



Mayor of Batumi Municipality



Order: **B14. 14262643**

Date: **21/09/2026**

Application No.: 1426261373-06

Application date: 18/09/2026

Land plot(s)/object(s)

Land plot(s)/object(s)

- Cadastral code: 05.28.06.001
- Address: Batumi, 9 March Street, No. 5

Land plot(s)/object(s)

- Cadastral code: 05.28.06.002
- Address: Batumi, 9 March Street, No. 3

Land plot(s)/object(s)

- Cadastral code: 05.28.06.021
- Address: Batumi, 9 March Street, No. 7

Applicant/Customer: Zviad Burchuladze

Personal No.: 01024005280

Address: Georgia, Tbilisi, Sergo Zakariadze Street, No. 8, Apt. 55

Nomenclature: Construction and Urban Development / Construction Permit / Residential Facilities / Multi-Apartment Residential Building / Action: New Construction / Class: IV

Stages:

- Project Approval

Land Plot Use Conditions (GAP) details

- Established GAP No.: 142616012
- Established GAP date: 2026-06-09 00:00:00.0

Title information

- Functional purpose: Multi-apartment residential building

Customer information

- Customer name and surname: Davit Bedinadze
- Customer personal No.: 61001017852
- Organization (if any): LLC "House in Old Batumi 2022"
- Identification code: 445657904

Technical and economic indicators (to one decimal place)

- Land plot area (sq.m): 1994.0
- Built-up area (sq.m): 1238.5
- Total area (sq.m): 23497.8
- Residential area (sq.m): 12861.0
- Commercial area (sq.m): 826.6
- Summer area (sq.m): 2647.5
- Stairwell and common entrance area (sq.m): 4636.7
- Auxiliary area (sq.m): 45.4
- Parking area (sq.m): 328.2
- Basement-level parking area (sq.m): 1022.4
- Terrace area (sq.m): 1130.0
- Construction volume (cu.m): 77000.0
- Above elevation 0.00 (cu.m): 70400.0
- Below elevation 0.00 (cu.m): 6600.0
- Structural height of building/structure (m): 64.8
- Above elevation 0.00 (m): 58.6
- Below elevation 0.00 (m): 6.2
- K1 development coefficient calculation area (sq.m; coefficient): 1341.0 0.7
- K2 development intensity coefficient calculation area (sq.m; coefficient): 18484.7 9.3
- K3 landscaping coefficient calculation area (sq.m; coefficient): 174.5 0.1

Mayor's ordinance/order details, if applicable

- Ordinance/Order No.: 14253326

ON APPROVAL OF THE ARCHITECTURAL PROJECT

Pursuant to the Law of Georgia "Code of Spatial Planning, Architectural and Construction Activities of Georgia"; Resolution No. 255 of the Government of Georgia dated 31 May 2019 "On the Rules and Conditions for Issuing Construction Permits and Commissioning Buildings and Structures"; the Organic Law of Georgia "Local Self-Government Code", Article 16, paragraph 2, subparagraph "n"; Order No. B14.14253326 of the Mayor of Batumi Municipality dated 28 November 2025 "On the Application of a Temporary Facilitative Measure Provided for by the Code of Spatial Planning, Architectural and Construction Activities of Georgia"; Decision No. 01-10/51 of the Cultural Heritage Council of the Autonomous Republic of Adjara dated 27 July 2026; and the requirements of Resolution No. 15 of the Batumi Municipality City Council dated 19 July 2022, in accordance with the decisions adopted under the above-mentioned legal acts and requirements.

I HEREBY ORDER:

1. The application No. 14261922-06 dated 11.07.2026 of LLC "House in Old Batumi 2022" (ID No. 445657904) shall be granted, and the architectural project shall be approved for the construction of a multi-apartment residential building on the following non-agricultural land plots in Batumi: 986.00 sq.m at 9 March Street, No. 5; 443.00 sq.m at 9 March Street, No. 3; and 565.00 sq.m at 9 March Street, No. 7, on the land plots with cadastral codes 05.28.06.001, 05.28.06.002 and 05.28.06.021, for the purpose of construction of the above multi-apartment residential building.
2. LLC "House in Old Batumi 2022" (ID No. 445657904) is hereby informed that, at the stage of approval of the construction permit, the requirements of Resolution No. 15 of the Batumi Municipality City Council dated 19 July 2022 must be observed.
3. LLC "House in Old Batumi 2022" (ID No. 445657904) is hereby informed that, at the stage of issuance of the construction permit, the land plots with cadastral codes 05.28.06.001, 05.28.06.002 and 05.28.06.021 must be merged into one single cadastral unit.
4. LLC "House in Old Batumi 2022" (ID No. 445657904) is hereby informed that, at the stage of issuance of the construction permit, a complete engineering-geological report must be submitted, together with an expert assessment of the engineering-geological report, a structural design prepared on the basis of that engineering-geological report, and an expert assessment of the structural design.
5. LLC "House in Old Batumi 2022" (ID No. 445657904) is hereby informed that, at the stage of issuance of the construction permit, a general plan certified by SOCAR Georgia Gas and consent for relocation of the existing gas pipeline must be submitted.
6. This Order may be appealed to Batumi City Court (30 Zubalashvili Street, Batumi) within one month from the date of its notification, in accordance with the established procedure.
7. This Order shall enter into force upon signature.

Giorgi Tsintsadze

Mayor of Batumi Municipality

Qualified electronic signature /
electronic seal used

