

VARIJANTNO RJEŠENJE 1



POS IVANIĆ-GRAD,
k.č.br. 1148/1, k.o. Ivanić-Grad

STUDIO



Stonska1, Zagreb

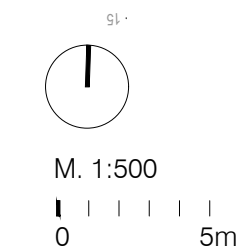
svibanj, 2024.

- etažnost zgrade: P+2
- broj stanova: 18
- broj vanjskih parkirnih mjesta: 18
- površina parcele: 2272 m²
- zelena površina: cca 792 m² (35%)
- tlocrtna površina zgrade: 594,77 m² (26,18%)
- bruto površina zgrade: 1620,31 m²
- neto površina stanova: 1031,56 m²
- koeficijent izgrađenosti: 0,26
- koeficijent iskorištenosti: 0,71

This architectural site plan depicts a residential development. The plan includes a building with a flat roof section labeled 'P+2' and a sloped roof section. A parking area is shown with several circular parking spaces. The site is bounded by a road on the left and a road on the right. The plan is annotated with numerous elevation points (e.g., 104.45, 104.56, 104.63, 104.72, 104.81, 104.83, 104.88, 104.91, 104.93, 104.95, 104.97, 104.99, 105.01, 105.03, 105.05, 105.07, 105.09, 105.11, 105.13, 105.15, 105.17, 105.19, 105.21, 105.23, 105.25, 105.27, 105.29, 105.31, 105.33, 105.35, 105.37, 105.39, 105.41, 105.43, 105.45, 105.47, 105.49, 105.51, 105.53, 105.55, 105.57, 105.59, 105.61, 105.63, 105.65, 105.67, 105.69, 105.71, 105.73, 105.75, 105.77, 105.79, 105.81, 105.83, 105.85, 105.87, 105.89, 105.91, 105.93, 105.95, 105.97, 105.99, 106.01, 106.03, 106.05, 106.07, 106.09, 106.11, 106.13, 106.15, 106.17, 106.19, 106.21, 106.23, 106.25, 106.27, 106.29, 106.31, 106.33, 106.35, 106.37, 106.39, 106.41, 106.43, 106.45, 106.47, 106.49, 106.51, 106.53, 106.55, 106.57, 106.59, 106.61, 106.63, 106.65, 106.67, 106.69, 106.71, 106.73, 106.75, 106.77, 106.79, 106.81, 106.83, 106.85, 106.87, 106.89, 106.91, 106.93, 106.95, 106.97, 106.99, 107.01, 107.03, 107.05, 107.07, 107.09, 107.11, 107.13, 107.15, 107.17, 107.19, 107.21, 107.23, 107.25, 107.27, 107.29, 107.31, 107.33, 107.35, 107.37, 107.39, 107.41, 107.43, 107.45, 107.47, 107.49, 107.51, 107.53, 107.55, 107.57, 107.59, 107.61, 107.63, 107.65, 107.67, 107.69, 107.71, 107.73, 107.75, 107.77, 107.79, 107.81, 107.83, 107.85, 107.87, 107.89, 107.91, 107.93, 107.95, 107.97, 107.99, 108.01, 108.03, 108.05, 108.07, 108.09, 108.11, 108.13, 108.15, 108.17, 108.19, 108.21, 108.23, 108.25, 108.27, 108.29, 108.31, 108.33, 108.35, 108.37, 108.39, 108.41, 108.43, 108.45, 108.47, 108.49, 108.51, 108.53, 108.55, 108.57, 108.59, 108.61, 108.63, 108.65, 108.67, 108.69, 108.71, 108.73, 108.75, 108.77, 108.79, 108.81, 108.83, 108.85, 108.87, 108.89, 108.91, 108.93, 108.95, 108.97, 108.99, 109.01, 109.03, 109.05, 109.07, 109.09, 109.11, 109.13, 109.15, 109.17, 109.19, 109.21, 109.23, 109.25, 109.27, 109.29, 109.31, 109.33, 109.35, 109.37, 109.39, 109.41, 109.43, 109.45, 109.47, 109.49, 109.51, 109.53, 109.55, 109.57, 109.59, 109.61, 109.63, 109.65, 109.67, 109.69, 109.71, 109.73, 109.75, 109.77, 109.79, 109.81, 109.83, 109.85, 109.87, 109.89, 109.91, 109.93, 109.95, 109.97, 109.99, 110.01, 110.03, 110.05, 110.07, 110.09, 110.11, 110.13, 110.15, 110.17, 110.19, 110.21, 110.23, 110.25, 110.27, 110.29, 110.31, 110.33, 110.35, 110.37, 110.39, 110.41, 110.43, 110.45, 110.47, 110.49, 110.51, 110.53, 110.55, 110.57, 110.59, 110.61, 110.63, 110.65, 110.67, 110.69, 110.71, 110.73, 110.75, 110.77, 110.79, 110.81, 110.83, 110.85, 110.87, 110.89, 110.91, 110.93, 110.95, 110.97, 110.99, 111.01, 111.03, 111.05, 111.07, 111.09, 111.11, 111.13, 111.15, 111.17, 111.19, 111.21, 111.23, 111.25, 111.27, 111.29, 111.31, 111.33, 111.35, 111.37, 111.39, 111.41, 111.43, 111.45, 111.47, 111.49, 111.51, 111.53, 111.55, 111.57, 111.59, 111.61, 111.63, 111.65, 111.67, 111.69, 111.71, 111.73, 111.75, 111.77, 111.79, 111.81, 111.83, 111.85, 111.87, 111.89, 111.91, 111.93, 111.95, 111.97, 111.99, 112.01, 112.03, 112.05, 112.07, 112.09, 112.11, 112.13, 112.15, 112.17, 112.19, 112.21, 112.23, 112.25, 112.27, 112.29, 112.31, 112.33, 112.35, 112.37, 112.39, 112.41, 112.43, 112.45, 112.47, 112.49, 112.51, 112.53, 112.55, 112.57, 112.59, 112.61, 112.63, 112.65, 112.67, 112.69, 112.71, 112.73, 112.75, 112.77, 112.79, 112.81, 112.83, 112.85, 112.87, 112.89, 112.91, 112.93, 112.95, 112.97, 112.99, 113.01, 113.03, 113.05, 113.07, 113.09, 113.11, 113.13, 113.15, 113.17, 113.19, 113.21, 113.23, 113.25, 113.27, 113.29, 113.31, 113.33, 113.35, 113.37, 113.39, 113.41, 113.43, 113.45, 113.47, 113.49, 113.51, 113.53, 113.55, 113.57, 113.59, 113.61, 113.63, 113.65, 113.67, 113.69, 113.71, 113.73, 113.75, 113.77, 113.79, 113.81, 113.83, 113.85, 113.87, 113.89, 113.91, 113.93, 113.95, 113.97, 113.99, 114.01, 114.03, 114.05, 114.07, 114.09, 114.11, 114.13, 114.15, 114.17, 114.19, 114.21, 114.23, 114.25, 114.27, 114.29, 114.31, 114.33, 114.35, 114.37, 114.39, 114.41, 114.43, 114.45, 114.47, 114.49, 114.51, 114.53, 114.55, 114.57, 114.59, 114.61, 114.63, 114.65, 114.67, 114.69, 114.71, 114.73, 114.75, 1

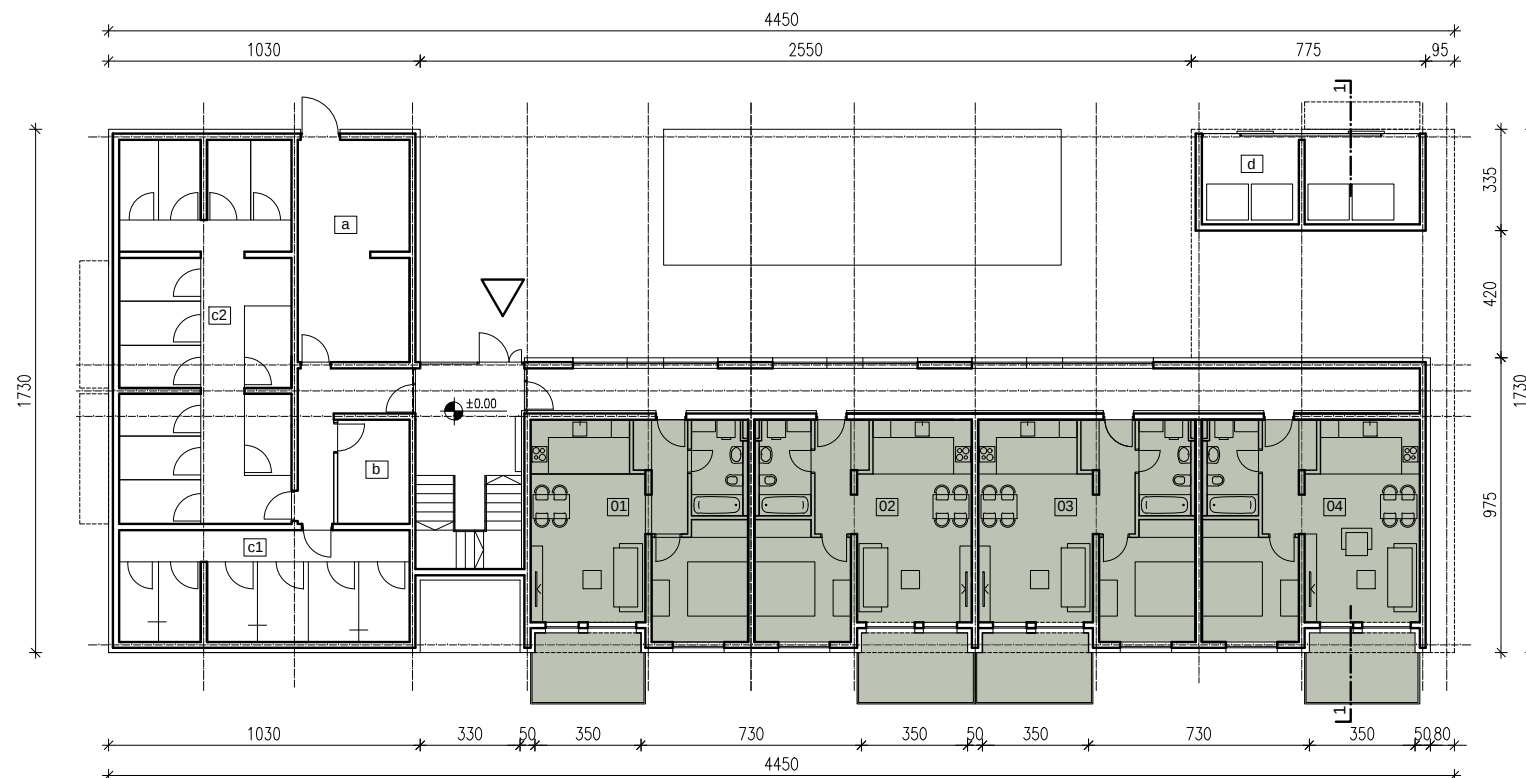
OBRIS

svibanj, 2024.



VARIJANTNO RJEŠENJE 1

TLOCRT PRIZEMLJA



STAN 01

ULAZ	$5,54 \text{ m}^2 \times 1,00 = 5,54 \text{ m}^2$
DB. / BL. / KUH.	$24,52 \text{ m}^2 \times 1,00 = 24,52 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
TERASA natkr.	$2,27 \text{ m}^2 \times 0,50 = 1,14 \text{ m}^2$
TERASA nenatkr.	$6,46 \text{ m}^2 \times 0,25 = 1,62 \text{ m}^2$
	50,37 m²

STAN 02

ULAZ	$5,54 \text{ m}^2 \times 1,00 = 5,54 \text{ m}^2$
DB. / BL. / KUH.	$24,52 \text{ m}^2 \times 1,00 = 24,52 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
TERASA natkr.	$2,27 \text{ m}^2 \times 0,50 = 1,14 \text{ m}^2$
TERASA nenatkr.	$6,46 \text{ m}^2 \times 0,25 = 1,62 \text{ m}^2$
	50,37 m²

STAN 03

ULAZ	$5,54 \text{ m}^2 \times 1,00 = 5,54 \text{ m}^2$
DB. / BL. / KUH.	$24,52 \text{ m}^2 \times 1,00 = 24,52 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
TERASA natkr.	$2,27 \text{ m}^2 \times 0,50 = 1,14 \text{ m}^2$
TERASA nenatkr.	$6,46 \text{ m}^2 \times 0,25 = 1,62 \text{ m}^2$
	50,37 m²

STAN 04

ULAZ	$5,54 \text{ m}^2 \times 1,00 = 5,54 \text{ m}^2$
DB. / BL. / KUH.	$24,52 \text{ m}^2 \times 1,00 = 24,52 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
TERASA natkr.	$2,27 \text{ m}^2 \times 0,50 = 1,14 \text{ m}^2$
TERASA nenatkr.	$6,46 \text{ m}^2 \times 0,25 = 1,62 \text{ m}^2$
	50,37 m²



M. 1:250

0 | | | | | 5m

- a SPREMIŠTE BIKIKALA
- b SPREMIŠTE ČIŠĆENJE
- c1/c2 SPREMIŠTE STANARA
- d OTPAD

POS IVANIĆ-GRAD,
k.č.br. 1148/1, k.o. Ivanić-Grad

STUDIO

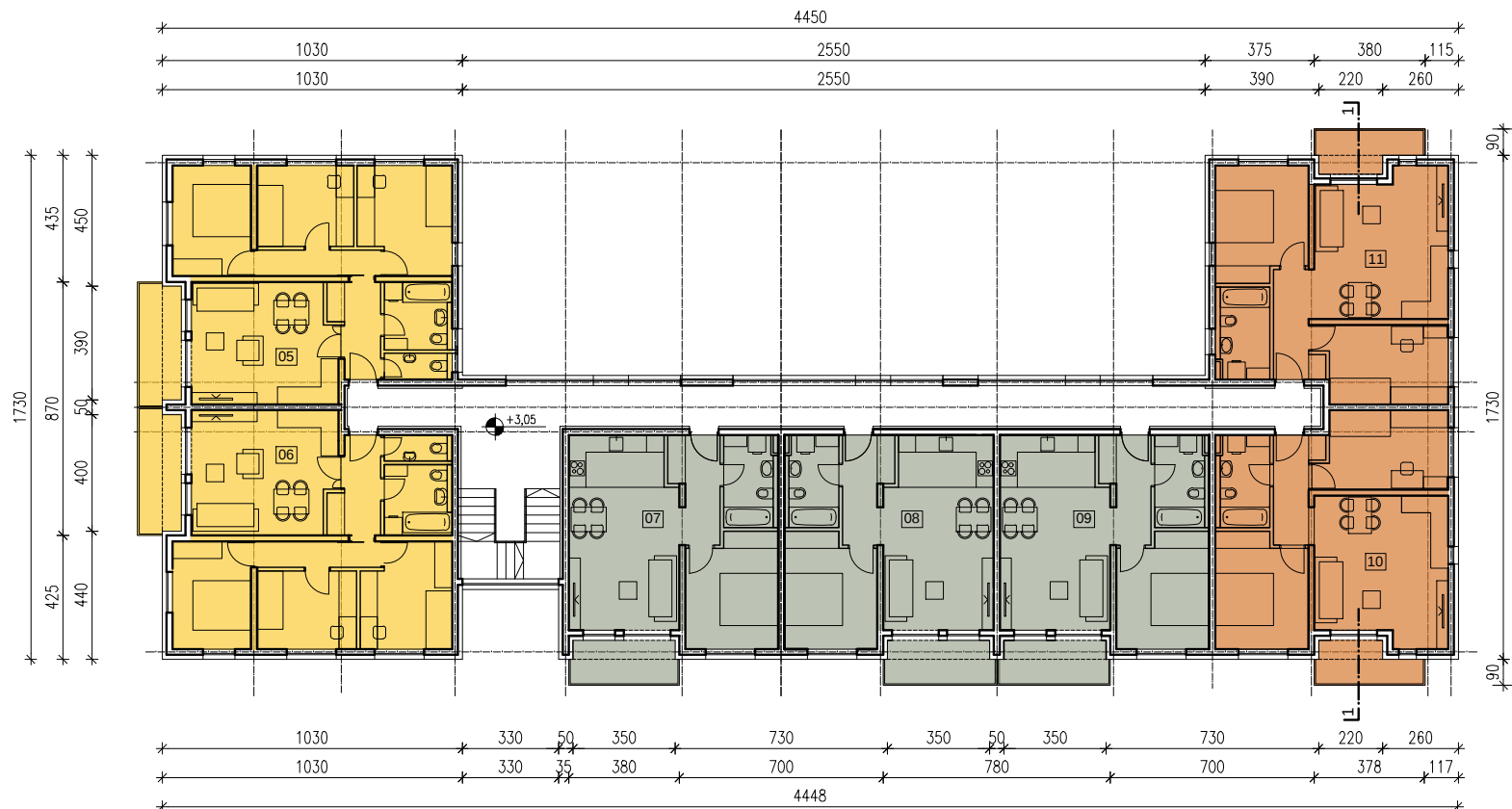


Stonska1, Zagreb
LIST 2

svibanj, 2024.

VARIJANTNO RJEŠENJE 1

TLOCRT 1. KATA



STAN 05

ULAZ	$5,19 \text{ m}^2 \times 1,00 = 5,19 \text{ m}^2$
DB. / BL. / KUH.	$20,89 \text{ m}^2 \times 1,00 = 20,89 \text{ m}^2$
SP. SOBA 1	$10,84 \text{ m}^2 \times 1,00 = 10,84 \text{ m}^2$
SP. SOBA 2	$9,17 \text{ m}^2 \times 1,00 = 9,17 \text{ m}^2$
SP. SOBA 3	$10,00 \text{ m}^2 \times 1,00 = 10,00 \text{ m}^2$
HODNIK	$3,90 \text{ m}^2 \times 1,00 = 3,90 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
WC	$1,94 \text{ m}^2 \times 1,00 = 1,94 \text{ m}^2$
LODA	$2,60 \text{ m}^2 \times 0,75 = 1,95 \text{ m}^2$
BALKON	$3,65 \text{ m}^2 \times 0,50 = 1,83 \text{ m}^2$
	71,09 m²

STAN 06

ULAZ	$5,19 \text{ m}^2 \times 1,00 = 5,19 \text{ m}^2$
DB. / BL. / KUH.	$20,89 \text{ m}^2 \times 1,00 = 20,89 \text{ m}^2$
SP. SOBA 1	$10,84 \text{ m}^2 \times 1,00 = 10,84 \text{ m}^2$
SP. SOBA 2	$9,17 \text{ m}^2 \times 1,00 = 9,17 \text{ m}^2$
SP. SOBA 3	$10,00 \text{ m}^2 \times 1,00 = 10,00 \text{ m}^2$
HODNIK	$3,90 \text{ m}^2 \times 1,00 = 3,90 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
WC	$1,94 \text{ m}^2 \times 1,00 = 1,94 \text{ m}^2$
LODA	$2,60 \text{ m}^2 \times 0,75 = 1,95 \text{ m}^2$
BALKON	$3,65 \text{ m}^2 \times 0,50 = 1,83 \text{ m}^2$
	71,09 m²

STAN 07

ULAZ	$5,54 \text{ m}^2 \times 1,00 = 5,54 \text{ m}^2$
DB. / BL. / KUH.	$24,52 \text{ m}^2 \times 1,00 = 24,52 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
LODA	$2,28 \text{ m}^2 \times 0,75 = 1,71 \text{ m}^2$
BALKON	$3,15 \text{ m}^2 \times 0,50 = 1,58 \text{ m}^2$
	50,90 m²

STAN 08

ULAZ	$5,54 \text{ m}^2 \times 1,00 = 5,54 \text{ m}^2$
DB. / BL. / KUH.	$24,52 \text{ m}^2 \times 1,00 = 24,52 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
LODA	$2,28 \text{ m}^2 \times 0,75 = 1,71 \text{ m}^2$
BALKON	$3,15 \text{ m}^2 \times 0,50 = 1,58 \text{ m}^2$
	50,90 m²

STAN 09

ULAZ	$5,54 \text{ m}^2 \times 1,00 = 5,54 \text{ m}^2$
DB. / BL. / KUH.	$24,52 \text{ m}^2 \times 1,00 = 24,52 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
LODA	$2,28 \text{ m}^2 \times 0,75 = 1,71 \text{ m}^2$
BALKON	$3,15 \text{ m}^2 \times 0,50 = 1,58 \text{ m}^2$
	50,90 m²

STAN 10

ULAZ	$5,05 \text{ m}^2 \times 1,00 = 5,05 \text{ m}^2$
DB. / BL. / KUH.	$22,49 \text{ m}^2 \times 1,00 = 22,49 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
SP. SOBA 2	$11,68 \text{ m}^2 \times 1,00 = 11,68 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
LODA	$1,43 \text{ m}^2 \times 0,75 = 1,07 \text{ m}^2$
BALKON	$3,42 \text{ m}^2 \times 0,50 = 1,71 \text{ m}^2$
	59,55 m²

STAN 11

ULAZ	$5,05 \text{ m}^2 \times 1,00 = 5,05 \text{ m}^2$
DB. / BL. / KUH.	$22,49 \text{ m}^2 \times 1,00 = 22,49 \text{ m}^2$
SP. SOBA 1	$12,17 \text{ m}^2 \times 1,00 = 12,17 \text{ m}^2$
SP. SOBA 2	$11,68 \text{ m}^2 \times 1,00 = 11,68 \text{ m}^2$
KUPAONICA	$5,38 \text{ m}^2 \times 1,00 = 5,38 \text{ m}^2$
LODA	$1,43 \text{ m}^2 \times 0,75 = 1,07 \text{ m}^2$
BALKON	$3,42 \text{ m}^2 \times 0,50 = 1,71 \text{ m}^2$
	59,55 m²



M. 1:250

0 5m

POS IVANIĆ-GRAD,
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STUDIO

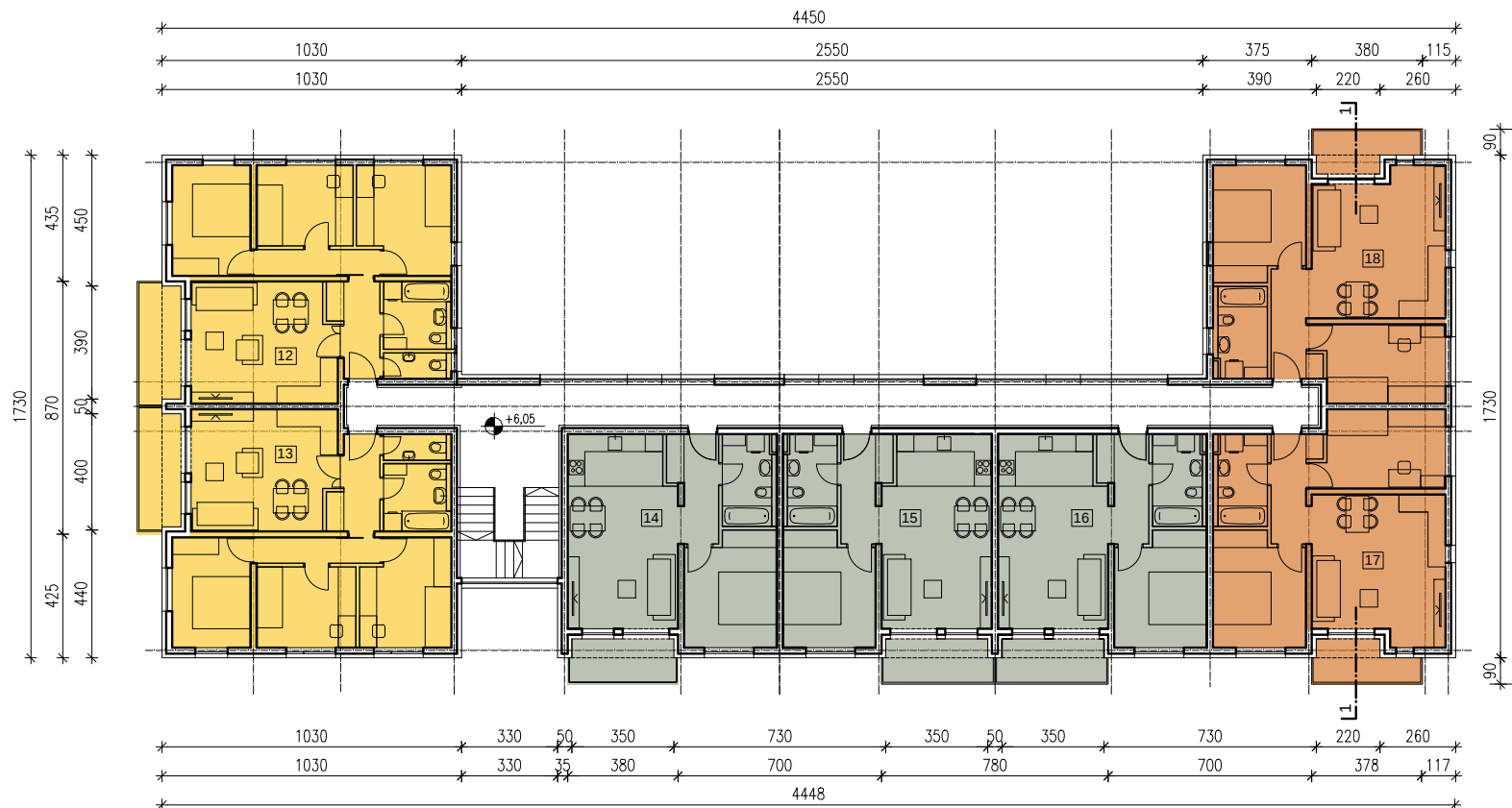


Stonska1, Zagreb
LIST 3

svibanj, 2024.

VARIJANTNO RJEŠENJE 1

TLOCRT 2. KATA



STAN 12

ULAZ	5,19 m ² *1,00 = 5,19 m ²
DB. / BL. / KUH.	20,89 m ² *1,00 = 20,89 m ²
SP. SOBA 1	10,84 m ² *1,00 = 10,84 m ²
SP. SOBA 2	9,17 m ² *1,00 = 9,17 m ²
SP. SOBA 3	10,00 m ² *1,00 = 10,00 m ²
HODNIK	3,90 m ² *1,00 = 3,90 m ²
KUPAONICA	5,38 m ² *1,00 = 5,38 m ²
WC	1,94 m ² *1,00 = 1,94 m ²
LODA	2,60 m ² *0,75 = 1,95 m ²
BALKON	3,65 m ² *0,50 = 1,83 m ²
	71,09 m²

STAN 13

ULAZ	5,19 m ² *1,00 = 5,19 m ²
DB. / BL. / KUH.	20,89 m ² *1,00 = 20,89 m ²
SP. SOBA 1	10,84 m ² *1,00 = 10,84 m ²
SP. SOBA 2	9,17 m ² *1,00 = 9,17 m ²
SP. SOBA 3	10,00 m ² *1,00 = 10,00 m ²
HODNIK	3,90 m ² *1,00 = 3,90 m ²
KUPAONICA	5,38 m ² *1,00 = 5,38 m ²
WC	1,94 m ² *1,00 = 1,94 m ²
LODA	2,60 m ² *0,75 = 1,95 m ²
BALKON	3,65 m ² *0,50 = 1,83 m ²
	71,09 m²

STAN 14

ULAZ	5,54 m ² *1,00 = 5,54 m ²
DB. / BL. / KUH.	24,52 m ² *1,00 = 24,52 m ²
SP. SOBA 1	12,17 m ² *1,00 = 12,17 m ²
KUPAONICA	5,38 m ² *1,00 = 5,38 m ²
LODA	2,28 m ² *0,75 = 1,71 m ²
BALKON	3,15 m ² *0,50 = 1,58 m ²
	50,90 m²

STAN 15

ULAZ	5,54 m ² *1,00 = 5,54 m ²
DB. / BL. / KUH.	24,52 m ² *1,00 = 24,52 m ²
SP. SOBA 1	12,17 m ² *1,00 = 12,17 m ²
KUPAONICA	5,38 m ² *1,00 = 5,38 m ²
LODA	2,28 m ² *0,75 = 1,71 m ²
BALKON	3,15 m ² *0,50 = 1,58 m ²
	50,90 m²

STAN 16

ULAZ	5,54 m ² *1,00 = 5,54 m ²
DB. / BL. / KUH.	24,52 m ² *1,00 = 24,52 m ²
SP. SOBA 1	12,17 m ² *1,00 = 12,17 m ²
KUPAONICA	5,38 m ² *1,00 = 5,38 m ²
LODA	2,28 m ² *0,75 = 1,71 m ²
BALKON	3,15 m ² *0,50 = 1,58 m ²
	50,90 m²

STAN 17

ULAZ	5,05 m ² *1,00 = 5,05 m ²
DB. / BL. / KUH.	22,49 m ² *1,00 = 22,49 m ²
SP. SOBA 1	12,17 m ² *1,00 = 12,17 m ²
SP. SOBA 2	11,68 m ² *1,00 = 11,68 m ²
KUPAONICA	5,38 m ² *1,00 = 5,38 m ²
LODA	1,43 m ² *0,75 = 1,07 m ²
BALKON	3,42 m ² *0,50 = 1,71 m ²
	59,55 m²

STAN 18

ULAZ	5,05 m ² *1,00 = 5,05 m ²
DB. / BL. / KUH.	22,49 m ² *1,00 = 22,49 m ²
SP. SOBA 1	12,17 m ² *1,00 = 12,17 m ²
SP. SOBA 2	11,68 m ² *1,00 = 11,68 m ²
KUPAONICA	5,38 m ² *1,00 = 5,38 m ²
LODA	1,43 m ² *0,75 = 1,07 m ²
BALKON	3,42 m ² *0,50 = 1,71 m ²
	59,55 m²



M. 1:250

0 5m

POS IVANIĆ-GRAD,
k.č.br. 1148/1, k.o. Ivanić-Grad

STUDIO

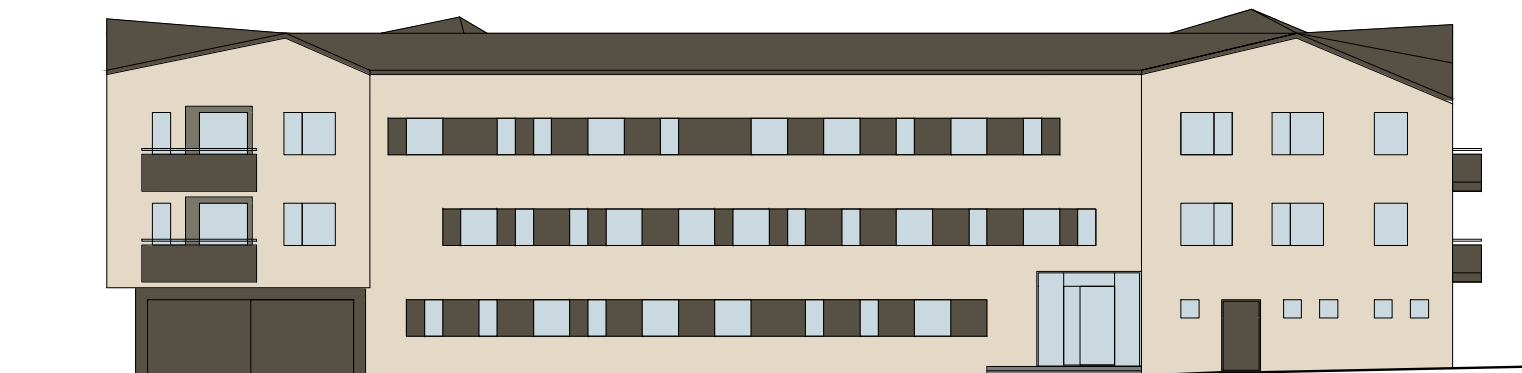


Stonska1, Zagreb
LIST 4

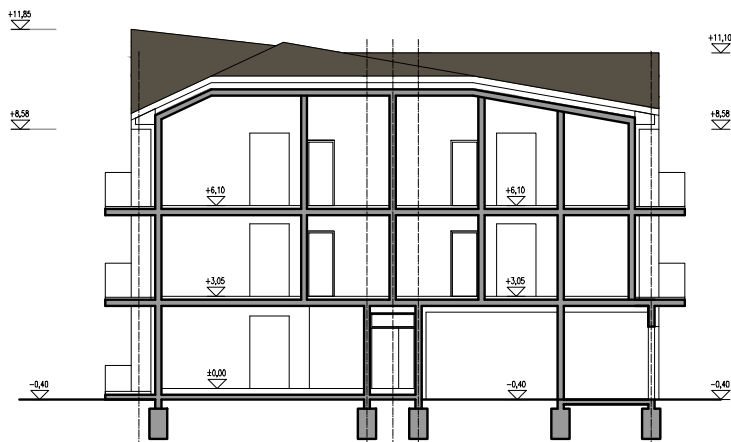
svibanj, 2024.

VARIJANTNO RJEŠENJE 1
PROČELJA

SJEVER



PRESJEK 1-1



ZAPAD



M. 1:250



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STUDIO

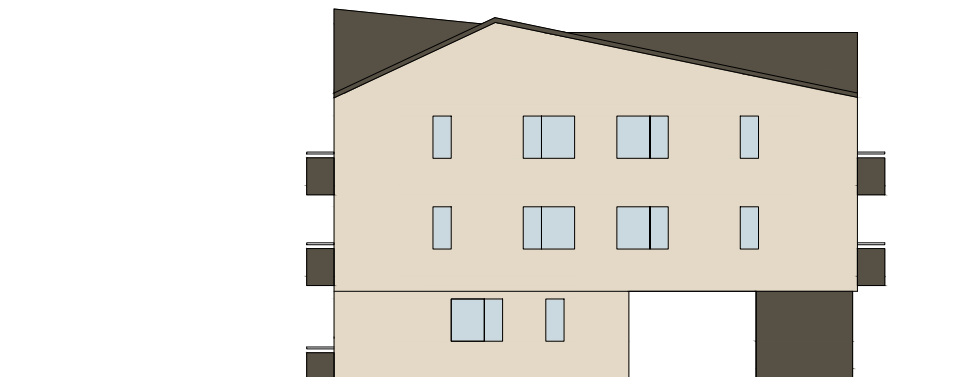


Stonska1, Zagreb
LIST 5

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VARIJANTNO RJEŠENJE 1
PROČELJA

ISTOK



JUG



M. 1:250



POS IVANIĆ-GRAD,
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Stonska1, Zagreb
LIST 6

svibanj, 2024.

VARIJANTNO RJEŠENJE 1
3D PRIKAZ



POS IVANIĆ-GRAD,
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LIST 7

svibanj, 2024.

VARIJANTNO RJEŠENJE 1
3D PRIKAZ



POS IVANIĆ-GRAD,
k.č.br. 1148/1, k.o. Ivanić-Grad

STUDIO



Stonska1, Zagreb
LIST 8

svibanj, 2024.