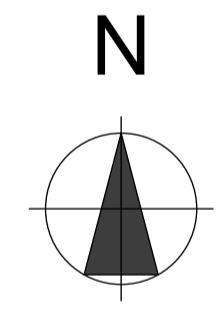




**SITE DEVELOPMENT PLAN**  
SCALE: 1:500



**SCHEDULE OF RIGHTS:**

**LAND AREA:** 1,8387HA  
**USAGE:** RES 2  
**DENSITY:** 132 UNITS

**COVERAGE:**  
**ALLOWABLE:** 20% / 3678 sqm  
**ACTUAL:** 14% / 2596 sqm  
**ADDITIONAL FOR CARPORTS:** 3300sqm

**FSR:**  
**ALLOWBLE:** 0,38 / 6987 sqm  
**ACTUAL:** 0,35 / 6600 sqm

**HEIGHT:**  
**3 X STOREYS**

**PARKING:**  
**REQUIRED:** 2 BAYS PER UNIT / 264 BAYS  
**1 BAY PER 3 UNITS FOR GUESTS / 44 BAYS**  
**TOTAL REQUIRED:** 308 BAYS  
**TOTAL PROVIDED:** 308 BAYS

**GREEN AREA SCHEDULE:**  
**FIG. A,B,C,D,E,F,G,H,J,K,L,M,A REPRESENTS**  
**2557 sqm / 19 sqm/unit LANDSCAPED PARK AREA**  
**+ 528 sqm / 4 sqm/unit DEDICATED PLAY AREA**

**OTHER GREEN AREAS:** 3996 SQM  
**TOTAL GREEN AREA:** 7059 sqm / 53 sqm/unit

THE CONTRACTOR MUST REPORT TO THE ARCHITECT ANY CONTRADICTIONARY INFORMATION BEFORE ANY WORK COMMENCES CHECK ALL DIMENSIONS ON SITE DO NOT SCALE - USE DIMENSIONS SHOWN IT IS ASSUMED THAT ALL CONTRACT DOCUMENTS ARE IN THE POSSESSION OF THE CONTRACTOR ALSO REFER TO GENERAL SPECIFICATION

**DRAINAGE NOTE:**  
WHB 40  
BATH 40  
SHOWER 50  
SINK 40  
WASHING MASHINE 40  
WC 110  
SEWER PIPES 110 & 150 PVC FALL MIN. 1:80 MAX 1:10 TO MUN. SEWER ALL CE'S TO GROUND LEVEL VENT VALVES TO ALL WORK TO KENYAN BUILDING REGULATIONS

**GLASS NOTE**  
0-0.75 SQ M = 3mm THICK  
0.75-1.5 SQ M = 4mm THICK  
1.5- SQ M = 6mm THICK  
MARKED SAFETY GLASS  
AT ALL SLIDING DOORS

VARIATIONS		
NO.	DATE	DESCRIPTION
1.		
2.		
3.		
4.		



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PROJECT TITLE: **PROPOSED NEW RESIDENTIAL DEVELOPMENT for CHANTEL X 35**  
PROJECT REF: .....

DESCRIPTION: **SITE DEVELOPMENT PLAN**  
BESKRYWING: .....

PROJECT No: PROJEN N:	CAD STORE No: CAD STOOER N:	SCALE: SKAAL:
DOCUMENTATION DOUMENTASIE	CHECKED NAGESSEN	DRAWING No: TEKENING N:
DATE ISSUED DATUM UITGEBREK	DRAWINGS IN SET TEKENINGE IN SET	<b>103</b>