

ANTICIPATED DEVELOPMENT SCHEDULE (UNIT/DWELLING)

- PHASE 1 (RESIDENTIAL 1): 18 MONTHS, 1-57
- PHASE 2 (RESIDENTIAL 1): 18 MONTHS, 58-150



Project Title:
**EZAKHENI C
HOUSING PROJECT**
LAYOUT PLAN

LAND USE EZAKHENI

ZONING	LAND USE DESCRIPTION	PRIMARY USE	No. OF RESIDENTIAL OPPORTUNITIES	No. OF SITES	AREA (ha)	%
RESIDENTIAL 1	SINGLE RESIDENTIAL DWELLING HOUSE	DWELLING HOUSE	57	57	1.94	19.16
RESIDENTIAL 2	SINGLE RESIDENTIAL DWELLING HOUSE	DWELLING HOUSE	93	93	2.92	29.52
BUSINESS	BUSINESS	BUSINESS	-	3	0.45	4.55
COMMUNITY FACILITY	CHURCH/HALL	CHURCH/HALL	-	1	0.29	2.93
PUBLIC OPEN SPACE	-	-	-	1	0.13	1.31
STREET	-	-	-	-	2.01	20.32
TOTAL	-	-	150	156	9.89	100

- NOTE: WETLAND
- 32m RADIUS WETLAND BUFFER ZONE

- NOTE:
- 1) Cadastral boundaries:
 - 2) Outside figure (Erf 365) : A , B , C , D , E , F , G , H , A
 - 3) Outside figure (Erf 661) : I , J , K , L , M , N , O , P , I
 - 4) All internal roads are 12,0m and 12,5m wide unless otherwise indicated.
 - 5) Minimum Erf size: 300m²
 - 6) The contour survey is in accordance with the standard laid down in Reg (1)(a) of Town Planning & Township Ordinance, 1986
 - 7) All dimensions and areas are approximate and subject to final survey.

INDEMNITY
MAJOR DEVELOPMENT CONSULTANTS MAKE NO WARRANTY OF ANY KIND, EXPRESSED OR IMPLIED, WITH REGARD TO THE DATA AND SHALL NOT BE HELD LIABLE IN ANY EVENT FOR ANY INCIDENTAL OR CONSEQUENTIAL DAMAGES IN CONNECTION WITH OR ARISING OUT OF THE USE OF THIS DATA.

COPYRIGHT
DESIGN AND LAYOUT PLANS REMAINS THE INTELLECTUAL PROPERTY OF MANLORI DEVELOPMENT CONSULTANTS, AND SHALL ONLY BE USED WITH THE WRITTEN APPROVAL OF MANLORI DEVELOPMENT CONSULTANTS.

FLOODLINE NOTE

IT IS HEREBY CERTIFIED IN TERMS OF ARTICLE 144 OF THE NATIONAL WATER ACT (ACT No. 36 OF 1998) THAT THE TOWNSHIP SHOWN ON THIS PLAN IS NOT AFFECTED BY FLOODLINES REPRESENTING THE MAXIMUM LEVEL LIKELY TO BE REACHED BY FLOODWATERS IN A DEFINED WATER COURSE ON AVERAGE ONCE IN EVERY 50/100 YEARS

EZAK/01/2017/_01 0

