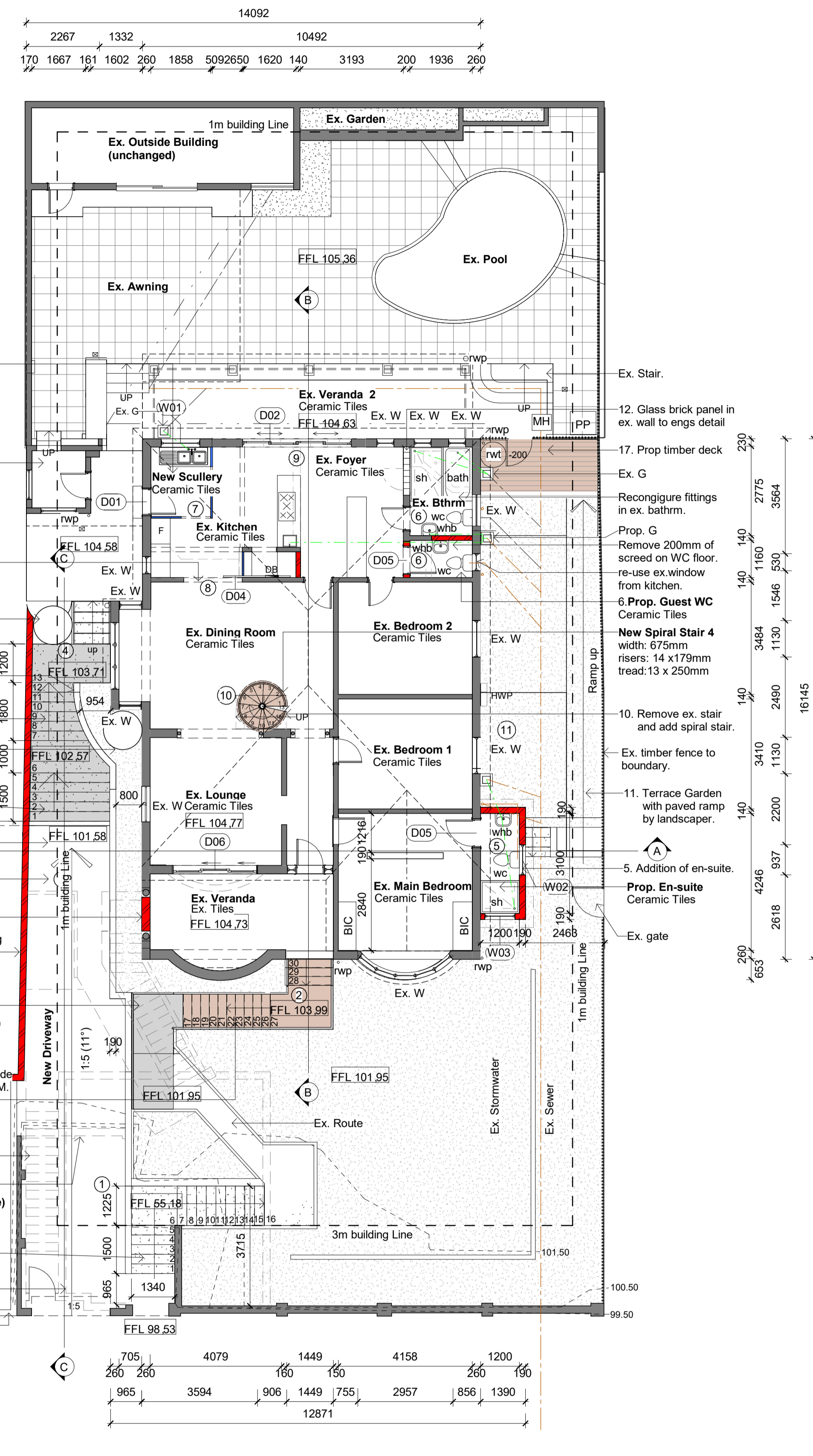


**1 Site Plan**  
1 : 100



**2 Ground Storey**  
1 : 100

TOWN PLANNING INFO	
Zoning:	Special Residential 400
FAR:	N/A
Coverage:	50%
Building Line:	3m
Min Rear and Side Space:	1m
Max Height:	2 storeys
D'MOSS:	No

SCHEDULE OF AREAS	
Site Area	:686,00 m <sup>2</sup>
<b>Floor Area Ratio</b>	
Permissible F.A.R (N/A)	: 686,00m <sup>2</sup>
New F.A.R (Prop. En-suite)	: 3,72m <sup>2</sup>
F.A.R in hand	: 392,88m <sup>2</sup>
Ex. Main Dwelling	: 200,80m <sup>2</sup>
Ex. Outbuilding and Awning	: 85,40m <sup>2</sup>
Ex Laundry	: 3,20m <sup>2</sup>
<b>Total Proposed Additional Area</b>	<b>: 293,12m<sup>2</sup></b>

<b>Coverage</b>	
Permissible Coverage 50%	: 343,00m <sup>2</sup>
Coverage in hand	: 399,43m <sup>2</sup>
Ex. Coverage	: 280,04m <sup>2</sup>
Prop additional Coverage (Prop. En-suite)	: 6,53m <sup>2</sup>
<b>Total Proposed Coverage</b>	<b>: 286,57m<sup>2</sup></b>

PLUMBING KEY	
CL:	Cover level
I.E:	inspection eye
IL:	Invert level
MH:	man hole
SW:	storm water
RWDP:	rain water down pipe
SVP:	soil vent pipe
SH:	shower
whb:	wash hand basin
WC:	water closet (toilet pan)
VV:	Vent Valve

**STORMWATER**  
Stormwater runoff to existing Garden

**OCCUPANCY : H4**

- DEVIATIONS**
- Omit entrance stair from gate and retain ex. stair
  - Redesign stair to house from South West elevation to South East Elevation.
  - Extend driveway for 15m at 1:5
  - Add staircase on South West Elevation with to comply with SANS part M.
  - Addition of en-suite.
  - Prop. Bathroom and WC
  - Add scullery to kitchen with lightweight sliding screens.
  - Open wall add sliding door in Dining room
  - Add sliding door in Kitchen.
  - Remove stair and add spiral stair.
  - Terrace garden with paved ramp by landscaper.
  - Glass brick panel in ex. wall to engs detail.
  - Brick up to 1350 high, plaster and paint to match existing.
  - New garden retaining wall to engs. detail and planting terrace.
  - Demolish ex. wall and add new wall to allow for spiral stair.
  - Omit double garage and replace with new driveway.
  - Prop timber deck to specialist.
  - New retaining wall on boundary to engs. detail.
  - New brick columns to support en-suite slab over to engs. detail.

COLOUR KEY	
	New Brickwork
	Existing Walls
	Proposed En-suite
	Plaster and Paint
	New Concrete
	New Steel
	New Timber
	New Drywall
	Waste water
	Sewer
	Stormwater
	Ex. Sewer
	Ex. Stormwater

**Lead architects**

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Tel: (031) 205 1410  
Email: amanda@leadarchitects.co.za or info@leadarchitects.co.za

Project  
**Deviation to approved plans 278/08/18 to dwelling at ERF 5502 Durban, 58 Edmonds Road, Glenwood, Durban**

Owners  
**Mr Thomas Butterworth**

Street Address  
**58 Edmonds Road, Glenwood, Durban**

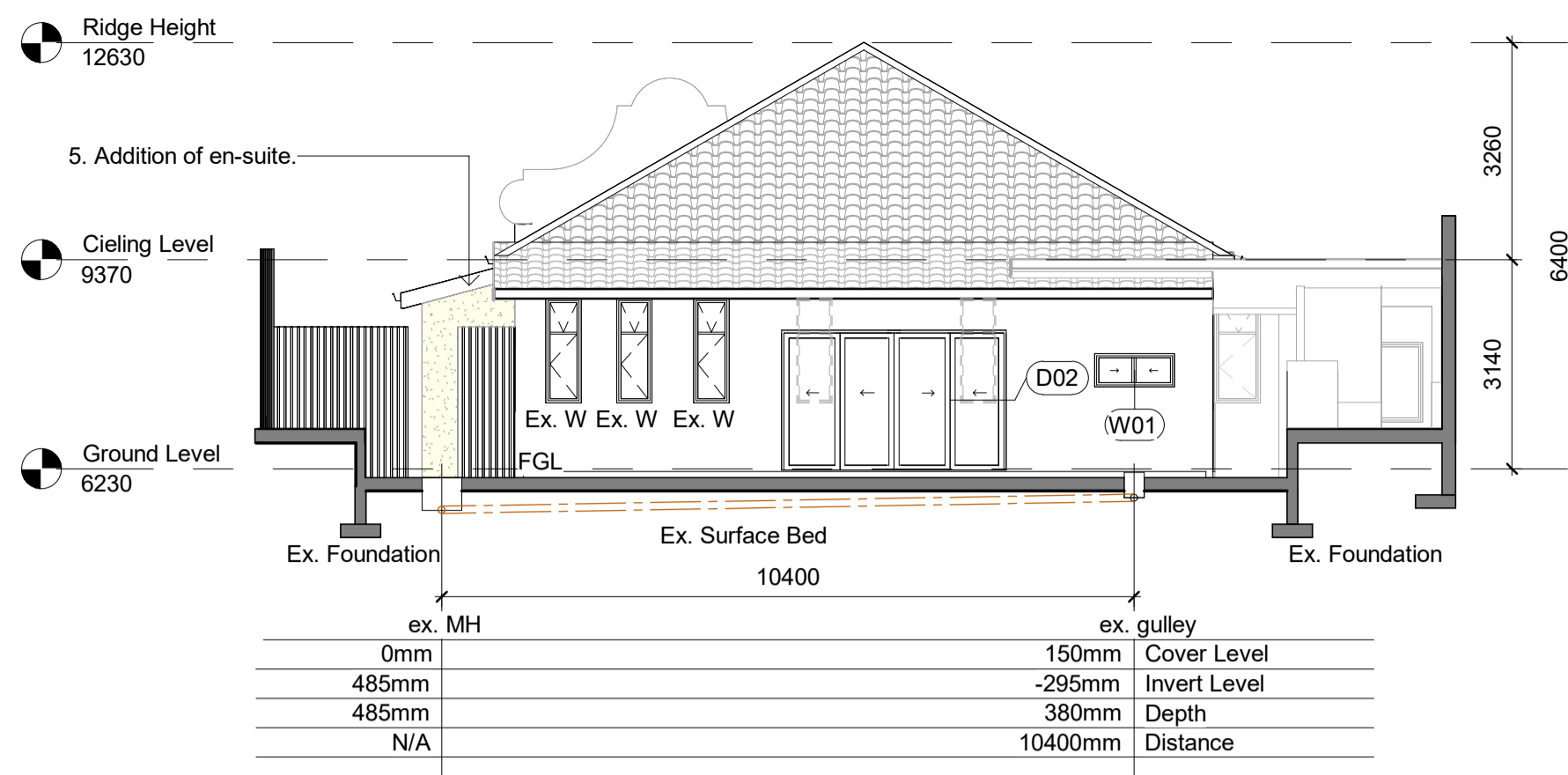
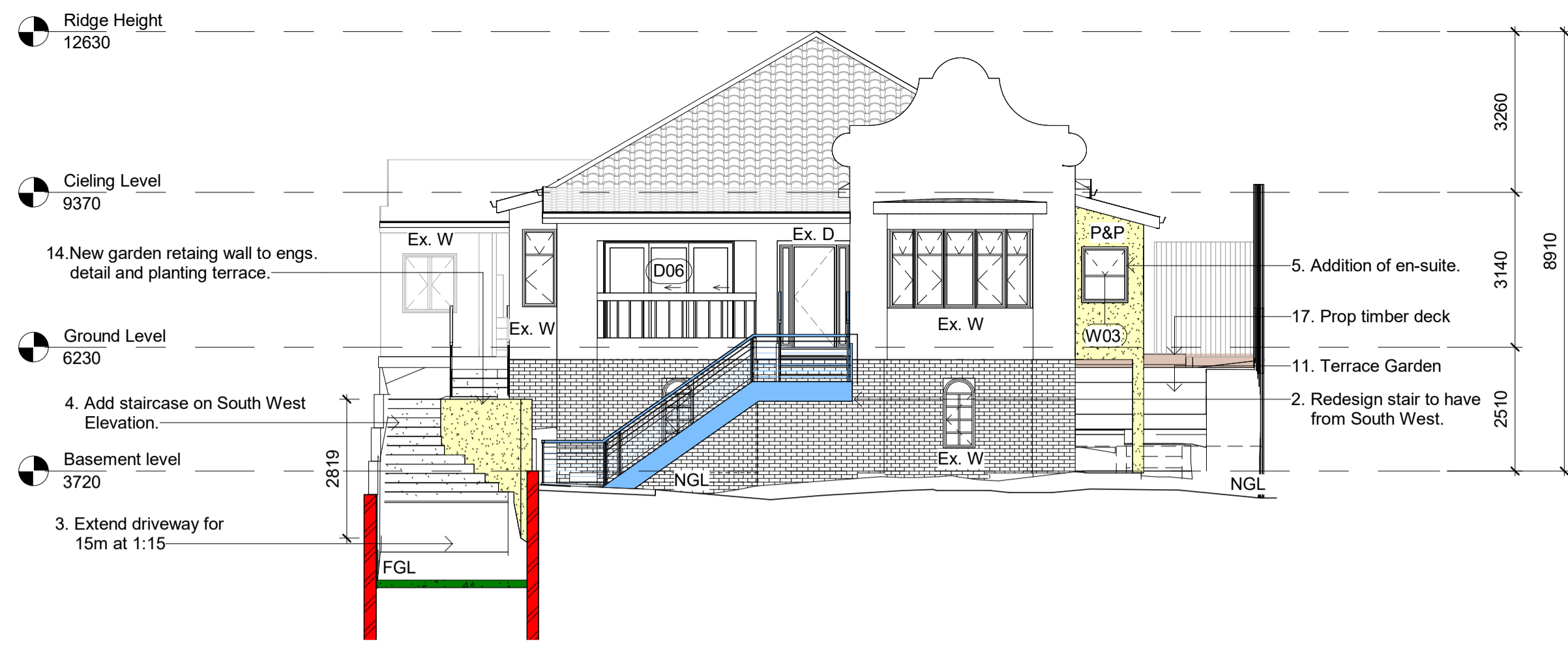
Cadastral Description  
**ERF 5502 of Durban**

Names & Signatures  
Architect & Applicant: Amanda Lead  
Client: Thomas Butterworth

Drawing Title  
**Site Plan, Floor Plan, Basement Plan**

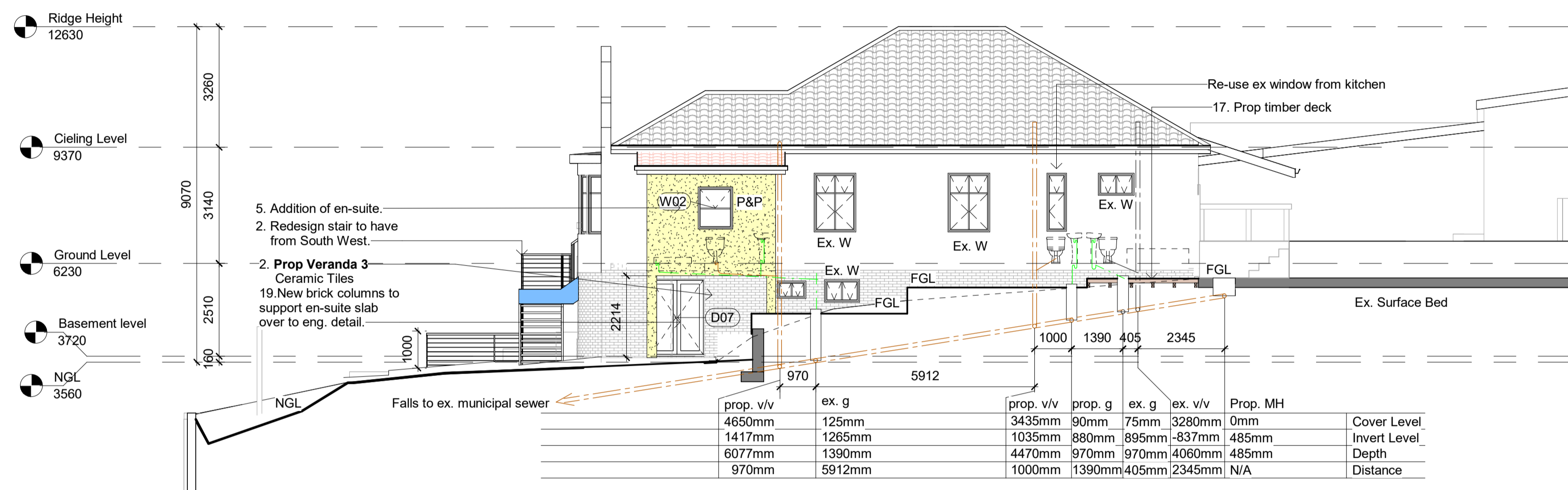
**SUBMISSION**

Project Number : 2308  
Date : 2023/07/14 15:00:24  
Drawn : S Thusi  
Checked : A Lead  
Scale : 1 : 100  
Dwg no. : **2308\_4.1\_01**

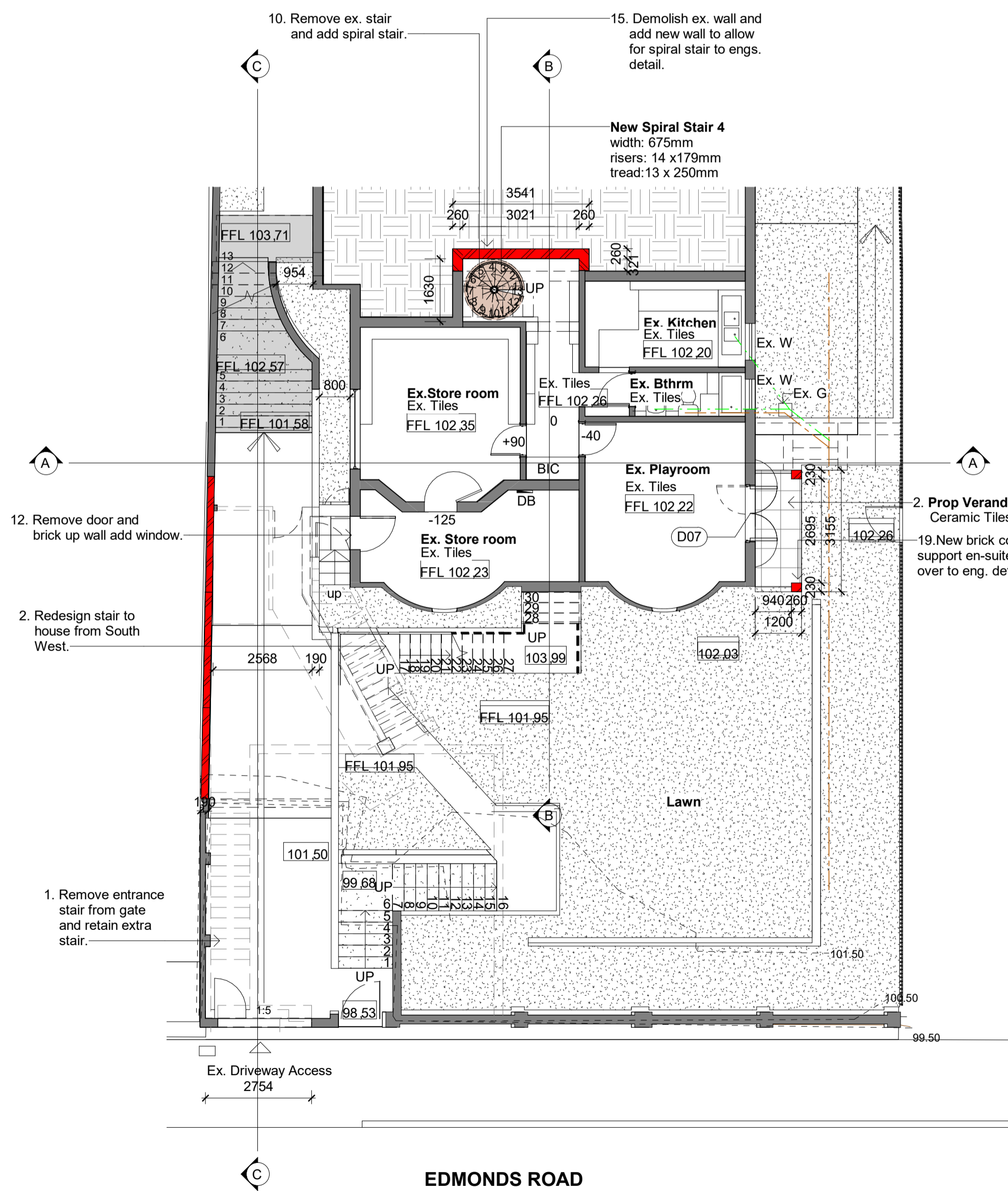


**3 North West Elevation**  
1 : 100

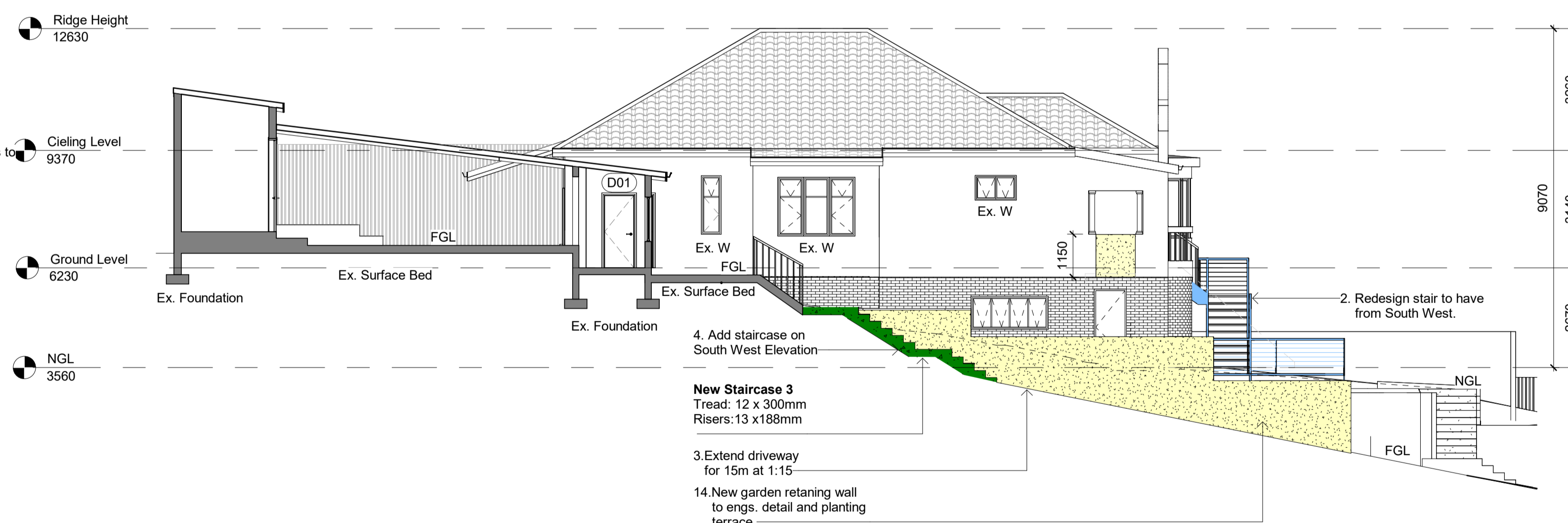
**2 South East Elevation**  
1 : 100



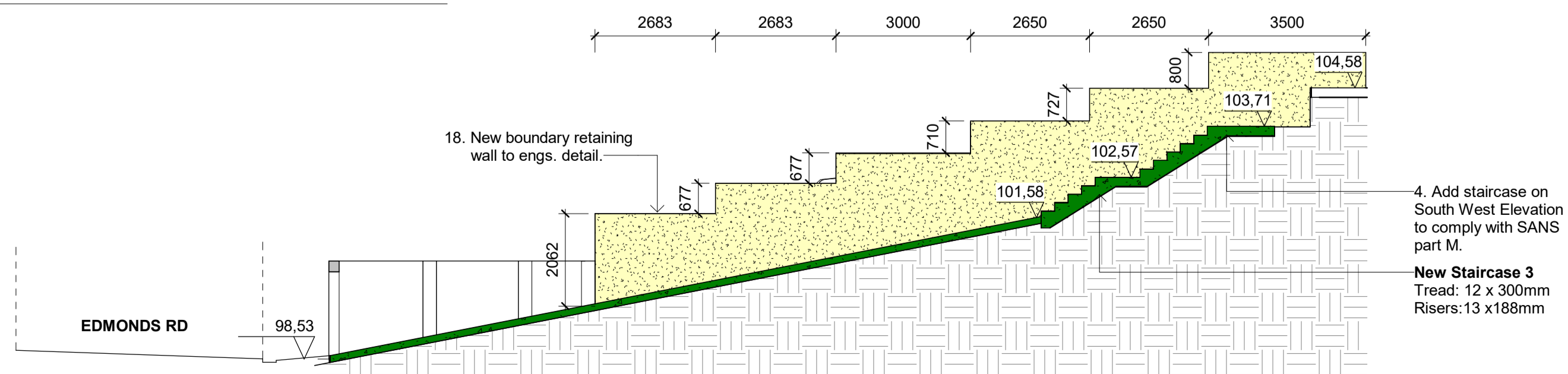
**1 North East Elevation**  
1 : 100



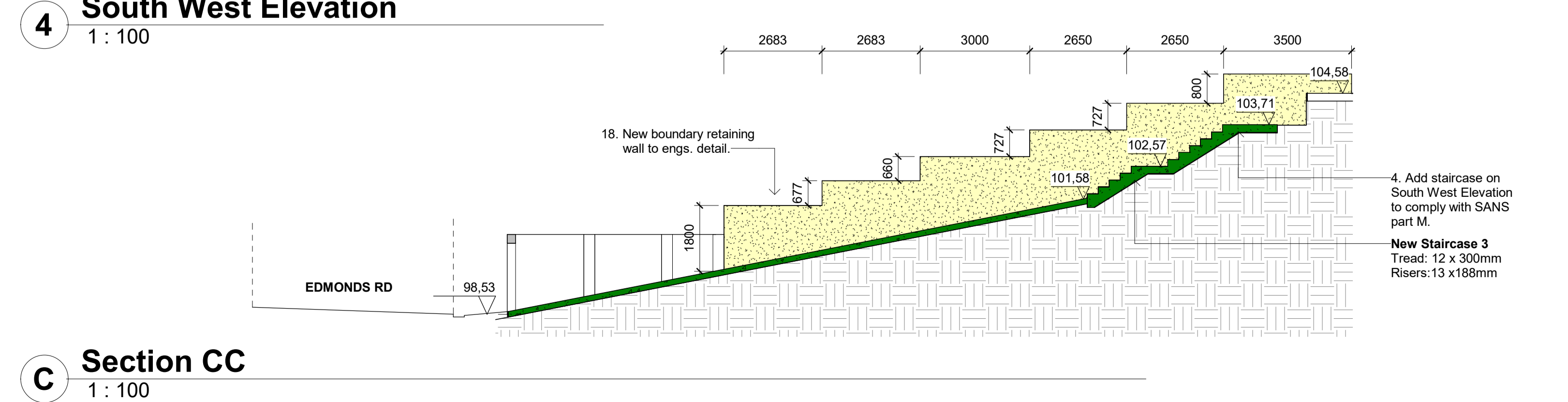
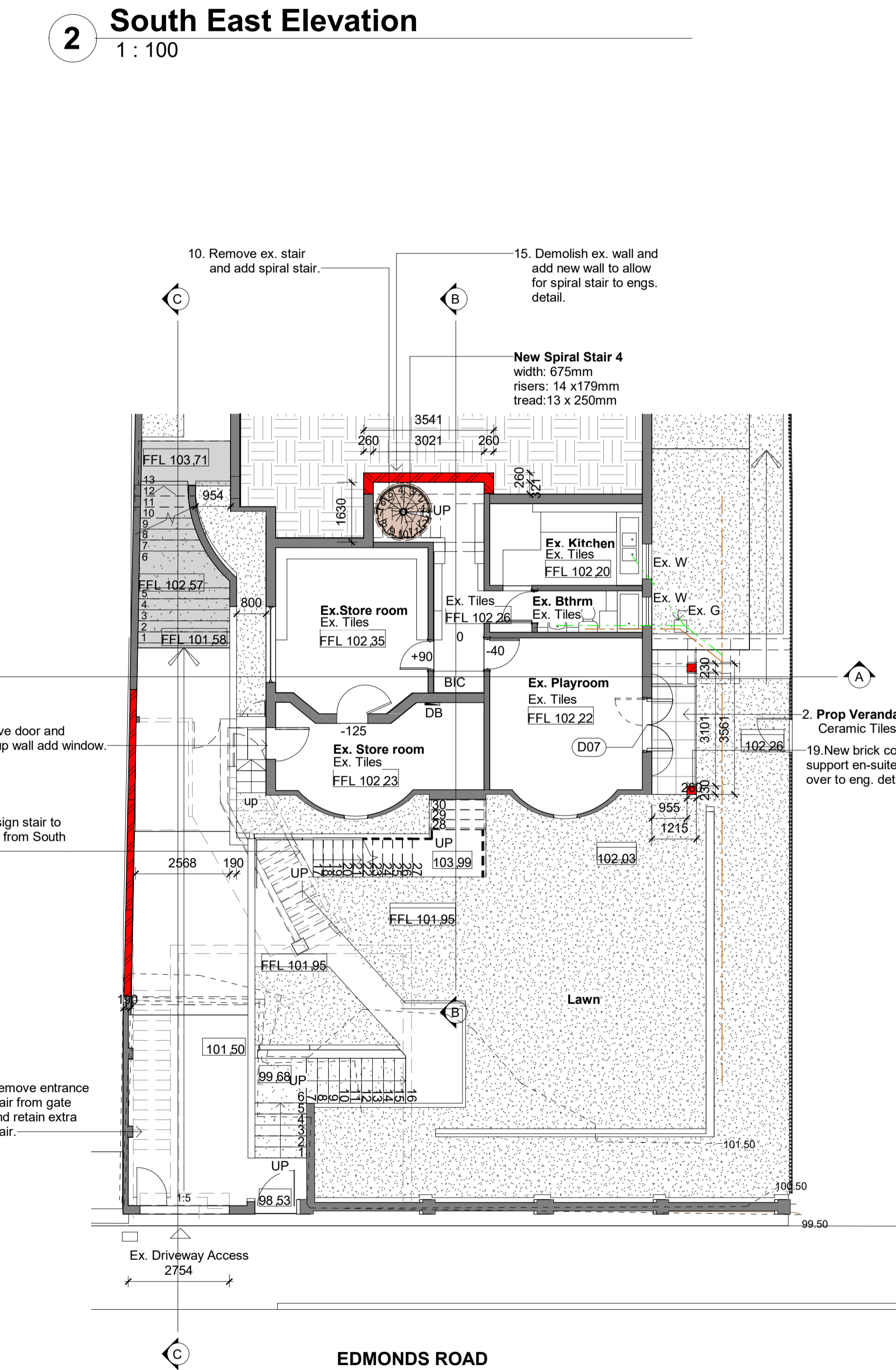
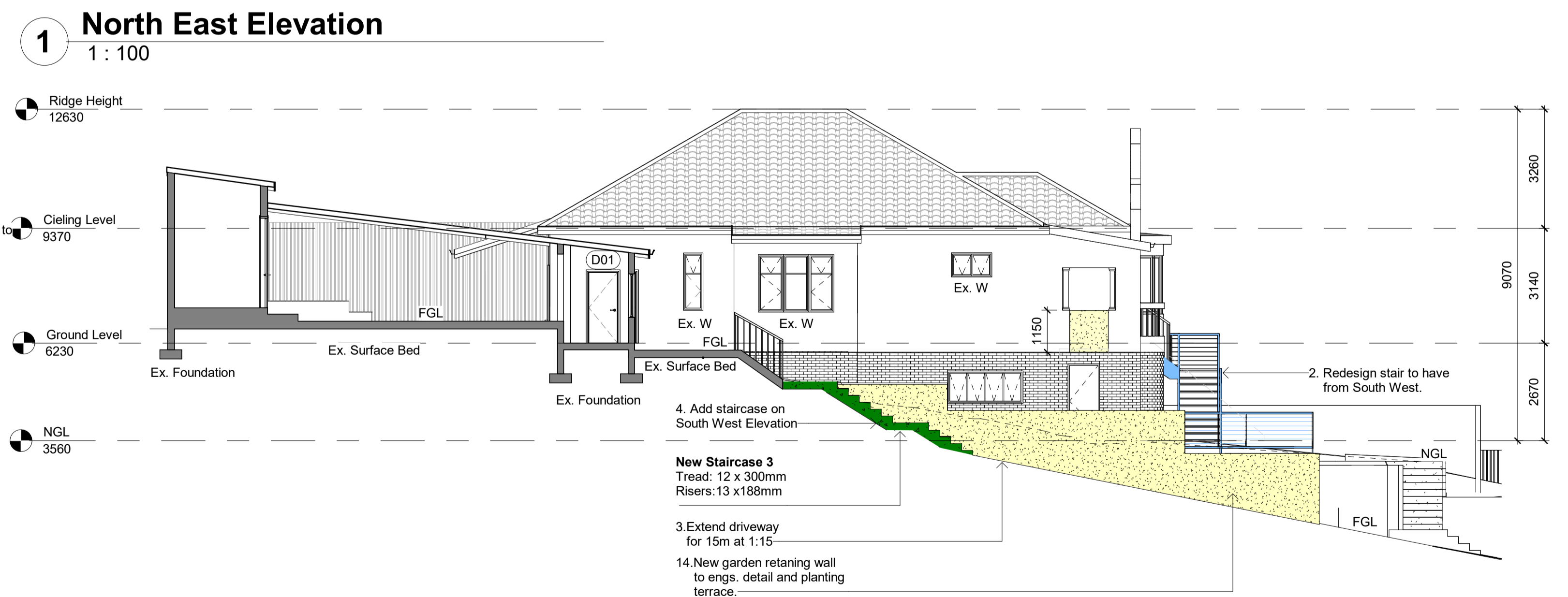
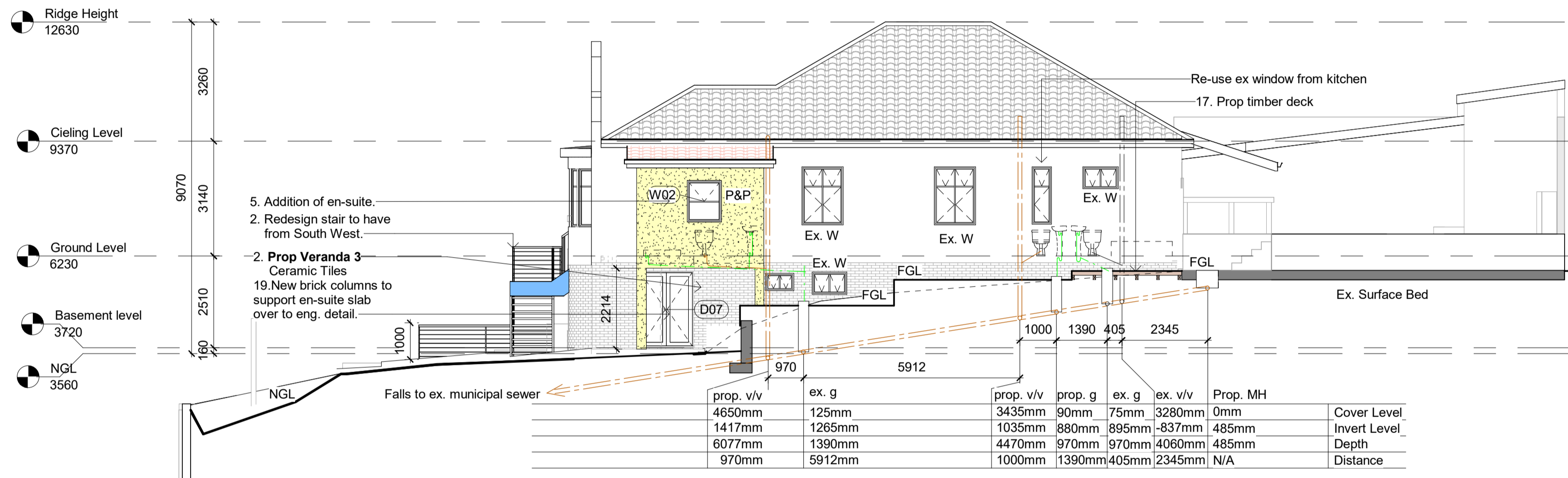
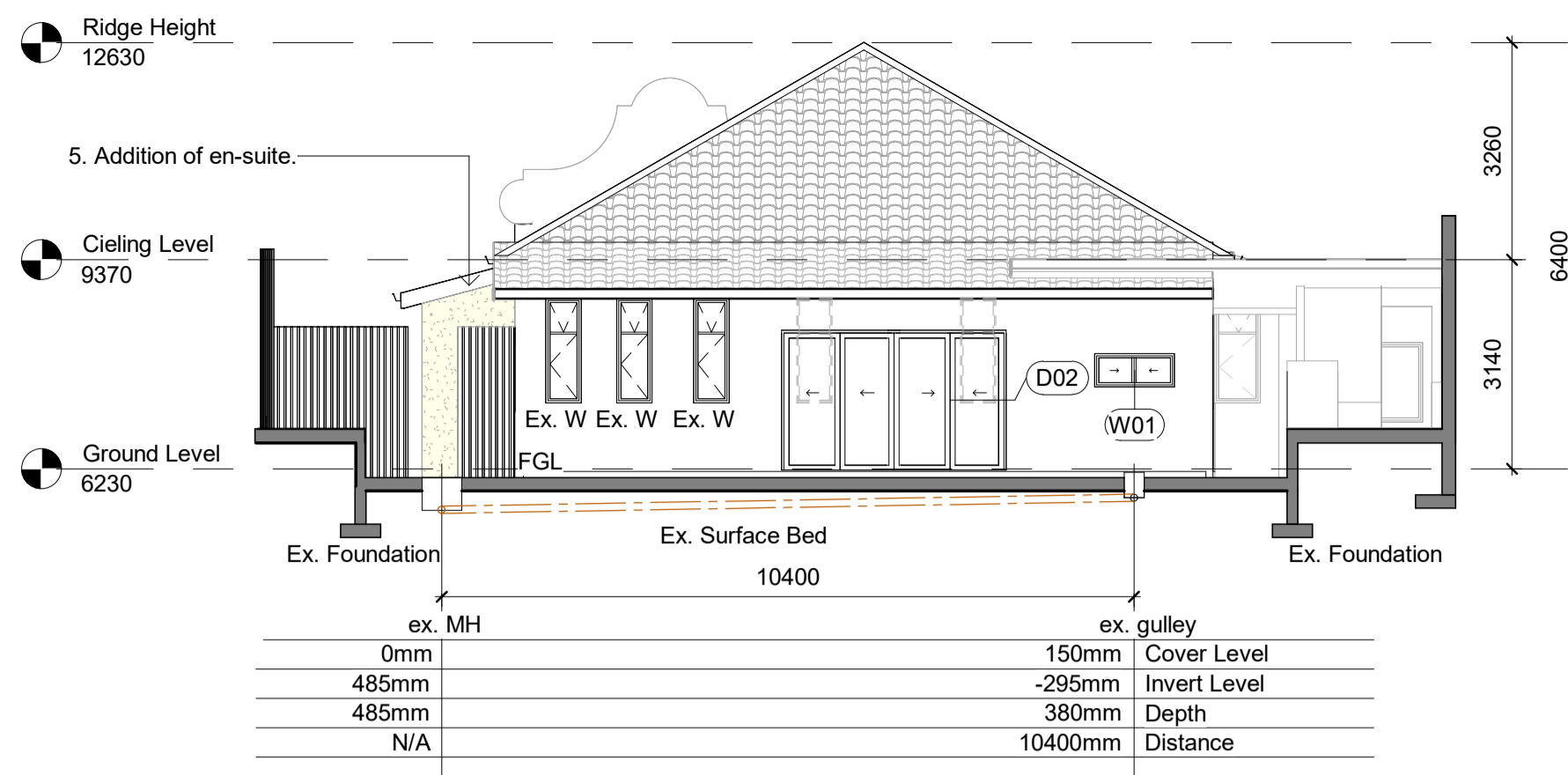
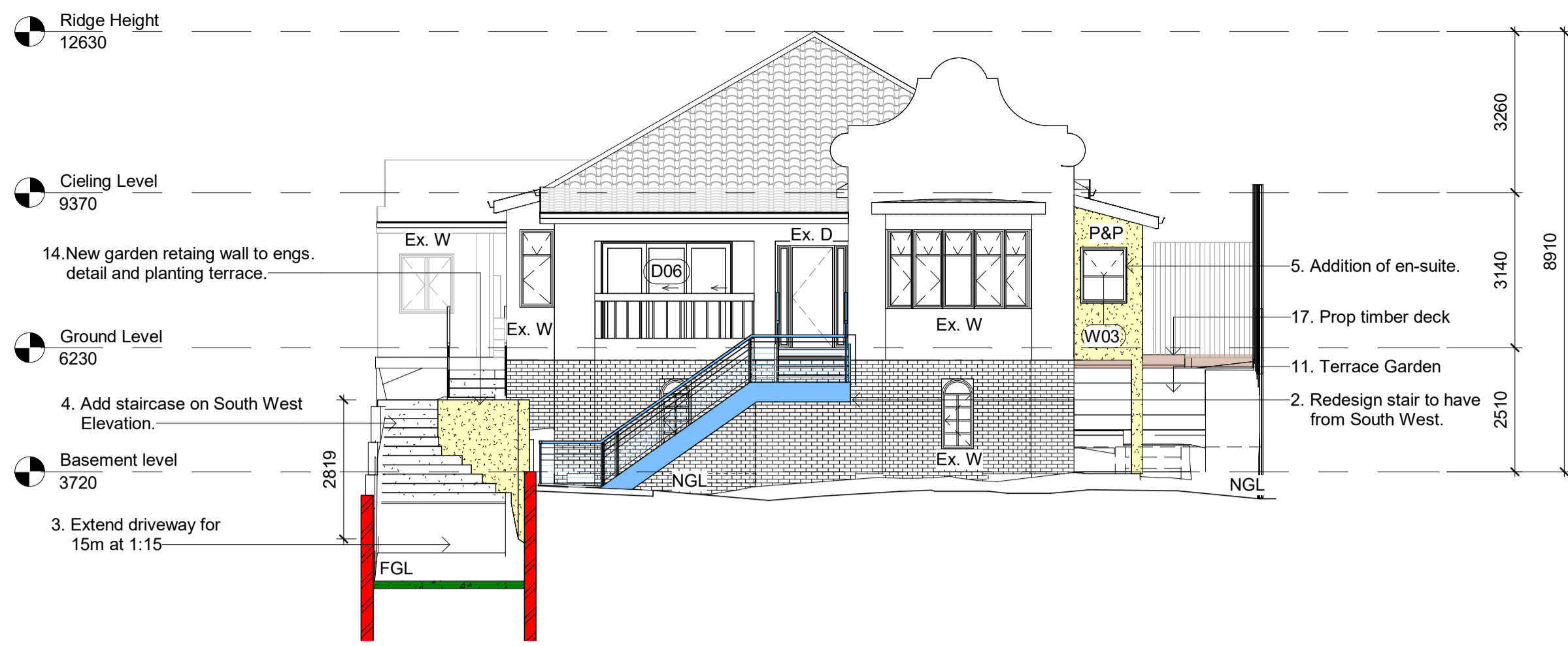
**5 Basement Storey**  
1 : 100



**4 South West Elevation**  
1 : 100



**C Section CC**  
1 : 100



**Lead architects**

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Owners  
**Mr Thomas Butterworth**

Street Address  
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Cadastral Description  
ERF 5502 of Durban

Names & Signatures  
Architect & Applicant  
*A Lead* Amanda Lead  
Client  
*T Butterworth* Thomas Butterworth

Drawing Title  
**Elevations**

**SUBMISSION**

Project Number : 2308  
Date : 2023/07/14 15:19:35  
Drawn : S Thusi  
Checked : A Lead  
Scale : 1 : 100  
Dwg no. : **2308\_4.1\_02**