



SITE DATA

OCCUPANCY CLASS = H3

AREAS

Units 1 to 8 = 195m² x 8 = 1 560m²
 Units 9 to 11 = 213m² x 3 = 639m²
 Outbuilding = 15m²

Total architectural area = 2 214m² (bulk area)
 Total footprint area = 1 274m²
 Area of site = 5 568.3m²
 Coverage = 22.8% (50% allowed)
 Bulk allowed 0.4 = 2 227.32m²

PARKING

Visitors parking bays required @ 1.25/unit = 14 bays
 Covered bays provided = 22
 Open visitors parking bays provided = 17

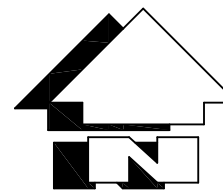
Total # parking bays provided on site = 39

GRADIENTS & SLOPES (PAVING)

No parking bay shall have a cross sectional slope of more than 5° or a longitudinal slope of more than 3°.
 No driveway shall have a slope of more than 5°.
 The access road over the sidewalk, and the first 5m inside the erf boundary shall not have a slope of more than 4°.
 All wheel chair ramps shall be 1.5m wide with a maximum slope of 1:10

ACCESS

Vehicle access will be unrestricted - no gate.



ACORNS
 PROPOSED SITE DEVELOPMENT PLAN
 1:200

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Project Title:
**NEW SECTIONAL TITLE UNITS
 ON ERF 30486, SOMERTON
 FOR VILMER INVESTMENTS
 (PTY) LTD**

Drawing Title:
 METRO SITE DEVELOPMENT PLAN

Issued for:
ESTIMATION

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