Extract of Plan
No.2915/WD24
dated 21/01/14
SCALE 1:3000 (A3)

87 (of 1)
of Ockerts Kraal No. 1336

CLY/REM

Claveshay

ETHEMARITZBURG

NATIONAL ROAD N3

FUTURE BRIDGE OVER N3

GENERAL BUSINESS (3)
78750m2
FAR 0,5

INSTITUTIONAL
COMM.FAC.
3073m2

PRIV.O/S
5278m2

PRIV.O/S
16710m2
(Conserv / Park)
(Private Ownership)

PRIV.O/S
11786m2

GENERAL BUSINESS (3)
65620m2
FAR 0,5
existing structures

PRIVATE OPEN SPACE
(Conserv / Park)
(Private Ownership)
883
35670m2

INSTITUTIONA
(HOSPITAL)
27466m2
FAR 0,5

OFFICE ZONE (3)
(MEDICAL SUITES)
33050m2
FAR 0,35

ACTIVE PUBLIC OPEN SPACE
(Sports)
3426m2

(Conserv / Park)
35475m2
(Private Ownership)

existing dam
WETLAND

26Rem

Fauna - H

PASSIVE PUBLIC OS

(Cleland Rd extension)

MORGAN RD

JOWETT CRES

SKODA PL

TRTS RD

ROAD M

Erf 53

Erf 51

Erf 103

75/74/PTN

S.E.A DEVELOPMENT EXCLUSION LINE

100yr FLOODLINE

30m BUFFER

WETLAND

5m SECURITY SERV.

10m Access Serv.

12m ROAD

10m RD

3m PrOS (Park)

existing 2m wide sewer pipeline TO BE RE-ROUTED

20m BUILDING LINE

30m ARTERIAL ROAD RESERVE

Y 55200
X 3281100