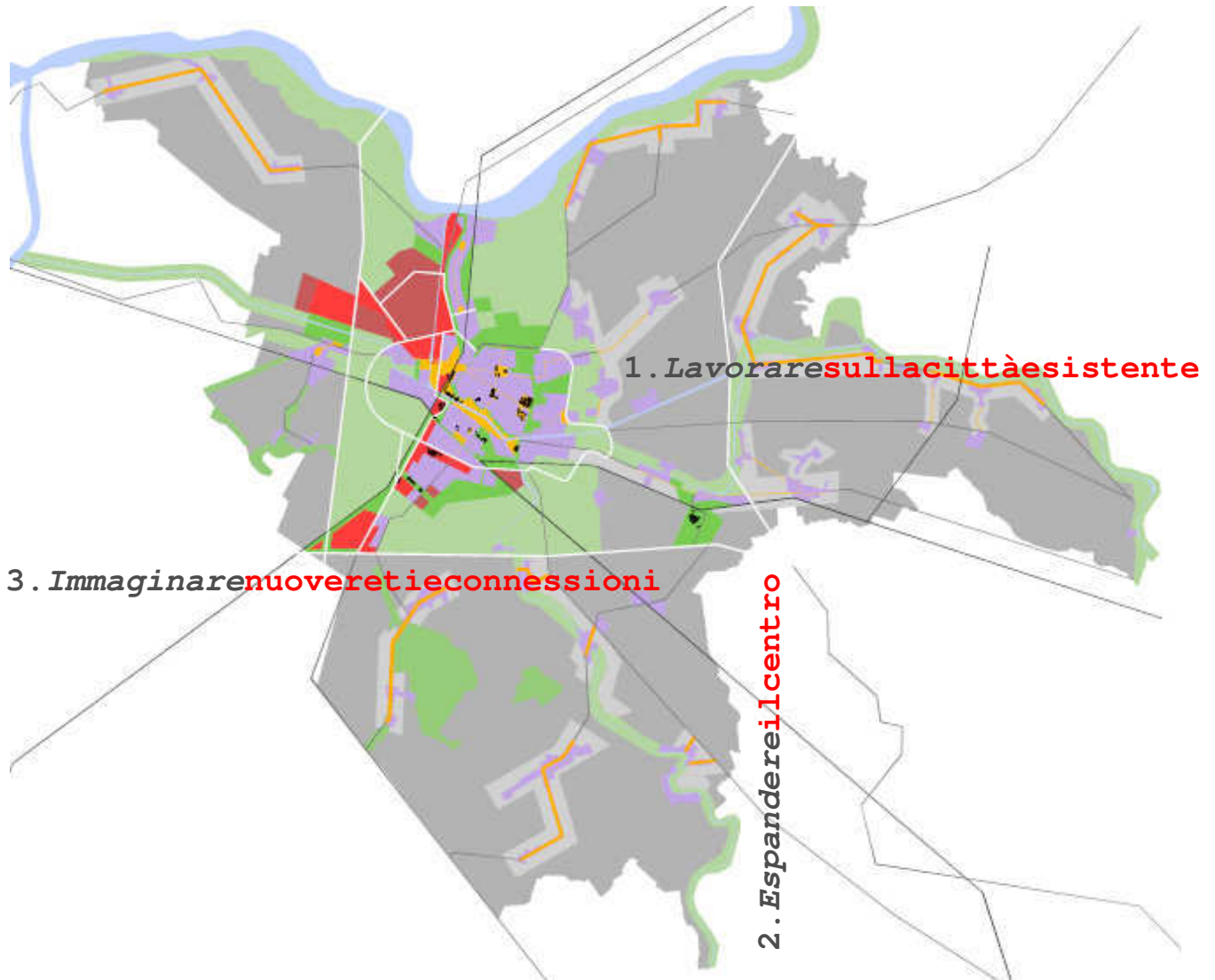




COMUNE DI FERRARA

Città Patrimonio dell'Umanità



# REGOLAMENTO URBANISTICO EDILIZIO

## QUADRO CONOSCITIVO

### QC5 – ANALISI TIPOLOGICA DEI RAPPORTI DI COPERTURA E DI VERDE

Approvato con delibera consiliare PG 39286/13 del 10/06/13

**TIPOLOGIA EDILIZIA**

**VILLA**

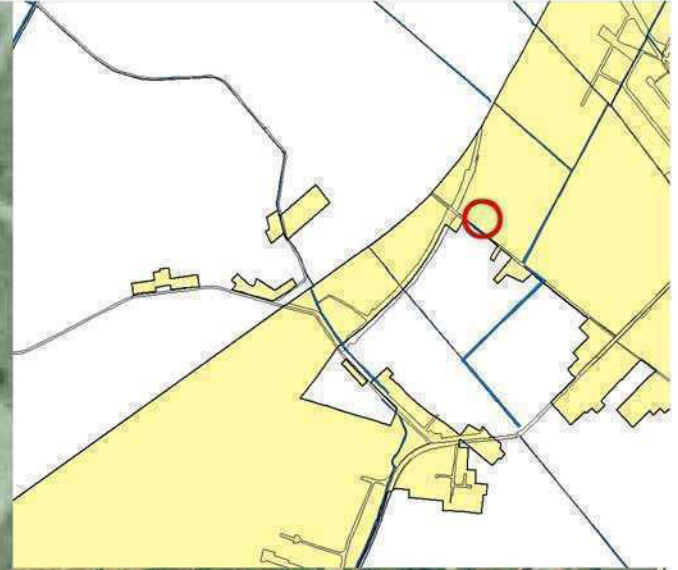
Caso 11\_ Via Coronella, FE\_Villa, 1970



	mq	%
Sup. Lotto	6623	
Sup. Coperta	498	8,8
Sup. Scoperta	6125	91,2
Sup. Verde	6133	93,0



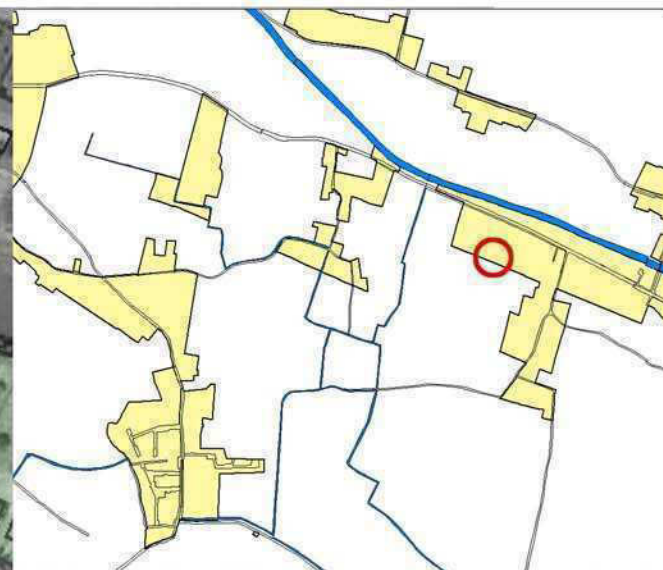
Caso 12 \_ Via Messidoro, FE \_ Villa, 1970



	mq	%
Sup. Lotto	2381	
Sup. Coperta	266	11,2
Sup. Scoperta	2115	88,8
Sup. Verde	1481	62,0



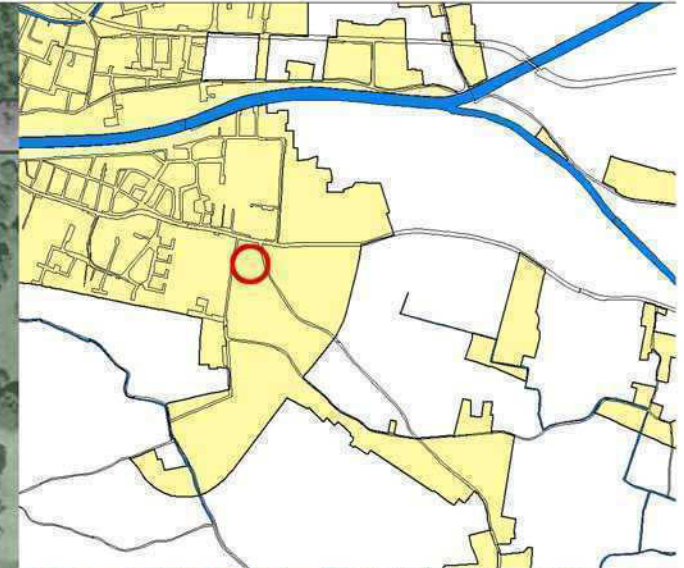
Caso 13 \_ Via del Castelluccio, FE \_ Villa, 1970



	mq	%
Sup. Lotto	51433	
Sup. Coperta	950	1,9
Sup. Scoperta	50483	98,1
Sup. Verde	46125	90,0



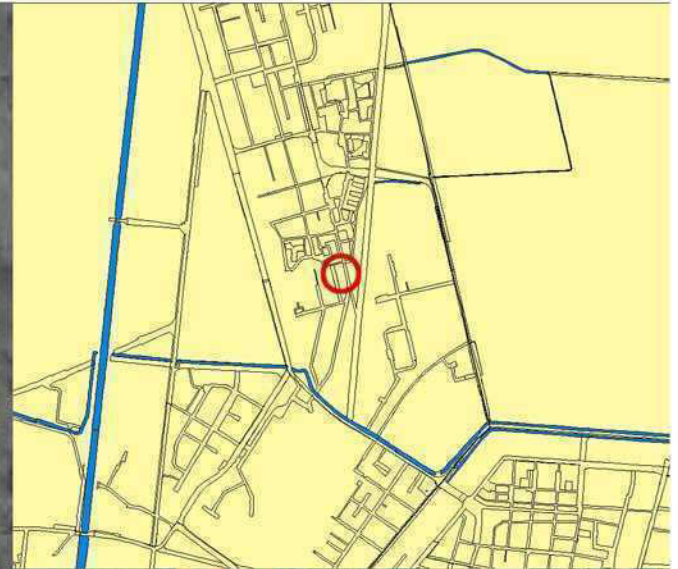
Caso 14 \_ Via Ricciarelli, FE \_ Villa, 1970



	mq	%
Sup. Lotto	45446	
Sup. Coperta	1682	3,7
Sup. Scoperta	43764	96,3
Sup. Verde	40226	89,0



Caso 15 \_ Via Bentivoglio, FE \_ Villa, 1980



	mq	%
Sup. Lotto	1276	
Sup. Coperta	220	17,3
Sup. Scoperta	1056	82,7
Sup. Verde	1039	81,0



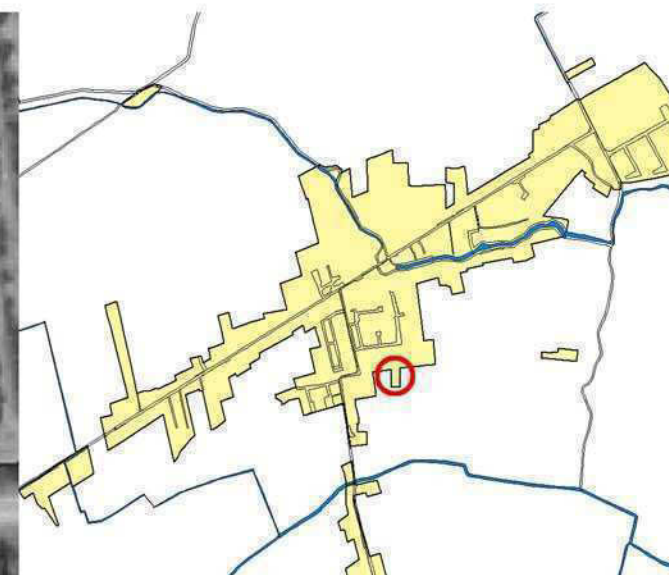
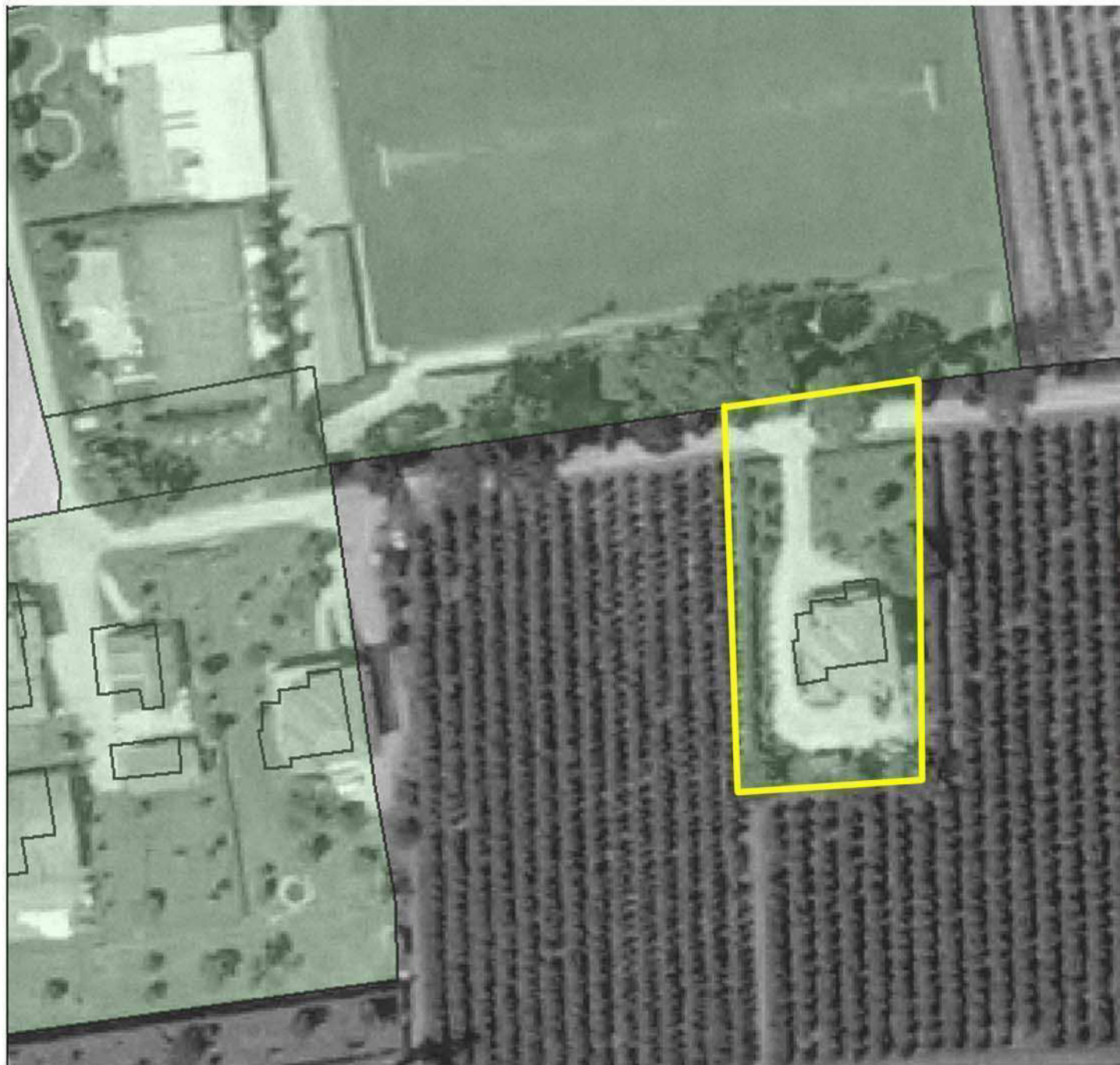
Caso 16 \_ Via Wagner, FE \_ Villa, 1990



	mq	%
Sup. Lotto	599	
Sup. Coperta	237	39,6
Sup. Scoperta	362	60,4
Sup. Verde	270	45,0



Caso 7A\_ Via Spinazzino, San Bartolomeo \_ villa, 1990



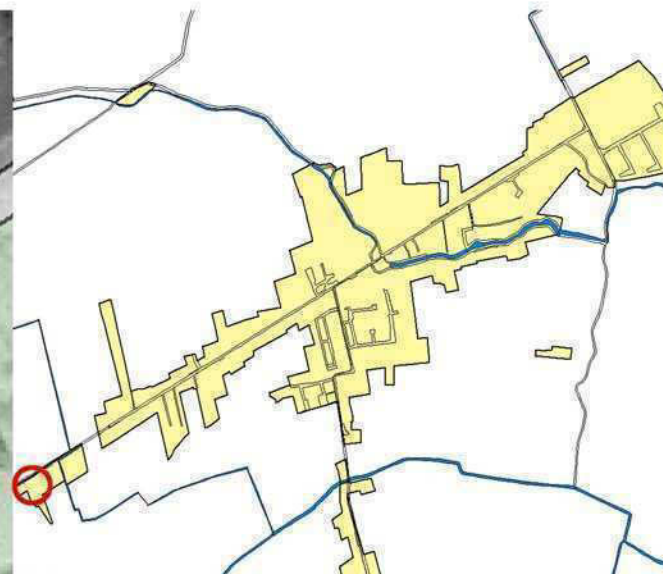
	mq	%
Sup. Lotto	2468	
Sup. Coperta	216	8,8
Sup. Scoperta	2252	91,2
Sup. Verde	1560	63,2

TIPOLOGIA EDILIZIA

CASA ISOLATA



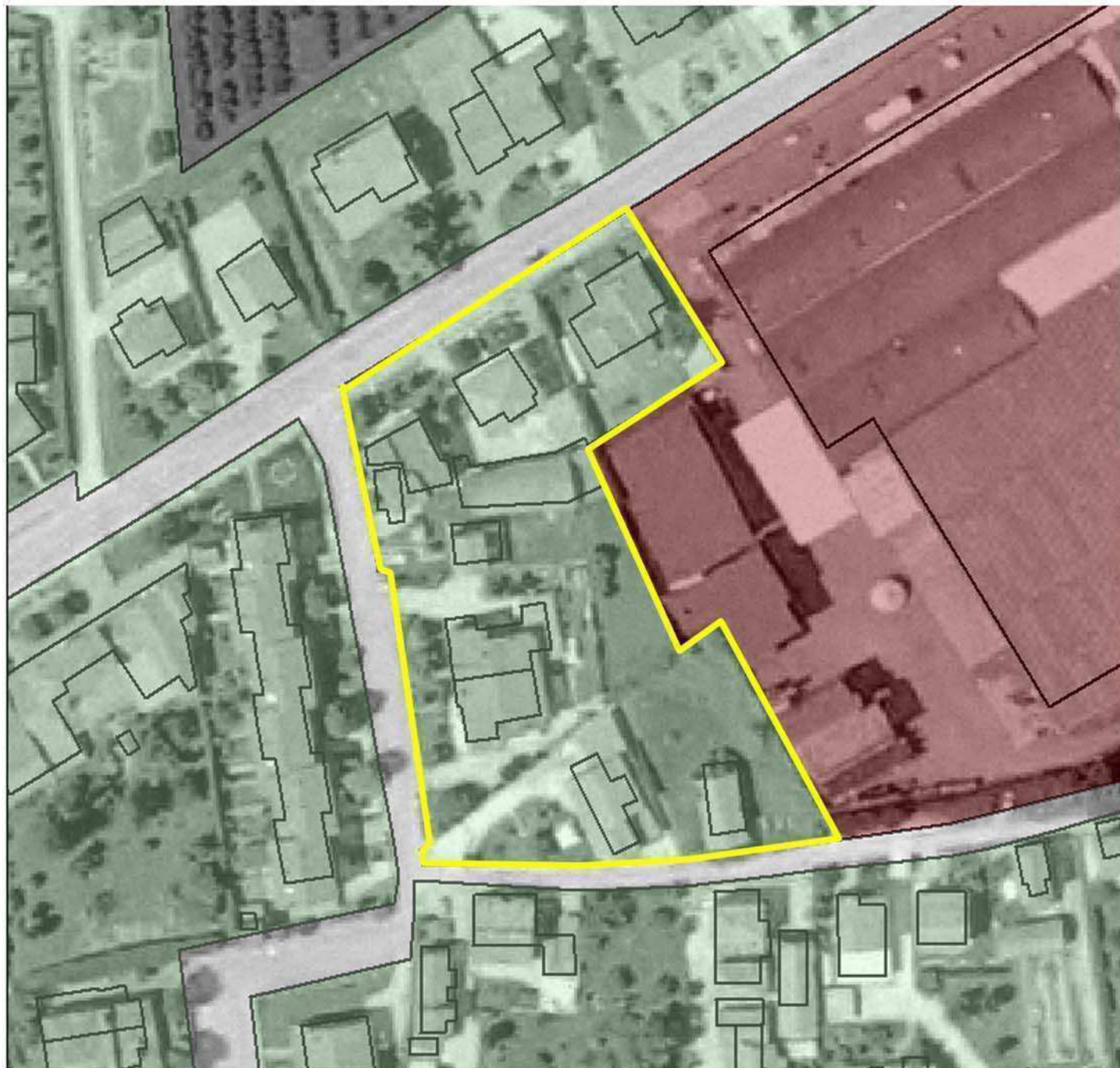
Caso 9A\_ Via Masi, San Bartolomeo \_ casa isolata, 1940



	mq	%
Sup. Lotto	1428	
Sup. Coperta	218	15,3
Sup. Scoperta	1210	84,7
Sup. Verde	997	69,8



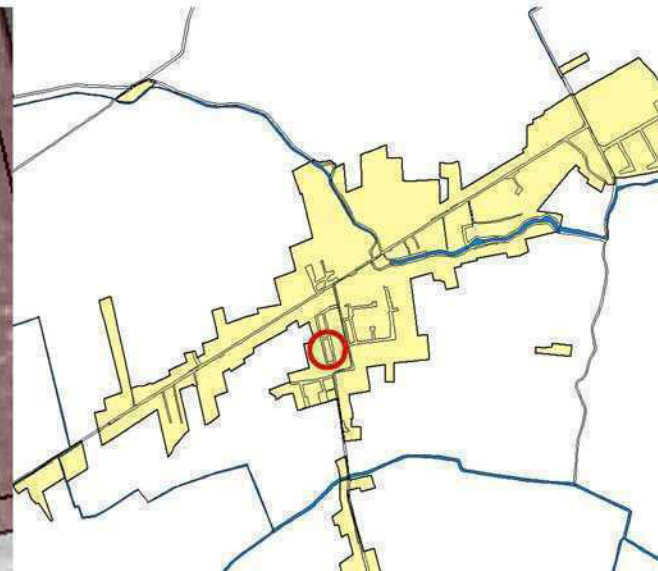
Caso 8A\_ Via Masi, San Bartolomeo \_ casa isolata, 1950



	mq	%
Sup. Lotto	6036	
Sup. Coperta	1266	21,0
Sup. Scoperta	4770	89,0
Sup. Verde	2033	33,5



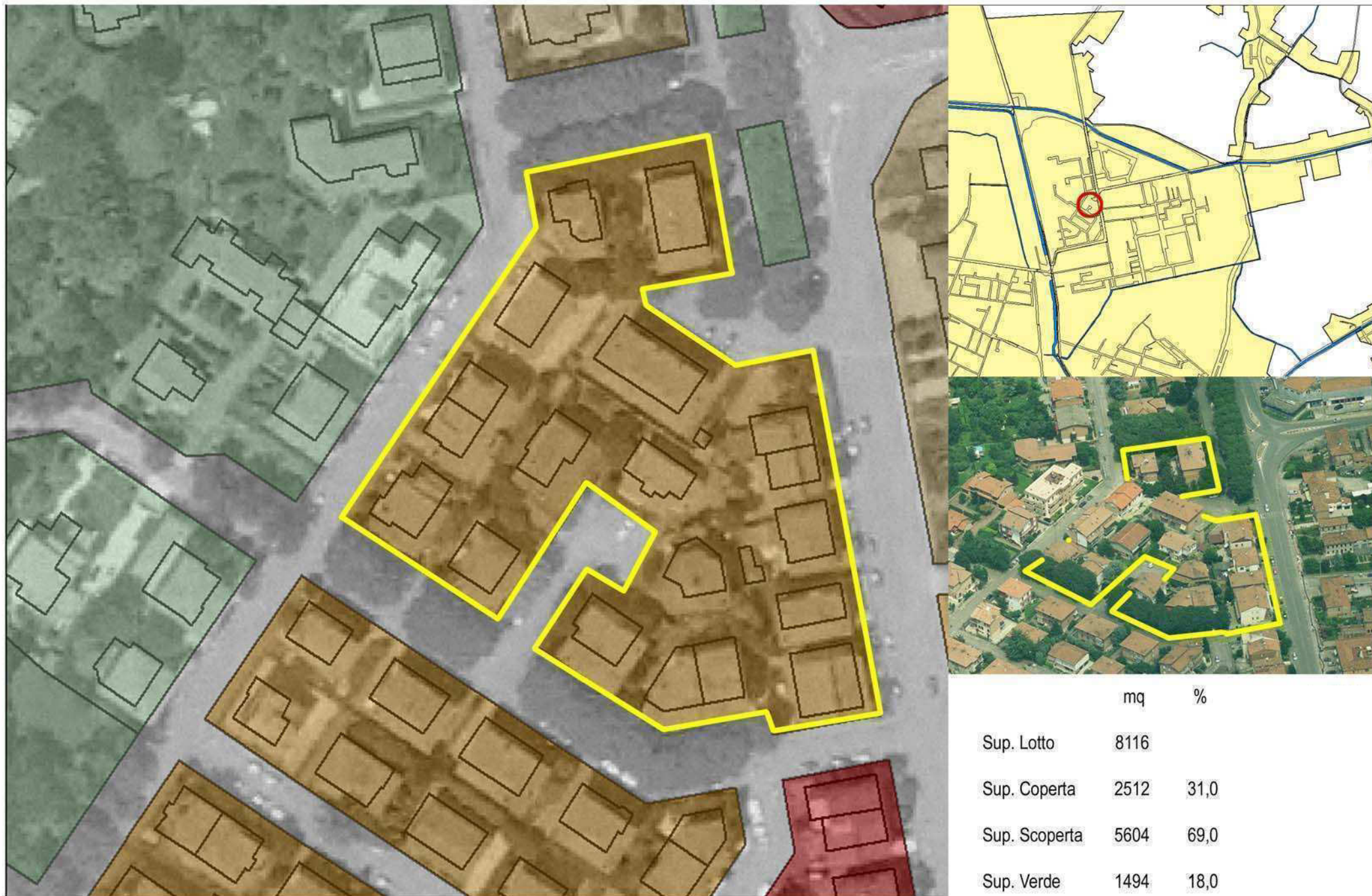
Caso 3A\_ Via Barchessa, San Bartolomeo \_ casa isolata, 1970



	mq	%
Sup. Lotto	2104	
Sup. Coperta	651	31,0
Sup. Scoperta	1453	69,0
Sup. Verde	345	16,4

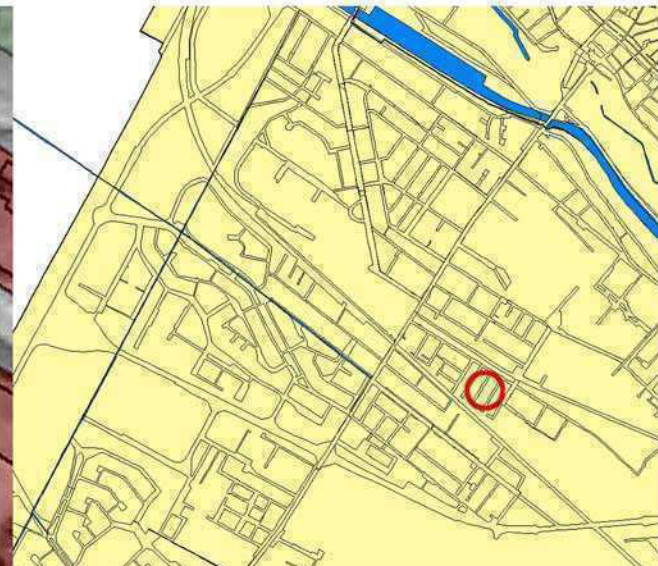


Caso 19 \_ Via Zanatta, FE \_ casa isolata, 1970





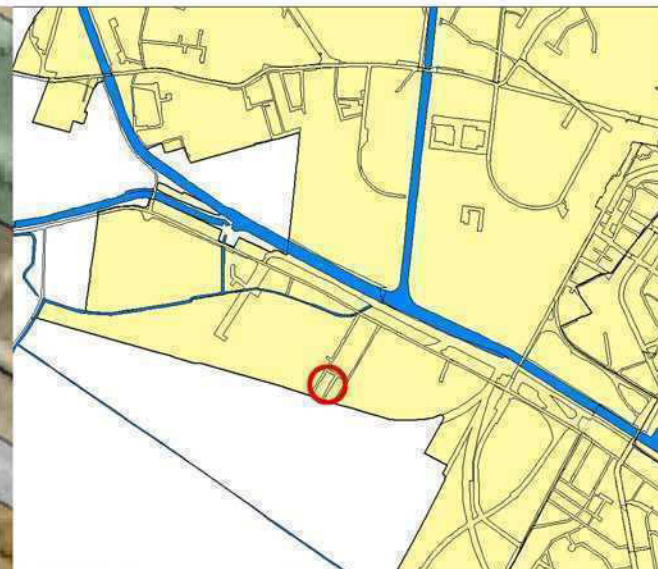
Caso 20 \_ Via Clorinda, FE \_ casa isolata, 1970



	mq	%
Sup. Lotto	5575	
Sup. Coperta	2981	53,5
Sup. Scoperta	2594	46,5
Sup. Verde	581	10,0



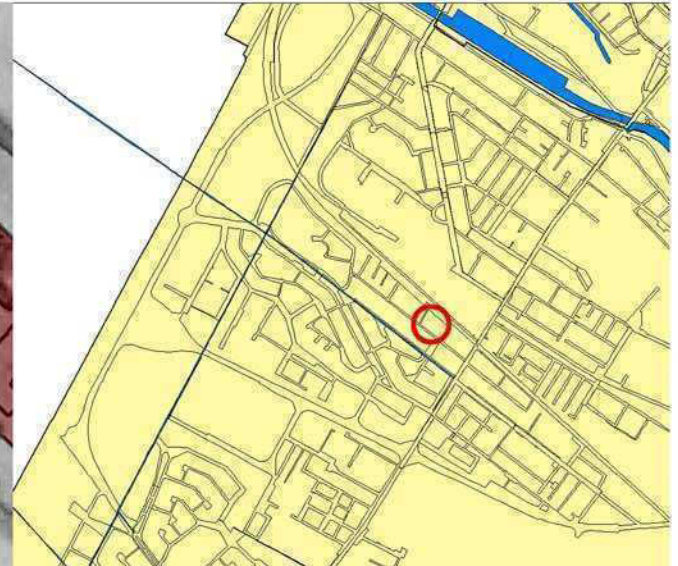
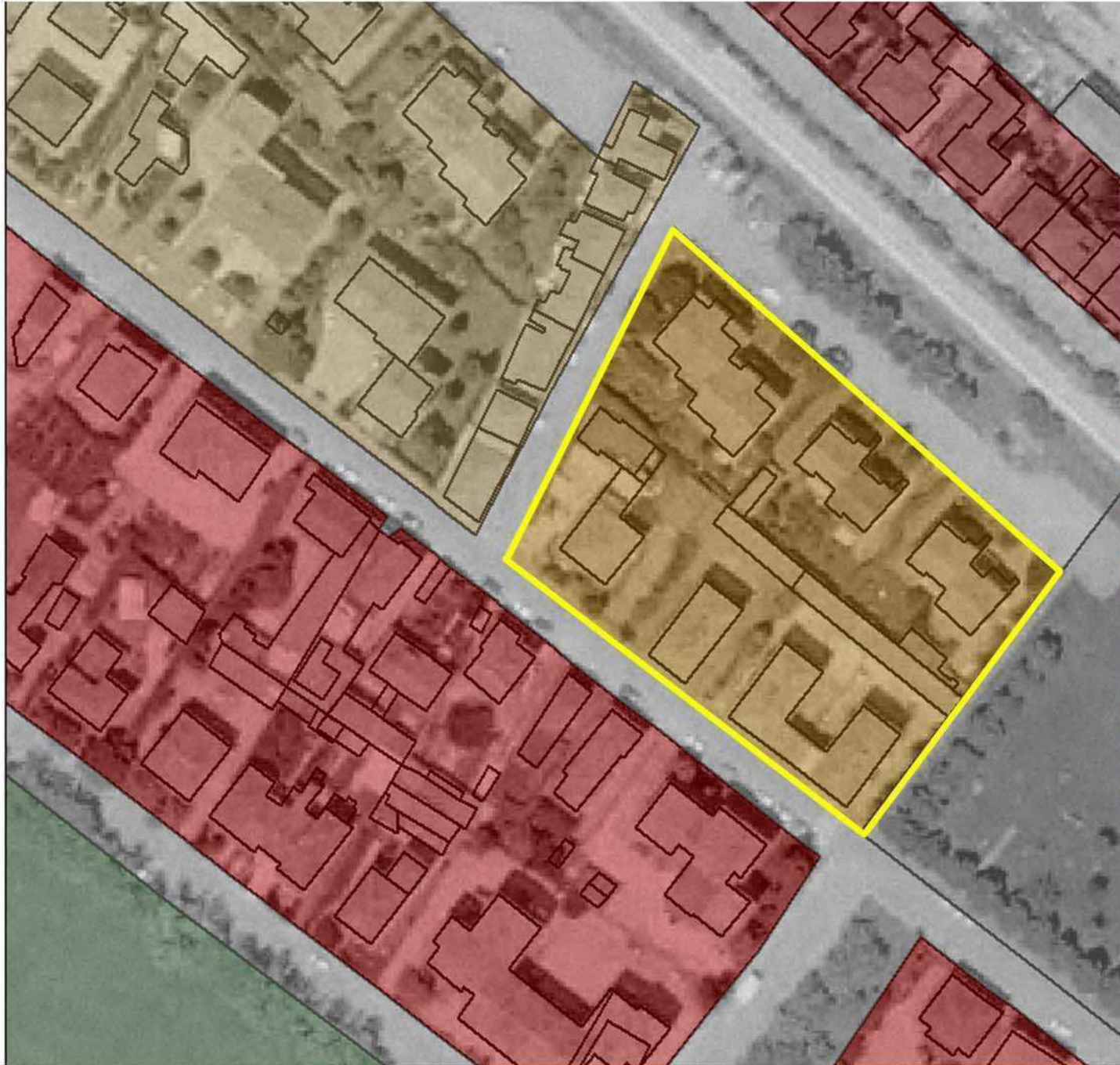
Caso 21 \_ Via Cenni, FE \_ casa isolata, 1970



	mq	%
Sup. Lotto	4031	
Sup. Coperta	1414	34,9
Sup. Scoperta	2617	65,1
Sup. Verde	939	23,0



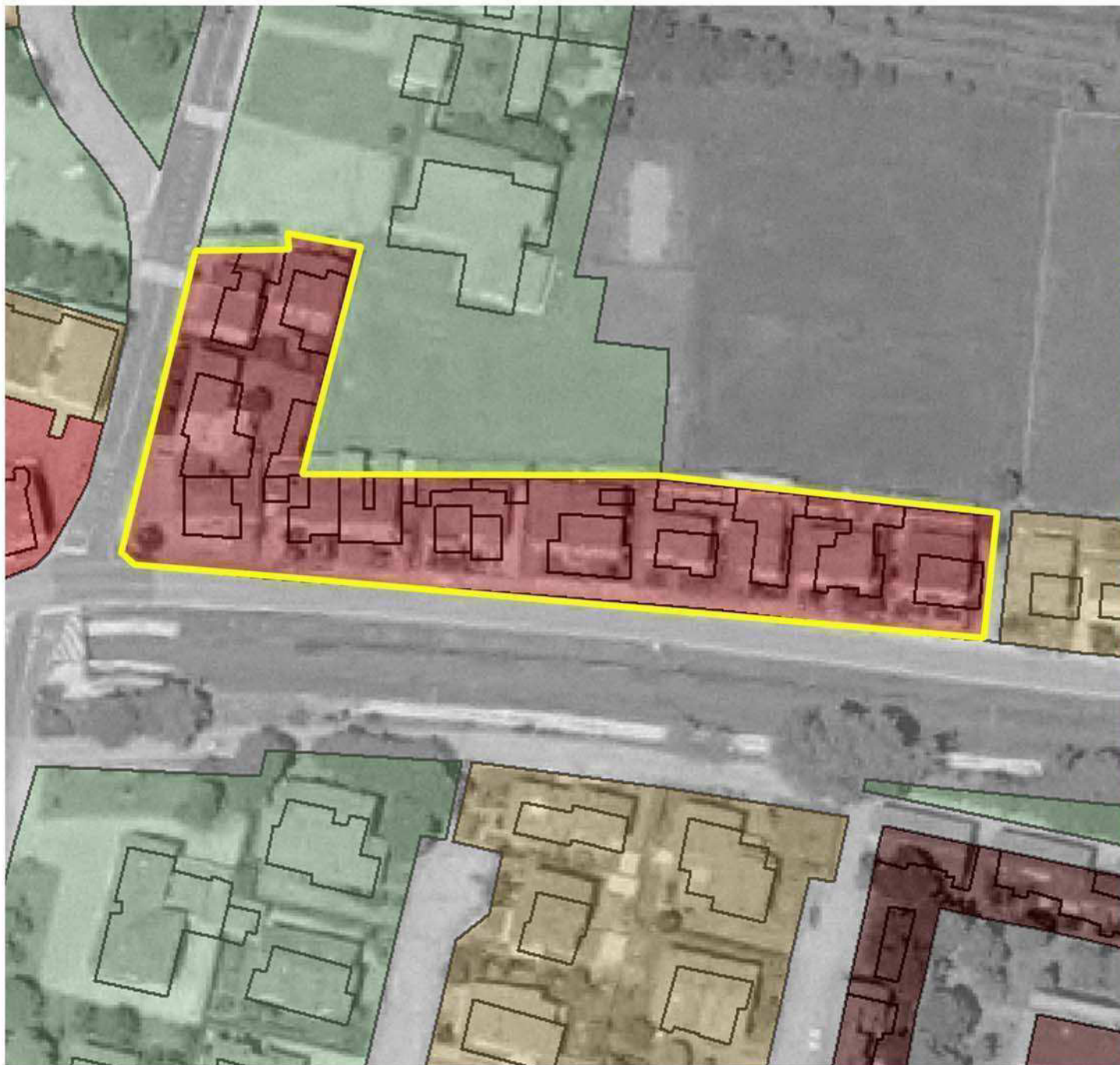
Caso 22 \_ Via Passega, FE \_ casa isolata, 1970



	mq	%
Sup. Lotto	5482	
Sup. Coperta	1723	31,4
Sup. Scoperta	3759	68,6
Sup. Verde	1385	25,0



Caso 26 \_ Via Pioppa, FE \_ casa isolata, 1970



	mq	%
Sup. Lotto	4510	
Sup. Coperta	1858	41,2
Sup. Scoperta	2652	38,8
Sup. Verde	452	10,0



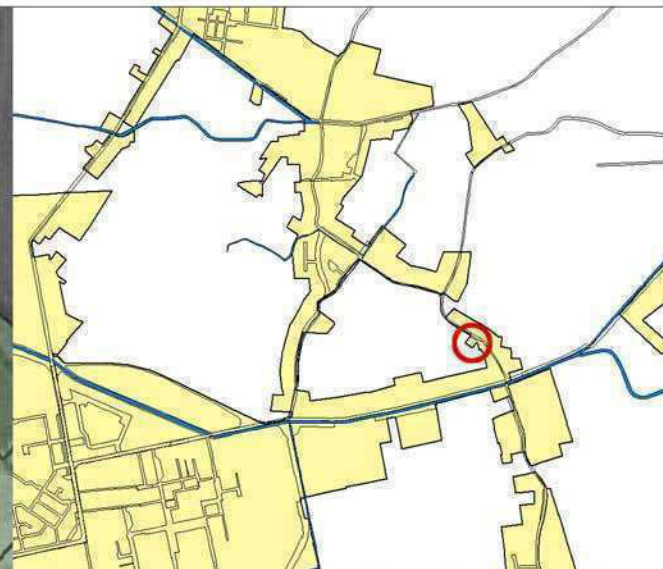
Caso 29 \_ Via Aminta, FE \_ casa isolata, 1970



	mq	%
Sup. Lotto	4808	
Sup. Coperta	1183	24,6
Sup. Scoperta	3625	75,4
Sup. Verde	1919	40,0



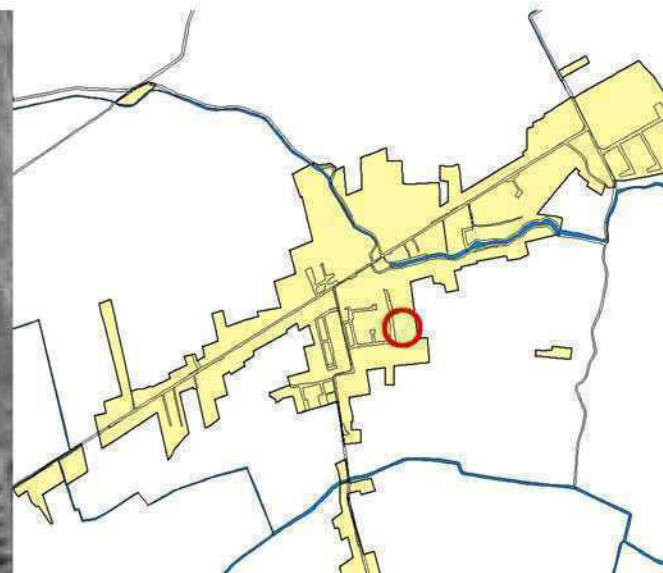
Caso 28 \_ Via Santa Margherita, FE \_ casa isolata, 1980



	mq	%
Sup. Lotto	1279	
Sup. Coperta	356	31,9
Sup. Scoperta	923	68,1
Sup. Verde	531	42,0



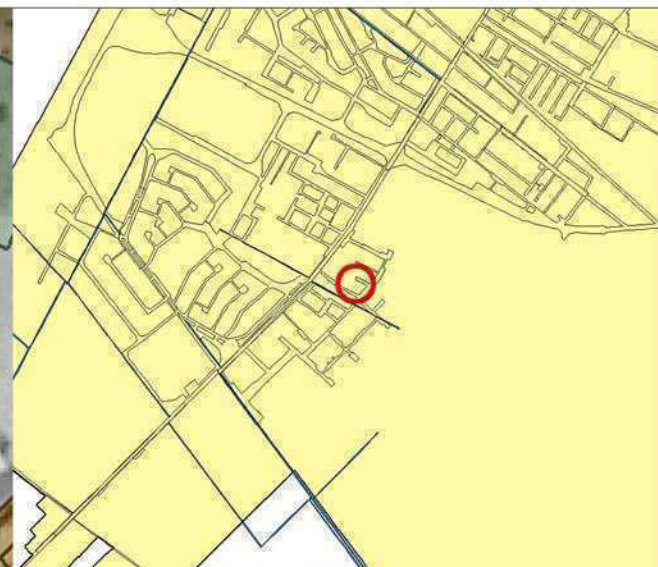
Caso 14A\_ Via della Signora, San Bartolomeo \_ casa isolata, 1990



	mq	%
Sup. Lotto	3372	
Sup. Coperta	834	24,8
Sup. Scoperta	2538	75,2
Sup. Verde	1596	47,3



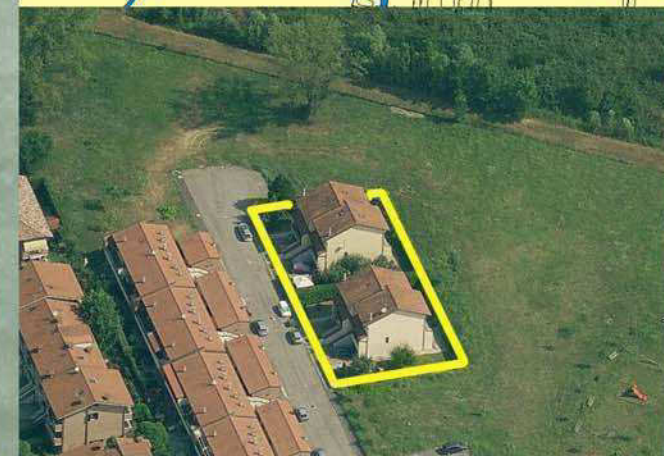
Caso 25 \_ Via Bagni, FE \_ casa isolata, 1990



	mq	%
Sup. Lotto	2242	
Sup. Coperta	767	36,8
Sup. Scoperta	1475	63,2
Sup. Verde	809	36,0



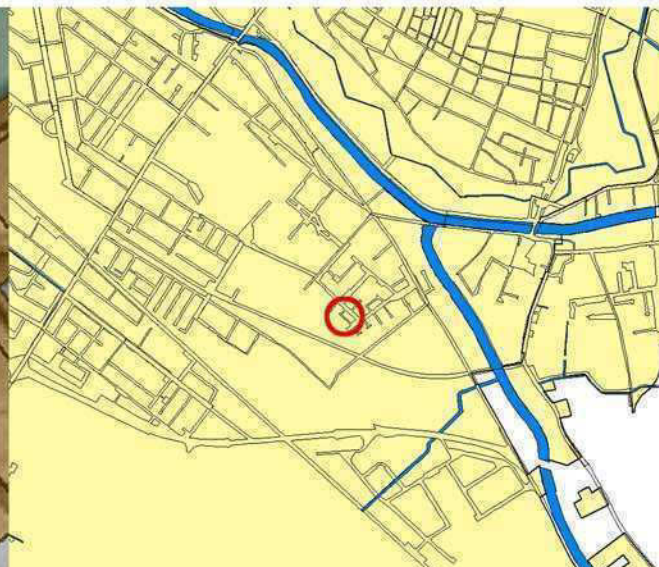
Caso 30 \_ Via Dioli, FE \_ casa isolata, 1990



	mq	%
Sup. Lotto	1138	
Sup. Coperta	249	21,9
Sup. Scoperta	889	78,1
Sup. Verde	674	59,0



Caso 35 \_ Via Silone, FE \_ casa isolata, 1990



	mq	%
Sup. Lotto	1105	
Sup. Coperta	493	44,8
Sup. Scoperta	612	55,2
Sup. Verde	600	54,0



Caso 36 \_ Via Pioppa, FE \_ casa isolata, 1990



	mq	%
Sup. Lotto	987	
Sup. Coperta	350	34,5
Sup. Scoperta	637	65,5
Sup. Verde	442	42,0



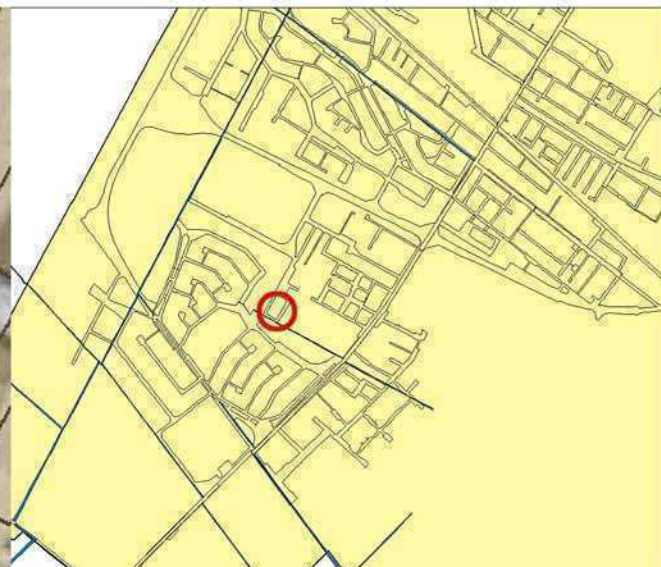
Caso 27 \_ Via Droghetti, FE \_ casa isolata, 2000



	mq	%
Sup. Lotto	2239	
Sup. Coperta	728	32,5
Sup. Scoperta	1511	67,5
Sup. Verde	578	26,0



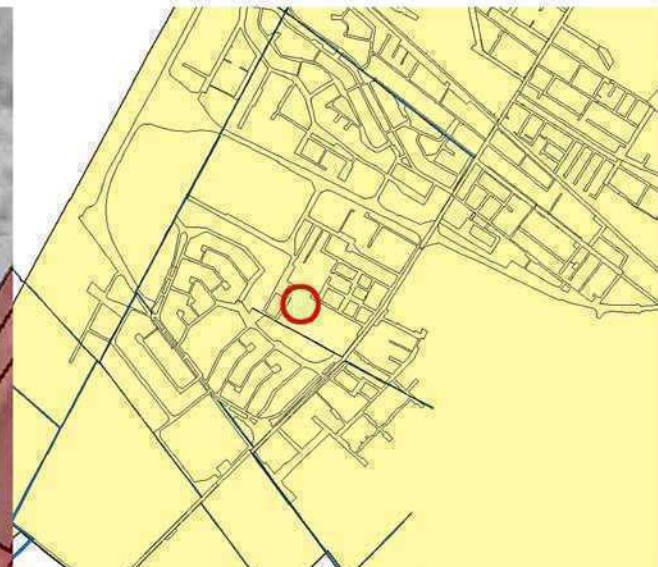
Caso 31 \_ Via Piccolomini, FE \_ casa isolata, 2000



	mq	%
Sup. Lotto	1382	
Sup. Coperta	479	34,7
Sup. Scoperta	903	65,3
Sup. Verde	566	41,0



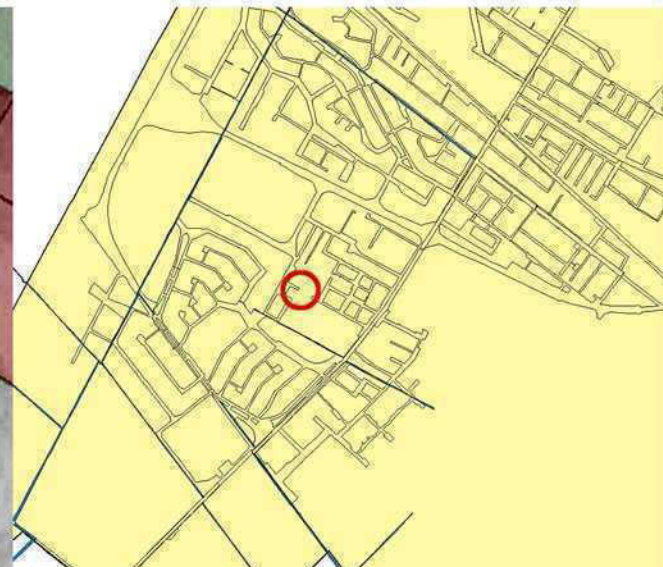
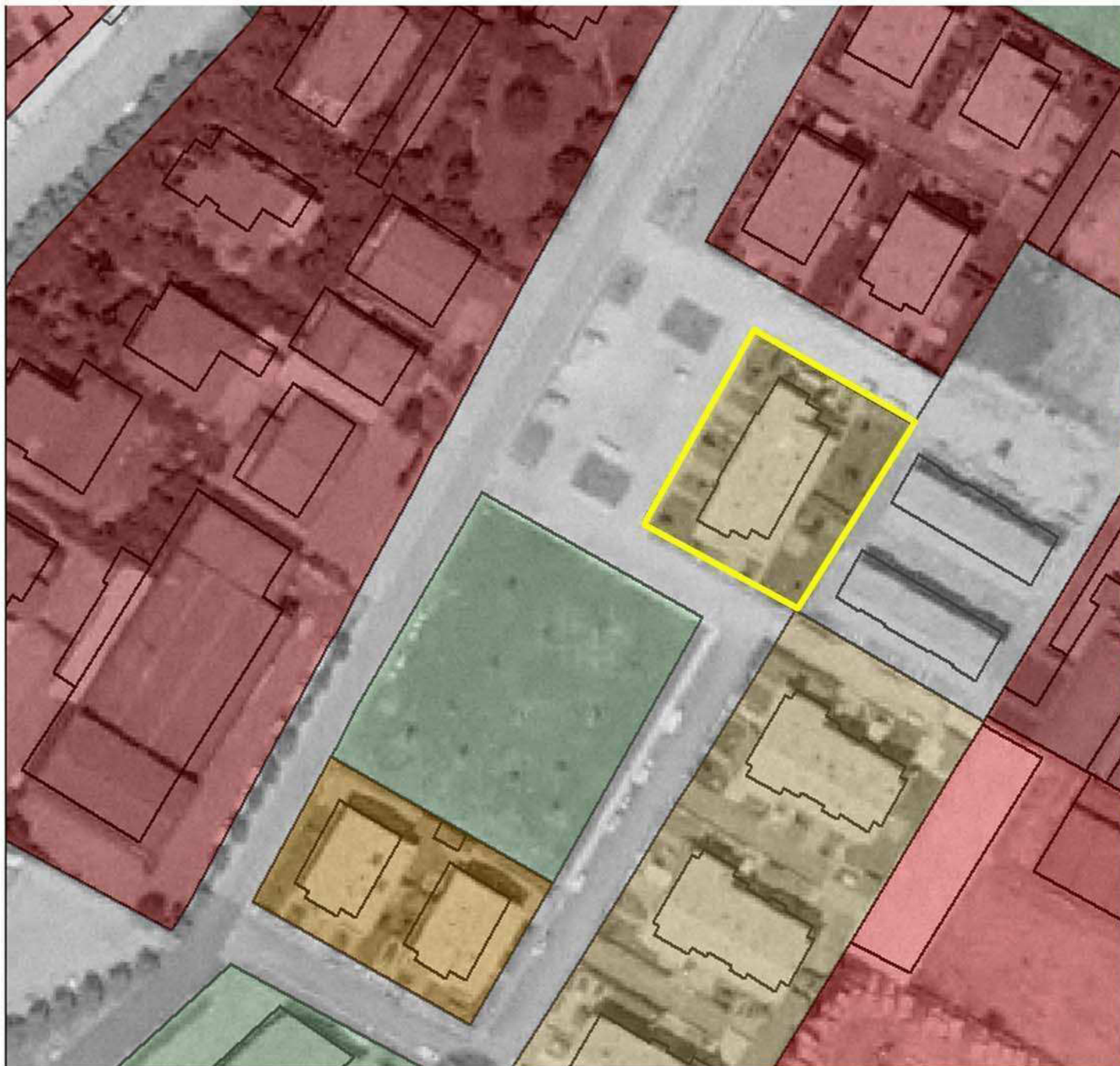
Caso 32 \_ Via Piccolomini, FE \_ casa isolata, 2000



	mq	%
Sup. Lotto	4077	
Sup. Coperta	1155	27,4
Sup. Scoperta	2922	72,6
Sup. Verde	1476	36,0



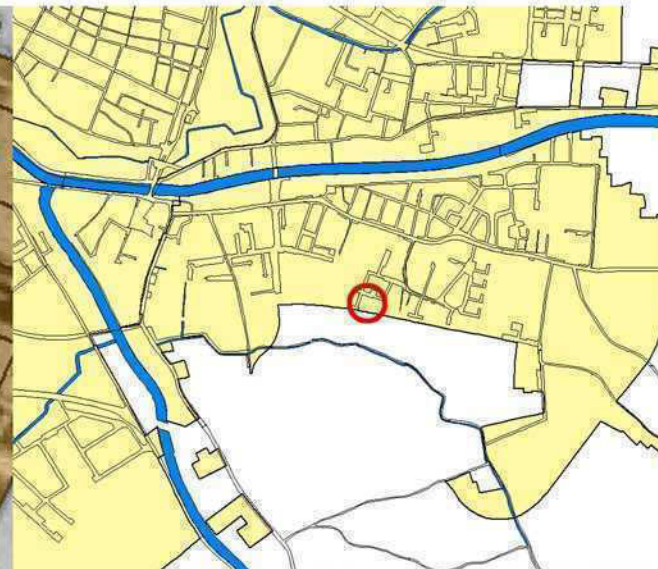
Caso 33 \_ Via Piccolomini, FE \_ casa isolata, 2000



	mq	%
Sup. Lotto	1313	
Sup. Coperta	359	27,4
Sup. Scoperta	954	72,6
Sup. Verde	324	25,0



Caso 34 \_ Via Savino, FE \_ casa isolata, 2000



	mq	%
Sup. Lotto	1649	
Sup. Coperta	490	29,6
Sup. Scoperta	1159	70,1
Sup. Verde	631	38,0



**TIPOLOGIA EDILIZIA**

**CASA A SCHIERA**



Caso 37 \_ Corso del Popolo, FE \_ ed.schiera, 1950



	mq	%
Sup. Lotto	1216	
Sup. Coperta	621	52,5
Sup. Scoperta	595	47,5
Sup. Verde	85	7,0



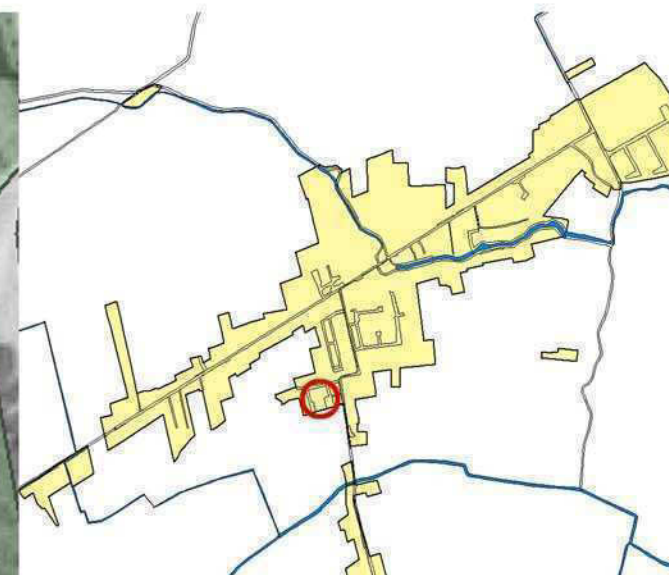
Caso 39 \_ Via Pareschi, FE \_ ed.schiera, 1950



	mq	%
Sup. Lotto	5164	
Sup. Coperta	1151	22,3
Sup. Scoperta	4013	77,7
Sup. Verde	1474	29,0



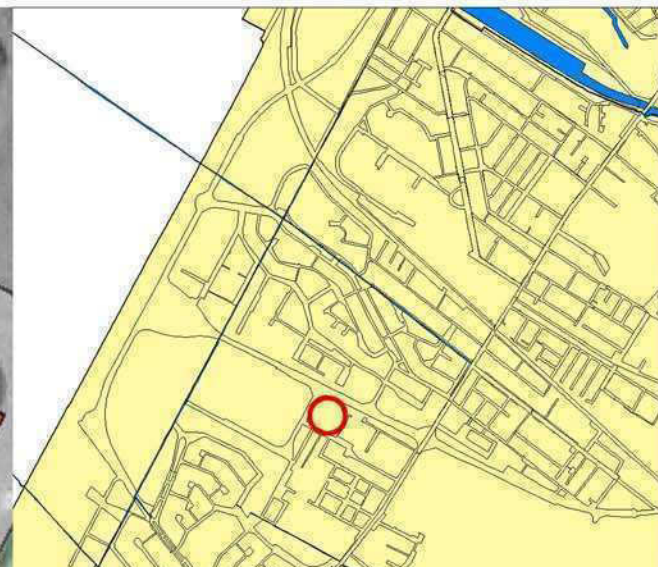
Caso 11A\_ Via Il Giugno, San Bartolomeo \_ ed.schiera, 1980



	mq	%
Sup. Lotto	1095	
Sup. Coperta	488	44,6
Sup. Scoperta	607	55,4
Sup. Verde	324	29,6



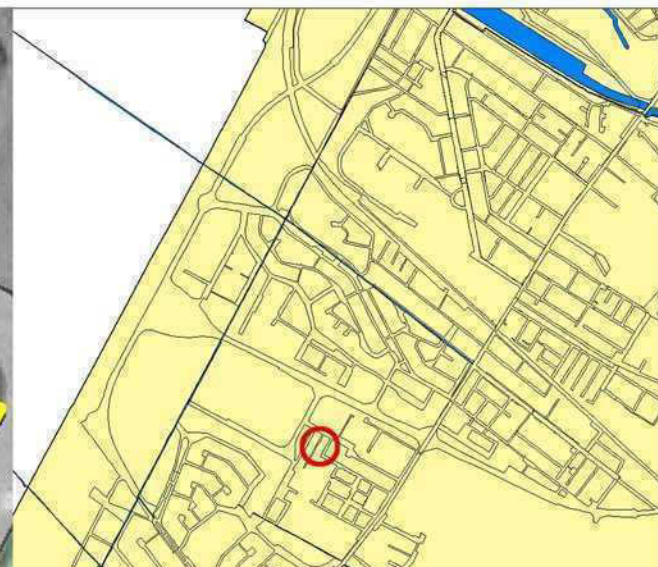
Caso 40 \_ Via Gandini, FE \_ ed.schiera, 1980



	mq	%
Sup. Lotto	2233	
Sup. Coperta	1042	46,7
Sup. Scoperta	1191	53,3
Sup. Verde	1000	45,0



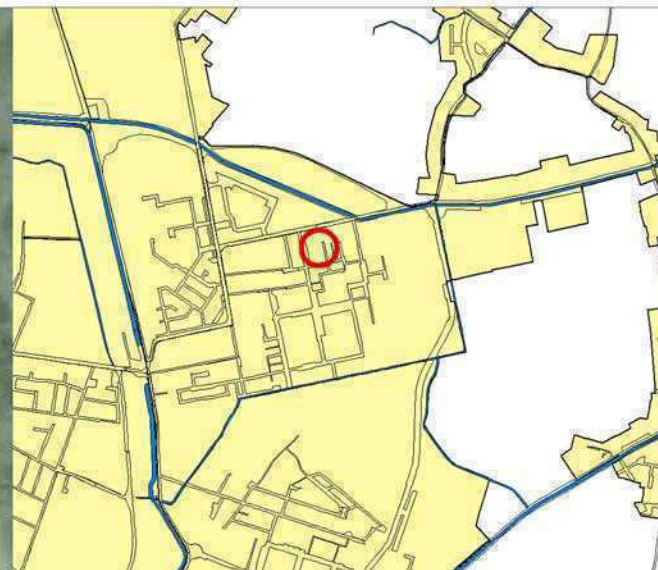
Caso 41 \_ Via Gandini, FE \_ ed.schiera, 1980



	mq	%
Sup. Lotto	3400	
Sup. Coperta	1454	42,8
Sup. Scoperta	1946	57,2
Sup. Verde	1700	50,0



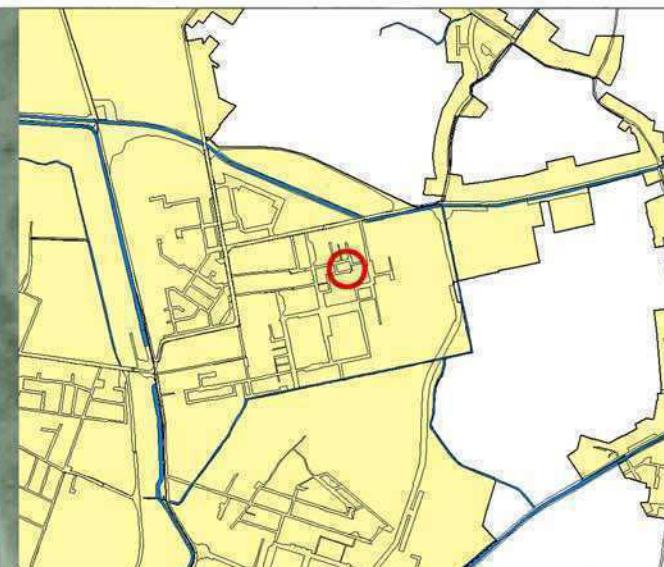
Caso 42 \_ Via Chizzolini, FE \_ ed. schiera, 1980



	mq	%
Sup. Lotto	2191	
Sup. Coperta	959	43,8
Sup. Scoperta	1232	56,2
Sup. Verde	770	35,0



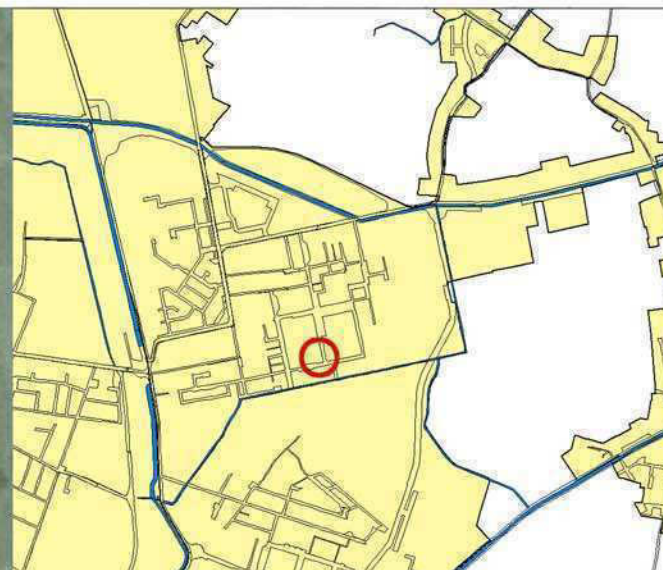
Caso 43 \_ Via Chizzolini, FE \_ ed.schiera, 1980



	mq	%
Sup. Lotto	1693	
Sup. Coperta	771	46,0
Sup. Scoperta	922	54,0
Sup. Verde	530	31,0



Caso 44 \_ Via Morante, FE \_ ed.schiera, 1980



	mq	%
Sup. Lotto	1275	
Sup. Coperta	414	32,5
Sup. Scoperta	861	67,5
Sup. Verde	575	45,0

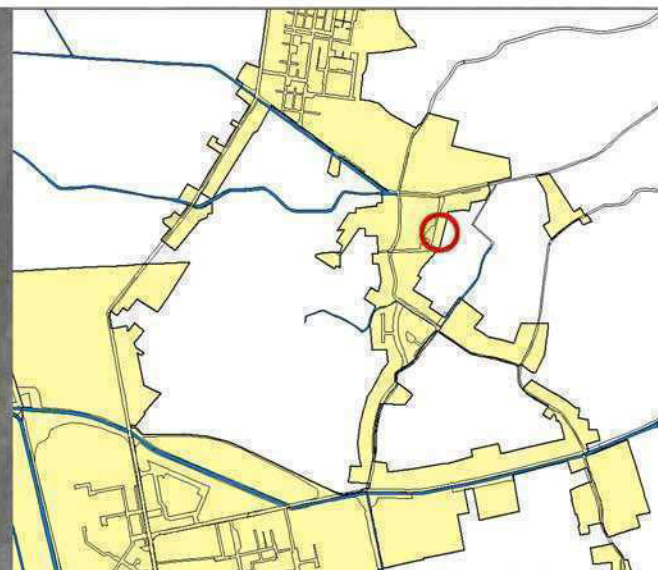


Caso 50 \_ Via Marzabotto, FE \_ ed.schiera, 1980



	mq	%
Sup. Lotto	2133	
Sup. Coperta	890	41,7
Sup. Scoperta	1243	58,3
Sup. Verde	693	32,0





	mq	%
Sup. Lotto	2950	
Sup. Coperta	841	28,5
Sup. Scoperta	2109	71,5
Sup. Verde	1115	38,0



Caso 52 \_ Via dei Gelsomini, FE \_ ed.schiera, 1980



	mq	%
Sup. Lotto	1794	
Sup. Coperta	655	36,7
Sup. Scoperta	1139	63,3
Sup. Verde	772	43,0



Caso 15A\_ Via Cattabriga, San Bartolomeo \_ ed.schiera, 1990



	mq	%
Sup. Lotto	1346	
Sup. Coperta	389	28,9
Sup. Scoperta	957	71,1
Sup. Verde	526	39,1





	mq	%
Sup. Lotto	2672	
Sup. Coperta	944	34,3
Sup. Scoperta	1728	65,7
Sup. Verde	862	32,0



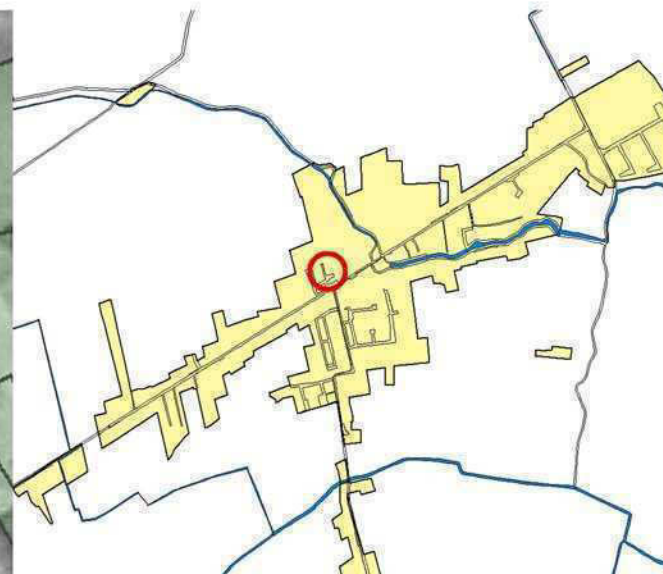
Caso 48\_ Via Marchesi, FE \_ ed.schiera, 1990



	mq	%
Sup. Lotto	10174	
Sup. Coperta	2956	29,1
Sup. Scoperta	7218	70,9
Sup. Verde	4402	43,0



Caso 1A\_ Via Masi, San Bartolomeo\_ ed.schiera, 2000



	mq	%
Sup. Lotto	1229	
Sup. Coperta	382	31,1
Sup. Scoperta	847	68,9
Sup. Verde	506	41,2



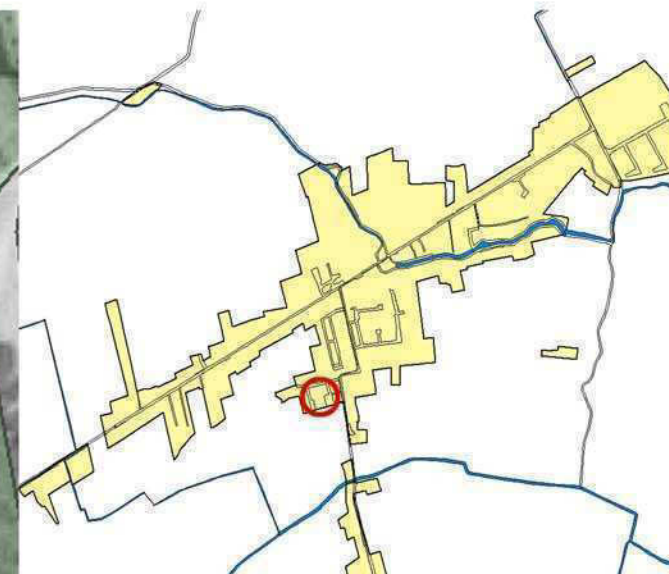
Caso 2A\_ Via Masi, San Bartolomeo\_ edilizia blocco/schiera, 2000



	mq	%
Sup. Lotto	601	
Sup. Coperta	396	65,9
Sup. Scoperta	205	34,1
Sup. Verde	0	0,0



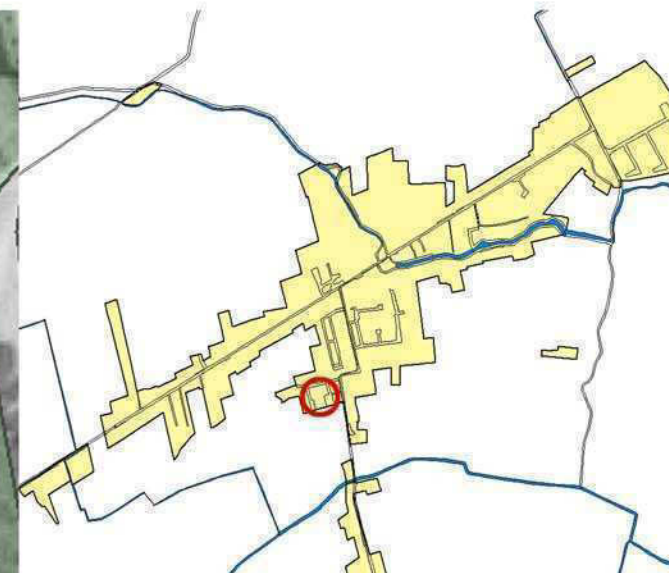
Caso 12A\_ Via Il Giugno, San Bartolomeo \_ ed.schiera, 2000



	mq	%
Sup. Lotto	1097	
Sup. Coperta	423	38,6
Sup. Scoperta	674	61,4
Sup. Verde	324	29,5



Caso 13A\_ Via Il Giugno, San Bartolomeo \_ ed.schiera, 2000



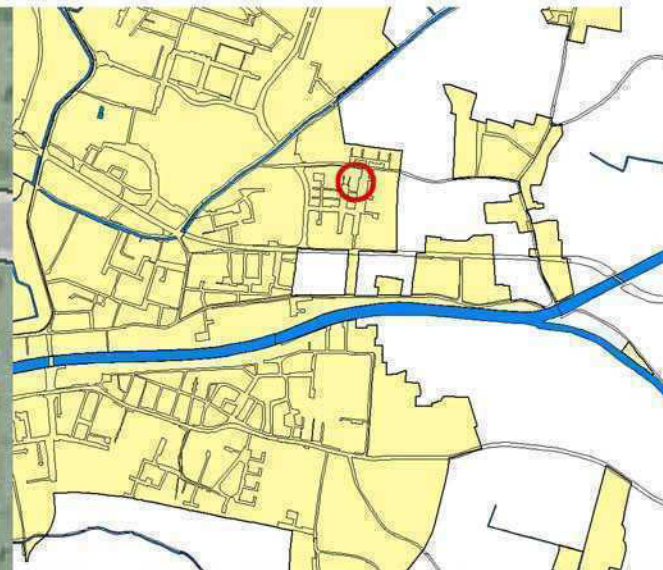
	mq	%
Sup. Lotto	1112	
Sup. Coperta	463	41,6
Sup. Scoperta	634	58,4
Sup. Verde	288	25,9





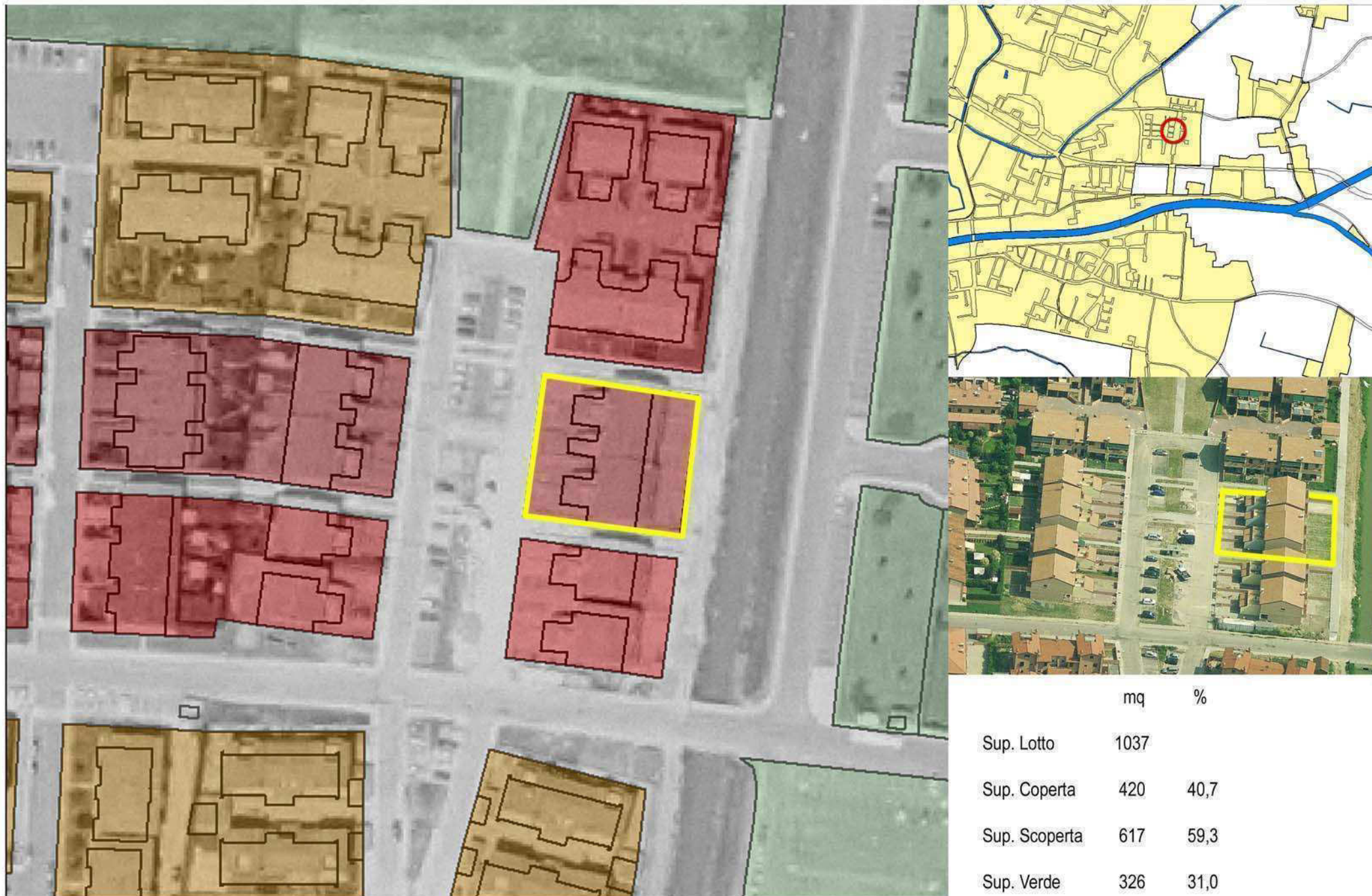
	mq	%
Sup. Lotto	2416	
Sup. Coperta	1202	49,6
Sup. Scoperta	1214	50,4
Sup. Verde	639	26,0





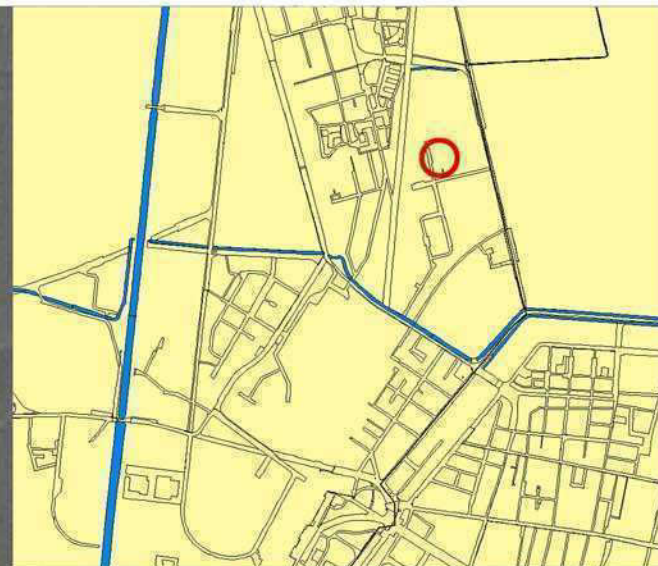
	mq	%
Sup. Lotto	2032	
Sup. Coperta	764	37,7
Sup. Scoperta	1268	62,3
Sup. Verde	669	33,0





	mq	%
Sup. Lotto	1037	
Sup. Coperta	420	40,7
Sup. Scoperta	617	59,3
Sup. Verde	326	31,0





	mq	%
Sup. Lotto	6265	
Sup. Coperta	2577	41,1
Sup. Scoperta	3688	58,9
Sup. Verde	2087	33,0

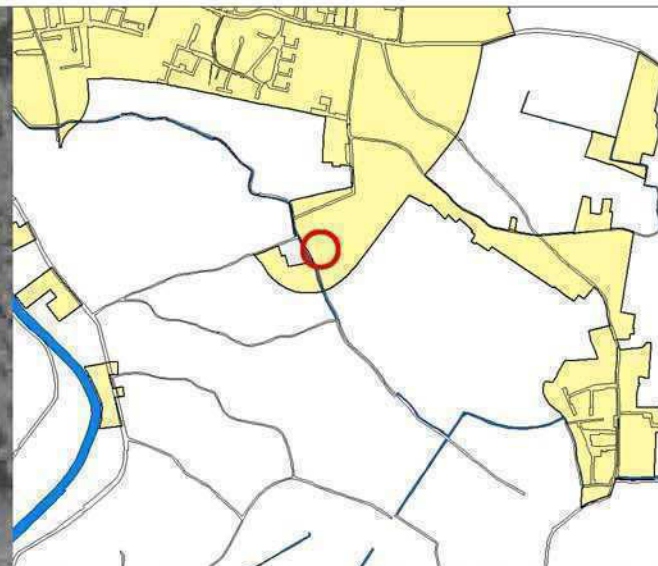


**TIPOLOGIA EDILIZIA**

**CASA AGRICOLA**



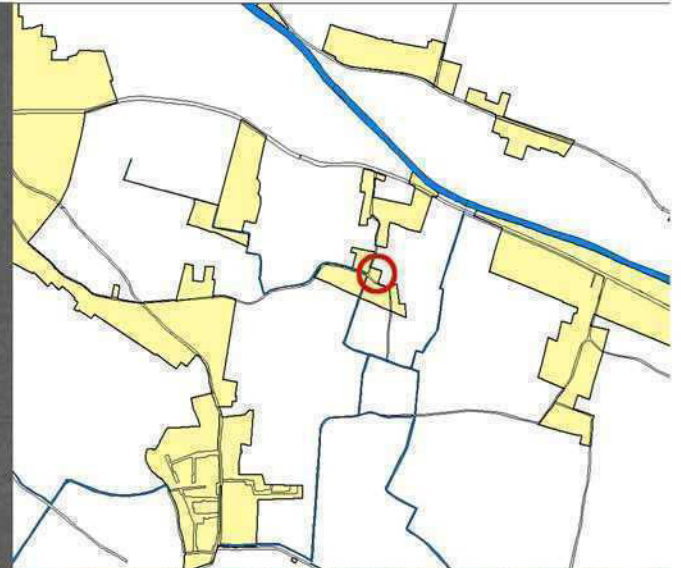
Caso 53 \_ Via Boschetto, FE \_ casa agricola



	mq	%
Sup. Lotto	2860	
Sup. Coperta	798	28,0
Sup. Scoperta	2062	72,0
Sup. Verde	905	43,0



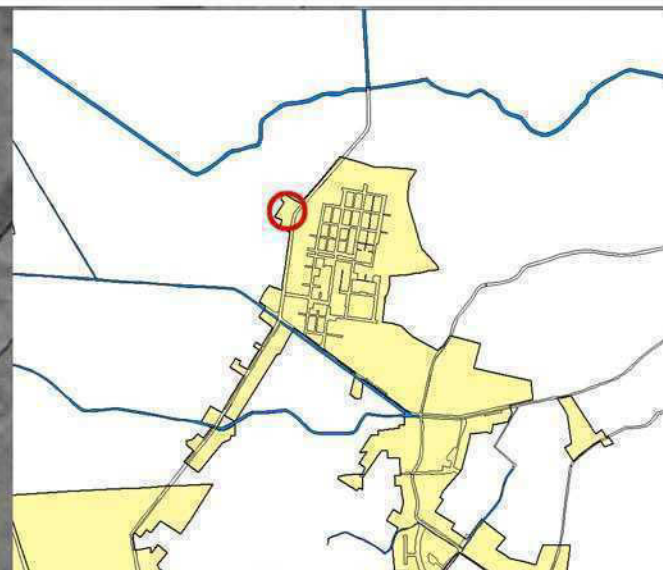
Caso 54 \_ Via Mingozi, FE \_ casa agricola



	mq	%
Sup. Lotto	1971	
Sup. Coperta	422	21,4
Sup. Scoperta	1549	78,6
Sup. Verde	1294	66,0



Caso 55 \_ Via dei Calzolari, FE \_ casa agricola



	mq	%
Sup. Lotto	7479	
Sup. Coperta	557	7,5
Sup. Scoperta	6922	92,5
Sup. Verde	6647	89,0

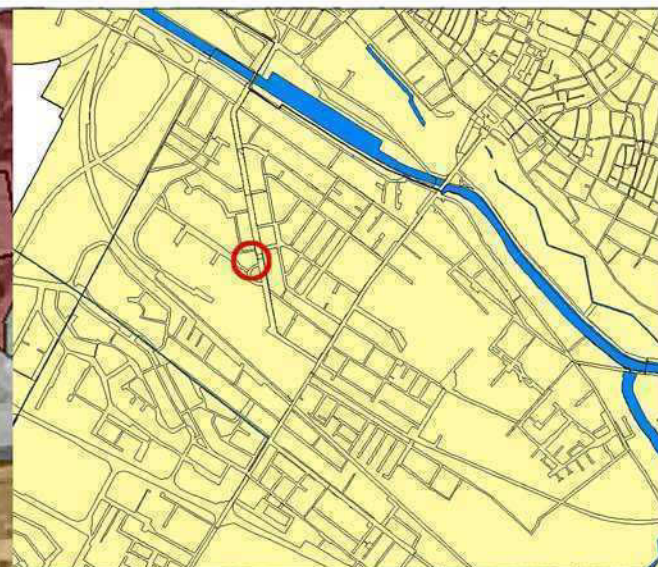


**TIPOLOGIA EDILIZIA**

**EDIFICIO A  
BLOCCO / LINEA**



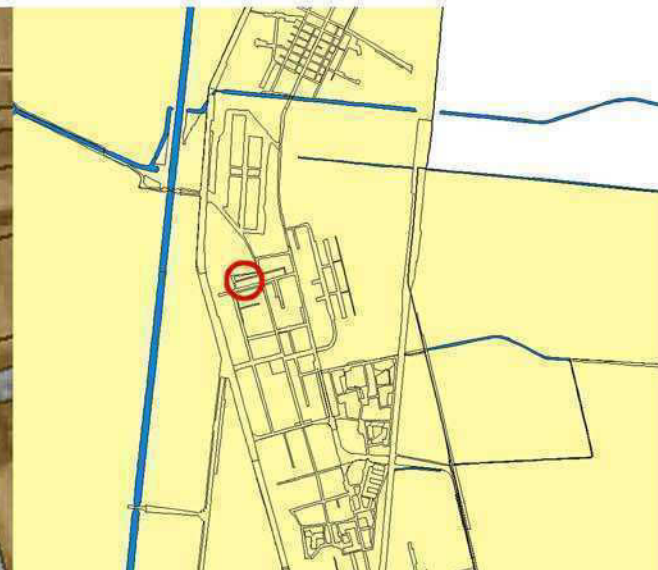
Caso 84 \_ Via Foro Boario, FE \_ ed. blocco/linea, 1920



	mq	%
Sup. Lotto	2532	
Sup. Coperta	1311	51,8
Sup. Scoperta	1221	48,2
Sup. Verde	228	9,0



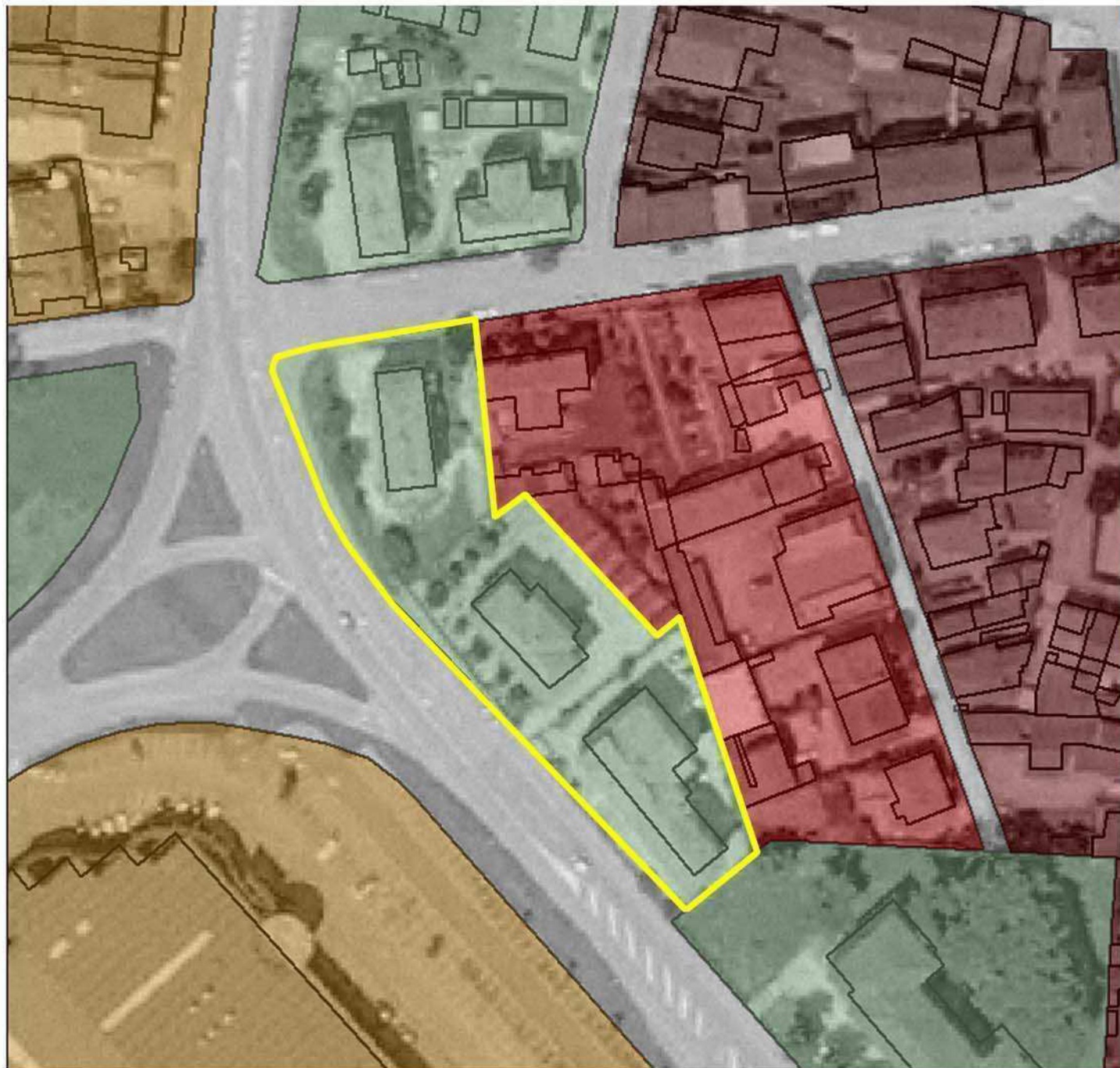
Caso 57 \_ Via dell'Industria, FE \_ ed.blocco/linea, 1950



	mq	%
Sup. Lotto	2515	
Sup. Coperta	795	31,6
Sup. Scoperta	1720	68,4
Sup. Verde	560	22,0



Caso 80 \_ Via Padova, FE \_ ed. blocco/linea, 1960



	mq	%
Sup. Lotto	3593	
Sup. Coperta	886	24,7
Sup. Scoperta	2707	75,3
Sup. Verde	777	21,0

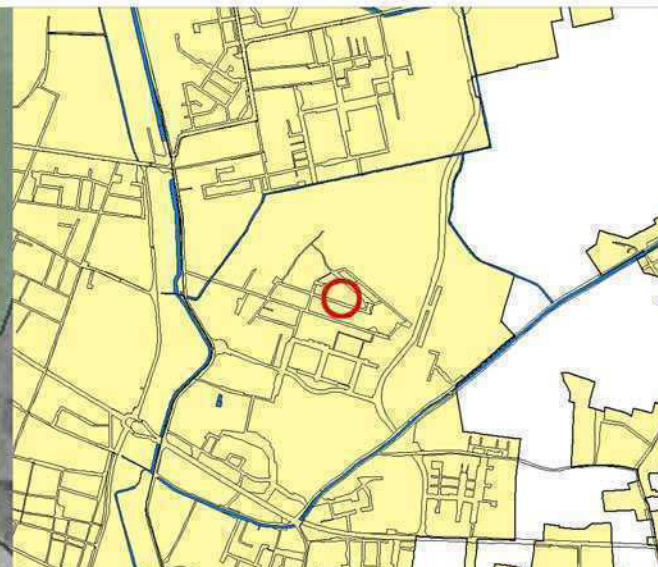


Caso 85 \_ Via della Pace, FE \_ ed. blocco/linea, 1960



	mq	%
Sup. Lotto	4242	
Sup. Coperta	969	22,9
Sup. Scoperta	3273	77,1
Sup. Verde	1494	35,0

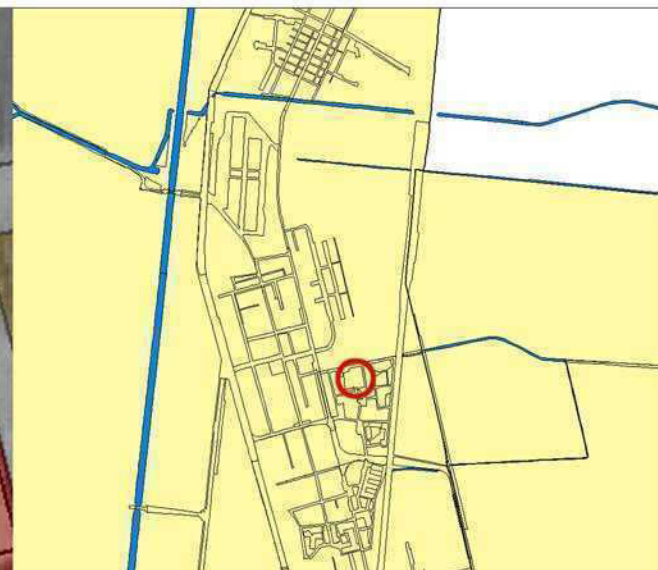




	mq	%
Sup. Lotto	10063	
Sup. Coperta	3638	37,5
Sup. Scoperta	6425	62,5
Sup. Verde	4643	46,0

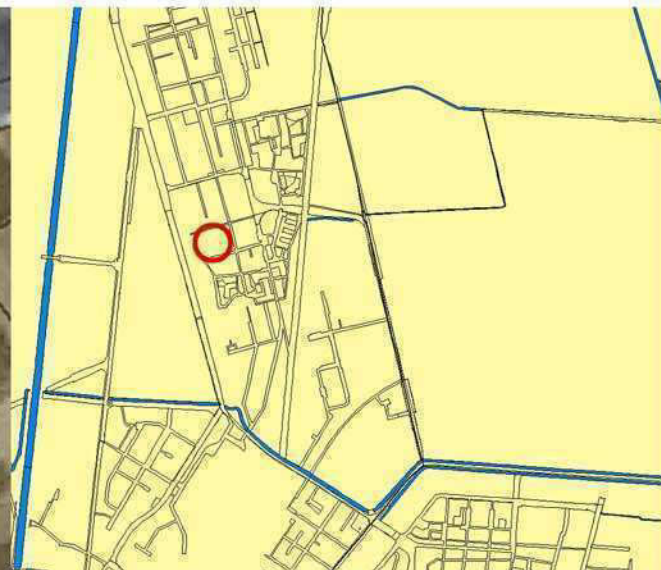


Caso 58\_ Via Battara, FE\_ edificio blocco/linea, 1970



	mq	%
Sup. Lotto	5753	
Sup. Coperta	2592	45,7
Sup. Scoperta	3161	54,3
Sup. Verde	759	13,0

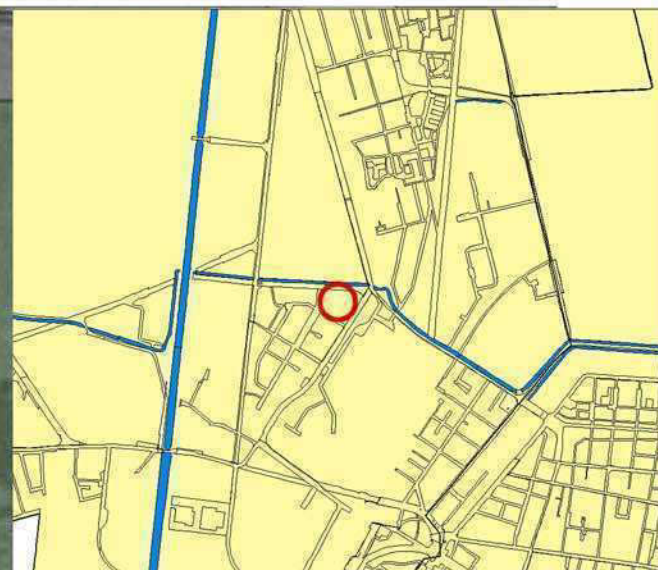




	mq	%
Sup. Lotto	12011	
Sup. Coperta	2426	20,2
Sup. Scoperta	9585	79,8
Sup. Verde	4556	38,0



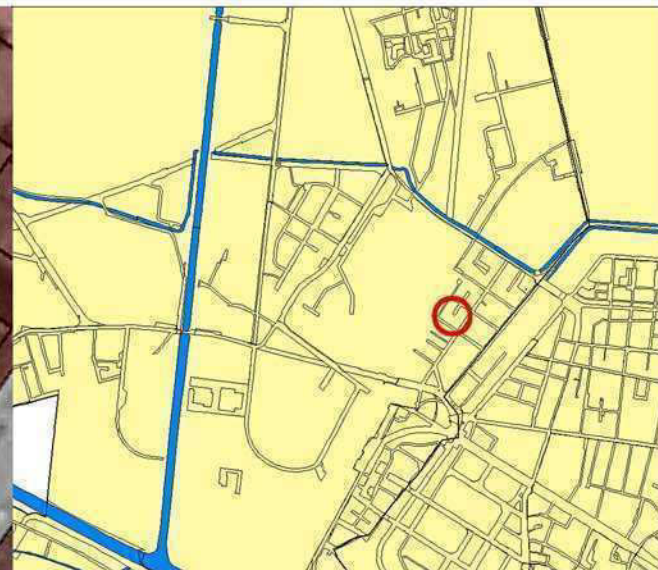
Caso 60\_Via Curie, FE\_edificio blocco/linea,1970



	mq	%
Sup. Lotto	13733	
Sup. Coperta	3414	24,9
Sup. Scoperta	10319	75,1
Sup. Verde	2532	18,0



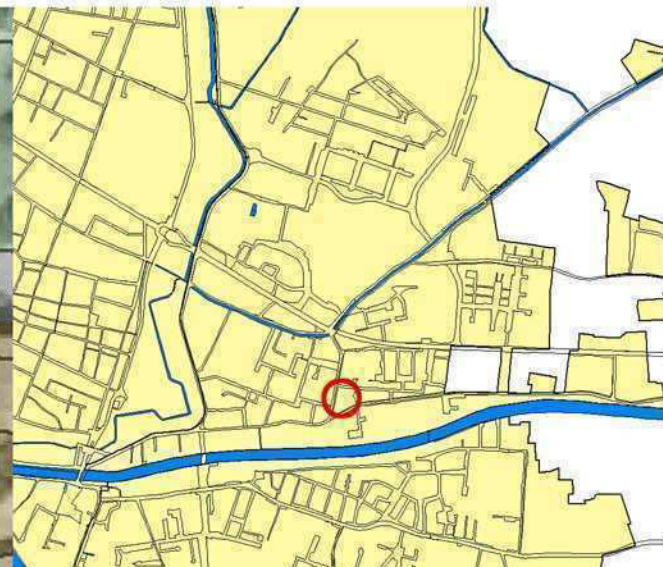
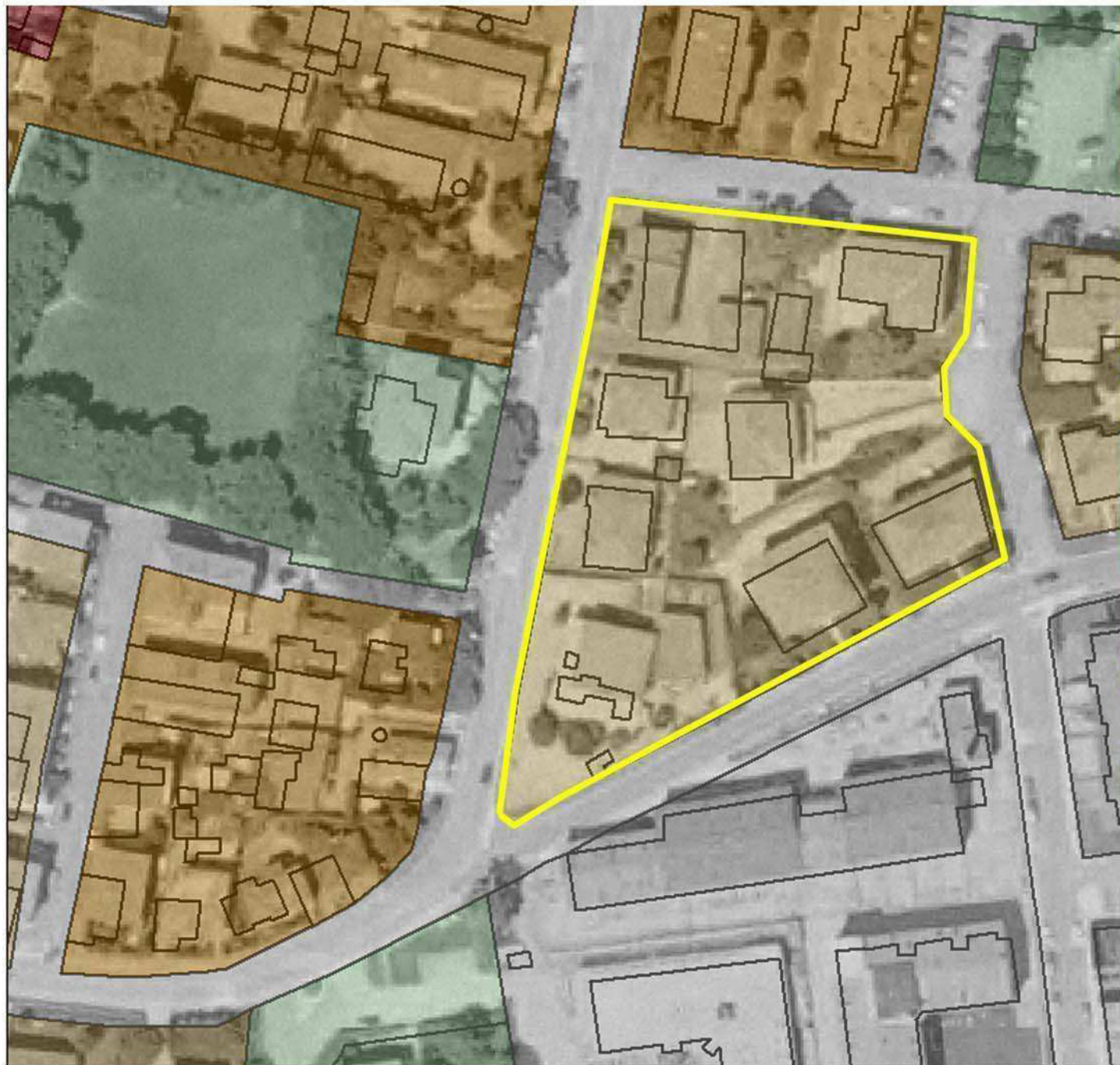
Caso 61\_Via Oroboni, FE\_edificio blocco/linea,1970



	mq	%
Sup. Lotto	7501	
Sup. Coperta	3628	48,4
Sup. Scoperta	3873	51,6
Sup. Verde	846	11,0



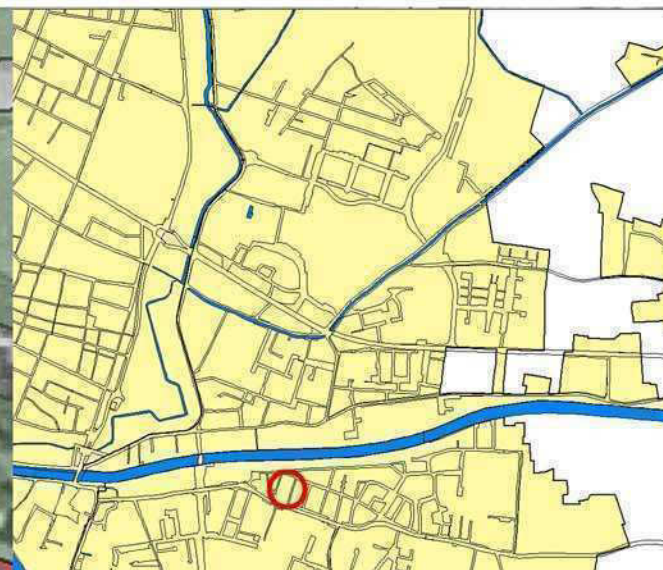
Caso 62 \_ Via Naviglio, FE \_ edificio blocco/linea, 1970



	mq	%
Sup. Lotto	6583	
Sup. Coperta	1748	26,6
Sup. Scoperta	4835	73,4
Sup. Verde	1448	22,0



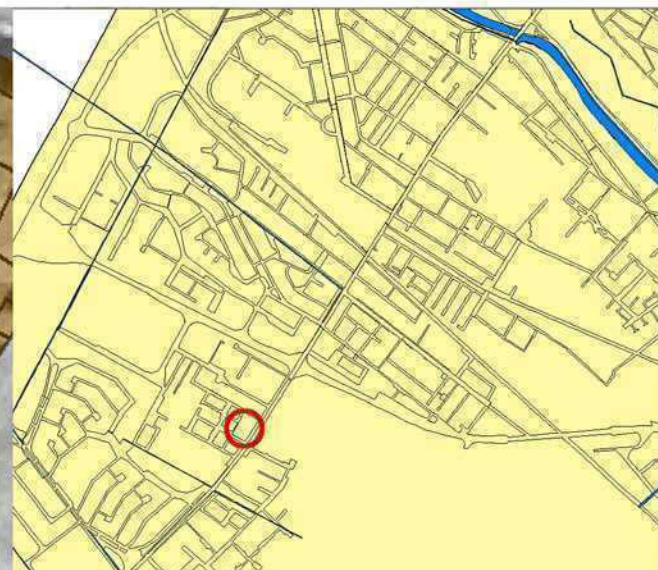
Caso 63 \_ Via Fattibello, FE \_ edificio blocco/linea, 1970



	mq	%
Sup. Lotto	6225	
Sup. Coperta	1761	28,3
Sup. Scoperta	4464	71,7
Sup. Verde	2268	36,0



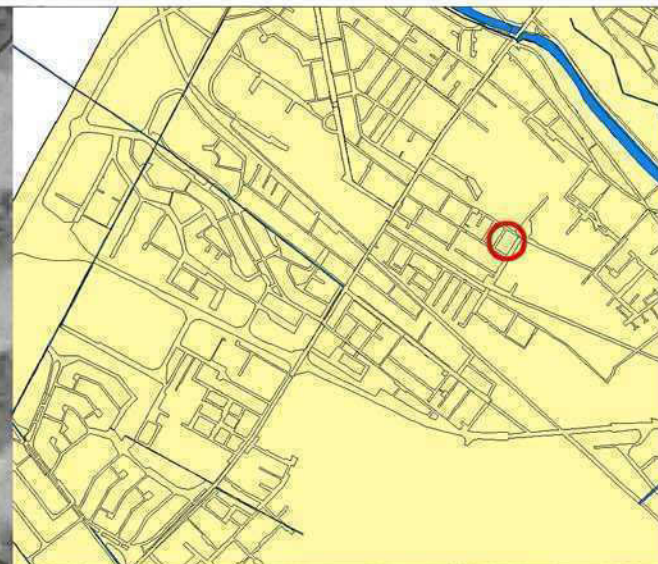
Caso 64 \_ Via Bologna, FE \_ edificio blocco/linea, 1970



	mq	%
Sup. Lotto	5964	
Sup. Coperta	2486	41,7
Sup. Scoperta	3478	58,3
Sup. Verde	833	14,0



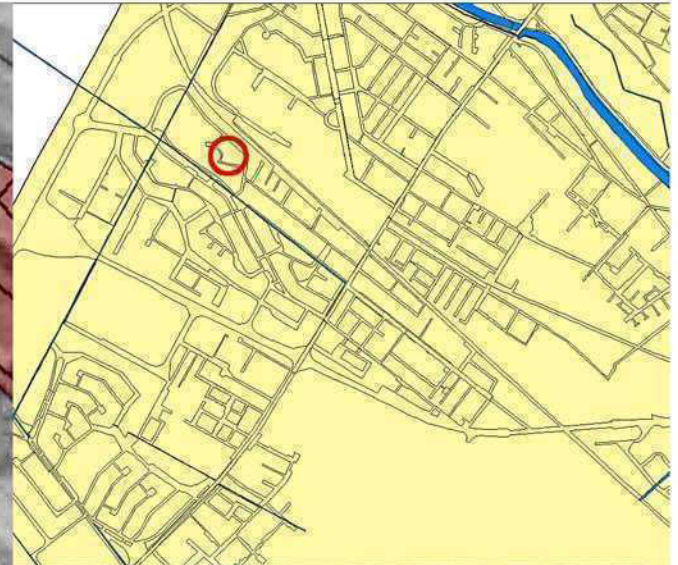
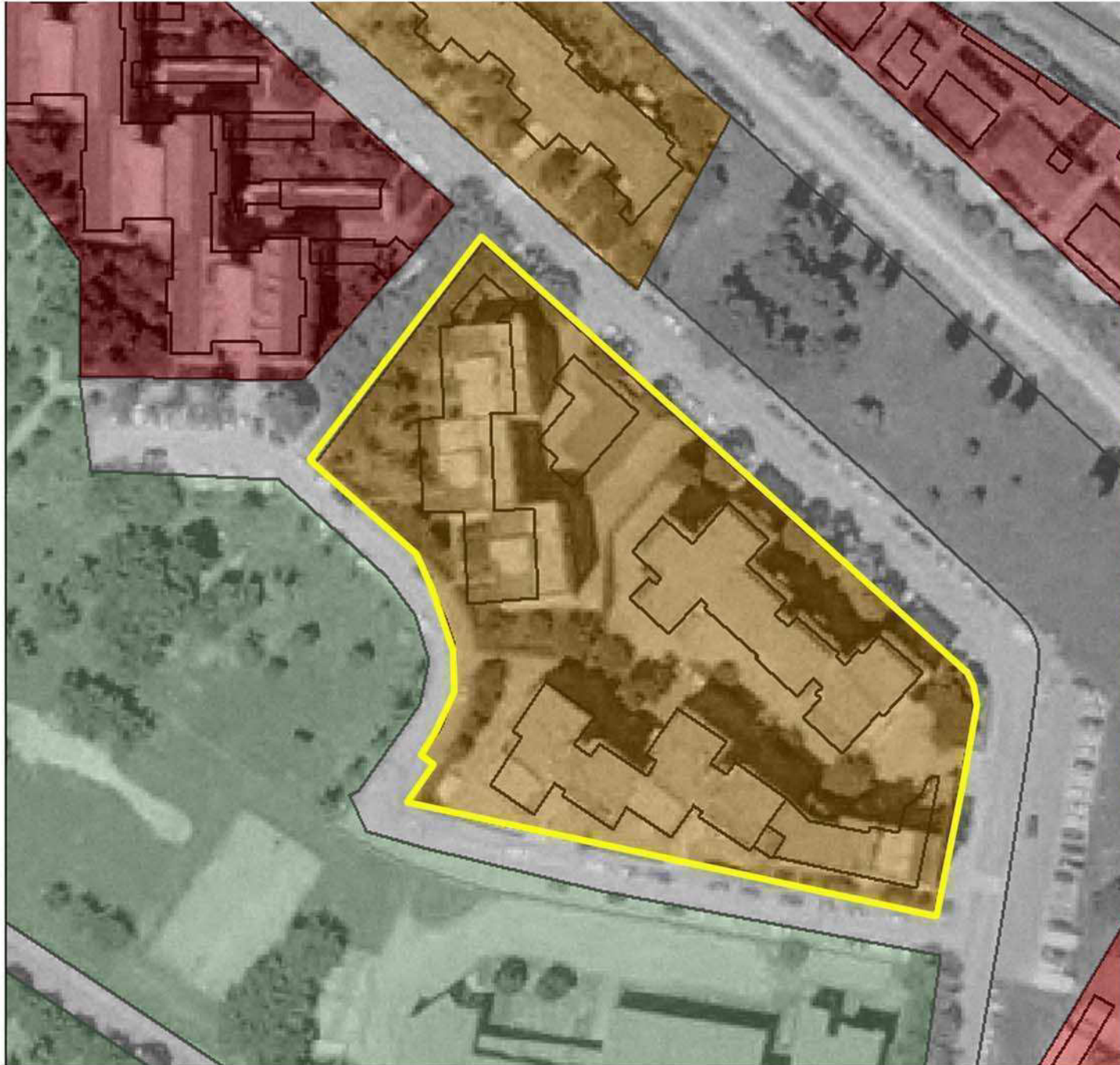
Caso 65 \_ Via Grillenzoni, FE\_ed. blocco/linea, 1970



	mq	%
Sup. Lotto	4624	
Sup. Coperta	1470	31,8
Sup. Scoperta	3154	68,2
Sup. Verde	469	10,0



Caso 66 \_ Via Nievo, FE \_ ed. blocco/linea, 1970



	mq	%
Sup. Lotto	7436	
Sup. Coperta	2568	34,5
Sup. Scoperta	4868	66,5
Sup. Verde	2063	28,0



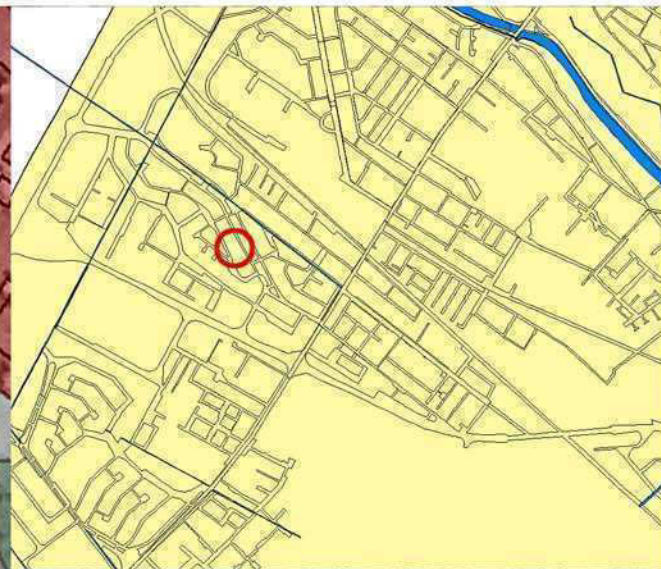
Caso 67 \_ Via Bologna, FE \_ ed. blocco/linea, 1970



	mq	%
Sup. Lotto	5309	
Sup. Coperta	1646	34,5
Sup. Scoperta	3663	66,5
Sup. Verde	1212	28,0



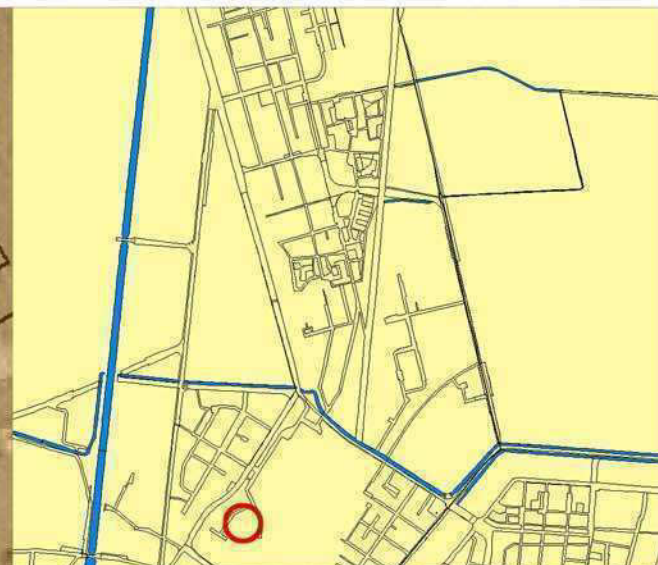
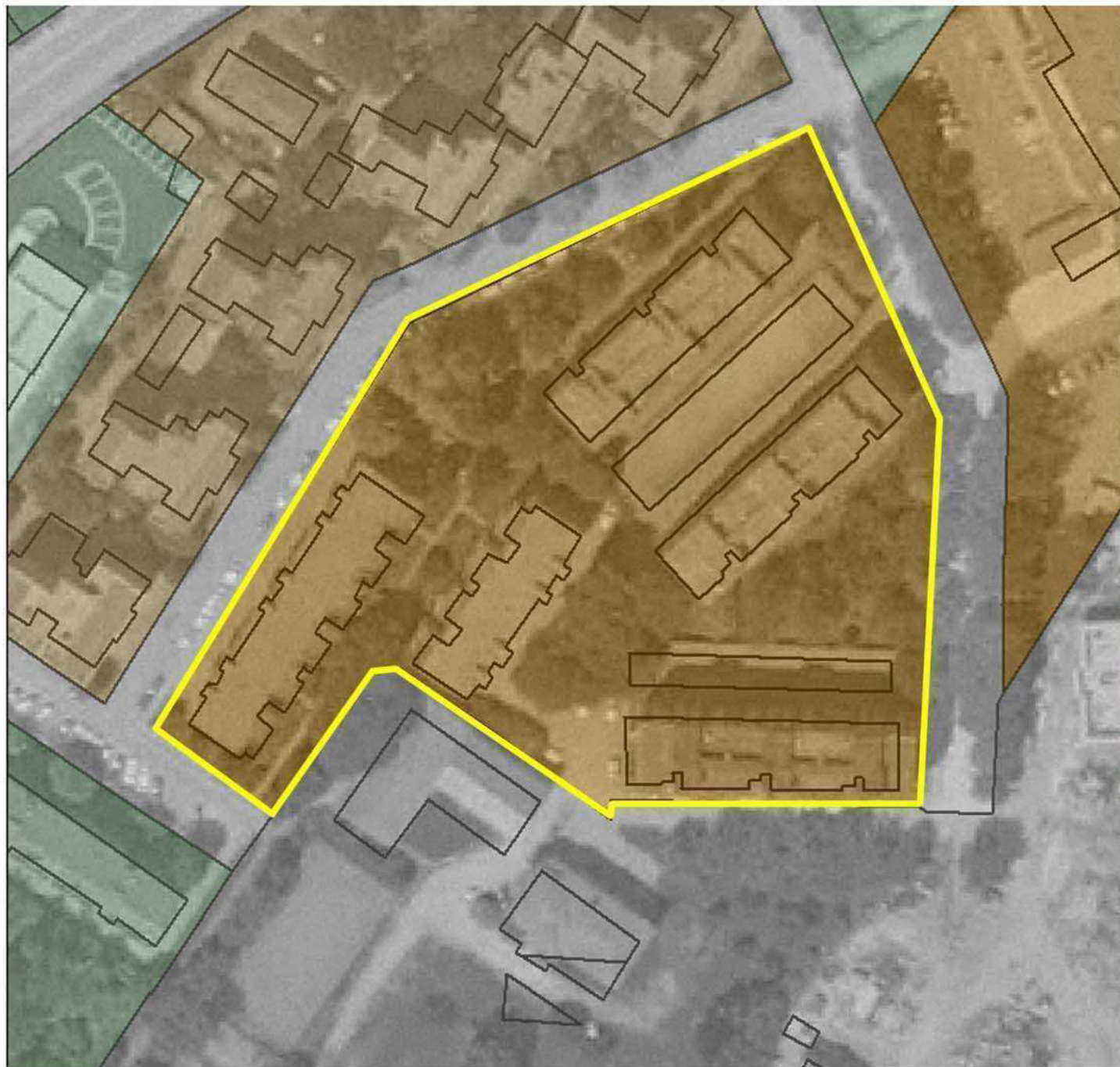
Caso 68 \_ Via Krasnodar, FE \_ ed. blocco/linea, 1970



	mq	%
Sup. Lotto	12977	
Sup. Coperta	4025	42,6
Sup. Scoperta	8952	37,4
Sup. Verde	4074	31,0



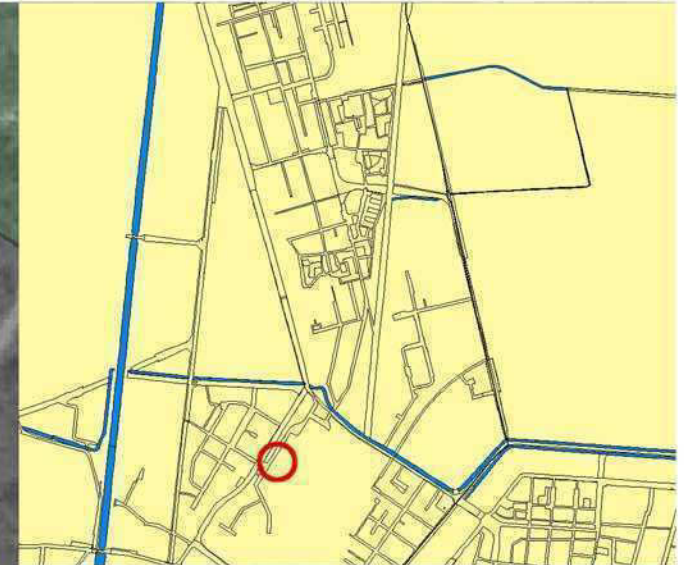
Caso 82 \_ Via Padova, FE \_ ed. blocco/linea, 1970



	mq	%
Sup. Lotto	11322	
Sup. Coperta	3691	32,6
Sup. Scoperta	7631	61,4
Sup. Verde	4631	41,0

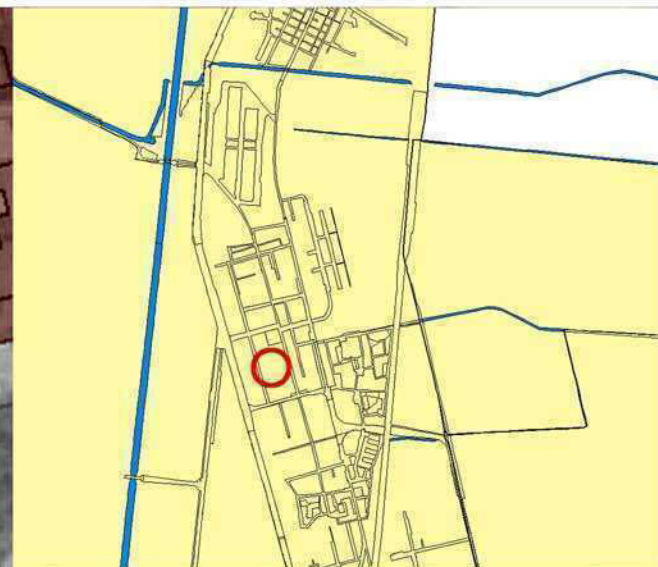
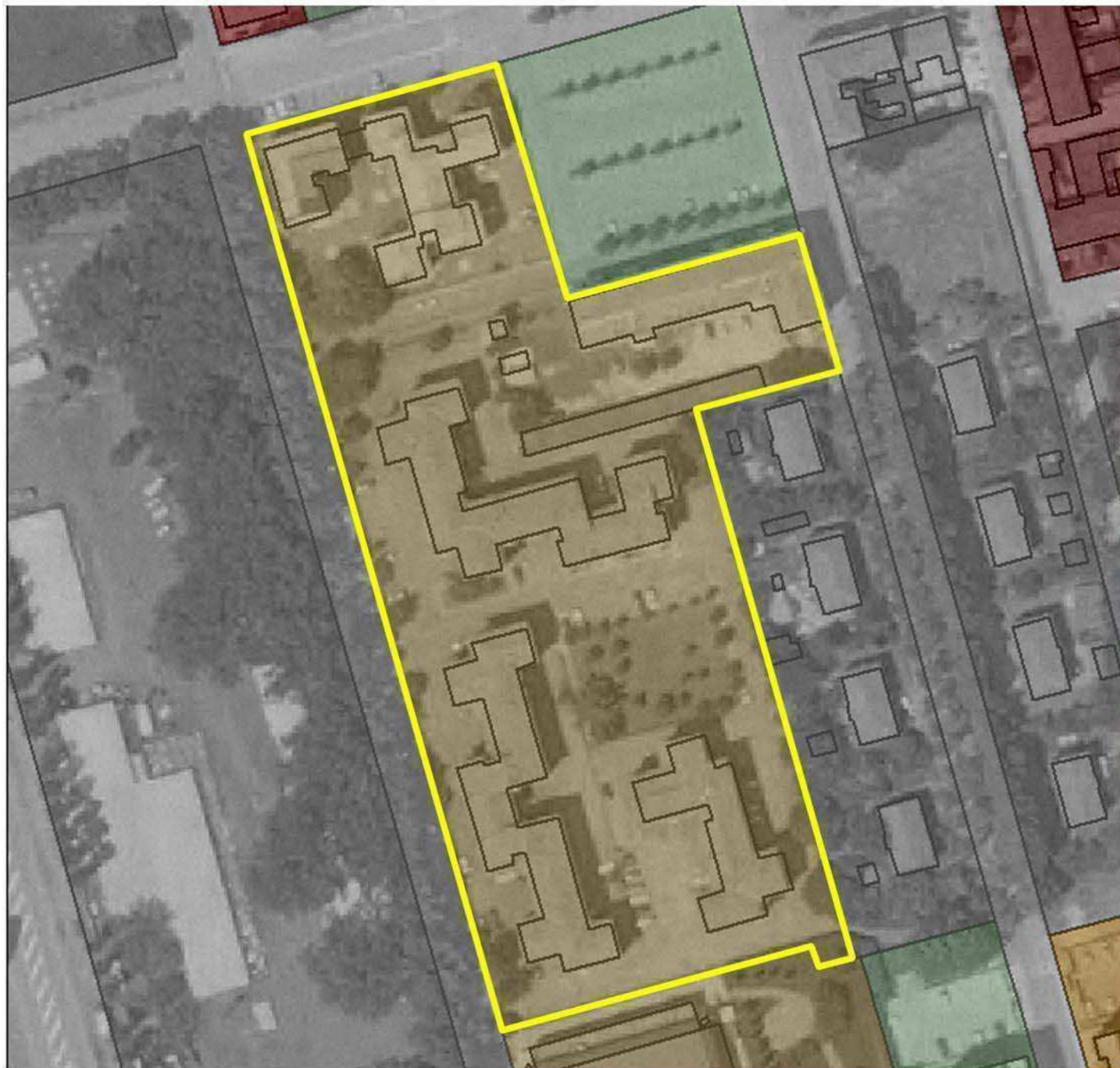


Caso 83 \_ Via Padova, FE \_ ed. blocco/linea, 1970



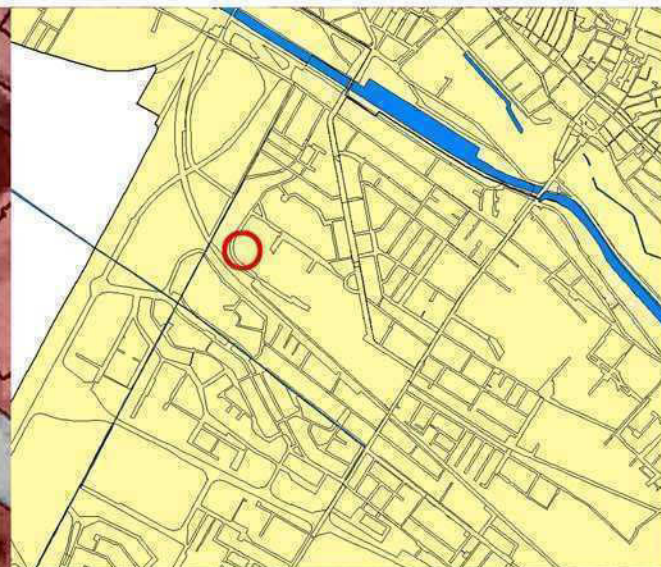
	mq	%
Sup. Lotto	12120	
Sup. Coperta	3769	31,2
Sup. Scoperta	8351	68,8
Sup. Verde	4820	40,0





	mq	%
Sup. Lotto	15890	
Sup. Coperta	4594	28,9
Sup. Scoperta	11296	71,1
Sup. Verde	5439	34,0

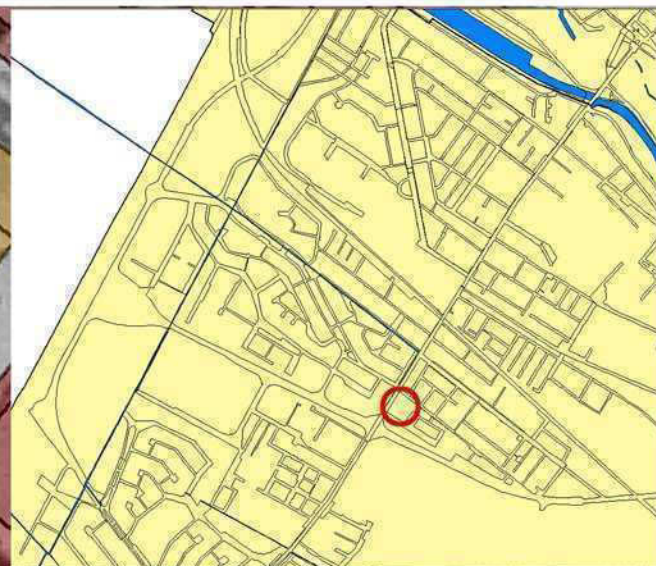




	mq	%
Sup. Lotto	11950	
Sup. Coperta	3951	33,1
Sup. Scoperta	7999	66,9
Sup. Verde	5547	46,0



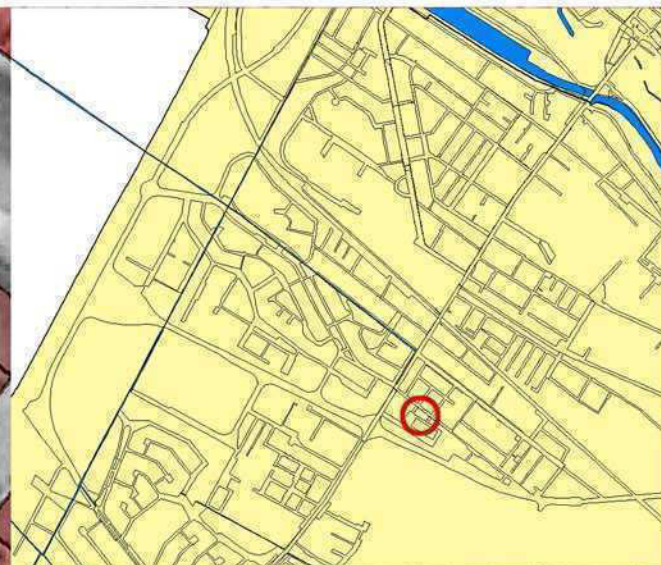
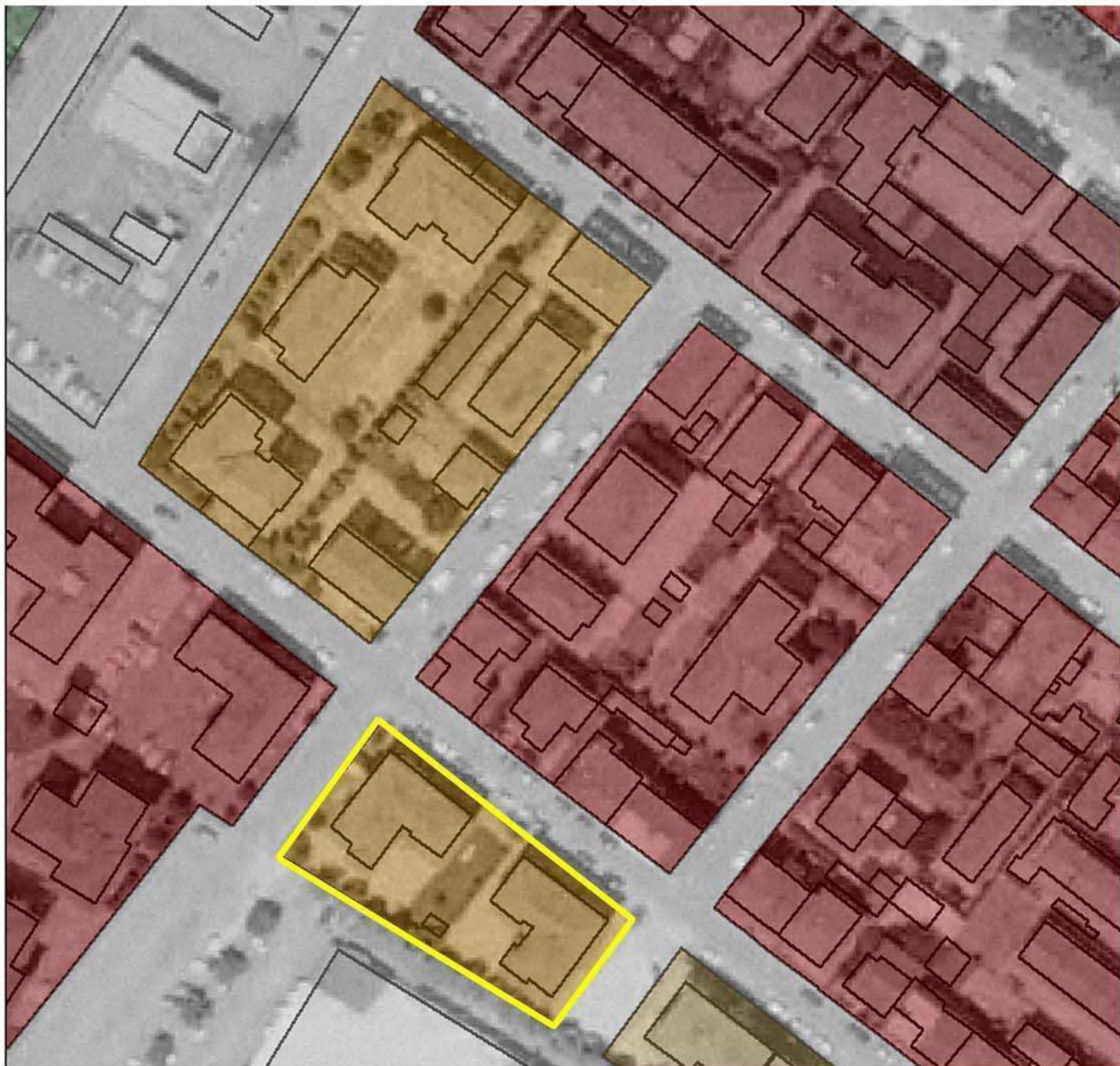
Caso 92 \_ Via Stefani, FE \_ ed. blocco/linea, 1970



	mq	%
Sup. Lotto	7807	
Sup. Coperta	3193	40,9
Sup. Scoperta	4614	59,1
Sup. Verde	1146	15,0



Caso 94 \_ Via Stefani, FE \_ ed. blocco/linea, 1970



	mq	%
Sup. Lotto	1522	
Sup. Coperta	540	34,5
Sup. Scoperta	982	65,5
Sup. Verde	200	13,0

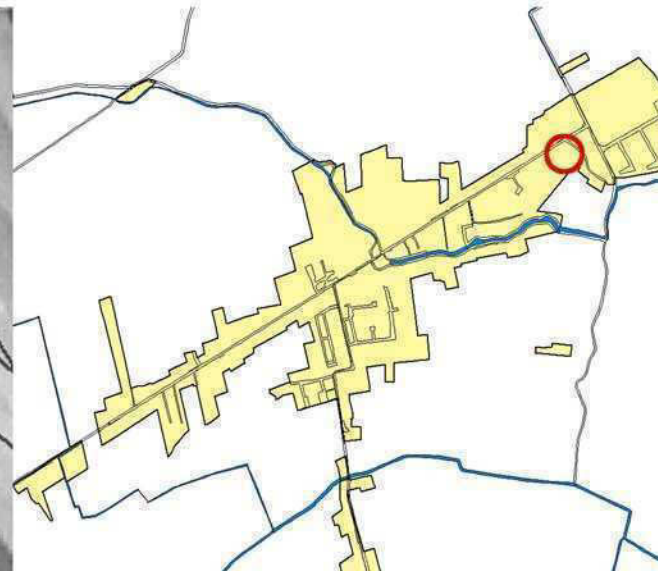


**TIPOLOGIA EDILIZIA**

**EDILIZIA MISTA**



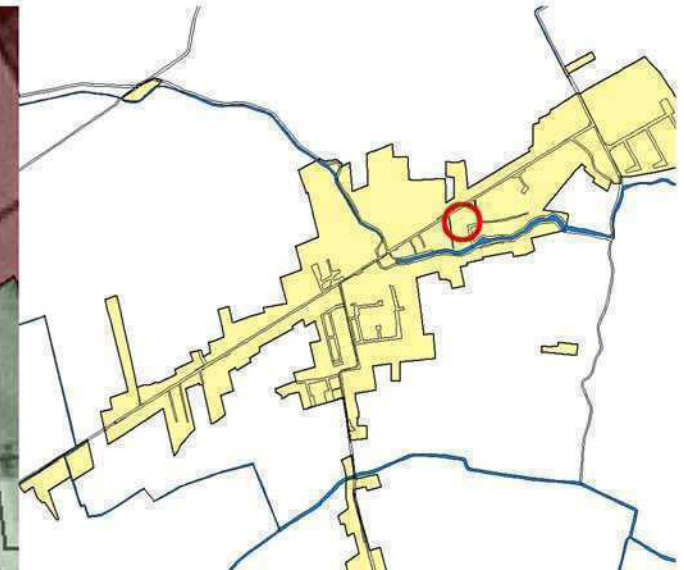
Caso 4A\_ Via Masi, San Bartolomeo \_ edilizia mista, 1940



	mq	%
Sup. Lotto	9911	
Sup. Coperta	1928	19,5
Sup. Scoperta	7983	80,5
Sup. Verde	3277	33,1

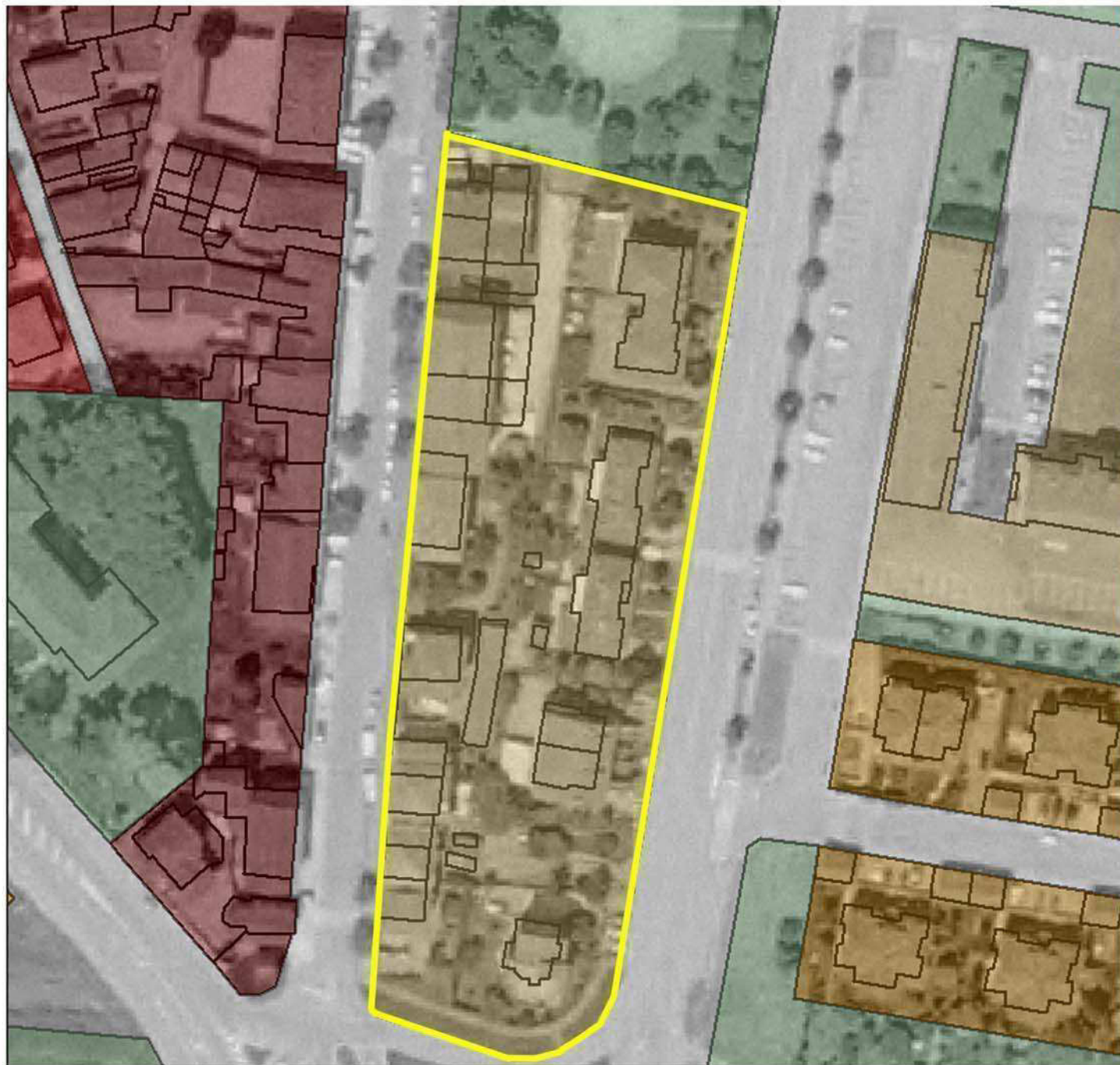


Caso 5A\_ Via Masi, San Bartolomeo \_ edilizia mista, 1950



	mq	%
Sup. Lotto	13034	
Sup. Coperta	2771	21,3
Sup. Scoperta	10263	88,7
Sup. Verde	6393	49,0

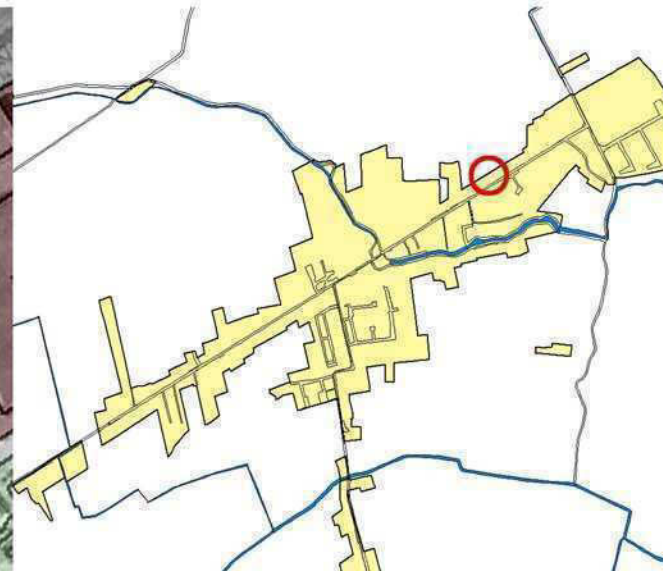
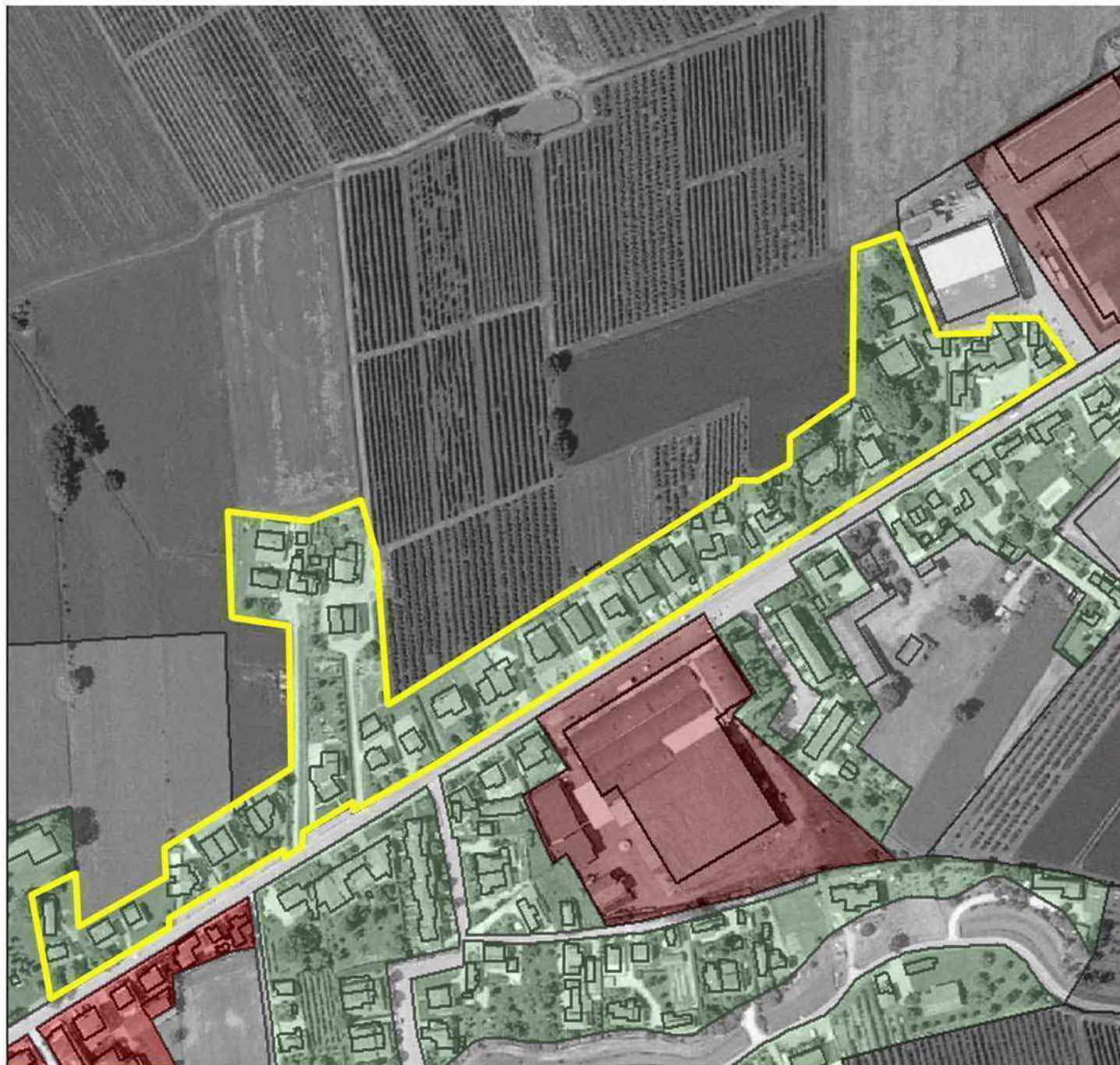




	mq	%
Sup. Lotto	7949	
Sup. Coperta	2244	28,2
Sup. Scoperta	5705	71,8
Sup. Verde	1724	22,0



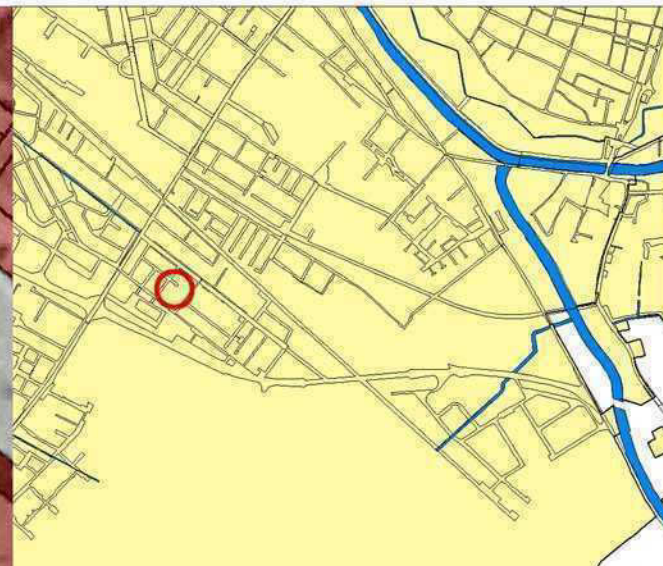
Caso 6A\_ Via Masi, San Bartolomeo \_ edilizia mista, 1970



	mq	%
Sup. Lotto	36930	
Sup. Coperta	6606	17,9
Sup. Scoperta	30324	82,1
Sup. Verde	26317	71,3



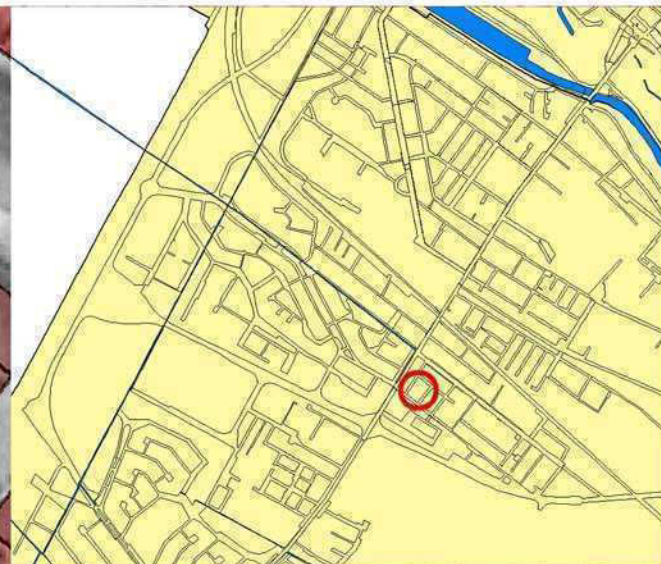
Caso 17 \_ Via Stefani, FE \_ edilizia mista, 1970



	mq	%
Sup. Lotto	12608	
Sup. Coperta	5271	42,3
Sup. Scoperta	7337	57,7
Sup. Verde	2016	16,0



Caso 93 \_ Via Stefani, FE \_ edilizia mista, 1970



	mq	%
Sup. Lotto	4549	
Sup. Coperta	1569	34,5
Sup. Scoperta	2980	66,5
Sup. Verde	638	14,0



Caso 95 \_ Via Stefani, FE \_ edilizia mista, 1970



	mq	%
Sup. Lotto	4597	
Sup. Coperta	2037	44,3
Sup. Scoperta	2560	55,7
Sup. Verde	561	12,0

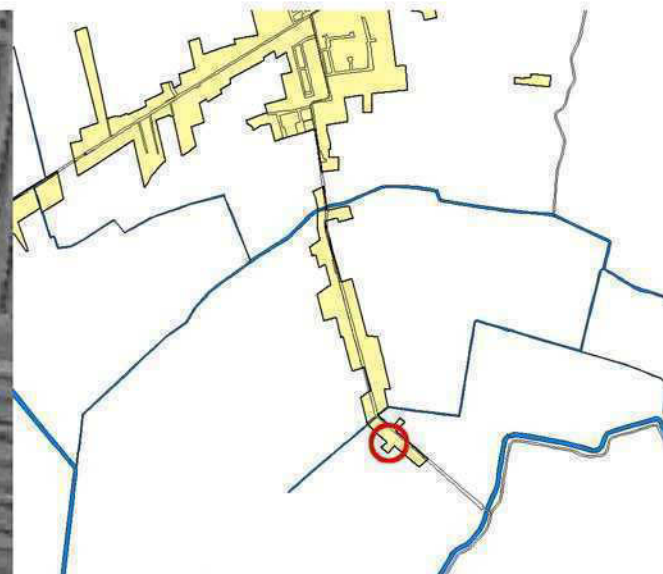




	mq	%
Sup. Lotto	5766	
Sup. Coperta	1121	19,5
Sup. Scoperta	4645	80,5
Sup. Verde	2168	39,0



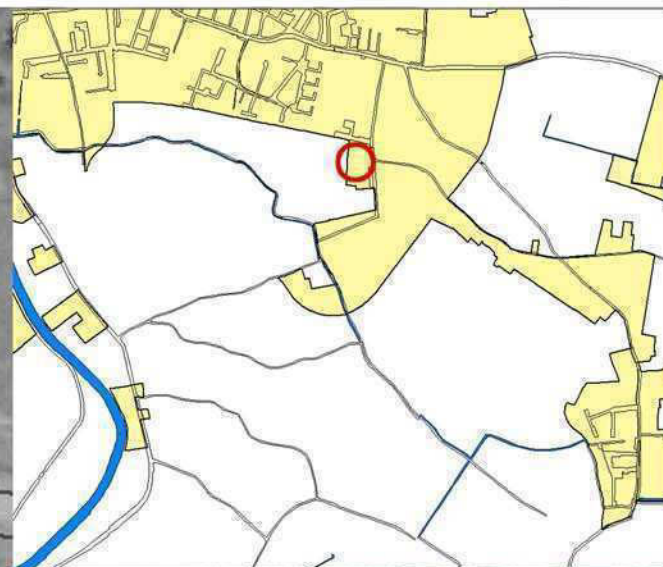
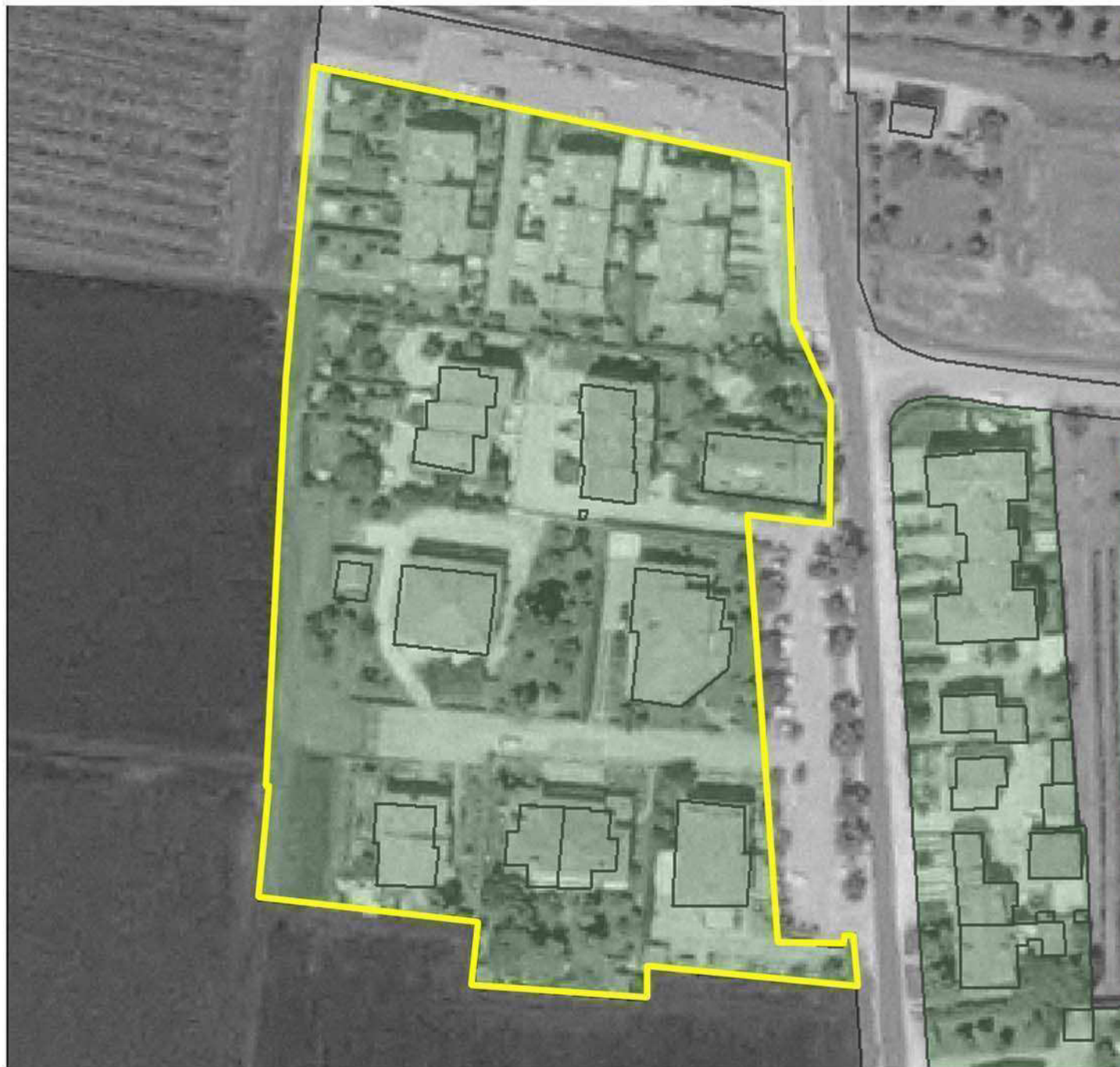
Caso 10A\_ Via Spinazzino, San Bartolomeo \_ edilizia mista, 1980



	mq	%
Sup. Lotto	12001	
Sup. Coperta	1043	8,7
Sup. Scoperta	10958	91,3
Sup. Verde	5366	44,7



Caso 97 \_ Via San Bartolo, FE \_ edilizia mista, 1990



	mq	%
Sup. Lotto	14027	
Sup. Coperta	2624	18,7
Sup. Scoperta	11403	81,3
Sup. Verde	4610	33,0



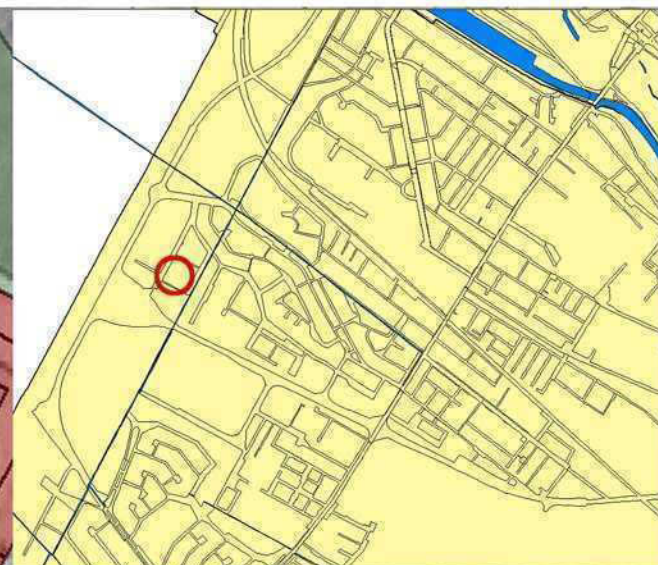
Caso 18 \_ Via dei Cedri, FE \_ edilizia mista, 2000



	mq	%
Sup. Lotto	10895	
Sup. Coperta	4222	38,8
Sup. Scoperta	6673	61,2
Sup. Verde	2114	19,0



Caso 91 \_ Via Verga, FE \_ edilizia mista, 2000



	mq	%
Sup. Lotto	4617	
Sup. Coperta	1833	39,7
Sup. Scoperta	2784	60,3
Sup. Verde	1658	36,0





	mq	%
Sup. Lotto	2646	
Sup. Coperta	768	29,1
Sup. Scoperta	1878	70,9
Sup. Verde	742	28,0