



- GENERAL NOTES**
- Boundary pegs to be provided for all shops.
 - Contractor must check all levels, dimensions, steps etc. on site, and report all discrepancies to Archiway Architects before work commences.
 - All materials to be SABS or Agrement Board approved.
 - All work to comply with the National Building Regulations (SABS 0400), the applicable SABS codes & building society regulations.
 - No scaling from plans.
 - Attic & courtyards to be fitted with at least 1 x 100 dia. uPVC outlet pipe from catchment fitted with grating & air trap.
 - Boundary wall foundations must not encroach on boundary & are to be plastered & painted both sides.
 - Parapet walls to be at least 300 high & max 500 mm, with brickface in every course.
 - All screen walls to be at least 1.8M high above ground level, unless otherwise specified.
 - Lintels to be supported min. 150 for opening up to 3.0 M & at least 220 mm for opening up to 4.8 M.
 - No leveling or block bonding will be allowed under any circumstances.
 - Stairs to be 750 min. width, treads 250 mm min., rises 200mm max, with 6 mm max. nosing.
 - 1 m high balustrades to all stairs & balconies.
 - No opening larger than 100 mm allowed in balustrades.
 - Min. headroom to be 2.1 M measured from pitchline.
 - Glass balustrades (if shown) to be safety glass.
 - A wall or fence to be erected to prevent access to the pool from adjoining stands & public areas, except through self-closing or locking gates or directly from the interior of any building on the same site.
 - Such wall or fence to be at least 1.2 high above g.l. & any opening shall be less than 100mm dia. & must not be easily climbable by small children.
 - Any roof space between garage & habitable space, or an occupancy where there is a wall between two spaces, where one space has a fire risk, areas the space shall be divided by wall with a fire rating as per part T of SANS 10400.
 - Any door that is to serve as a fire door, shall comply with part T SANS 10400.
 - Provide a chemical temporary toilet before inspection of foundation excavations in an inconspicuous position. Keep it in a hygienic & odorless state.
 - Ceiling level to be at least 2.4 M in habitable rooms or to comply with C3 of the NBR.

DEVELOPMENT CONTROLS
REMAINDER OF ERF 364 WRIGHT PARK

ZONING -	BUSINESS 2
HEIGHT -	INCLUDING BUILDERS YARD AND TAXI FACILITY
SITE AREA -	2 STOREYS
FAR ALLOWED -	GLA NOT TO EXCEED
	0,36 10 004,4m2
FAR USED -	0,28 8 021,54 m2
BUILDING LINES	
ALONG PRINCE GEORGE RD -	10 M BUILDING LINE
ALONG PILANESBURG ROAD -	8 M BUILDING LINE
ALONG PW 17 -	20 M BUILDING LINE
OTHER BOUNDARY -	5 M BUILDING LINE
TOTAL BUILD AREA - GBA	8 630 m2
COVERAGE USED -	9 936 m2 - 35,75%
COVERAGE ALLOWED -	10 004,4 m2 - 36%
PARKING REQUIRED -	4,5 BAYS PER 100 m2
	360 BAYS
PARKING PROVIDED -	376 BAYS
TOTAL BAYS PROVIDED	376 PARKING BAYS



Rev	Date	Description	Sign

CLIENT ARCHITECT ENGINEER

ISSUED DATE:
24/06/21
FOR INFORMATION

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PROJECT:
WRIGHT CROSSING SHOPPING CENTRE

ADDRESS:
RE OF ERF 364 WRIGHT PARK

CLIENT:
REBAMORATIWA

SHEET NAME:
LETTING PLAN

DRAWING NO.	JOB NUMBER	DRAWN BY:	CHECKED BY:	SCALE @ A1:	REVISION
A 101	20-004	Author	Checker	1:350	29

LETTING PLAN
WRIGHT PARK PROPOSAL 25-08-2023
RE OF ERF 364 WRIGHT PARK
SCALE 1 IN 350