

GENERAL NOTES

This document is the property of the architects and may not be reproduced, issued or used for any purpose other than the specific purpose for which it was originally intended. All materials and construction methods must comply with the National Building Regulations, SANS 10400 & SANS 0400 including all amendments as well as the by-laws of the applicable Local Authority. All materials must be fixed and finished off in accordance with the specifications of the manufacturer of such materials. All dimensions must be checked on site. Any indistinctness or discrepancies must be pointed out to the architect for rectification or clarification before work is taken into hand. Never scale from this drawing.

NOTES

1. This drawing is the copyright of the architect
2. Do not scale refer only to figure dimensions
3. Any discrepancies to be reported to the architect immediately
4. All dimensions and levels must be checked on site prior to setting out
5. All work to be carried out strictly in accordance with
Municipal Bylaws & SABS SANS 10400
6. All levels are to be confirmed on site prior to construction

AREA AND ZONING SCHEDULE	
AREA OF SITE	400,78m ²
GROUND FLOOR	180,53m ²
GARAGE	44,42m ²
TOTAL INTERNAL*	224,95m²
COVERED ENTRANCE	2,05m ²
PATIO COVERED AREAS	8,39m ²
TOTAL COVERED*	235,39m²
ZONING	RESIDENTIAL
DISTURBED AREA	340m ²
YARD	17m ²
PERMISSIBLE COVERAGE	66%
COVERAGE AREA	235,39m²
ACTUAL COVERAGE	58,73%
PERMISSIBLE HEIGHT	8,0m
ACTUAL HEIGHT	5,85m above NGL

architect's signature _____






Pr Arch 22107

architect's no. _____

pp _____

owner's signature _____

revision		date	description	
REVISION A		20230510	HOA 1	
REVISION B		20230517	HOA 2	

				
concept drawing	information drawing	municipal drawing	construction drawing	as built drawing

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**NEW PROPOSED RESIDENCE FOR
JODAN PROPERTIES (PTY) LTD, ON
ERF 6624, OUTENIKUASBOSCH,
MOSSSEL BAY**

drawing	
GROUND FLOOR PLAN, ROOF PLAN, 3D PERSPECTIVES, SECTIONS	
scale	drawn
AS SHOWN	WB
date	revision
2023.05.17	B
project no.	drawing no.
2312	3101