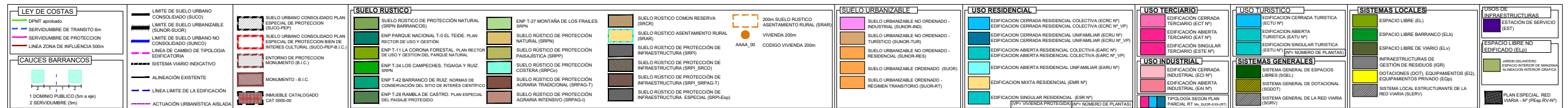


**SUELO RUSTICO DE ASENTAMIENTO RURAL**

**LA FERRUJA**

| AREA              | SUP AREA      | Nº VIV.<br>EXISTENTES | SUPERFICIE<br>OCUPADA<br>(m²s) | TIPOLOGIA EDIF. | SUPERFICIE<br>CONSTRUIDA<br>EXISTENTE<br>(m²c)ocupada*C<br>OFF | SUPERFICIE<br>NO<br>OCUPADA<br>(m²s) | SUP.CONSTRUIDA<br>NUEVA (m²)No<br>ocup* Coef | VIVIENDAS<br>NUEVAS | SUPERFICIE<br>CONSTRUIDA<br>MAXIMA | MAXIMO DE<br>VIVIENDAS<br>PERMITIDAS | Nº DE HAB.<br>(2,5 X VIV) | DENSIDAD<br>Final<br>(V/ha) | DENSIDAD<br>Inicial (V/ha) | % DE<br>VIVIENDAS<br>NUEVAS | SUP NO<br>OCUPADA % |
|-------------------|---------------|-----------------------|--------------------------------|-----------------|----------------------------------------------------------------|--------------------------------------|----------------------------------------------|---------------------|------------------------------------|--------------------------------------|---------------------------|-----------------------------|----------------------------|-----------------------------|---------------------|
| A1                | 3.882         | 9                     | 3.882                          | EMR2            | 3.106                                                          | 0                                    | 0                                            | 0                   | 3.106                              | 9                                    | 23                        |                             |                            | 0,00%                       | 0,00%               |
| A2                | 1.386         | 1                     | 1.386                          | EMR2            | 1.108                                                          | 0                                    | 0                                            | 0                   | 1.108                              | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| A3                | 885           | 1                     | 885                            | EMR2            | 708                                                            | 0                                    | 0                                            | 0                   | 708                                | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| A4                | 1.507         | 4                     | 1.507                          | EMR2            | 1.206                                                          | 0                                    | 0                                            | 0                   | 1.206                              | 4                                    | 10                        |                             |                            | 0,00%                       | 0,00%               |
| A5                | 853           | 3                     | 853                            | EMR2            | 682                                                            | 0                                    | 0                                            | 0                   | 682                                | 3                                    | 8                         |                             |                            | 0,00%                       | 0,00%               |
| A6                | 1.631         | 4                     | 852                            | EMR2            | 682                                                            | 779                                  | 623                                          | 4                   | 1.305                              | 8                                    | 20                        |                             |                            | 50,00%                      | 47,76%              |
| A7                | 1.465         | 4                     | 1.465                          | EMR2            | 1.172                                                          | 0                                    | 0                                            | 0                   | 1.172                              | 4                                    | 10                        |                             |                            | 0,00%                       | 0,00%               |
| A8                | 472           | 2                     | 472                            | EMR2            | 378                                                            | 0                                    | 0                                            | 0                   | 378                                | 2                                    | 5                         |                             |                            | 0,00%                       | 0,00%               |
| <b>TOTAL</b>      | <b>12.081</b> | <b>28</b>             | <b>11.302</b>                  |                 | <b>9.042</b>                                                   | <b>779</b>                           | <b>623</b>                                   | <b>4</b>            | <b>9.665</b>                       | <b>32</b>                            | <b>80</b>                 |                             |                            |                             | <b>6,45%</b>        |
| FERR_01           | 126           | 1                     | 126                            | EMR1            | 126                                                            | 0                                    | 0                                            | 0                   | 126                                | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| FERR_02           | 142           | 2                     | 142                            | ECRU2           | 256                                                            | 0                                    | 0                                            | 0                   | 256                                | 2                                    | 5                         |                             |                            | 0,00%                       | 0,00%               |
| FERR_03           | 473           | 1                     | 473                            | EMR2            | 851                                                            | 0                                    | 0                                            | 0                   | 851                                | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| FERR_04           | 151           | 1                     | 151                            | EMR2            | 272                                                            | 0                                    | 0                                            | 0                   | 272                                | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| FERR_05           | 92            | 1                     | 92                             | EMR2            | 166                                                            | 0                                    | 0                                            | 0                   | 166                                | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| FERR_06           | 74            | 1                     | 74                             | EMR2            | 133                                                            | 0                                    | 0                                            | 0                   | 133                                | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| FERR_07           | 76            | 1                     | 76                             | EMR1            | 76                                                             | 0                                    | 0                                            | 0                   | 76                                 | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| FERR_08           | 99            | 1                     | 99                             | EMR1            | 99                                                             | 0                                    | 0                                            | 0                   | 99                                 | 1                                    | 3                         |                             |                            | 0,00%                       | 0,00%               |
| <b>TOTAL</b>      | <b>1.233</b>  | <b>9</b>              | <b>1.233</b>                   |                 | <b>1.979</b>                                                   | <b>0</b>                             | <b>0</b>                                     | <b>0</b>            | <b>1.979</b>                       | <b>9</b>                             | <b>23</b>                 |                             |                            |                             | <b>0,00%</b>        |
| <b>TOTAL AREA</b> | <b>13.314</b> | <b>37</b>             | <b>12.535</b>                  |                 | <b>11.020</b>                                                  | <b>779</b>                           | <b>623</b>                                   | <b>4</b>            | <b>11.643</b>                      | <b>41</b>                            | <b>103</b>                |                             |                            |                             | <b>5,85%</b>        |
| <b>VIARIO</b>     | <b>2.433</b>  |                       |                                |                 |                                                                |                                      |                                              |                     |                                    |                                      |                           |                             |                            |                             |                     |
| <b>TOTAL</b>      | <b>15.747</b> |                       |                                | <b>A</b>        | <b>13.775</b>                                                  |                                      |                                              | <b>B</b>            | <b>2.131,83</b>                    |                                      |                           | <b>26,04</b>                | <b>23,50</b>               |                             |                     |

Tipologías Edificatorias: Parcelas Mínimas (EMR)=140m² (ECR)=70m²  
 Coeficiente según la Tipología Edificatoria: (EMR2)=0,8-(ECR)=1,8  
 A=Límite Sup. Const. Máxima; B=Diferencia Sup. Const. Propuesta

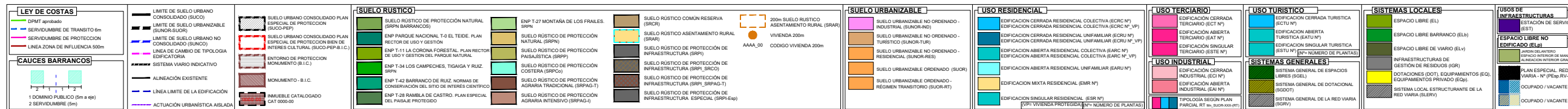


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| SUELO RUSTICO<br>ASENTAMIENTO RURAL |  |
| LA FERRUJA                          |  |







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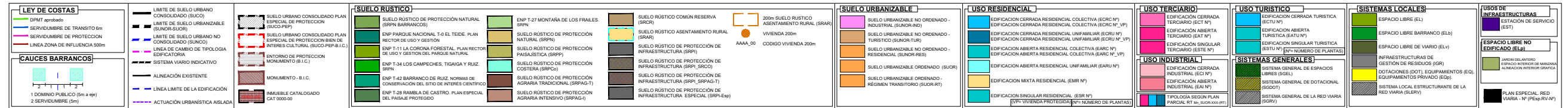
**SUELO RUSTICO  
ASENTAMIENTO RURAL**

**LA FERRUJA  
OCUPADO VACANTE**

02





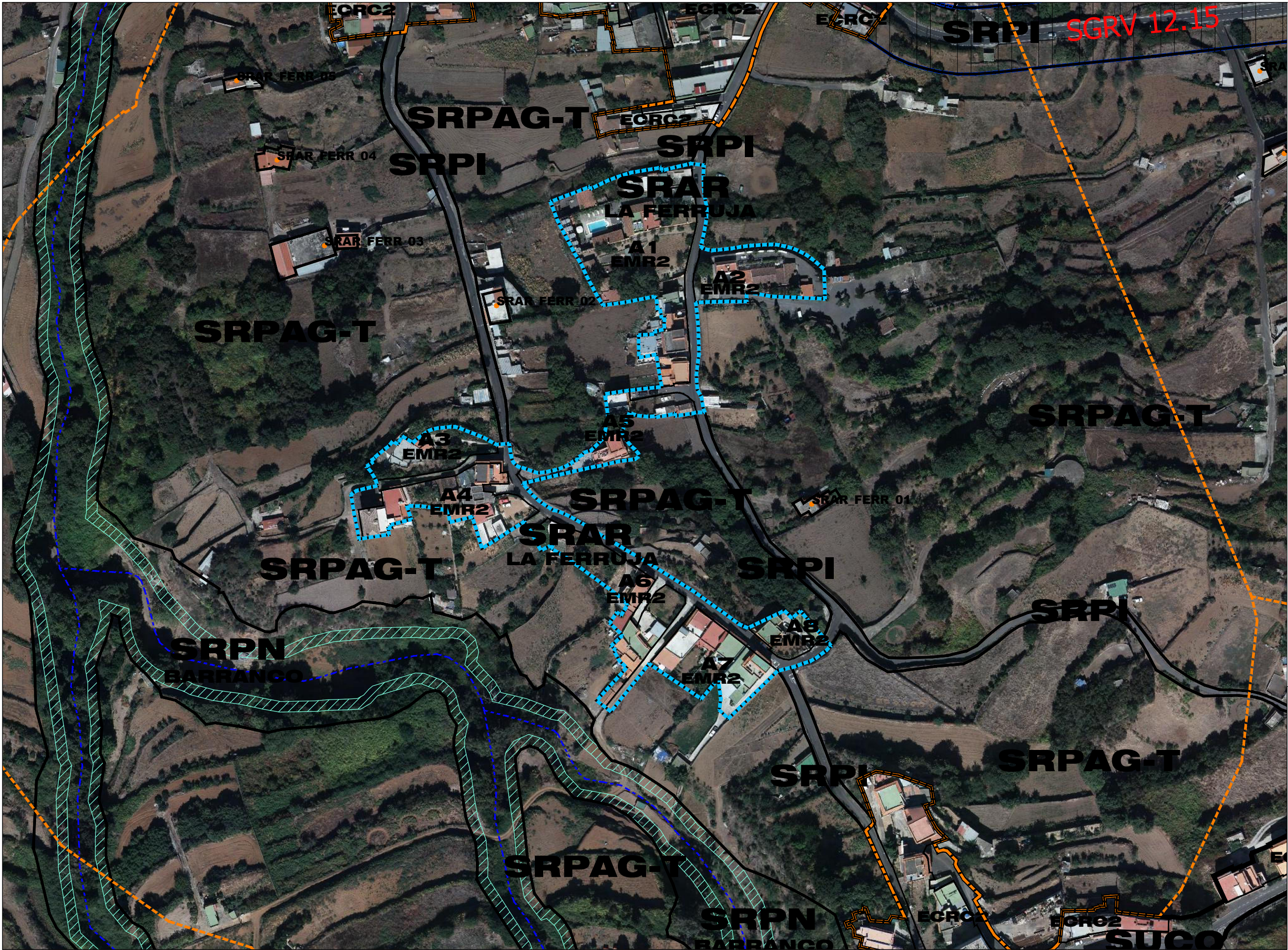


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| SUELO RUSTICO<br>ASENTAMIENTO RURAL | 03 |
| LA FERRUJA<br>CATASTRO              | .  |







|                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                                                                                                                                                                                                                                                                                                                                                                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                                                                                                                                                 |                                                                                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                             |                                                                                                                                                                                                                                          |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>LEY DE COSTAS</b><br>DPMT agribatle<br>SERVIDUMBRE DE TRANSITO 6m<br>SERVIDUMBRE DE PROTECCION<br>LINEA ZONA DE INFLUENCIA 500m<br><b>CAUCES BARRANCOS</b><br>1 DOMINIO PUBLICO (5m a 4g)<br>2 SERVIDUMBRE (5m) | <b>LEYES DE SUELO</b><br>LIMITE DE SUELO URBANO CONSOLIDADO (SUOC)<br>LIMITE DE SUELO URBANIZABLE (SUNOR-UR)<br>LIMITE DE SUELO URBANO NO CONSOLIDADO (SUOC)<br>LINEA DE CAMBIO DE TIPOLOGIA EDIFICATORIA<br>SISTEMA VARIO INDICATIVO<br>ALINEACION EXISTENTE<br>LINEA LIMITE DE LA EDIFICACION<br>ACTUACION URBANISTICA AILADA | <b>SUELO RUSTICO</b><br>SUELO RUSTICO DE PROTECCION NATURAL (SRPN)<br>ENP T-27 MONTAÑA DE LOS FRAILES SRPN<br>SUELO RUSTICO DE PROTECCION NATURAL (SRPN)<br>ENP T-11 LA CORONA FORESTAL PLAN RECTOR DE USO Y GESTION DEL PARQUE NATURAL<br>SUELO RUSTICO DE PROTECCION PAISAJISTICA (SRPP)<br>SUELO RUSTICO DE PROTECCION COSTERA (SRPCO)<br>ENP T-34 LOS CAMPECHES, TIGAYA Y RUZ SRPN<br>ENP T-42 BARRANCO DE RUZ, NORMAS DE CONSERVACION DEL RIZO DE INTERES CENTRIFICO<br>ENP T-39 RAMBLA DE CASTRO PLAN ESPECIAL DEL PASAJE PROTEGIDO<br>SUELO RUSTICO COMUN RESERVA (SRON)<br>SUELO RUSTICO ASENTAMIENTO RURAL (SRAR)<br>SUELO RUSTICO DE PROTECCION DE INFRAESTRUCTURA (SRPI_SROCO)<br>SUELO RUSTICO DE PROTECCION DE INFRAESTRUCTURA (SRPI_SRPAG-T)<br>SUELO RUSTICO DE PROTECCION AGRARIA INTENSIVO (SRPA-G) | <b>SUELO URBANIZABLE</b><br>SUELO URBANIZABLE NO ORDENADO - INDUSTRIAL (SUNOR-IND)<br>SUELO URBANIZABLE NO ORDENADO - TURISTICO (SUNOR-TUR)<br>SUELO URBANIZABLE NO ORDENADO - RESIDENCIAL (SUNOR-RES)<br>SUELO URBANIZABLE ORDENADO (SUOR)<br>REGION TRANSITORIO (SUOR-RT)<br>200m SUELO RUSTICO ASENTAMIENTO RURAL (SRAR)<br>VIVIENDA 200m<br>AAAA_30<br>CODIGO VIVIENDA 200m | <b>USO RESIDENCIAL</b><br>EDIFICACION CERRADA RESIDENCIAL COLECTIVA (ECRC N°)<br>EDIFICACION CERRADA RESIDENCIAL UNIFAMILIAR (ECRU N°)<br>EDIFICACION CERRADA RESIDENCIAL UNIFAMILIAR (ECRU N°)<br>EDIFICACION ABERTA RESIDENCIAL COLECTIVA (EARC N°)<br>EDIFICACION ABERTA RESIDENCIAL UNIFAMILIAR (EARU N°)<br>EDIFICACION MIXTA RESIDENCIAL (EMR N°)<br>EDIFICACION SINGULAR RESIDENCIAL (ESR N°)<br>TIPOLOGIA SEGUN PLAN PARCIAL RT 44-3004-000-001 | <b>USO TERCARIO</b><br>EDIFICACION CERRADA TERCARIO (ECT N°)<br>EDIFICACION ABERTA TERCARIO (EAT N°)<br>EDIFICACION SINGULAR TERCARIO (EST N°)<br><b>USO INDUSTRIAL</b><br>EDIFICACION CERRADA INDUSTRIAL (ECI N°)<br>EDIFICACION ABERTA INDUSTRIAL (EAI N°)<br>TIPOLOGIA SEGUN PLAN PARCIAL RT 44-3004-000-001 | <b>USO TURISTICO</b><br>EDIFICACION CERRADA TURISTICA (ECTU N°)<br>EDIFICACION ABERTA TURISTICA (EATU N°)<br>EDIFICACION SINGULAR TURISTICA (ESTU N°)<br><b>SISTEMAS GENERALES</b><br>SISTEMA GENERAL DE ESPACIOS LIBRES (SGL)<br>SISTEMA GENERAL DE DOTACIONES (SGDOT)<br>SISTEMA GENERAL DE LA RED VIARIA (SGRV) | <b>SISTEMAS LOCALES</b><br>ESPACIO LIBRE (EL)<br>ESPACIO LIBRE BARRANCO (ELB)<br>ESPACIO LIBRE DE VARIO (ELV)<br>INFRAESTRUCTURAS DE GESTION DE RESERVO (IGR)<br>DOTACIONES (DOT), EQUIPAMIENTOS (EQ)<br>EQUIPAMIENTOS PRIVADO (EQP)<br>SISTEMA LOCAL ESTRUCTURANTE DE LA RED VIARIA (SLRV) | <b>USOS DE INFRAESTRUCTURAS</b><br>ESTACION DE SERVICIO (EST)<br><b>ESPACIO LIBRE NO EDIFICADO (ELN)</b><br>JARDIN DELANTERO<br>ESPACIO INTERIOR DE MANOZGA<br>ALINEACION INTERIOR GRAFICA<br>PLAN ESPECIAL RED VIARIA - N° (PEsp-RV-N°) |
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APROBACIÓN DEFINITIVA  
PLAN GENERAL DE ORDENACIÓN  
LOS REALEJOS

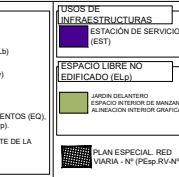
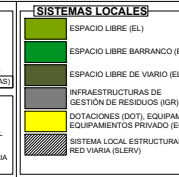
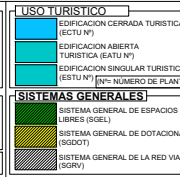
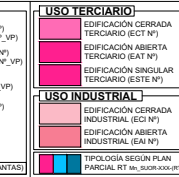
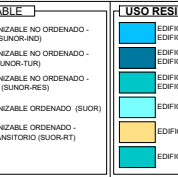
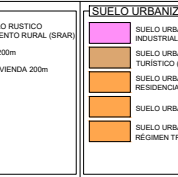
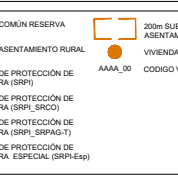
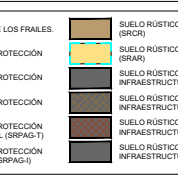
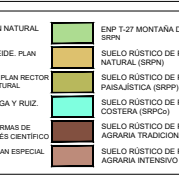
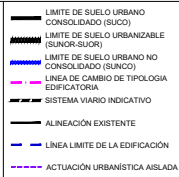
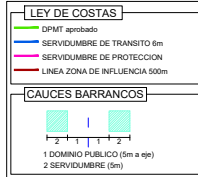
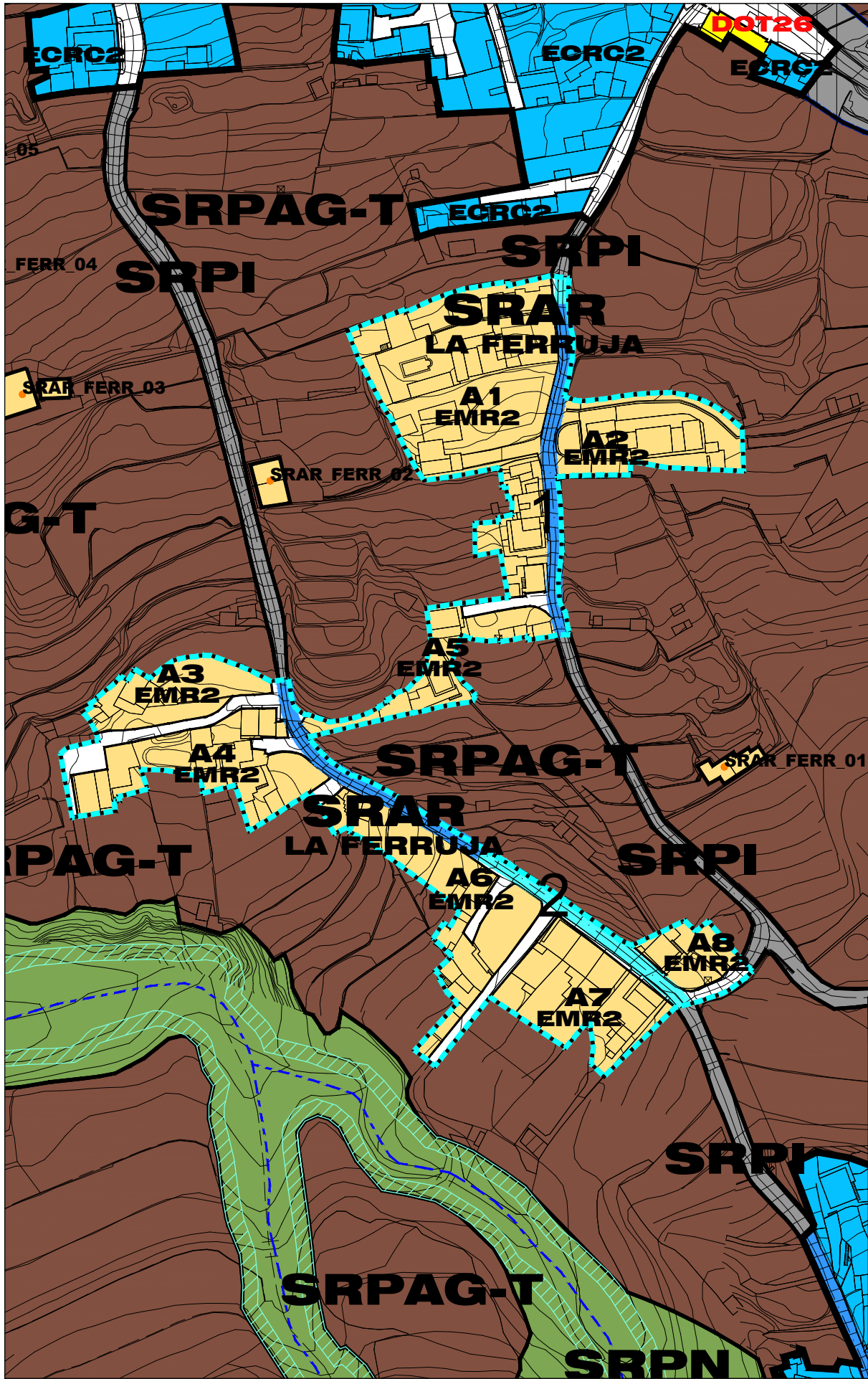
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LOS REALEJOS

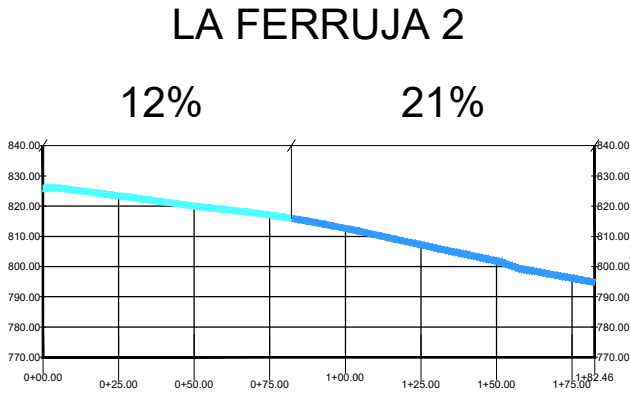
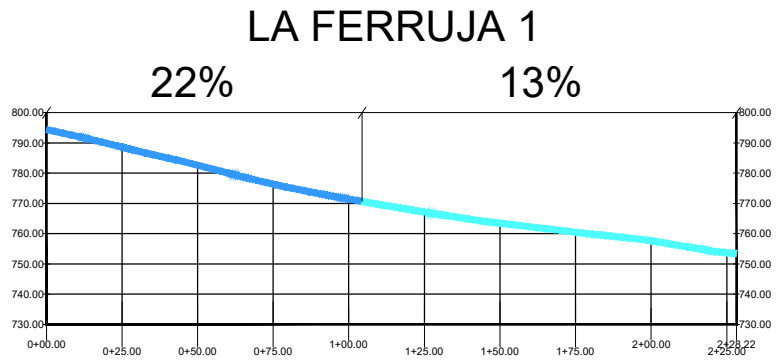
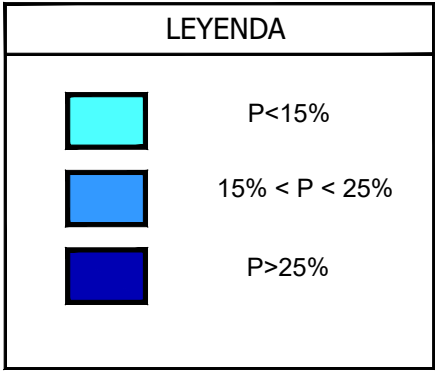
SUELO RUSTICO  
ASENTAMIENTO RURAL  
LA FERRUJA  
ORTOFOTO

04

ORDENACIÓN PORMENORIZADA



| GRADO DE URBANIZACIÓN    | 4  |    | 5  |    |
|--------------------------|----|----|----|----|
| PAVIMENTACIÓN DE CALZADA | SI | NO | SI | NO |
| ASFALTO                  | X  |    | X  |    |
| HORMIGÓN                 |    |    |    |    |
| TIERRA                   |    |    |    |    |
| ACERA                    |    | X  |    | X  |
| ABASTECIMIENTO DE AGUA   | X  |    | X  |    |
| SANEAMIENTO              |    |    |    |    |
| RED GENERAL              |    | X  |    | X  |
| INDIVIDUAL               | X  |    | X  |    |
| ENERGÍA ELÉCTRICA        | X  |    | X  |    |
| ALUMBRADO PÚBLICO        | X  |    | X  |    |
| TELECOMUNICACIONES       | X  |    | X  |    |



APROBACIÓN DEFINITIVA  
PLAN GENERAL DE ORDENACIÓN  
LOS REALEJOS

**PGO**

LOS REALEJOS

ESTADO DEL VIARIO  
PERFILES LONGITUDINALES  
LA FERRUJA

05

ORDENACIÓN PORMENORIZADA