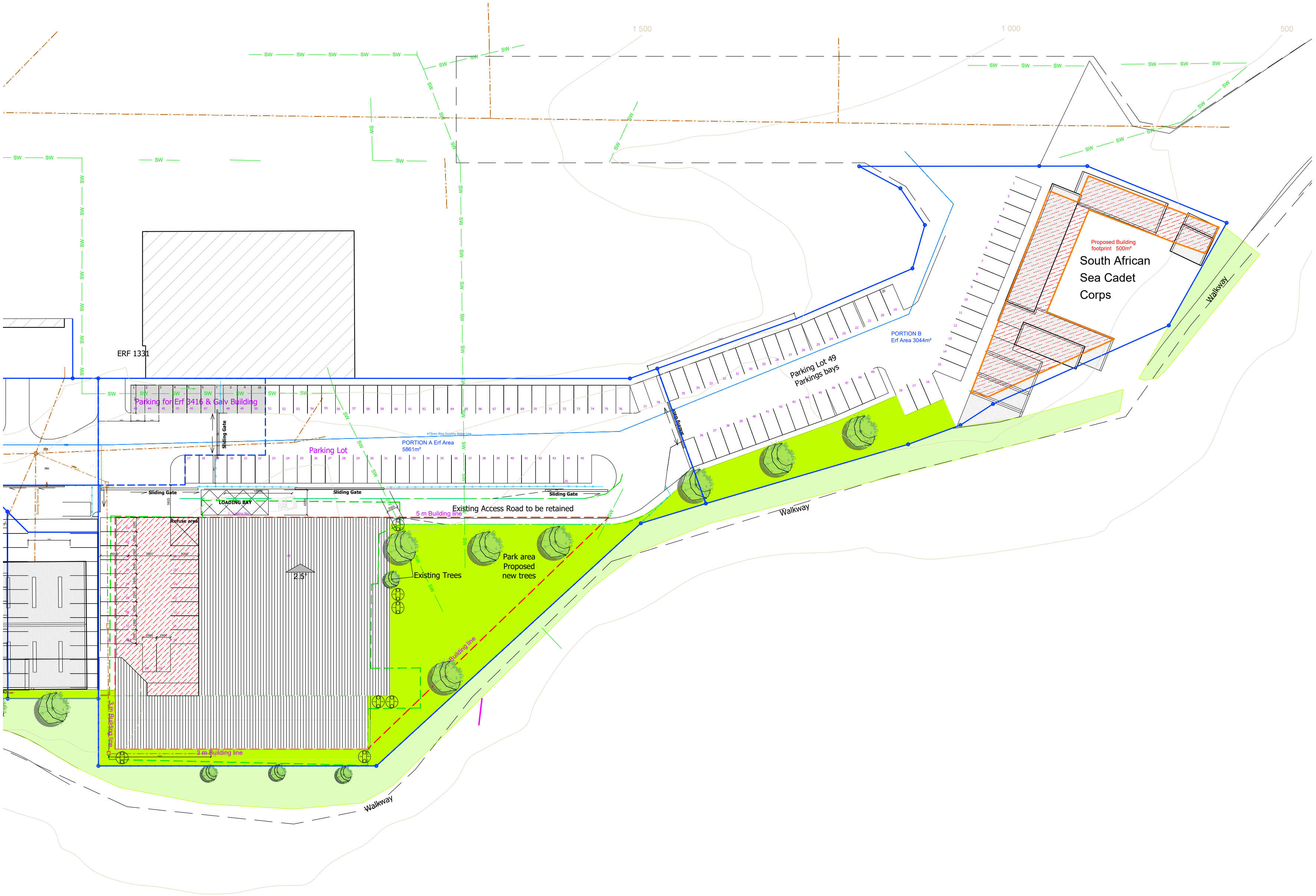


AREA SCHEDULE						
Drivers Testing Area Phase						
Portion			Portion A 6923 m²			Portion B 3044 m²
			Portion A Area	Req Parking Bays	Portion B Area	Req Parking Bays
Ground Floor			1457.6 m²	29.2	Ground Floor	500
Ground Floor Court Yard Future Building			503.4	10.1	First Floor	500
Mezzanine Floor			422.8 m²	8.5	Second Floor Apartm	500
Total			2383.8 m²	47.7	1500	46
Parking Calculations			Portion A			Portion B
Parking Required			48 bays		Required	46 bays
Parking required for Consolidated erf 21523			8 bays			
Roadway parking			58 bays			
Total Parking provided for Portion A Buildings			50 bays			49 bays
Total Provided on Protion A including additional expansion			50 bays			
Loading Bays Require (5000m²-1000m²)			1 Bays			



Planning  Space
Town and Regional Planners

Note:
Do not scale from this drawing. Check all given dimensions and site dimensions and/or levels prior to any pricing, manufacture or construction of any item.
Greater detail drawings take preference.
Please report any discrepancies to the architect.

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PROJECT INFORMATION :

SANS Classification - D2 (Moderate Risk Industrial)
Zoning - Industrial Zone I
Occupancy - 1 person per 15m²
Building Lines - 3 m & 5 m street

REV	DATE	DESCRIPTION	BY
H	18/07/2025	Revised as per Meeting	MG
G	13/06/2025	Revised to align with Town planners Erf diagram	MG
F	17/04/2025	Added Lagoon Green Zone	MG
E	17/04/2025	Updated Storm water servitude	MG
D	16/04/2025	Updated as per Lizemaries recommendations	MG
C	14/04/2025	Updated Proposed Sewer & Water	MG
B	09/04/2025	Updated Proposed Sewer	MG
A	28/02/2025	Revised Erf perimeters as per meeting	MG

IN CASE OF DOUBT OR DISCREPANCIES PLEASE REFER TO ARCHITECT FOR INSTRUCTIONS.
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DRAWING STATUS :

DESIGN

PROJECT :

KINETIC CATAMARANS
Proposed Development on Portions of
ERF 1316 and Erf 1339

DRAWING TITLE :

Site Development Plan
Phase 3 Drivers Testing Ground



DATE : 01/04/2023 SCALE : 1:500 @A1

JOB NO. : 020 DRAWN BY : MG

DWG NO. : 102 REV : H

CAD REFERENCE: P:\020 Kinetic Yacht Factory\Current Docs\Drawings\200 - Working Drawings\020-100 New SDP Yacht Factory.dwg