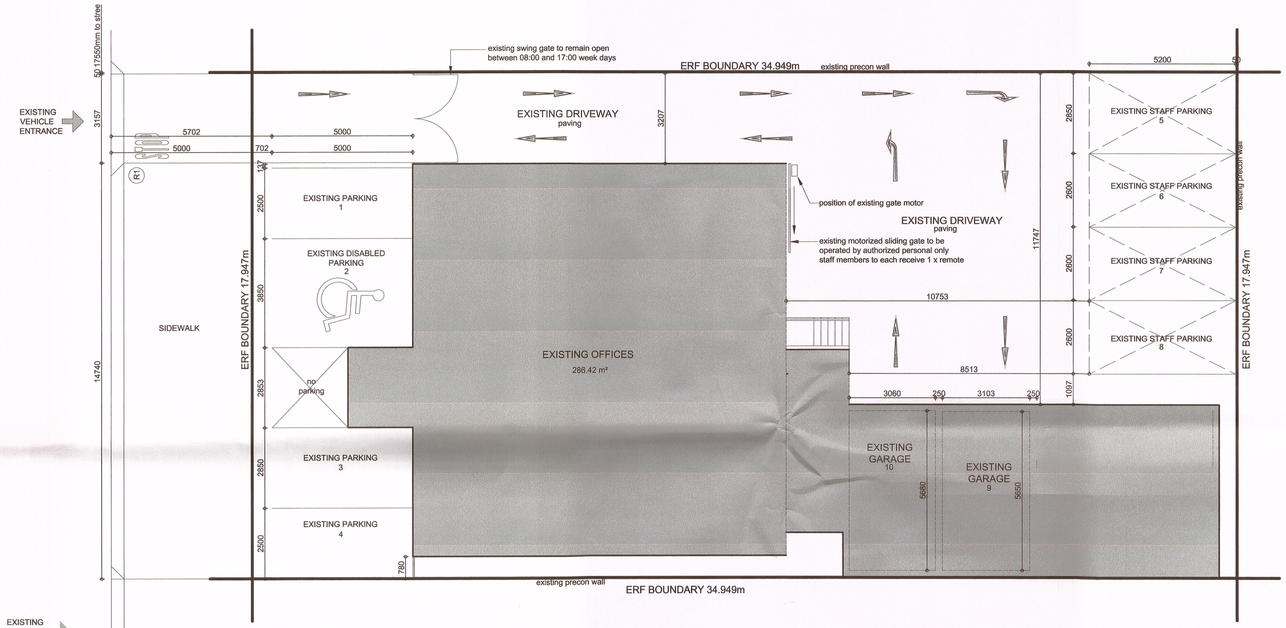

SITE PLAN
SCALE 1:100

GENERAL NOTES

THE SLOPE OF PARKING BAYS WILL NOT EXCEED THE FOLLOWING GRADIENTS:

1. LONGETUDINAL DIRECTION: 3%
2. CROSS-FALL : 5%

THE SLOPE OF ROADS WILL NOT EXCEED 5%. THE LONGETUDINAL SLOPE OF THE ACCESS ROAD OVER THE SIDEWALK AND THE FIRST/LAST 5m OF THE ACCESS ROAD ON THE SITE WILL NOT EXCEED 4%.

PARKING REQUIREMENTS FOR ERF 174

OFFICES: 4/100m²
STORE ROOMS: 1/100m²

GLA = 225m² = 9 parking bays
STORE ROOMS = 91m² = 0.91 parking bays
total required = 9.91 parking bays
total parking bays supplied = 10

MANGAUNG METRO MUNICIPALITY
ECONOMIC DEVELOPMENT AND PLANNING DIRECTORATE
LAND USE CONTROL SUBDIRECTORATE
Recommended for approval
Building Control Officer / Delegate
This application has been approved in terms of Section 20(1)(a) of Act 103 of 1977 subject to the conditions in the attached letter of recommendation.
GENERAL MANAGER: LAND USE CONTROL
DATE 9/12/2008
PLAN NO: 638/2008-20009

NOTES

All dimensions on the drawings must be verified against the existing site conditions before the commencement of any work.

Drawings may not be scaled.

The vertical dimensions of brickwork are based on multiple centre lines of 85mm and the contractor must set out brickwork accordingly.

The contractor is responsible for site inspections by the building inspectors of the local authorities.

Except where otherwise indicated all given levels are unfinished levels.

The copyright of this drawing vests in the architect unless otherwise indicated.

All work must be done according to the South African Bureau of Standard's code of practice SANS 10400-2010.

No.	REVISION	DATE	APPROVED

ROODT ARCHITECTS EST 195

ARCHITECTS EST 1952
ARCHITECTURE, URBAN DESIGN, URBAN PLANNING, INTERIOR DESIGN
ENVIRONMENTAL MANAGEMENT & HERITAGE CONSULTING

7 RAY CHAMPION AVENUE, LILYVALE, BLOEMFONTEIN, 9301
PO BOX 28278, DANKOF, 9310
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info@roodtarchitects.co.za, www.roodtarchitects.co.za

CLIENT
PAN CYPRIOT CC.

PROJECT
RECORD DRAWINGS OF ALL STRUCTURES ON ERF 174, PRES. REITZ STREET 111 WESTDENE, BLOEMFONTEIN

DRAWING
TRANSPORT PLANNING PLAN

DESIGN: N/A	DATE:
DRAWN: KG	DATE: 25/01/2018
APPROVED:	DATE:
SCALE: 1:100	ISSUED: 12/W1/2018
DRAWING STATUS: RECORD DRAWINGS	DRAWING No: 1074_1/W1/07