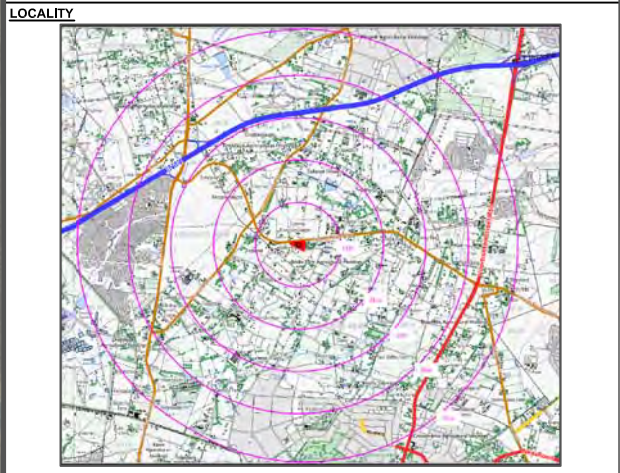


PROPOSED TOWNSHIP
Sadle Brook Ext 1
 Situated on Portion 243 of the farm Knopjeslaagte 385 JR, approximately 4,4 ha in extent, under the jurisdiction of the City of Johannesburg, an authorised local authority in terms of the provisions of the Town Planning and Townships Ordinance 15 of 1986.



NOTATION: PERI-URBAN AREAS TOWN PLANNING SCHEME 1975

Zoning	Notation	No. Of Erven	Density	Area in m ²	Average size in m ²	% Of Township
Special (Erf 1)		1	-	6074	6074.0	14%
Special (Erf 2)		1	-	24326	24326.0	55%
Streets		0	-	14083	14083	32%
Total		2	-	44483		100%

APPROVAL:

- All erf sizes are approximate pending final survey.
- All building lines are 5m along any boundary with a public street, and 2m along any boundary with a private road. All other building lines will be 2m except where the local authority approve its relaxation. Building lines for properties adjoining Summit Road will be 16m.
- All development will be subject to a further geo-technical assessment as required by the NHBRC where applicable.
- The minimum street frontage of any erf will be 5m.
- The proposed township boundary is indicated as follows on the layout plan.
- All erf numbers are temporary, and subject to final numbering by the office of the Gauteng Surveyor General.

SCALE: 1: 2000 (A 3 Paper) **PLAN NO: 211719(1)**

Town Planner:
 T.H Strydom Candidate Planner

Town Planner:
 J.A van Tonder
 Pr Pln A 1019/1998 Date: 2009-06-06



PLAN MEDEWERKERS
PLAN ASSOCIATES

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GEOLOGICAL
 This is to certify that the township layout on this plan is in accordance with the provisions and recommendations as set out in the engineering geological report
 Geologist Scientist (Pr Sci Nat) 400055/91 L.T Kruger

Date: 16 January 2014
 Zone P (perched water table, Fill/Rubble) - C2-S2: Modified normal construction

CONTOURS:
 Interval: 0.5 m
 Date AHSL: Sea level
 Surveyed By: O.R Raal:
 Contours conform to the standards laid down in the Regulations in terms of Section 138 of Ordinance 15/1986, dated 10 June 1987 (Administrators Notice 858)

FLOOD LINE:
 With reference to Section 144 of the National Water Act (Act no. 36 of 1998) it is hereby certified that the proposed development, as indicated on this drawing, is not affected by flood lines representing the maximum flood level likely to be reached by flood water in the event of a flood with a recurrence interval of 100 years.

Pr Eng _____ Prof. Reg Number _____ Date _____