVE PART 20
1. LAND USE RATIO 20
1.1. FLOOR AREA RATIO 20
1.2 BUILT-UP AREA COEFFICIENT (BUAC) 20
1.3.MINIMUM HOUSING SHARE 20
1.3.1. Table of minimum housing share codes 20

2. – AREAS UNDER A SPECIAL REGIME 21
2.1. GENERAL PROVISIONS 21
2.2. TYPES OF AREA UNDER A SPECIAL REGIME 21
2.3. AREAS IDENTIFIED FOR MORE DETAILED REGULATIONS 21
2.3.1. List of areas under a special regime 22
2.3.2. Update 25
PART V. – BASIC CAPACITY DATA AND INDICATORS USED IN THE LUP 26
1. BASIC CAPACITY DATA 26
1.1. HOUSING 26
2. INDICATORS 26
2.1. EDUCATION 26
2.2. SPORT AND RECREATION 26
2.3. BUSINESS 26
PART VI. – CHANGES TO THE LUP 28
1. PRELIMINARY PROVISIONS 28
2. COMPETENCE TO CARRY OUT AND TO APPROVE CHANGES AND ADJUSTMENTS TO THE CCP LUP 28
3. ACQUISITION OF CHANGES TO THE CCP LUP 28
4. PROCEDURE FOR SUBMITTING AN APPLICATION TO ACQUIRE CHANGES TO THE CCP LUP 30
5. RECORDING CHANGES TO THE CCP LUP 31
PART VII. – ADJUSTMENTS TO THE LUP 32
1. PROCEDURE FOR MAKING CHANGES TO THE CCP LUP 32
2. PARTICULARS REQUIRED FOR AN APPILCATION TO MAKE ADJUSTMENTS TO THE CCP LUP 32
3. RECORDING ADJUSTMENTS TO THE CCP LUP 33
PART VIII. – PROCEDURE FOR THE LOCATION OF CONSTRUCTIONS PERMITTED IN EXCEPTIONAL CIRCUMSTANCES 34
PART IX. - ANNEX 35
1. HIERARCHY OF THE FUNCTIONAL ORGANISATION 35
2. FUNCTIONAL USE MATRIX 37

PART I – PRELIMINARY PROVISIONS

1 - GUIDELINES

The Guidelines for the Land Use Plan for the Capital City of Prague (hereinafter referred to as the Guidelines) is a document used to facilitate the work and to unify the procedures for using the Land Use Plan for the Capital City of Prague , approved on 9.9.1999 (hereinafter referred to as the LUP), the binding section of which was announced in Decree of the Capital City of Prague No. 32/99 Coll. on the mandatory part of the LUP of the Capital City of Prague Building Authority, as amended (hereinafter referred to as CCP Decree No. 32/99).

.

1.1. – BREAKDOWN OF THE LAND USE PLAN ACCORDING TO ITS MANDATORY NATURE

MANDATORY PART – announced in CCP Decree No. 32/99. A ban on construction has been declared for a major development area by CCP Decree No. 33/99 Coll. on a ban on construction in major development areas of the Capital City of Prague, as amended (hereinafter referred to as CCP Decree No. 33/99).

The mandatory part of the land use plan may only be changed by amending the LUP, which must be approved by the CCP Assembly. An overview of the mandatory elements of the functional and spatial settlement in the graphical part of the LUP is shown in the table in Chapter 1.1.1 of this part of the Guidelines.

DIRECTIVE PART – defined in the text to the CCP LUP (accompanying report, Chapter 8).

The Directive part of the LUP can be changed by an amendment made by the acquirer of the land use planning documents. An overview of the directive elements of the functional and spatial settlement in the graphical part of the LUP is shown in the table in Chapter 1.1.1. of this part of the Guidelines.

The elements of the mandatory and directive parts are equally binding on building authorities when authorising construction, the only difference between them is in the manner of their acquisition and the approval of their changes or adjustments.

INFORMATIVE PART – all parts of the text and graphical sections of the LUP, which are neither mandatory nor directive and act as recommendations for the implementation of the land use plan concept and to clarify proposals for its implementation.

1.1.1. Overview of the mandatory and directive elements of the functional and spatial arrangement in the graphical part of the LUP

Mandatory elements

	Drawing number																
	4	5	9	10	11	19	25	26	28	29	30	31	33	35	36	37	38
Functional arrangement of the area																	
Multifunctional area																	
residential																	
purely residential																	
generally residential																	
small residential areas																	
mixed																	
mixed urban																	
mixed trade and services																	
mixed core urban																	
small mixed areas																	
manufacture and services																	
services and small-scale manufacture																	
industrial production																	
warehousing and distribution																	
sports and recreation																	
sports-oriented																	
relaxation-oriented																	
Other																	
large business complexes																	
large residential complexes																	
trade fair, exhibition and convention																	
large sporting venues																	
universities and university colleges																	
culture and religion																	
management																	
administrative facilities																	
miscellaneous, non-specific function																	
Mono-functional areas																	
public facilities																	
kindergartens, primary and secondary																	
health and social care																	
urban administration																	
army and security																	
other miscellaneous public facilities																	
agriculture																	
equipment and buildings for intensive agricultural production																	
arable land, areas for growing vegetables																	
special-purpose areas																	
public spaces																	
quays and embankments																	
areas for mining and quarrying																	
areas of less than 0.25 ha, or with undefined surfaces in multifunctional areas																	
Overlay markings																	
major development areas																	

Transport infrastructure																

	Drawing number																
	4	5	9	10	11	19	25	26	28	29	30	31	33	35	36	37	38
Communications network																	
selected communications network – with the exception of intersection shapes	■																
motorway, expressway, ringroad - with the exception of intersection shapes		■															
overhead city-wide communication collector lines - with the exception of intersection shapes		■															
city-wide communication collector lines - with the exception of intersection shapes		■															
other major transport communications - with the exception of crossroads shape		■															
Transport-related areas																	
garages	■	■															
P+R car parks	■	■															
car parks smaller than 0.25 ha		■															
large freight customs areas	■	■															
Public transport																	
facilities and areas for public transport	■	■															
tram tracks		■															
tram depots		■															
stations for extra-urban bus services		■															
public transport bus garages		■															
metro lines and stations	■	■															
metro station entrances		■															
existing metro depots		■															
Rail transport																	
railroad tracks and equipment	■																
railway areas		■															
train stations		■															
train stops		■															
marshalling yards		■															
sidings	■	■															
technical yards for operational maintenance of passenger trains		■															
locomotive depots		■															
areas for loading and unloading freight		■															
combined transport terminals		■															
trans-shipment, container terminals, cargo circuits	■	■															
Air transport																	
passenger and freight airport	■	■															
military airport	■	■															
general aviation airports	■	■															
Boat transport																	
ports	■																
cargo ports		■															
passenger ports		■															
marinas		■															
locks	■	■															
Protection zones for roads																	
boundary of the protection zone for motorways, expressways, local expressways and other Class 1 roads	■																■
airport noise protection zones	■																■

Technical equipment																	
Watercourses																	
rivers, streams, ponds, reservoirs, water																	

	Drawing number																
	4	5	9	10	11	19	25	26	28	29	30	31	33	35	36	37	38
channels - surfaces	■																
bodies of water, reservoir, pond, dead arm			■	■													
dry polders	■		■														
watercourse, channel, millrun - existing			■														
watercourse, channel, millrun - proposed			■														
piped flow - existing			■														
piped flow - proposed			■														
revitalisation, repair, restoral of flow			■														
hydroelectric plant			■	■													
Flood plain																	
inundation area	■		■										■				
category A – protected non-drainage													■				
category B - unprotected non-drainage													■				
category C - drainage, partial drainage													■				
flood protection measures			■										■				
Water supply																	
water supply - surfaces	■																
drinking water supply - existing			■	■													
drinking water supply - proposed			■														
process water supply - existing			■														
process water supply - proposed			■														
surface water systems			■														
reservoir – less than 0.25 ha			■														
water management facility – less than 0.25			■	■													
Sewerage system																	
sewerage - surfaces	■																
sewer - existing			■	■													
sewer - proposed			■														
sewer discharge - existing			■														
sewer discharge - proposed			■														
area of sewerage facilities			■														
wastewater treatment plant – less than			■	■													
rainwater settlement tank - less than			■														
underground retention basin			■														
Wastes																	
waste disposal area			■	■													
waste disposal area - less than 0.25 ha			■	■													
municipal waste disposal facility	■	■															
vegetable waste disposal facility	■	■															
waste recycling facility	■	■															
landfill	■	■															
Electricity supply																	
electricity supply - surfaces	■																
400 kV overhead lines - existing				■	■												
400 kV overhead lines - proposed				■	■												
220 kV overhead lines - existing				■	■												
110 kV overhead lines - existing				■	■												
110 kV overhead lines - proposed				■	■												
110 kV underground lines - existing				■	■												
110 kV underground lines - proposed				■	■												
110 kV lines in an existing tunnel or channel - existing				■	■												
110 kV lines in an existing tunnel or channel - proposed				■													

110 kV cable in a tunnel – proposed

terminal shaft of a tunnel or channel – existing

terminal shaft of a tunnel or channel – proposed

surface area of electricity supply facilities

Heat supply

central heat supply – surfaces

thermal power supply - existing

thermal power supply - proposed

thermal power supply in a tunnel – existing

heat distribution system - existing

heat distribution system - proposed

surface area of heat distribution facilities

heating plant – less than 0.25 ha block (district) boiler

Gas supply

gas supply – surface area

very high-pressure gas pipeline – existing

high-pressure gas pipeline - existing high-pressure gas pipeline - proposed

high-pressure (very H-P) urban pressure regulators - existing

high-pressure (very H-P) urban pressure regulators - proposed

shut-off valve for urban pressure regulators - existing

pipeline, oil pipeline - existing surface area of gas supply facilities

Connectors and collectors

data transmission equipment – surface area

remote cable in conduit - existing

remote cable in conduit - proposed

remote storage cable - existing

remote storage cable - proposed

local cable in conduit - existing

local storage cable - existing automatic telephone exchange

radio relay beam - existing

radio relay beam - proposed

pneumatic postal system

base station for radio relay links

surface technical telecommunications equipment

deep collectors - existing

deep collectors - proposed

Protective zone for technical equipment
protective zone for extra high voltage cable - existing

protective zone for extra high voltage cable - proposed

safety zone for gas pipeline - existing

safety zone for gas pipeline - proposed
protective and safety zones for main linear power structures

buffer zones for telecommunications equipment

Green areas

woodlands

historical gardens, parks and landscaped areas

cemeteries

Natural unforested areas

meadows, pastures

insulating greenery

orchards and gardens vineyards

gardens and vegetables plots																	
market gardens	■																
valuable greenery requiring special care	■																
city-wide system of green spaces	■																
areas with protection for valuable green areas	■																
historically listed green spaces	■																
requirement for continuous parking areas in multi-functional areas in addition to the set share of green spaces											■	■					
Český kras protected landscape area	■											■					
Specially Protected Areas	■					■											■
protection zones for Specially Protected Areas	■					■											■
natural parks under a general decree																	
Territorial system of ecological stability ÚSES																	
supra regional biocentre - functional																	
supra regional biocorridor axis - functional supra regional biocorridor axis – non-functional																	
regional biocentre - functional	■													■			
regional biocentre - non-functional	■													■			■
regional biocorridor - functional	■													■			■
regional biocorridor - non-functional	■													■			■
local biocentre - functional	■													■			■
local biocentre - non-functional														■			
							■										
																■	
																■	
local biocorridor - functional															■		
local biocorridor - non-functional	■																■
protection zones for supra regional corridors	■				■												■
	■																■

Heritage protection

border of an area in which high-rise buildings are prohibited

landmark preservation area

buffer zone for a landmark preservation area

cultural and national cultural monuments

archaeological sites	Drawing number																
preservation areas under a general decree	■																■
preservation areas under a general decree	■		■										■				■
historical centre of a municipality with height regulations	■																■
Public works	■																■
overview of public works	■																■
Designated area for development	■																■
area for development to 2010	■													■			■
area not to be developed to 2010	■													■			■
Share of housing in the city centre	■													■			■
prescribed percentage of residential space	■													■			■
Buffer zones and protected areas	■													■			■
protective and safety zones for main linear power structures	■																■
buffer zone for telecommunications	■					■											■
border of road buffer zone for motorways, expressways, local expressways and other 1st class roads	■					■											■
border of inundation areas																	
border of registered reserve deposits and non-reserve deposits entered in the registry																	
border of other unrecorded deposits																	
border of area of protected deposits																	
border of mining areas																	
border of landmark preservation areas																	
buffer zone for a landmark preservation																	
preservation areas under a general decree																	
preservation areas under a general decree																	
archaeological sites																	
Český kras protected landscape area																	
Specially Protected Areas																	
protection zones for Specially Protected																	
natural parks under a general decree																	

Directive elements	Drawing number																
	4	5	9	10	11	19	25	26	28	29	30	31	33	35	36	37	38
Functional use																	
functional use after 2010	■																
Transport																	
Road network																	
motorway, expressway, ringroad		■															
major collector road of city-wide importance after 2010		■															
collector road of city-wide importance after 2010		■															
other important roads after 2010		■															
urbanistically important roads, footbridges	■																
Public transport																	
facilities and areas for public passenger transport after 2010	■	■															
metro lines and stations after 2010	■	■															
metro station entrances proposed and after 2010		■															
metro depots after 2010		■															
tram tracks after 2010		■															
tram depots after 2010		■															
stations for extra-urban bus transport after 2010		■															
public transport bus garages after 2010		■															
park & ride lots (garages) after 2010	■	■															
funiculars	■	■															
cycle paths		■															
Air transport																	
airports after 2010	■	■															
Rail transport																	
railway areas after 2010	■	■															
railway stations after 2010		■															
sidings after 2010	■	■															
technical yards for operational maintenance of passenger trains after 2010		■															
locomotive depots after 2010		■															
trans-shipment, container terminals, cargo circuits after 2010		■															
combined transport terminals after 2010		■															
high-speed train routes	■																
Boat transport																	
cargo ports after 2010		■															
ports for sporting vessels after 2010		■															
private ports		■															
ports	■																
Transport-related areas																	
major freight customs posts after 2010		■															
other parking lots	■	■															
garages after 2010		■															
petrol stations	■	■															
Technical equipment																	
Watercourses and water surfaces																	
water surface, reservoir, pond after 2010	■		■														
dry polder after 2010	■		■														

Water supply	Drawing number																
drinking water supply - after 2010	4		5		9		10	11	19	25	26	28	29	30	31	33	35
	36	37															
surface area of water management																	
facilities after 2010																	
Sewerage																	
sewers - after 2010																	
surface area of sewerage facilities after																	
2010																	
underground retention basin after 2010																	
Wastes																	
waste disposal area after 2010																	
Electricity supply																	
110 kV - overhead lines after 2010																	
110 kV underground lines - after 2010																	
surface area of electricity supply																	
equipment after 2010																	
buffer area for H-P gas pipelines after 2010																	
Connectors and collectors																	
remote cable in conduit - after 2010																	
remote storage cable- after 2010																	
local cable in conduit – proposed																	
storage cable - proposed																	
radio relay beam - proposed																	
buffer zone - proposed																	

deep collectors - 2010

Territorial system of ecological stability

Functional interactive element

non functional interactive element

Sport and recreation

Areas prioritising nature conservation

Areas with an active recreational function

Green areas with a passive recreational function

Green spaces

area protected by contiguous green areas

area with increased greenery area without increased greenery protection courtyards with increased greenery protection

Land use rate

housing

other non-residential function

PART II - MANDATORY PART

1 - EXPLANATION OF TERMS

1.1. CONSTRUCTION PERMITTED UNDER EXCEPTIONAL CIRCUMSTANCES

is a structure that does not necessarily have to meet the territorial function in full. It is a function whose location, volume and capacity may disrupt the character of the area. Its location must always be assessed on an individual basis, in relation to local conditions. The procedure for locating exceptionally permissible constructions is described in part VIII of the Guidelines.

1.2 HISTORICAL GARDENS

are memorials to landscaping art included in the operative list of cultural monuments of the Capital City of Prague and protected under Act No. 20/1987 Coll., on state heritage preservation, as amended.

1.3. GREEN (PARK) BELTS

are landscaped, intentionally laid bands of greenery, whose length is at least 3 times their width.

1.4. STRUCTURES AND EQUIPMENT FOR OPERATIONS AND MAINTENANCE

(related to the defined functional use) are structures that allow the location of basic sanitary facilities, the storage of tools and small mechanical equipment, protective equipment, as well as structures for the maintenance of green spaces and basic emergency treatment of vegetation. They may not be used for administrative, endowment and training activities, permanent or temporary housing, accommodation or the location of service flats.

1.5 GREENERY AS A COMPLEMENTARY FEATURE

(greenery in the construction) describes the use of greenery in a multi-functional area or mono-functional surfaces not included in mono-functional green surfaces. It works in mutual interdependence with the original function. There is no independent function for the area in drawing no.4 (Area use plan). The structure, including the required share of green spaces (particularly gardens for family houses and greenery around residential buildings) must be located within the relevant functional areas of the land to be developed, as defined in drawing no.37 (Definition of the land to be developed). No connected mono-functional green spaces, included in non-developed land, may be allocated to the multi-functional area or the mono-functional surfaces in order to meet requirements for the proportion of greenery when calculating the green coefficient (GC).

1.6 FLOATING FUNCTIONAL SIGN IN A DIFFERENT FUNCTIONAL AREA

expresses the location of a functional area of less than 0.25 ha, or the area of an undefined location of a functional area of more than 0.25 ha within multi-functional areas or mono-functional surfaces.

2 – TRANSFER OF SIGNS, SYMBOLS, CODES AND GREEN SPACES

Between drawing no.4 (Area use plan) and no.31 (Detailed breakdown of green spaces)

2.1 "VALUABLE GREENERY REQUIRING SPECIAL PROTECTION" SYMBOL (•)

located within another existing functional area in drawing no.4 (Area use plan) is expressed in drawing no. 31 (Detailed breakdown of green spaces) by an area with the appropriate coloured shading.

2.2 "HISTORICAL GARDENS" SYMBOL★( )

located in the functional area of a historical garden with the appropriate coloured shading in drawing no.4 (Area use plan), it is expressed by an area that is common to parks and historical gardens in drawing no.31 (Detailed breakdown of green spaces). Historical gardens are highlighted by a peripheral line.

2.3 "GARDEN PLOTS" SYMBOL ( )

located in the functional area with the appropriate coloured shading in drawing no.4 (Area use plan), in drawing no. 31 (Detailed breakdown of green spaces) it is replaced by the code PZO, while retaining the appropriate coloured shading.

2.4 "VINEYARD" SYMBOL ( )

located in the functional area with the appropriate coloured shading in drawing no.4 (Area use plan), in drawing no. 31 (Detailed breakdown of green spaces) it is replaced by the code PSV.

2.5 "CEMETERY" SYMBOL ( )

located in the functional area with the appropriate coloured shading in drawing no.4 (Area use plan), in drawing no. 31 (Detailed breakdown of green spaces), it is replaced by the code PH.

2.6 "HISTORICAL GARDENS, PARKS AND LANDSCAPED AREAS" SIGN (PP)

located within another existing functional area, designated in drawing no.4 (Area use plan), expressing an existing landscaped area is expressed by the PP functional area – historical gardens, parks, landscaped areas, green (park) bands, organised avenues - in drawing no. 31 (Detailed breakdown of green spaces).

2.7 "HISTORICAL GARDENS, PARKS AND LANDSCAPED AREAS" SIGN (PP)

located in a functional area eligible for development designated in drawing no.4 (Area use plan) expressing an existing landscaped area is expressed by the PP functional area - historical gardens, parks, landscaped areas, green (park) bands, organised avenues with the appropriate coloured shading in drawing no. 31 (Detailed breakdown of green spaces).

3 - NATURE CONSERVATION ZONES IN DEVELOPED AREAS

3.1 AREAS WITH PROTECTION FOR VALUABLE GREEN SPACES

define a developed area with areas of green as a complementary feature. The aim is to increase protection for contiguous green areas, solitary trees and groups of high-quality trees with good prospects.

4. - LAND USE RATE

4.1. MINIMUM HOUSING SHARE

Lays down a minimum share of gross floor space devoted to housing for the selected functional area. The minimum housing share is allocated to individual buildings to ensure that at least the same share, or possibly a higher housing share will be achieved in redeveloped, upgraded or buildings newly constructed on the site of demolished buildings than existed in the original buildings.

The minimum housing share is binding within the scope of the areas defined in drawing no. 36 (Share of housing in the city centre) see Annex 1, Section 6, paragraph 9 of CCP Decree No. 32/99.

5. – MAJOR DEVELOPMENT AREA (MDA)

5.1. GENERAL PROVISIONS

MDA are areas with great development potential and areas important in terms of resolving the urban infrastructure and amenities. They are subject to special provisions, described in CCP Decree No. 32/99 (Annex 1, Section 14) and in CCP Decree No. 33/99.

MDA are described in drawing no. 4 (Area use plan) and in Annex No. 1 of CCP Decree No. 33/99.

5.2. DESCRIPTION OF INDIVIDUAL MDA

This chapter provides a brief description of all MDA and the option of breaking down MDA into parts within the meaning of Article 1 of CCP Decree No. 33/99. The LUP acquirer defines the extent of the area dealt with for each individual part.

5.2.1. MANINY - DOLNÍ LIBEŇ – INVALIDOVNA (138 ha), c.a. Karlín, Libeň

An extensive area for development within a compact built-up district to extend the city centre in an easterly direction.

The following can be addressed separately:

part of Rohanský island to Invalidovna;
part of Invalidovna;
part of Palmovka;

5.2.2. VYSOČANY (163 ha), c.a.Vysočany

Area for development in the Vysočany industrial area between Poděbradská street and the Prague – Lysá nad Labem railway line, which connects to the existing blocks of flats and offers potential for expanding and completing the urban structure in line with the concepts provided by the city and the relevant city districts.

The following can be addressed separately:

the part to the south of the Czech Railway sidings;
the part around the Rokytka brook;
the part around Kolbenova street and the metro station;

5.2.3. LETŇANY - KBELY (330 HA), C.A. ČAKOVICE, KBELY, LETŇANY, PROSEK

Extensive area for development in the vicinity of the future terminal metro station for the C line, including an important regional transfer terminal, further development of the site established for the Prague exhibition centre, associated structures and the existing airport for light aircraft.

The following can be addressed separately:

the part around the metro station;
the area of the exhibition centre;
the area connecting to the airport;
the part to the north-east of the extension to Veselska street;

5.2.4. DOLNÍ POČERNICE - BĚCHOVICE (163 HA), C.A. BĚCHOVICE, DOLNÍ POČERNICE

Area for development on an existing science and technology park of citywide importance, including associated activities.

The following can be addressed separately:

the part to the west of the ringroad;
the part between the ringroad and the area of the former research institutes;
part of the former research institutes;

5.2.5. PELC - TYROLKA (27 HA), C.A. LIBEŇ

This university area for development must be coordinated with road constructions that have been prepared. The following can be addressed separately:

the northern part of the area (around Kuchyňka);

5.2.6. BOHDALEC - SLATINY (128 ha), c.a. Michle, Vršovice, Záběhlice

A development area with great potential to develop job opportunities, clean production, services and trade.

The following can be addressed separately:

the part to the west of the railway line (tracks leading from ONJ);
the part to the east of the railway line (tracks leading from ONJ);

5.2.7. ŠTĚRBOHOLY - DUBEČ - DOLNÍ MĚCHOLUPY (508 ha), c.a. Dolní Měcholupy, Dubeč, Štěrboholy

The largest prospective development area, particularly for housing and a university, with expected completion after 2010 following on from the extension of the metro A line.

The site cannot be divided up.

5.2.8. ŠTĚRBOHOLY - MALEŠICE (81 ha), c.a. Kyje, Malešice, Štěrboholy

The largest area for development in the Malešice-Hostivař industrial zone. The area includes the Prague waste incinerator and the unexcavated clay brick deposits in the northeastern part.

The following can be addressed separately:

the incinerator;

5.2.9. RADOTÍN - LAHOVICE - ZBRASLAV (179 ha), c.a. Lahovice, Radotín, Velká Chuchle,

Development area intended for a recreational area of citywide importance, including areas to the south of the racecourse in Velké Chuchle and the former greenhouse site in Radotín. The MDA also includes development area for the future expansion of Radotín port.

The development of this area is dependent on the completion of the ringroad and laying siding within the port. The following can be addressed separately:

the part to the southwest of the ringroad;
the part between the ringroad at Výpadova street;
the part to the south of the racecourse;

5.2.10. STRAHOV (47 ha), c.a. Břevnov

An area for development or even redevelopment, including Sletový stadium and the related sporting sites. The area is unique in terms of its location within the city.

The area cannot be divided up.

5.2.11. HOLEŠOVICE (76 ha), c.a. Holešovice

An extensive development area to expand the city centre in a northeasterly direction. Various road construction works have to be coordinated at different time periods.

The following can be addressed separately:

The part to the north of Železničářů street;

5.2.12. LETIŠTĚ RUZYNĚ - DRNOVSKÁ (217 ha), c.a. Ruzyně

The largest prospective development space in the northwestern sector of Prague. The area connects to the airport at Ruzyně and lies at the intersection of major road construction projects. The following can be addressed separately:

part of the terminal at Dlouhé Míli;
the area between Drnovska street and the ringroad;
the area to the west of the ringroad;

5.2.13. DEJVICE - KASÁRNA V ULICI GENERÁLA PÍKY (8,5 ha), c.a. Dejvice

The site of the barracks between Buštěhradska line and Generál Píka street, important for road connections between Evropska třída and the City ringroad. The area cannot be divided up.

5.2.14. RADLICKÁ RADIÁLA (100 ha), c.a. Jinonice, Radlice

A site, designated as an option to be verified for the Radlicka ringroad and the associated functional use of the area.

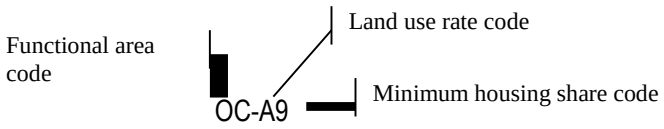
The area cannot be divided up.

PART III - DIRECTIVE PART

1. – LAND USE RATE

1.1. GENERAL PROVISIONS

The LUP contains rules for selected functional areas, setting the maximum land use rate (codes A-K) and the minimum housing share (codes 0-9).
The codes are shown in drawing no.26 (Housing – regulation) and in drawing no. 28 (Other non-residential functions) in the graphical part of the LUP in the following form:



The land use rate is set for residential, mixed and special development areas and for area services and small-scale manufacture.

A development area is understood to be:

- Construction in an undeveloped area ("greenfield");
- Transformation of the function of an area (change in the functional use provided for in the land use plan);
- Qualitative transformation of an area (change in the nature of construction while maintaining the functional use);

1.2. FLOOR SPACES COEFFICIENT (FSC)

Lays down the maximum land use rate. The maximum capacity of the functional area, expressed as m^2 of gross floor area for the entire functional area, is calculated by multiplying the extent of the functional area and the FSC. The floor spaces coefficient may not be exceeded. For this purpose, gross floor area is calculated by adding

- the gross floor area of all above-ground storeys (including retreating storeys and parts of the attic eligible for inclusion), calculated on the basis of the building's external dimensions in each individual above-ground storey or relevant part,
- part of the gross floor area of underground storeys used for the main function, calculated on the basis of the building's external dimensions in each individual underground storey
- gross floor area of storeys partially embedded in a slope (a dominant part of which are used for the main function) both below and above the level of the access storey.

Maximum capacity of the functional area [m^2 of gross floor area] = FSC x the surface area of the functional area [m^2]

The maximum capacity laid down for the functional area may not be exceeded. This method of calculation provides the building authority with a certain measure of freedom in land use proceedings and also allows it to differentiate the land use rate within the context of individual functional areas depending on specific local conditions. However it also places increased demands on the competent building authority to document the situation in the area, because a building authority that issues permits to increase the land use rate in an uneven manner may exhaust the capacity of functional sites, subsequently making it impossible to develop the remaining plots.

The FSC is allocated a code from A-K for selected development areas and sites in the CCP LUP (see drawing no. 26 (Housing – regulation) and no. 28 (Other non-residential functions) in the graphical part of the CCP LUP.

1.2.1. Table showing the land use rate

The land use rate is expressed by a land use rate code, which is defined by the coefficient of floor spaces (FSC) and the green coefficient (GC). For the built-up are coefficient (BUAC) and the floor area ratio see the informative section.

DIRECTIVE PART			**INFORMATIVE PART**		
LAND USE RATE CODE	**FSC**	**GC**	**FLOOR AREA RATIO**	**BUAC**	**NOTES**
A	0.2	0.65	1	0.2	family houses
		0.80	2+	0.1	family houses with premium plots
B	0.3	0.50	1	0.3	ground floor buildings for housing and business
		0.65	2	0.15	extended family houses, commercial buildings
		0.75	3+	0.10	family houses and residential houses
C	0.5	0.30	1	0.5	commercial buildings
		0.45	2	0.25	grouped family houses, commercial buildings
		0.55	3+	0.17	grouped family houses, apartment buildings (townhouses), commercial buildings
D	0.8	0.35	≤2	0.4	housing projects, commercial buildings
		0.5	3	0.27	townhouses, commercial buildings
		0.55	4	0.2	apartment buildings[1], loose urban development[2]
		0.55	5+	0.16	apartment buildings[1], loose urban development[2]
E	1.1	0.15	≤ 2	0.55	commercial buildings
		0.35	3	0.37	apartment buildings[1], (townhouses)
		0.45	4	0.28	apartment buildings[1], loose urban development[2]
		0.5	5+	0.22	apartment buildings[1], loose urban development[2]
F	1.4	0.25	≤ 3	0.47	apartment buildings[1], blocks of flats, commercial buildings
		0.4	4	0.35	urban development[3]
		0.45	5	0.28	loose urban development[2]
		0.45	6+	0.23	
G	1.8	0.25	≤ 4	0.45	compact urban development[4]
		0.35	5	0.36	urban development[3]
		0.4	6	0.3	
		0.45	7	0.26	loose urban development[2]
		0.45	8+	0.23	
H	2.2	0.25	≤ 4	0.55	compact urban development[4]
		0.3	5	0.44	
		0.35	6	0.36	urban development[3]
		0.4	7	0.31	
		0.4	8+	0.28	loose urban development[2]
I	2.6	0.1	≤ 4	0.65	very compact urban development[5]
		0.25	5	0.52	compact urban development[4]
		0.3	6	0.43	
		0.3	7	0.37	urban development[3]
		0.35	8+	0.33	
J	2.6	0.3	≤ 8	0.33	high-rise housing
		0.35	10	0.26	
		0.4	12	0.22	
		0.4	13+	---	
K	3.2	0.1	≤ 5	0.64	very compact urban development[5]
		0.2	6	0.53	. compact urban development[4]
		0.25	7	0.46	
		0.25	8	0.4	
		0.35	9	0.36	urban development[3], high-rise housing
		0.35	10+	0.32	

Note : the characteristics of urban buildings relate to all types of buildings with a comparable functional use.

[1]AN APARTMENT HOUSE is a separate residential building on a separate area of land generally surrounded by a fence, with more than 3 residential units and not exceeding 4 above-ground storeys.
[2] LOOSE URBAN DEVELOPMENT is an area where separate buildings, groups of buildings or buildings in open blocks, which do not necessarily form a continuous street frontage, are located.
[3] URBAN DEVELOPMENT covers closed or half-open blocks and buildings, forming a continuous street frontage.
[4] COMPACT URBAN DEVELOPMENT is formed from predominantly closed blocks and a continuous street frontage.
[5] VERY COMPACT URBAN DEVELOPMENT is formed from closed blocks, forming a continuous street frontage with a high land use rate.

1.3. GREEN COEFFICIENT (GC)

is a coefficient laying down the minimum share of green spaces in the area eligible to be calculated. It is derived from the FSC and the floor area ratio (rounded up to a whole number after calculation).

The GC is fixed for the entire functional area defined. Its height is the average value of the sum of the GC for each individual plot (unit of a land use decision) and any remaining parts of the area that are not subject to a land use decision and which serve the function of the site within the area defined in the LUP.

In the event the floor area ratio is higher or lower than the range given in the relevant index value, the GC value shown in the closest floor area ratio value will apply.

The GC is allocated a code from A-K for selected development areas and sites in the CCP LUP (see drawing no. 26 (Housing – regulation) and no. 28 (Other non-residential functions) in the graphical part of the CCP LUP.

The green area is found by the extent of:

- vegetation on unmade terrain (including optional calculations of climbing plants, solitary trees, groups and lines of trees on paved areas);
- other green areas (plants on artificial surfaces – building structures, including optional calculations of shrubbery on unmade terrain, solitary trees, groups and lines of trees on paved areas).

Minimum share of eligible green spaces in the area [m^2] = GC x the area of the functional space [m^2]

1.3.1. Table showing the calculation of green areas

	Type of planar, linear and solitary planting		Unit of measur	Calculated area	Notes
Unmade terrain (min. 75% of calculated	Plantings of trees and shrubs in grass		m^2	100%	Comprehensive orchard treatment
	Grassy playing field		m^2	20%	Part of sporting and recreational facilities
	Climbing plants[1]		m^2	100%	Strip along the wall max. 0.5m wide
	Trees in closed areas[2]	Tree with small crown	ks	$10m^2$	Vegetation area of min.$2m^{2,3}$
		Tree with medium crown	ks	$25m^2$	Vegetation area of min.$4m^{2,3}$
		Tree with large crown	ks	$50m^2$	Vegetation area of min.$9m^{2,3}$
Other greenery (max. 25% of calculated area)	Strength of vegetation layer, more than 0.15m		m^2	10%	Lawn
	Strength of vegetation layer, more than 0.3m		m^2	20%	Lawn, shrubs
	Strength of vegetation layer, more than 0.9m		m^2	50%	Lawn, shrubs, trees with small crowns
	Strength of vegetation layer, more than 1.5m		m^2	70%	Lawn, shrubs, trees with medium crowns
	Strength of vegetation layer, more than 2.0m		m^2	90%	Lawn, shrubs, trees with large crowns
	Trees in reinforced areas[2]	Tree with small crown and vegetation layer of over 0.9m	ks	$5m^2$	Vegetation area of min.$2m^{2,3}$
		Tree with medium crown and vegetation layer of over 1.5m	ks	$17,5m^2$	Vegetation area of min.$4m^{2,3}$
		Tree with large crown and vegetation layer of over 2.0m	ks	$40m^2$	Vegetation area of min.$9m^{2,3}$
	Climbing plants on unmade terrain[1]		m^2	600%	Strip along the wall max. 0.5m wide

[1] CLIMBING PLANTS on unmade land in a strip up to 0.5m from a wall may either be calculated as greenery on unmade terrain (where 100% of the area is calculated) or as other greenery (where 600% of the area is calculated).

[2] TREES IN PAVED AREAS are solitary, group or linear plantings of trees in open ground in paved areas (on paths, in public spaces, squares and parking lots) in unmade terrain and artificial surfaces (building structure). To calculate the green coefficient, individual trees are converted in relation to the growing area of the tree into green areas eligible for calculation.
The eligible green area (trees) in paved surfaces on unmade terrain can comprise a maximum of 25% of the total eligible green area on unmade terrain. The eligible green area (trees) in paved surfaces on an artificial surface (building structure) can comprise a maximum of 50% of the total eligible green area on an artificial surface (building structure).

[3] THE GROWING AREA OF A TREE is defined as the area of open ground in a reinforced surface with or without a grid allowing aeration and direct irrigation of the trees.

[4] OTHER GREENERY covers greenery growing on an artificial surface (building structure) with the appropriate vegetation cover and, if necessary, climbing plants on unmade terrain

2. NATURE CONSERVATION ZONES IN BUILT-UP AREAS

AREAS WITH PROTECTED CONTIGUOUS GREEN AREAS

are existing residential complexes of housing developments incorporating kindergartens and primary schools and small health care facilities, where the aim is to protect contiguous green areas, solitary trees and groups of high-quality trees with good prospects in a complementary capacity, with these being mostly landscaped.

AREAS WITH INCREASED PROTECTION OF GREENERY

defines a built-up strip with a stabilised or increased share of greenery in contact with forests, valuable natural locations, vegetation along watercourses, in which the aim is the protection of contiguous green areas, solitary trees or groups of high-quality trees with good prospects, which enrich the city-wide green system and the ÚSES system.

AREAS WITHOUT INCREASED PROTECTION OF GREENERY

defines a built-up strip with protection of greenery serving a complementary function (small, publicly-accessible landscaped areas, green (park) bands, organised avenues of trees, natural green spaces, orchards, gardens, private and reserved greenery).

COURTYARDS WITH INCREASED PROTECTION OF GREENERY

Defines internal spaces in closed, semi-open or open residential blocks or forming part of the urban parterre, in which the aim of the protection is high-quality planar and solitary greenery in a complementary capacity, which cannot be built on.

PART IV. –INFORMATIVE PART

1. LAND USE RATE

1.1. FLOOR AREA RATIO

determines an average number of storeys in a defined functional area; it can be supplemented with data relating to the land (the area of the land use decision).

In the LUP it is auxiliary data, used to establish the GC. For the purposes of establishing the GC, the floor area ratio is calculated using the following formula:

Floor area ratio = total gross floor area / built-up area.

1.2. BUILT-UP AREA COEFFICIENT (BUAC)

In the LUP this is an indicative figure, meaning the maximum area on which above-ground structures can be built, and it can be derived from the following formula:

BUAC = FSC / floor area ratio.

1.3. MINIMUM HOUSING SHARE

defines the minimum share of gross floor area used for housing, always relative to the total functional area, and it can be derived from the following formula:

Share of housing = sum of gross floor area used for housing [m^2] / sum of gross floor area [m^2].

Apart from the areas defined in drawing no. 36 (Share of housing in the central part of the city) the minimum housing share is informative data, used for recommendations, and it is the responsibility of the building authority to assess each individual project within the context of the overall functional area and the surrounding environment. During the planning proceedings, it is recommended that account be taken of local conditions and that the share of housing be set for specific plots in such a way as to ensure that the total housing share in the functional area complies with the minimum housing share set over the long term.

In the LUP, the minimum housing share is set for selected development areas using a residential and mixed index 0-9 (see drawing no. 26 (Housing – regulation) and no. 28 (Other non-residential functions) in the graphical part of the LUP).

1.3.1. Table of codes for the minimum housing share

Min. housing share index	Min. housing share
0	0%
1	10%
2	20%
3	30%
4	40%
5	50%
6	60%
7	70%
8	80%
9	90%

2. – AREA UNDER A SPECIAL REGIME

2.1. GENERAL PROVISIONS

The LUP defines areas which have made a significant contribution to forming the overall character and image of the city. It is recommended that these areas be subjected to more detailed regulations, which will complement and clarify the rules on spatial layout set out in the LUP (in drawing no.26 (housing – regulation) and in drawing no. 28 (other non-residential functions)).

The criteria for selecting an area under a special regime are:

- Central city district;
- Compositionally important areas;
- Visually exposed areas;
- Development areas which are sensitive in terms of environmental protection, the landscape and greenery;
- Redevelopment areas;

2.2. TYPES OF AREA UNDER A SPECIAL REGIME

An overview of areas under a special regime is provided in drawing no. 34 in the graphical part of the LUP (areas under a special regime) and a list is given in point 2.3.1 of the Guidelines, below.

Areas under a special regime are divided into:

<u>A. Areas subject to more detailed rules:</u>

This group includes all areas for which documentation has been prepared to set more detailed rules and which meet the criteria for classification into the sub-groups listed below.

A1. Areas for which development restrictions have been prepared;

A2. Areas for which land use planning documentation has been prepared and a final report issued "Principles of regulation and layout of the area";

<u>B. Areas not subject to more detailed rules:</u>

B1. More detailed territorial planning documentation for Prague heritage sites; B2. Areas identified as being eligible for more detailed rules;

2.3. AREAS IDENTIFIED AS BEING ELIGIBLE FOR MORE DETAILED RULES

For areas classified under sub-group B2, it is recommended that more detailed rules be set. More detailed rules are set by the Prague City Council –Development Authority Section for the Capital City of Prague. Within the meaning of the text of this part, more detailed rules means, for example:

- Street line, Width of the street space (WSS), Binding building line, Construction boundary within the meaning of the Dictionary of Terms (ÚRM 04/1994);
- Building height (BH) or Number of above-ground storeys (NAGS) or Contour curve, slope and shape of the roof, within the meaning of the Dictionary of Terms (ÚRM 04/1994);
- Coefficient of floor spaces (FSC);
- Built-up area coefficient (BUAC);
- Green coefficient (GC);

All relative to individual plots; More detailed rules can be set on the basis of:

a. urban studies, commissioned by the acquirer (CCP CH - DAS) and completed by a final report, discussed with the relevant city district;

b. development restrictions, acquired as another document within the meaning of Section 37, paragraph1 of Act No. 50/1976 Coll. as amended;

2.3.1. List of areas under a special regime

A.1. AREAS FOR WHICH RESTRICTIONS HAVE ALREADY BEEN PREPARED

(classified by date)

1. Vypich	07.1994
2. Nákladové nádraží	10.1994
3. Vítězné náměstí	04.1995
update	11.1999
4. Bohnice Lodžská, Rokossovského, K Pazderkám	10.1995
5. Břevnov - Bělohorská	11.1995
6. Hořejší nábřeží,	11.1995
7. Jinonice - U kříže	11.1995
8. Souběžná I. - Souběžná II.,	11.1995
9. Holečkova - Švédská	01.1996
10. Velká skála	10.1996
11. Karlovo nám. - Resslova	01.1997
12. Na Slupi - Horská	01.1997
13. Vysočany - centrum	01.1997
14. Nové Butovice Petržílkova ul., Sluneční náměstí	06.1997
15. Broumarská - Vajgarská	08.1997
16. Ohrada	11.1997
17. Běchovice centrum - jih	02.1998
18. Těšnov	03.1998

A.2. AREAS FOR WHICH TERRITORIAL PLANNING DOCUMENTS HAVE ALREADY BEEN PREPARED AND A FINAL REPORT „PRINCIPLES OF TERRITORIAL REGULATION AND SETTLEMENT“ HAVE BEEN ISSUED

(sorted by date of the final report)

1. Modřany - Baba II	11. 1995
2. Prosek centrum - Starý Prosek	04. 1996
3. Lysolaje within the area laid down in the CCP LUP.	09. 1996
4. Bohnice	10. 1996
5. Černý Most - sever	11. 1996
6. Klánovice	11. 1996
7. Libeň - Vysočany	02. 1997
8. Čakovice	05. 1997
9. Staré Malešice - Rybníčky	06. 1997
10. Dolní Chabry	01. 1998
11. Lipence	01. 1998
12. Troja - Podhoří	03. 1998
13. Technologický park Praha	05. 1998
14. Hodkovičky - V náklích	07. 1998
15. Modřany - Na Beránku	09. 1998
16. Smíchov - střed	10. 1998
17. Barrandov	12. 1998
18. Maniny - centrum	02. 1999
19. Letňany - západ	03. 1999
20. Žižkov - Malešická	03. 1999
21. Dlážděnka	11. 1999
22. Štvanice	11. 1999

B.2. AREAS IDENTIFIED FOR MORE DETAILED REGULATIONS

~~1. Za OD TESCO - Spálená ul. - Purkyňova ul.~~
2. areál kasáren Jiřího z Poděbrad
3. dostavba při ul. Na Florenci
4. území při Italské ul. a Churchillově náměstí
~~5. Zvonařka~~
6. Těšnov
7. Dolní Libeň - Invalidovna
8. Košinka
9. Horní Libeň - Vychovatelna
10. Troja - Pelc Tyrolka
11. Šutka - Písečná - Velká Skála
12. Bohnice - centrum
13. Čimice - okraj léčebny
14. Kobylisy - sever
15. Kobylisy - Horňátecká
16. Ládví - Mazanka
17. Centrum Ďáblice
18. Ďáblice - Střelničná
19. Prosek - centrum sever
20. Praha 9 - Podvinní
21. Praha 9 - Sokolovská - Na rozcestí
22. Vysočany - Kolbenova - Poděbradská
23. Hrdlořezy - Spojovací
24. Staré Kyje
25. Hloubětín - Poděbradská
26. Letňany - jih
27. Centrum Prosek - jih
28. Březiněves - jih
29. Březíněves - centrum
30. Čakovice - západ
~~31. Čakovice - Stará náves~~
32. Kbely - centrum
33. Satalice - centrum
34. Vinoř - centrum
35. Černý Most - jih
~~36. Dolní Počernice - jih~~
37. Dolní Počernice - sever
38. Běchovice - centrum
39. Újezd nad Lesy - centrum
40. Újezd nad Lesy - sever
41. Klánovice - sever
42. Koloděje - jih
43. Stadion Viktoria Žižkov
44. Staré Vršovice
45. Kohinoor, Moskevská, Eden
~~46. Hagibor~~
47. Horní Viktorka (Třebešín)
48. Starostrašnická - V Olšinách
49. Bohdalec - Nad Vršovskou horou
50. Na Slatinách
51. Nové Strašnice
52. Tiskařská
53. Průmyslová sever
54. Průmyslová - Štěrboholská radiála
~~55. Nákupní centrum Štěrboholy~~
56. Štěrboholy - jihozápad
57. Rabakovská - Ke Kablu
58. Průmyslová - jih, předpolí centra Hostivař
59. Centrum Hostivař
60. Plynárna Měcholupy

61. Kozinec - sever
62. Kozinec - jih
63. Ostroh nad Hostivařskou přehradou
64. K Měcholupům - za zastávkou
65. Hornoměcholupská ulice
66. Bydlení Petrovice - nad Dobrou vodou
67. Uhříněves - za nádražím
68. Uhříněves - náměstí
69. Uhříněves - východ
~~70. Kolovraty - rozvoj podél silnice~~
71. Nuselský pivovar
72. Předmostí Nuselského mostu
73. Pankrác pláň
74. Plynárna Michle
75. Budějovické náměstí
76. Braník - Ledárny
77. Krč - Zálesí
78. Roztyly - Ryšavého
79. Devětsil - Chodov
80. Opatov centrum
81. KIZ II, Praha 11
82. Flora - západ, Praha 11
83. Horní Počernice - Chvaly
84. Kunratice - centrum
85. Kunratice, Vídeňská - Dobrovická
86. Nové Dvory - centrum
87. Modřany - Sofijské náměstí
~~88. Centrum Staré Modřany~~
89. Komořany - Šabatka
90. "Bulvár", Praha 11
91. Lokalita Milíčov, Praha 11
92. Sportovní areál Hostivař
93. Újezd u Průhonic, u dálnice D1
94. Újezd u Průhonic - severovýchod
95. Severní část nádraží Smíchov
96. Smíchov - jih (mezi ulicemi Nádražní, Strako-nická a výtoňským mostem)
97. Hlaváčkova - Starokošířská
98. Buďánka
99. Areál bývalého závodu Křižík v Košířích
100. Za opravnou, Motol
101. Centrum Radlice
102. Štorkánova
103. Staré Butovice - Jinonice
104. Jinonice - jih (okolí Radlické radiály)
105. Přístavba areálu AB Barrandov sever
106. Nové Butovice - centrum
107. Nová Ves
~~108. Západní Město - centrum~~
~~109. Slivenec východ~~
~~110. Slivenec dostavba centra~~
~~111. Slivenec západ~~
112. Starolázeňská - Malá Chuchle
113. Na hvězdárně
114. Radotín centrum
115. Zbraslav, K výtopně
116. Lipence, na skládce
117. Ulice Jeremiášova, přestavba zahr. osady
118. Zličín ČKD Tatra - východ
~~119. Okolí stanice metra Zličín~~
120. Dlouhá míle
121. Řepy - centrum
122. Řepy - SZZS

123. Bílá Hora
124. Veleslavín - Kladenská, Evropská
125. Horoměřická - Evropská
126. Hotel Praha - jih
127. Úřednická kolonie
128. Kotlářka
129. Sladovny
130. Generála Píky
131. Hradčanská,Letenská pláň
132. Holešovický trojúhelník
133. Holešovice - Bubny - Zátory
134. Dělnická a holešovický meandr jih
~~135. Štvanice~~
~~136. Nebušice - západ~~
~~137. Suchdol - Internacionální~~
138. Hořejší nábřeží II. (between Svornosti, Na Valentince, Vltavská streets)
139. Zenklova (between Vychovatelna and Kobyliský náměstí)
140. sídliště Bohnice

~~————~~ Areas not included in the prepared documentation have been crossed out.

2.3.2. UPDATED

The following documentation was prepared and concluded as at 15 October 2002:

A.1. AREAS FOR WHICH RESTRICTIONS HAVE ALREADY BEEN PREPARED

Žluté lázně	06.1998
Bohnice	01.1999
Štvanice	10.1999
Vodní svět Praha 13	04.2000
Ul. 28. října, č.p. 28	12.2000
Čakovice - Stará náves	01.2001
Spálená, Purkyňova, Vladislavova	11.2001
Václavské nám. Panská, V Cípu, Jindřišská	02.2002
Rohanské nábřeží – Pobřežní – Negrelliho viadukt	03.2002
Praha 14 – Kyje – Kyjský rybník	03.2002

A.2. AREAS FOR WHICH TERRITORIAL PLANNING DOCUMENTS HAVE BEEN PREPARED AND A FINAL REPORT „PRINCIPLES OF TERRITORIAL REGULATION AND SETTLEMENT“ HAVE BEEN PREPARED

23.Horní Libeň	10. 1999
24. Zličín - Sobín	01. 2000
25. PVA Výstaviště Letňany	05. 2000
26. Západní Město	06. 2000
27. Kyje	11. 2000
28. Modřany - centrum	12. 2000
29. Suchdol - Internacionální	01. 2001
30. Slivenec - Holyně	02. 2001
31. Kunratice-severovýchod	05. 2001
32. Nedvězí	06. 2001
33. Kolovraty	12. 2001
34. Nebušice	02. 2002
35. Dolní Počernice	10. 2002

PART V – BASIC CAPACITY DATA AND INDICATORS USED IN THE LUP

1. – BASIC CAPACITY DATA

1.1. HOUSING

THE POPULATION is derived from the current situation, reflects expected trends and comparisons with comparable European cities.

The default data for all indicators related to the population size is the forecast number to 2010, amounting to 1,265,000 people.

THE NUMBER OF NEW DWELLINGS corresponds to the population forecast to 2010 and amounts to a total of 110,000 new dwellings on the territory of the Capital City of Prague.

2. - INDICATORS

2.1. EDUCATION

The sizing is based on the number of permanent and temporary residents. In terms of secondary education, it also calculates the impact of the region in terms of daily commutes and the proportion of students living outside Prague. The downward trend in the number of births and the age structure of the population are reflected in the proposal.

KINDERGARTENS (MŠ): 36 pupils/1000 inhabitants;

BÁSIC SCHOOLS (ZŠ): 101 pupils/1000 inhabitants,

of which

- 69 pupils / 1000 permanent residents,
- 30 pupils / 1000 long-term temporary residents
- 2 pupils / 1000 residents – reserve for changes in the population behaviour of residents

SECONDARY SCHOOLS (SŠ): 66 - 67 students and apprentices / 1000 residents, of which

- 40 students and apprentices / 1000 permanent residents aged from 15 - 18
- 10 students / 1000 permanent residents above the age of 18 (post-secondary studies)
- 13 students and apprentices / 1000 temporary residents (including those boarding)
- 3 students and apprentices / 1000 people commuting frequently from the region
- 1 student, apprentice / 1000 residents as a potential reserve for changes in population trends.

2.2. SPORT AND RECREATION

SPORTING AND RECREATIONAL AREAS: 15 m^2 /person;

Sporting and recreational areas are understood to be functional areas used for sports (SP), relaxation (SO 1-7) and large sports facilities (ZSP).

EXERCISE AREAS: 4 - 6 m^2 /person;

This indicator is used for individual parts of the territory of the Capital City of Prague and its neighbouring catchment areas.

Exercise areas are understood to be the net area of all sporting facilities in the area, without including green areas within the sites, roads, areas for parking and other complementary facilities. This means that they include net areas of sporting facilities, both in areas used for sports and in other multi-functional areas and mono-functional spaces.

2.3. BUSINESS

SALES AREAS: 1.0 – 1.1 m2 /person;

The indicator is surface area, in relation to the total area of the Capital City of Prague, and assumes at least 30% of the total number of retail space on the territory of the Capital City of Prague, concentrated in sales outlets of district and regional importance.

The sales area is the gross sales floor area of a retail establishment, which is in direct contact with the customer during the sale of goods.

A RETAIL ESTABLISHMENT OF LOCAL IMPORTANCE consists of retail space, generally located within walking distance of local residents; totalling loss then 15,000 m^2 of sales area.

A RETAIL ESTABLISHMENT OF DISTRICT IMPORTANCE is a small-capacity retail space, generally within the area of movement of the local population and within easy reach by public transport. The catchment area for passenger vehicles is defined by a journey of up to 10 minutes; it totals from 15.000 m^2 to 40,000 m^2 of sales area.

A RETAIL ESTABLISHMENT OF REGIONAL IMPORTANCE is a large scale, high-capacity centre concentrating retail areas and additional areas, located near a major road in the outer urban belt, serving inhabitants of the city and outlying regional municipalities. The catchment area for passenger vehicles is defined by a journey of up to 20 minutes; the capacity of the sales areas may be, or generally is, larger than 40,000 m^2.

PART VI – CHANGES TO THE LUP

1. PRELIMINARY PROVISIONS

1.1 An intervention to the mandatory part of the approved Land Use Plan for the Capital City of Prague (hereinafter referred to as CCP LUP) amending its contents is termed a change.

1.2. An intervention to the directive part of the CCP LUP amending its contents is termed an adjustment.

2. COMPETENCE TO CARRY OUT AND TO APPROVE CHANGES AND ADJUSTMENTS TO THE CCP LUP

2.1. The authority approving the CCP LUP and changes to the CCP LUP is the Capital City of Prague City Hall. The acquirer of the CCP LUP and changes to the CCP LUP is the CCP City Hall, Capital City of Prague Development Authority Section (hereinafter referred to as the DAS)

2.2. The acquirer of the CCP LUP decides on changes to the CCP LUP.

3. ACQUISITION OF CHANGES TO THE CCP LUP

Acquisition of changes takes place in accordance with Act No. 50/1976 Coll. on Land Use Planning and the Building Code (the Building Act), as amended, Section 30 and Section 31, and details of the conditions laid down by the Capital City of Prague are provided in the Resolution by the CCP City Hall No. 33/07 dated 4 October 2001 and CCP Council Resolution No. 1156 dated 26 October 1999 and No. 0362 dated 4 April 2000.

In its resolution, the CCP Council recommended that an abridged procedure be followed to acquire changes to the CCP LUP. The acquisition procedure for specific waves of changes is laid down by the CCP City Hall.

3.1. The procedure for acquiring changes proposed by natural and legal persons (and also pursuant to paragraph 3.2.)

No	Time (month)	Description of the task	Subject
1	1	Filing proposals to acquire changes to the land use plan for the relevant city district	Natural or legal person
2	3	Assessing proposals to acquire changes to the land use plan by the city district	City district

Note: all submissions by CDs are collected by the acquirer and submitted for debate once or twice each year_____

3.2. Common procedure for acquiring changes for all changes initiated

No	Time (month) abridged procedure	Time (month) full procedure	Description of the task	Subject
1			Registration and assessment of applications to acquire changes	Acquirer - DAS
2			Approving the acquisition of changes	CCPC entrusted by CCP CH
3	4	4	Preparing proposals to order changes	Acquirer - DAS
4	3	3	Discussing proposals to order changes to the land use plan	Acquirer - DAS Government agencies involved City district local authorities Legal and natural persons Neighbouring planning authorities

5	2	2	Negotiations and discussions to assess and approve applications	Acquirer - DAS Government agencies involved

6	1	1	Negotiations with DOSS based on requests received to discuss proposed applications	Acquirer - DAS Government agencies involved
7			Preparation of approval documentation	Acquirer - DAS
8	1	1	Opinion of the senior land use planning agency on ordering the proposed changes	Ministry for Regional Development
9	2	2	Discussing the proposal in committees of the CCP CH and the CCPC	CCP CH Committees, CCPC
10	1	1	Approval of the proposal to order changes to the land use plan by the General Assembly of the Capital City of Prague	CCP City Hall
11a	---	4	Preparing the concept for the changes	CCP Development Authority Section
11b	---	2	Discussing the concept for the changes	Acquirer – DAS Government agencies involved Local authorities City districts Legal and natural persons Neighbouring planning authorities Ministry for Regional Development
11c	---	2	Negotiations and assessment of objections and comments and a proposed decision to accept an objection	Acquirer - DAS Government agencies involved
11d	---	1	Preparation of a collected opinion	Acquirer - DAS
11e	---	2	Discussion of the collected opinion with the Government agencies involved, which have given their opinions on the proposed changes	Acquirer - DAS Government agencies involved
11f	---	2	Assessment of the procedure to acquire the concept and the statement by the senior land use planning agency on the collected	Ministry for Regional Development
11g	---	2	Discussion of the collected opinion on the concept for changes to the land use plan in CCP CH committees and the CCPC	CCP CH Committees CCP Council
11h	---	1	Approval of the collected opinion on changes to the land use plan by the General Assembly of the CCP	CCP City Hall
12	4	3	Preparation of proposed changes to the mandatory part of the land use plan	CCP Development Authority Section
13	2	2	Debate-presentation of proposed changes to the land use plan, with explanations	Acquirer - DAS Government agencies involved Local authorities City districts Legal and natural persons Neighbouring planning authorities
14	2	2	Negotiations and any necessary reminders to the Government agencies involved, assessment of comments and draft decisions on objections	Acquirer - DAS Government agencies involved
15	1	1	Negotiations with the DOSS based on accepted requests to discuss the draft	Acquirer - DAS Government agencies involved

16	1	1	Assessing the process of acquiring changes to the land use plan to issue an opinion from the senior land use	Acquirer - DAS
17			Preparing the approval documentation	Acquirer - DAS

18	2	2	Issue of an opinion by the senior land use planning authority	Ministry for Regional Development
19	2	2	Discussion of proposed changes to the land use plan in CCP CH committees and the	CCP CH Committees CCP CH
20			Approval of draft changes to the land use plan by the CCP City Hall	CCP City Hall
21	4	4	Preparation and discussion of a draft generally binding decree on a change to the mandatory part of the land use plan	Acquirer - DAS
22	1	1	Entry into force of a decree on a change to the mandatory part of the CCP land use plan	CCP City Hall
23			Notice to owners who submitted objections to the proposed changes or their rejection of the objections submitted regarding the concept, how they were granted or the reasons for which they were not granted.	Acquirer - DAS

4. PROCEDURE FOR SUBMITTING AN APPLICATION TO ACQUIRE CHANGES TO THE C C P LUP

1. Government agencies, city districts and the Capital City of Prague may submit an application to acquire changes directly to the CCPC Prague Development Authority Section, Hradčanské náměstí 8, 118 54 Prague 1.
2. Natural and legal persons may only submit applications to acquire changes through the city district on whose territory the subject of the change is located.
3. The procedure for submitting an application to acquire changes by natural and legal persons must meet the following conditions:

3.1. An application to acquire changes to the land use plan may only be made in written form. It will contain the identification of the area affected by the proposed change and a description of the proposed change and its justification.

3.2. The proposed change submitted must include the following particulars:

- The subject of the proposed initiation of a change to the land use plan, i.e. a cogent description of the proposed change (change to the functional and, possibly, spatial arrangement of the area, or a description of the proposed change included the proposed functional balance – gross floor area divided by the individual functions).
- Identification of the area affected by the proposed change (plot number and the cadastral area in which the plot is located).
- Documentary evidence of ownership rights to the area in question, if the proposed change has been submitted by a natural or legal person (this does not concerns Government agencies, city districts and the Capital City of Prague) no more than 3 months old.
- A power of attorney from the owner for the proposer if the latter is not the owner of the land or buildings in question.
- An extract from the cadastral map.
- A brief justification of the proposed change, if necessary accompanied by sufficient evidence of the need for the proposed change.
- A drawing of the area in which the change has been planned in a scale of 1 : 5,000 or 1 : 2 000.

4. In the event an application is submitted to acquire a change to the land use plan, which is located on the territory of a number of city districts, this application must be submitted in the required form to all the city districts whose territories are affected.
5. The CCP Council will request that the acquirer prepare an application to acquire changes, which had previously been delivered to the acquirer, once or twice a year.

5. RECORDING CHANGES TO THE CCP LUP

1. Recording of approved changes to the CCP LUP is carried out for each wave of amendments by an appropriate generally binding decree issued by the Capital City of Prague, which amends CCP Decree No. 32/1999 Coll. on the mandatory part of the Capital City of Prague land use plan.
2. The CCPC acquirer, the CCP Development Authority Section, keeps the records of approved and rejected changes to the CCP LUP, including the relevant documentation and the process of its acquisition.
3. A record of approved changes is made in drawing no. 4. Approved changes to the CCP LUP, where the graphic parts of the CCP LUP are not drawn over, but are transferred to so-called transparents. In the event the rendering of the change is not clear from the transparents, the acquirer may decide to create a new drawing.
4. Availability of information on changes to the CCP LUP:
   - 4.1. The generally binding decree issued for each wave of changes, amending CCP Decree No. 32/1999 Coll. on the mandatory part of the CCP land use plan. This only contains approved changes to the CCP LUP.
   - 4.2. Resolution by the CCP City Hall. This contains all the proposed changes submitted to the Assembly for approval, including rejected changes, or changes which could not be submitted to the Assembly for approval (negative opinions from the Government agency concerned, conflicts between the proposed change and the applicable legislation) with the results of the voting.
   - 4.3. The Capital City of Prague website www.praha-mesto.cz . This presents all the changes submitted to the Assembly for approval, as well as all debated and approved proposals to order changes to the CCP LUP and debated and approved proposals for changes to the CCP LUP, including text and graphical parts.
   - 4.4. The CCPC Development Authority Section – the acquirer. Information is available here concerning the process for acquiring a completed cycle of the relevant wave of changes (approved draft orders, approved proposals for changes) including the documentation (public notices of the acquisition of a wave of changes and the opinion of the senior land use planning authority), both text and graphic parts.

PART VII – ADJUSTMENTS TO THE LUP

1. PROCEDURE FOR MAKING ADJUSTMENTS TO THE CCP LUP

1. Submission of an application to make an adjustment:
2. An application to make an adjustment is submitted through the building authority competent to conduct the planning proceedings and to issue the appropriate administrative decision
3. Types of adjustment:

A – an adjustment to the land use rate – adjustment to the land use rate code;

The adjustment only relates to the specific building project submitted and its validity expires with this change. When the adjustment is made, the acquirer will be informed on a drawing, which was part of the application, and which becomes an integral part of the adjustment decision. The adjustment may only be made to part of the functional area, for which the application has been submitted. This fact will be mentioned in the adjustment decision.

B – adjustment to the boundaries of the standard functional use of the area, for the following categories:

- residential area
- mixed area
- green area

C – adjustment to standard elements of special functions;

1. The particulars required for an application for an adjustment differ according to the type and are listed in point 2.
2. The building authority will verify the particulars in the application and will pass on the proposal, with its opinion, within 30 days of receipt of the full application to the acquirer – CCP Development Authority Section, for a decision on the adjustment.
3. Depending on the nature of the application, the acquirer will invite participants in the acquisition of the adjustment (CCPC Department of Environment, CCPC Department of Conservation, CCPC Department of Transport dDvelopment, the city district, and others) to comment on the adjustment within a period of 21 days.
4. The acquirer decides to approve, amend the scope of or to reject the proposed adjustment.
5. The deadline for processing an application for an adjustment is within 100 days of receiving the proposal from the relevant building authority
6. The acquirer sends a decision on the adjustment to the directive part within 3 days of making it, to the:
   - applicant
   - relevant city district;
   - relevant building authority;
   - Department of Construction (DC) of the CCPC;
   - any adjustment to the special building authority affecting, operating on the administrative territory of the Capital City of Prague;

2. PARTICULARS REQUIRED FOR AN APPLICATION TO MAKE ADJUSTMENTS TO THE CCP LUP

Depending on the type of adjustment, applications to make adjustments to the CCP LUP must contain the following information:

Type of adjustment: A – adjustment to the land use rate/Adjustment to the land use rate code

1. Land use project:
   1.1. location of the project: extract from the cadastral map showing the plots in the proposer's area of interest (extract from the cadastral map for plots for which the proposer has ownership rights or other rights, on the basis of which it is preparing construction works in the area);
   1.2. proposer's project: a description of the nature of the proposer's project, which is the subject of the adjustment (state the intention of the builder, naming the subject of the project, the capacity of the building, the volume of the building);
   1.3. documentation: studies (or documentation for the land use decision), providing evidence for demands to adjust the land use rate and which, in subsequent levels of documentation, will not undergo

additional significant changes.

2. Description of the adjustment requested :

2.1. description of the existing CCP LUP, which is to be the subject of the adjustment. Attach an extract from the relevant part of the CCP LUP and provide the existing land use rate code, showing the development zones for which the adjustment is proposed;

2.2. a site plan with a drawing of the relevant functional area of the CCP LUP with the proposed adjustment, including the designated area of the proposer's project, which will be used to calculate the land use rate

2.3. an evidence-based and verifiable calculation to determine the newly proposed land use rate (a calculation of the coefficient of floor spaces FSC, a green coefficient GC, including links from these calculations fro the graphical attachment);

- for the entire functional area under the CCP Land use plan (area for development)
- for the area designated for the proposer's project

2.4. description of the newly proposed situation – proposal for a new land use rate code

3. evidence of ownership rights:
Extract from the cadastral register - LV, or evidence of other rights to the plots (lease agreement, power of attorney, etc.) no more than 3 months old.

Type of adjustment: B - adjustment to the area's boundaries for functional use

1. Project for land use:

1.1. location of the project: extract from the cadastral map showing the plots in the proposer's area of interest (extract from the cadastral map for plots for which the proposer has ownership rights or other rights, on the basis of which it is preparing construction works in the area);

1.2. proposer's project: a description of the nature of the proposer's project, which is the subject of the adjustment (state the intention of the builder, naming the subject of the project, the functional intention of the building);

2. Description of the adjustment requested :

2.1. existing state of the CCP LUP : description of the existing CCP LUP, which is to be the subject of the adjustment. Attach an extract from the relevant part of the CCP LUP and provide the existing land use rate code, showing the boundaries of the functional areas which are to be adjusted;

2.2. a site plan with a drawing of the area with the proposed adjustment to the CCP LUP including a delimitation of the areas and boundaries of the proposer's project, where the functional use of the area is to be adjusted;

3. evidence of ownership rights:

- Extract from the cadastral register - LV, or evidence of other rights to the plots (lease agreement, power of attorney, etc.);
- Agreement of the owners affected by the proposed adjustment;

Type of adjustment: C - adjustment to standard elements of special functions

1.Land use project:
Proposal and description of the adjustment to the directive part of theCCP LUP in the fields of:
Sports and recreation, Green spaces, ÚSES, Transport, Technical equipment

2. Documentation :
Studies indicating or explaining the adjustment requested, including an assessment of the project submitted.
Text or drawings of the area needed to identify the adjustment.

3. RECORDING ADJUSTMENTS TO THE CCP LUP

Procedure for ensuring the recording of adjustments to the CCP LUP:

1. The competent building authorities keep records of adjustments to the CCP LUP for their administrative areas.

3. The CCPC Development Authority Section keeps records of approved and rejected adjustments to the CCP LUP, including the relevant documentation.

2.1. Once each year (always to 31 December of the relevant calendar year), the CCPC Development Authority Section assesses the scope of the approved adjustments and gathers together documentation to update the relevant drawings in the CCP LUP. The relevant drawings are updated together with the site plan for the next wave of approved adjustments to the CCP LUP.

2.2. Once each year the CCPC Development Authority Section issues a list of approved adjustments for

the territory of the CCP for the relevant calendar year and sends them to all city districts and building authorities by 31 March of the following year.

PART VIII – PROCEDURE FOR THE LOCATION OF CONSTRUCTIONS PERMITTED UNDER EXCEPTIONAL CIRCUMSTANCES

On the basis of Section 34 paragraph 3 of Act No. 50/1976 Coll., on town and country planning and the Building Code (the Building Act), as amended, the Capital City of Prague is a participant in land use proceedings even in cases of land use proceedings on the placement of buildings permitted as exceptions. During these proceedings, the Capital City of Prague proceeds as follows:

1) The competent building authority, responsible for permitting the exceptionally allowable building, applies for an opinion on the placement of the exceptionally allowable building from:

a) PCH – CCP Development Authority Section,

b) the city district on whose territory the exceptionally allowable building is located.

2) If there is a consensus between the opinions provided by the PCH CCP Development Authority Section and the city district, the competent building authority issues a positive or negative land use decision (or building permit), depending on the nature of the consensus opinions.

3) If there is no consensus between the opinions provided by the PCH CCP Development Authority Section and the city district, the negative opinion issued by one of the aforementioned parties will be used during the administrative proceedings as a comment by a party to the proceedings and the building authority will proceed in the matter in accordance with the Building Act.

PART IX – ANNEXES

1. HIERARCHY OF THE FUNCTIONAL ORGANISATION

The functional uses listed in Sections 4 and 5 of Annex No. 1 to CCP Decree No. 32/99 is often a summary of similar functions or also allows other (related) functional uses, which were deliberately not included in the mandatory part, in order to ensure the clarity of the Decree. All the hierarchies used in the CCP LUP are included in this Annex.

EXPLANATION OF THE HIERARCHY

The overview of functional use listed in Sections 4 and 5 of Annex No. 1 of CCP Decree No. 32/99 Coll. (hereinafter referred to as the overview of functional use) was simplified by the use of summary titles and rankings in terms of capacity, in order to ensure the clarity of the Decree.

Certain types of territory allow a wide range of functional uses in various areas, with this range expressed as follows:

1. Summary names, which in themselves contain related types of functional use (their summary form).
   Summary names include:

   1.1. Specific types of functional use. In certain areas, given their nature, the possibility of applying functional use to a specific type of functional use is limited. This means that the same type of functional use is exhaustively listed in one area, while in another it is hidden under a summary name.

   Example (educational facilities):

   In the OC and OMS, kindergartens are directly mentioned in the functional use;
   In the OV, SVM, SVO, SMJ and SMS kindergartens are not directly mentioned. However, they are included under the summary name of educational facilities, which in itself contains 12 types of functional use, including kindergartens.

   1.2. Interpretation of terms. For selected summary names, examples of functional use are provided, which define the interpretation of the summary name (this concerns the method of interpreting the name). This type of functional use is not mentioned in the overview of functional uses.

   Example (social facilities):

   - social care institutions
   - retirement homes and boarding houses
   - nursing homes
   - shelters
   - social crisis centres

2. Capacity hierarchy i.e. if the functional use mentioned in the overview of functional uses is expressed in terms of capacity, a lower capacity is automatically acceptable.

   Example:

   accommodation facilities up to 200 beds
   - accommodation facilities up to 100 beds
   - accommodation facilities up to 50 beds
   - small-scale accommodation facilities

The hierarchy of functional use is a combination of all three aforementioned types

N.B..: functional use is described in Annex No. 2 to the Guidelines – matrix of functional use (apart from hierarchies such as – description of terms).

In general, each functional use contained in this Annex also enables a functional use listed at lower levels (apart from the said functional use below and to the right);

This system was selected to ensure clarity of functional uses referred to in Sections 4 and 5 of Annex No. 1 of CCP Decree No. 32/99 Coll. in order to simplify the overview of functional uses and to avoid repetition of lengthy lists of functional uses.

INTERNAL HIERARCHY

school facilities

- kindergartens
- basic schools
- special and assisted schools
- secondary and secondary vocational schools
  - secondary technical schools
- vocational and technical schools
- educational and diagnostic institutions

- post-secondary studies, apart from university studies
- orphanages
- youth homes

- boarding schools
- after-school establishments for children and young people

cultural facilities

- libraries
- club facilities
- entertainment facilities
- multi-purpose halls
- open amphitheatres

church establishments

- monasteries, churches and other buildings used for religious purposes
- churches and prayer halls
- church administration buildings

inpatient healthcare facilities

- hospitals
- hospices
- specialised medical centres and clinics
- healthcare centres
- pharmacies
- outlets selling medical goods
- doctors' surgeries
- orphanages for children aged from 1-3
- orphanages for infants

outpatient healthcare facilities

- healthcare centres
- associated outpatient facilities
- pharmacies
- outlets selling medical goods
- doctors' surgeries
- laboratories, transfusion centres

social facilities

- social care institutions
- retirement homes and boarding houses
- nursing homes
- shelters
- social crisis centres
- daily and residential facilities of all types
- nurseries

large sporting centres

- sports facilities
  - open or covered sports facilities without equipment
  - playgrounds
  - open-air sports facilities without equipment
    - facilities for unorganised sports
      - publicly accessible natural playground
  - facility for water sports
    - small facilities to service water surfaces (apart from shipyards, etc.)

Buildings for public administration

- buildings and facilities for national public administration
- buildings for municipal public administration

national small retail establishments

- facilities for wholesale sales and distribution
- commercial facilities
- commercial facilities with up to 40,000 m^2 of sales area
  - commercial facilities with up to 15,000 m^2 of sales area
    - commercial facilities with up to 5,000 m^2 of sales area
      - commercial facilities with up to 1,500 m^2 of sales area
        - commercial facilities with up to 500 m^2 of sales area
          - commercial facilities with up to 200 m^2 of sales area

public catering facilities

- garden restaurant

restaurants for trade fairs and exhibition centres

- trade fair facilities

- facilities for exhibitions and conventions
- congress facilities

congress centres
- facilities for exhibitions and conventions
- congress facilities

accommodation up to 200 beds
- accommodation up to 100 beds
- accommodation up to 50 beds
- small-scale accommodation

caravan and camp sites
- small-scale accommodation
- public campgrounds

service
s
- unobtrusive services

storage facilities, silos, tanks
- structures for storing crops
- storage of fertilizers and chemical products for agriculture

buildings and facilities for storage and deposit of goods and materials
- surfaces and facilities for storage

garages
- garages for passenger vehicles

petrol stations
- petrol stations not offering servicing and repair

water surfaces
- small water surfaces

greenery (complementary grass and landscaped areas, shrubs and trees)
- woodlands
- heritage conservation areas of landscape architecture
- intentionally planted green spaces
- green (park) belts
- natural landscape greenery
- dispersed and linear stands of trees and herbs
- permanent grassland
- market and ornamental gardens

waste collection yards
- waste collection points

buildings for livestock
- additional buildings for small farm animals
- facilities for fur farming

buildings for crop storage
- small structures for crop storage

plants for the collection and processing of agricultural and forestry products
- buildings for processing crops
- small buildings for processing crops

buildings and equipment
- buildings and equipment for operations and maintenance
- small buildings for operations and maintenance

2 - FUNCTIONAL USE MATRIX

Functional use is presented in text form in the mandatory part, broken down by individual multi-functional area and mono-functional space. For greater clarity, a functional use matrix has been prepared, which forms this annex.

Only in printed form