

PROPOSED TOWNSHIP ESTABLISHMENT ON PORTION 11 OF THE FARM TWEEFONTEIN 915 L.S. - LIMPOPO

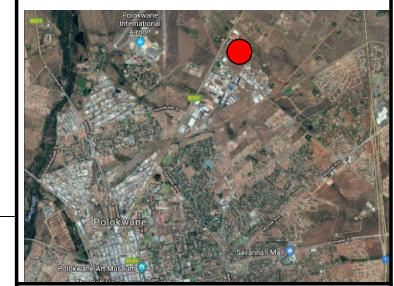
Figure ABCD represents the outside figure of the proposed township

DEVELOPERS:
Uitspan Rylaan Eiendoms Trust

LAND-USE TABLE

Erf numbers	Zonings	No of erven	Area (ha)
1 - 148	Industrial 2	148	21.8418
149	Special Overight Accommodation	1	2.4996
150, 151	Public Open Space	2	0.9607
	Public Street		5.2479
	Total	151	30.89

Locality



NOTES:

Streets are 25m wide or as indicated

CONTOUR PLAN
REMAINDER OF PORTION 16 OF TWEEFONTEIN 915-LS
SCALE 1 : 1000 @ A0
DATUM: MEAN SEA LEVEL
SYSTEM : WGS84/29

SURVEYED AND COMPILED BY:
P. BORNMAN
LIMPOPO LAND SURVEYING
pieter@limpopolandsurveying.co.za
082 325 5430

Scale: 1: 2000 Date: 27/10/2022 PLAN NO: PL/11/1

Planning concept
Town & Regional Planners
Box 15014
Polokwane
0699
6 A Schoeman Street, Polokwane, 0699



The existing "Airport Africa Lodge" overnight accommodation facility will be incorporated into the layout plan and this site will be zoned "Special for Overnight accommodation, conference, restaurant, bar and entertainment and recreation facilities and student accommodation" subject to specific conditions.
➢ FAR - 0.3
➢ Coverage = 30%
➢ Height restriction = 2 storeys
➢ Parking requirements = 1 parking bay per bedroom suite and 3 parking bays per 100m² g.l.a. for the no-residential uses

