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Die Gemeinde Bergheim, Landkreis Neuburg-Schrobenhausen

erlässt für die Bebauungspläne "Polaststraße" und "Am Trauberg" in Unterstall folgende Satzung:

A) Festsetzungen durch Planzeichen

1. Geltungsbereich
Der räumliche Geltungsbereich des Bebauungsplans "Polaststraße" in Unterstall, Gemeinde Bergheim, umfasst folgende Grundstücke Fl.Nr. 127 (Teilfläche), 132/1, 132/2, 132/3, 134 (Teilfläche), 22 (Teilfläche), 111/3, 111/4, 111/5, 111/6, 111/7, 111/8, 111/9, 111/10, 111/11, 111/12, 111/13, 111/14, 111/15, 111/16, 111/17, 111/18, 111/19, 111/20, 111/21, 111/22, 111/23, 111/24, 111/25, 111/26, 111/27, 111/28, 111/29, 111/30, 111/31, 111/32, 111/33, 111/34, 111/35, 111/36, 111/37, 111/38, 111/39, 111/40, 111/41, 111/42, 111/43, 111/44, 111/45, 111/46, 111/47, 111/48, 111/49, 111/50, 111/51, 111/52, 111/53, 111/54, 111/55, 111/56, 111/57, 111/58, 111/59, 111/60, 111/61, 111/62, 111/63, 111/64, 111/65, 111/66, 111/67, 111/68, 111/69, 111/70, 111/71, 111/72, 111/73, 111/74, 111/75, 111/76, 111/77, 111/78, 111/79, 111/80, 111/81, 111/82, 111/83, 111/84, 111/85, 111/86, 111/87, 111/88, 111/89, 111/90, 111/91, 111/92, 111/93, 111/94, 111/95, 111/96, 111/97, 111/98, 111/99, 111/100, 111/101, 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2. Art der baulichen Nutzung (§ 1 Abs. 9 BauNVO)
A) Allgemeines Wohngebiet gem. § 4 BauNVO
B) Allgemeines Wohngebiet gem. § 4 (3) BauNVO aufgeteilt in Punkte
- Nr. 2 für sonstige nicht ständige Gewerbebetriebe
- Nr. 3 für Anlagen für Verordnungsamt
C) Sondergebiet Gewerbegebiet gem. § 11 BauNVO
D) Sport-, Erholungs- und Freizeitzonen

3. Maß der baulichen Nutzung (§ 16 BauNVO)
0.35 Grundflächenzahl (GFZ) des Hochmaß (BjP BauNVO)
0.35 Geschossflächenzahl (GFZ) des Hochmaß (§ 20 BauNVO)

WA
E + DG = II
F + I + DG = II

SO
E + DG = II
F + I + DG = II

E + DG = II
F + I + DG = II

E + DG = II
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