

LANDSCAPING

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All landscaping to comply with the specifications of an approved **Environmenta**
Authorisation and Environmental
Management Programme requirements.

CIVIL

All civil work e.g. site levels, shaping, retaining walls/structures/paving layouts/substrates and storm water run-off/distribution as per Civil Engineers design and specifications.

STRUCTURE

All structural work strictly as per Structural Engineers design and specifications. Any discrepancies between Architectural and Structural drawings to be reported immediately.

FIRE PLAN

All fire protection and installation requirements as per the Fire Engineers specifications and layouts. Architectural plans to be read in conjunction with the Fire Engineers layouts and any discrepancies reported to the architect before any work is carried on site.

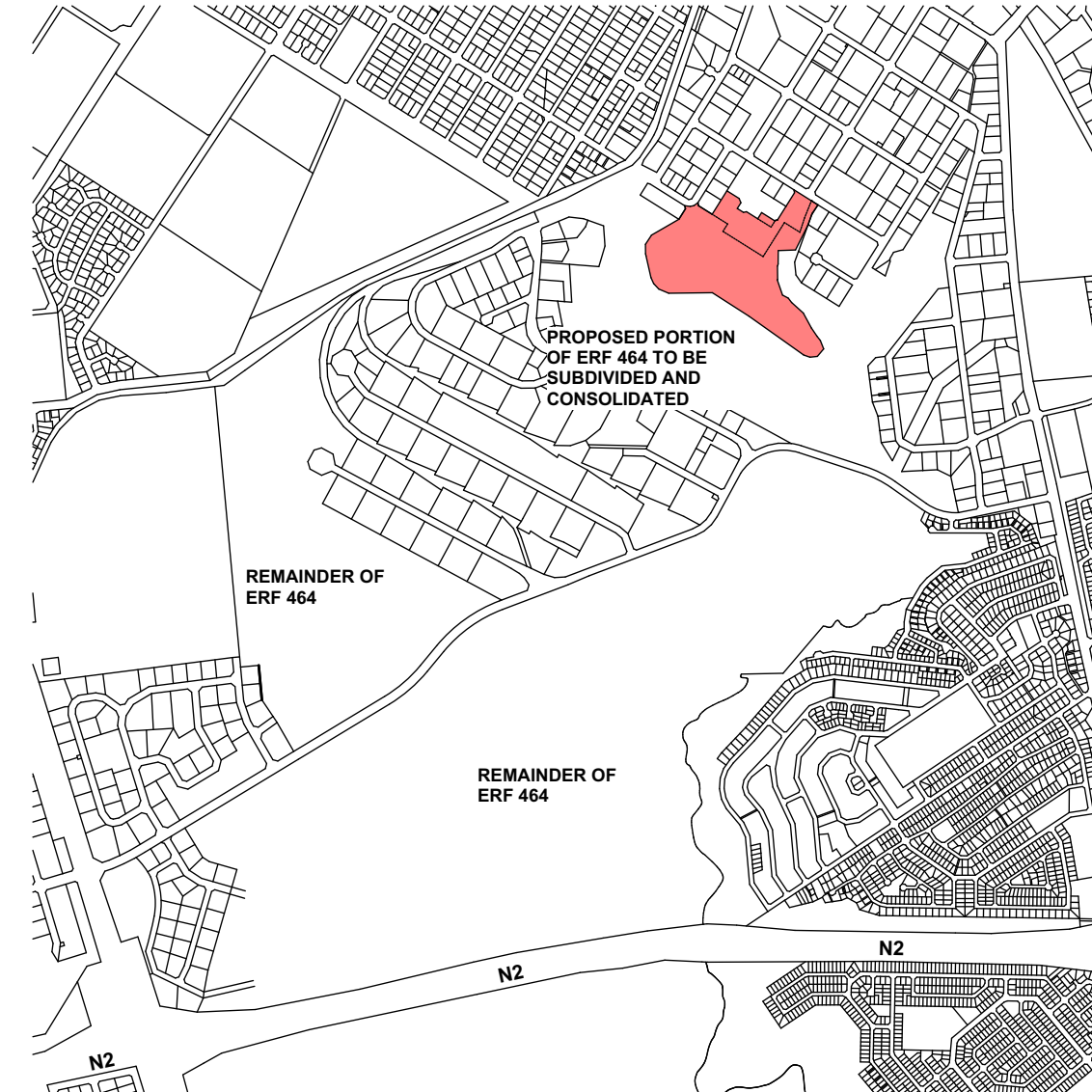
PAYING

Substrate and stormwater run-off as per Civil Engineers specification.

Paver specification as per Civil Engineers specifications.

SEWER

Indicated sewer lines are diagrammatical only for information purposes and does not represent



AREA SCHEDULE

REV 03

PORTION OF ERF 484 - TO BE CONSOLIDATED AND SUBDIVIDED

10-03-2026

PROPOSED NEW SUBDIVIDED AND CONSOLIDATED ERF AREA

Portion A of Erf 484

89600

Portion B of Erf 9057

175

Remainder Erf 13448

20100

Erf 20674

867

TOTAL ERF AREA

110742

EXISTING TOTAL COVERAGE

6067

5.48%

PROPOSED NEW TOTAL COVERAGE

7939

7.17%

STRUCTURE	LEVEL	COVERAGE	GBA	GLA	PARKING	LAND USE
					REQUIRED	PROVIDED
Ex. BUILDING 1		208	208		8	19 Office
Ex. BUILDING 2		280	280		11	27 Office
Ex. BUILDING 3		468	468		19	26 Office
Ex. BUILDING 3 Covered Storage area		263	263			
Ex. BUILDING 4		670	670		27	41 Office
Ex. BUILDING 4 Covered parking		127	127			
Ex. BUILDING 5		637	637		25	72 Office
Ex. BUILDING 5 Covered parking		127	127			
Ex. BUILDING 5 Covered parking + storage		383	383			
BUILDING 6 - Proposed new office		412	412	365	15	15 Office
BUILDING 7 - Proposed new water depot	GL	1456	154.25	145	6	38 Office
			1137	1095	22	Industry
	FL		200.5	179.5	8	Office
Ex. BUILDING 8		2052	2052		41	47 Industry
Ex. BUILDING 8 Covered parking + storage		709	709			
Ex. BUILDING 8 Covered parking		143	143			
BUILDING 9 - Proposed new Guardhouse		4	4	4	0	0 N/A
		7939	7974.75		182	276

NOTES:

1. Parking requirements are calculated on GBA info only where available and the actual parking requirements may be less based on the GLA parking requirements as set out in the GM Integrated Zoning Scheme.

2. Where no formal parking is provided at existing buildings the maximum informal parking available is indicated.

GENERAL NOTES

[illegible]