



Rem No. 1537

ZONING REGULATIONS: 18m (Proposed Building Height 9.4m)

Building Lines:	30m from Bona River
Parking:	1 gross parking space for every 25 sqm of gross leasable area.
Parking Provision:	285
Existing Vehicle:	3
Disabled:	3
Total:	288

BUILDING CLASSIFICATION: (RANS 18400 - Part A)
Occupancy: A1 - Entertainment and Public Assembly
CONSENT USE: by Wine Tasting / Sales / Casino Art Tourism and Administration Office with a footprint of +/- 2800sqm.

REFER TO STRUCTURAL ENGINEERS DRAWINGS AND SPECIFICATIONS

REFER TO CIVIL ENGINEERS DRAWINGS AND LEVELS - ALL LEVELS TO BE CONFIRMED BY CIVIL ENGINEERS PRIOR TO ANY WORK BEING DONE

REFER TO FIRE AND MECHANICAL ENGINEERS DRAWINGS AND SPECIFICATIONS PRIOR TO PROCUREMENT

GROSS LEASABLE AREA

Proposed Buildings:	Ground Level:
Building 1	527.00 sqm
Building 2	140.00 sqm
Building 3	501.00 sqm
Building 4	501.00 sqm
Total	2069.00 sqm

Final Level:

Building 1	501.00 sqm
Building 2	501.00 sqm
Building 3	501.00 sqm
Building 4	501.00 sqm
Total	2004.00 sqm

Total G.L.A: 4073.00 sqm

PERMITS DATA

Basement Floor Level:	71.340
Ground Floor Level:	82.280
First Floor Level:	86.180

Site Area:	5.37 Ha
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Existing Buildings:

Building 01	246.00 sqm
Total	246.00 sqm

Proposed Buildings:

Building 02	554.00 sqm
Building 03	501.00 sqm
Building 04	501.00 sqm
Total	2056.00 sqm

Ground Level:

Open Floor	2000.00 sqm
Total	2056.00 sqm

Final Level:

Open Floor	2462.00 sqm
Total	2462.00 sqm

Basement Level:

Basement	414.00 sqm
Total	414.00 sqm

Grand Total for Proposed Buildings: 2056.00 sqm

Grand Total for Existing Buildings: 246.00 sqm

Grand Total: 2302.00 sqm

BP/20/1161



dlrk bester b arch
arnold dreyer b arch
www.drb-arch.com

17 Vanderstapel Street
Midrand
B: 082 873 8816
P: 072 891 5861
info@drb-arch.com
drb-arch.com

BUILDING DEVELOPMENT MANAGEMENT

APPROVED

IN TERMS OF SECTION 7(1)(e) OF THE NATIONAL BUILDING REGULATIONS AND BUILDING STANDARDS ACT, NO 103 OF 1977

22/12/2021

21/1/2021

No. 538

No. 537/6

No. 537/18

Servitude Road wide dgm no 6706/2007 D/S K491/2008

Annandale Divisional Road No. 1050

Site Development Plan

Scale 1:500

Property description
The Remainder of Farm Annandale No 537, Stellenbosch

Project description
New Proposed Building for ROOT 44

Sheet description
SDP Plan

Scale
as indicated

Drawn by
CWD

Architect Signature
Dlrk Beester

Client Signature

Project number
19-02

Sheet number
19-02-00

Project status
Application



REFER TO CIVIL ENGINEERS DRAWINGS
AND LEVELS - ALL LEVELS TO BE
CONTINUED BY CIVIL ENGINEER PRIOR TO
ANY WORK BEING DONE

REFER TO FIRE AND MECHANICAL
ENGINEERS DRAWINGS AND
SPECIFICATIONS PRIOR TO PROCUREMENT

ENVIRONMENTAL DATA

End Area: 8.37 Ha

Ground Levels

BP/20/1161

Stellenboach
b: 062 572 9816
d: 072 591 9881
dwdbaster@gmail.com
arnold.arch07@gmail.com

New Proposed Building for ROOT 44

Basement Storey Plan

Drawn by

Client Signature

Project number	Sheet number	Project status
19-02	19-02-02	Application

Basement Storey Plan
1 : 200

1:200



REFER TO CIVIL ENGINEERS DRAWINGS
AND LEVELS - ALL LEVELS TO BE
CONFIRMED BY CIVIL ENGINEER PRIOR TO
ANY WORK BEING DONE

**PREFER TO FIRE AND MECHANICAL
ENGINEERS DRAWINGS AND
SPECIFICATIONS PRIOR TO PROCUREMENT**

[illegible]

LEGEND	
Wire testing & Sales	
Cutlery	
Art craft tourism	
Abilities	
Services	

17 Vandermat Street
Mossburn
Stellenbosch
b: 052 372 9616
d: 072 391 3661
dwadeb@bigmail.com
arnold_arch@bigmail.com

New Proposed Building for ROOT 44

as indicated

Drawn by *muchu*

Architect Stenbure

Client Signature

Project number 19-02	Sheet number 19-02-04	Project status Application
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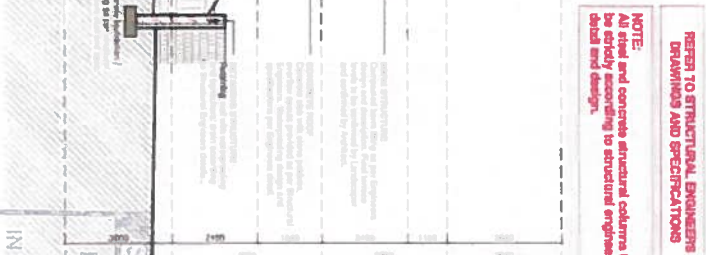
First Storey Plan

NOTE:
All steel and concrete structural columns
be strictly according to structural engineer
detail and design.

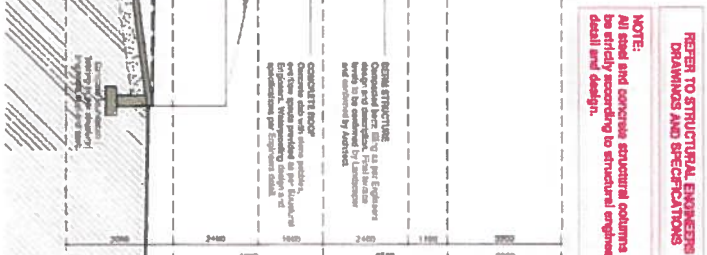
APPROVED

BUILDING DEVELOPMENT MANAGEMENT

IN TERMS OF SECTION 7(1)(a) OF THE NATIONAL BUILDING REGULATIONS AND BUILDING STANDARDS ACT, NO 103 OF 1977



Property description	The Reminder of Farm Annandale No 537, Stellenbosch
Project description	New Proposed Building for ROOT 44
Sheet description	
Scale	as indicated
Drawn by	OWW
Architect Signature	Dirk Bastar
Client Signature	



BP/20/1161

1 : 100



DATE 2/11/2002



d: 072 291 3861
dwbestar@gmail.com
arnold.arnold@gmail.com

Reminder of Farm Annex
Stellenbosch

New Proposed Building for ROOT 44

Sections C & D

as indicated

men by
CVDW

Signature

Project number	Sheet Number	Project status
-02	19-02-06	Application

1:100



NOTE:
All steel and concrete structural columns to be strictly according to structural engineers detail and design.

