

INFORMATION SHEET:

TOURISM AREA AND CENTER: Izmir Özdere Kesre Tourism Center

ALLOCATION SITE

PROVINCE : Izmir
SUB-PROVINCE : Menderes
VILLAGE : Özdere - Cumhuriyet Mah.
LOCATION : Ötealan

OWNERSHIP STATUS

PLOT : 6020
OWNERSHIP : Treasury

PLANNING STATUS

1/25.000 SCALE : Doğanbey Gümüldür Kesre Master Plan (Approval Date: 1.4.1985)
1/1.000 SCALE : Özdere Tourism Settlement Area Land Use Plan Revision (Approval Date: 28.01.2004)

SPECIFIC PLOT	AREA (m ²)	LAND USE STATUS	CONST. RATIO	CAPACITY
1	87.000	Touristic Facility Area	0.45 (hotel) 0.30 (other touristic facilities)	1500 Beds 1000 Beds

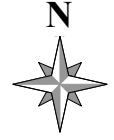
INFRASTRUCTURE STATUS

The existing infrastructure in the settlement area such as drinking and serving water and, sewer system, waste treatment, telecommunication, electrification etc. may be used. Urban infrastructure services that are inefficient for the requirements or which require renovation shall be realized by the related public institutions and/or the investors or the required financial contribution shall be made.

OTHER INFORMATION

- 1) The approximate size of the subject plot No. 1 of allocation is given; and shall be separated from the cadastral plot No. 6020 of 114,816 m². Actual areas shall be determined following the establishment of the parcellation to be realized after the parceling and relinquishment processes to be realized by the investor as defined in the 1/1000 Land Use Plan Changes and the final allocation shall be realized thereafter. Immovables owned by the Treasury cannot be divided at the registration of the cadastral block on the Specific Plot No. 1 of allocation.
- 2) The bed capacities given above are calculated separately for the hotels and other touristic facilities. Construction Ratio will be 0.45, Hmax. will be 5 storeys in the event of a hotel; while E.0.30, Hmax:2 storey provisions shall be applicable for touristic facilities other than hotels. The bed capacity of specific plot no. 1 shall be 1500 in the event of a hotel construction and said bed capacity shall be taken into consideration in the bond and other calculations.

İzmir Özdere Kesre Tourism Center



Province: İzmir Sub-Province: Menderes Village: Özdere Location: Ötealan

