

Ground at Uzdrowska Street

Lot No.	Area	Description in the plan	Function
145/24, 145/25, 145/26, 145/30, 145/32	9,6284 ha	17UT,US	Hotel & recreation center with water recreation devices

Functions allowed:

1. Hotel and recreation objects with water recreation devices;
2. Similar objects within recreation and sports functions;
3. Location of the conference center.

Construction constraints:

1. Group of buildings with zone differentiation:
 - Hotel building – predominant and centrally located at the area of dominant location (see the map drawing), group of accompanying buildings,
2. Impassable lines of construction also limiting the impassable lines of the underground garage building, according to the map drawing,
3. Total area under constructions – up to 20 % of total area,
4. Total area of dominant construction – up to 8 % of total area,
5. Maximum height:
 - Dominant construction - 5÷7 floors – up to 25,0 m from the ground level; it is allowed to construct on the last floor the glass covered terrace with cafe up to 5,0 m high over the maximum height;
 - base of the dominant construction – inside the inner line of construction – up to 2 floors – up to 10,0 m from the ground level;
 - accompanying recreation and sports buildings – up to 2 floors - up to 10,0 m from the ground level,
6. Buildings composed according to suggested composition pivot (see the map drawing),
7. Roofs without restrictions,
8. Objects of special construction requirements –see §3 of *The local plan of urban development of the city of Świnoujście*,
9. Small sports hall for small team games and/or the tennis court with the audience place allowed within the group of buildings,
10. Within the group of buildings public water recreation center allowed, including:
 - The 4 rows swimming pool of minimum 25,0 meters length, recreation swimming pool with the area of minimum 500 m²; artificial waves swimming pool, small children shallow pool, saunas with water pools, food & drink places within the swimming pools area
11. Within the outer parts of the ground location of roofed sports buildings – playgrounds for small team or individual games – tennis courts with the audience place allowed,
12. Children recreation and playground objects within the area allowed,
13. Location of sports fields and playgrounds allowed outside the defined construction lines,
14. Biologically active area - min. 60 % of total area.

