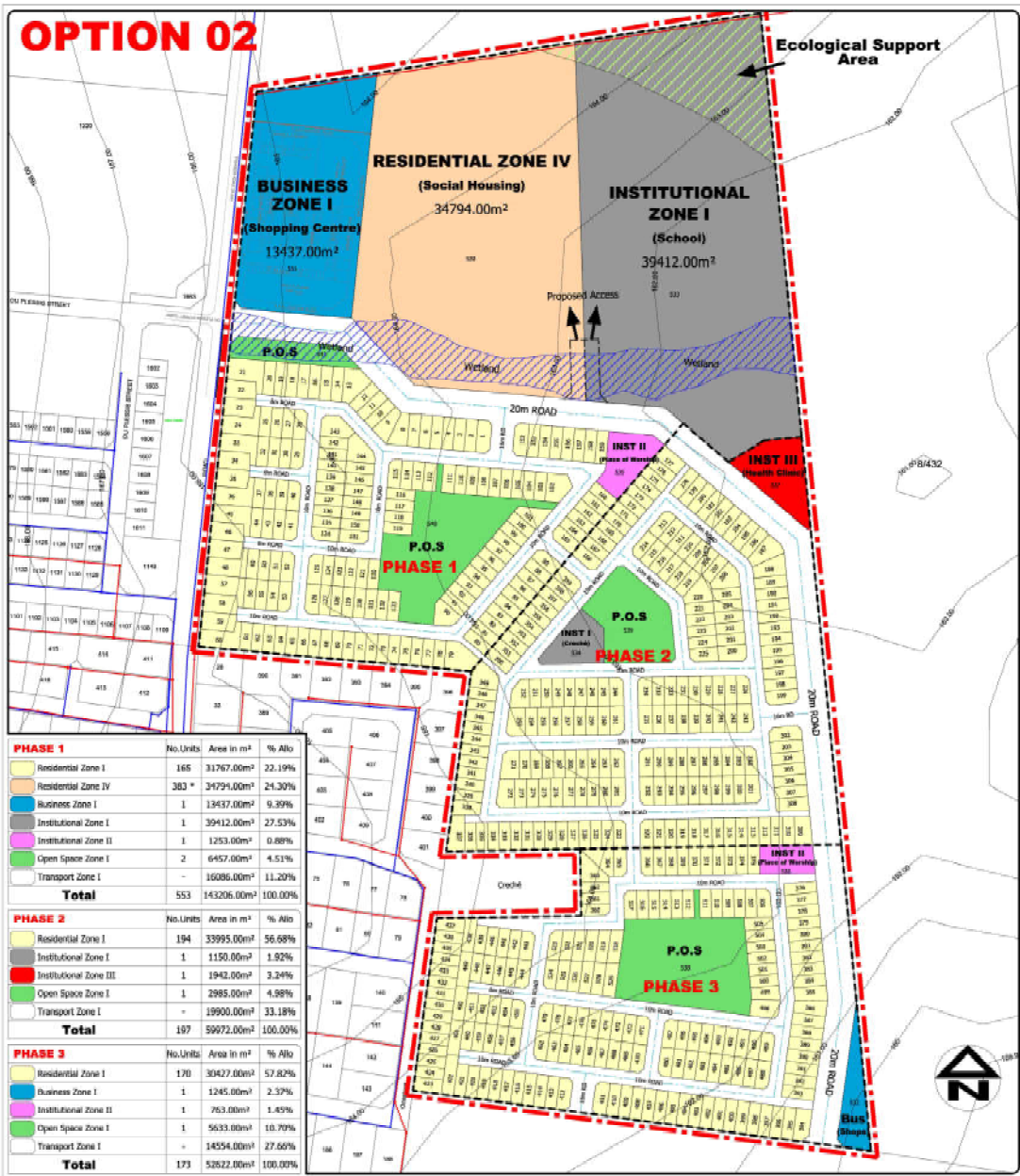


OPTION 02



Phase	Zoning	No. Units	Area in m ²	% Allo
PHASE 1	Residential Zone I	165	31767.00m ²	22.19%
	Residential Zone IV	383 *	34794.00m ²	24.30%
	Business Zone I	1	13437.00m ²	9.39%
	Institutional Zone I	1	39412.00m ²	27.53%
	Institutional Zone II	1	1253.00m ²	0.88%
PHASE 2	Residential Zone I	194	33995.00m ²	56.68%
	Institutional Zone I	1	1150.00m ²	1.92%
	Institutional Zone III	1	1942.00m ²	3.24%
	Open Space Zone I	1	2985.00m ²	4.98%
	Transport Zone I	1	19900.00m ²	33.18%
PHASE 3	Residential Zone I	170	30427.00m ²	57.82%
	Business Zone I	1	1245.00m ²	2.37%
	Institutional Zone II	1	763.00m ²	1.45%
	Open Space Zone I	1	5633.00m ²	10.70%
	Transport Zone I	1	14554.00m ²	27.66%
Total		553	143206.00m²	100.00%

Legend / Key Notes				
Zoning	Land Use	Portion No.	No. of Units	Area in m ²
Residential Zone I	Dwelling Houses	1 - 529	529	95189.00m ²
Residential Zone IV	Flats	530	383 *	34794.00m ²
Business Zone I	Shops, Shopping Centre	531 & 532	2	14682.00m ²
Institutional Zone I	School & Creche	533 & 534	2	40562.00m ²
Institutional Zone II	Place of Worship	535 & 536	2	2016.00m ²
Institutional Zone III	Health Clinic	537	1	1942.00m ²
Open Space Zone I	Public Parks	538 - 541	4	15075.00m ²
Transport Zone I	Roads	-	-	50543.00m ²
TOTALS			923	255800.00m²

Proposed Subdivision & Rezoning of Portion 9 of the Farm Kranshoek No. 432, Knysna Road

STATUS HOMES PROPERTY DEVELOPERS (PTY) LTD

Legend / Key Notes

- Phasing Boundary

NOTES:

* Social Housing (Rental) is calculated @ 110 Units/ha.

Other

Total Area in Ha: 25.58 Ha
 Total Residential Zone I Area in Ha: 9.43 Ha
 Total Residential Zone I & Residential Zone II Area in Ha: 13.10 Ha
 Average erf Size Residential Zone I: 182.00 m²
 Gross Residential Density Residential Zone I: 23.94 Units/ha
 Gross Residential Density Residential Zone I & Residential Zone II: 35.65 Units/ha

METROPLAN
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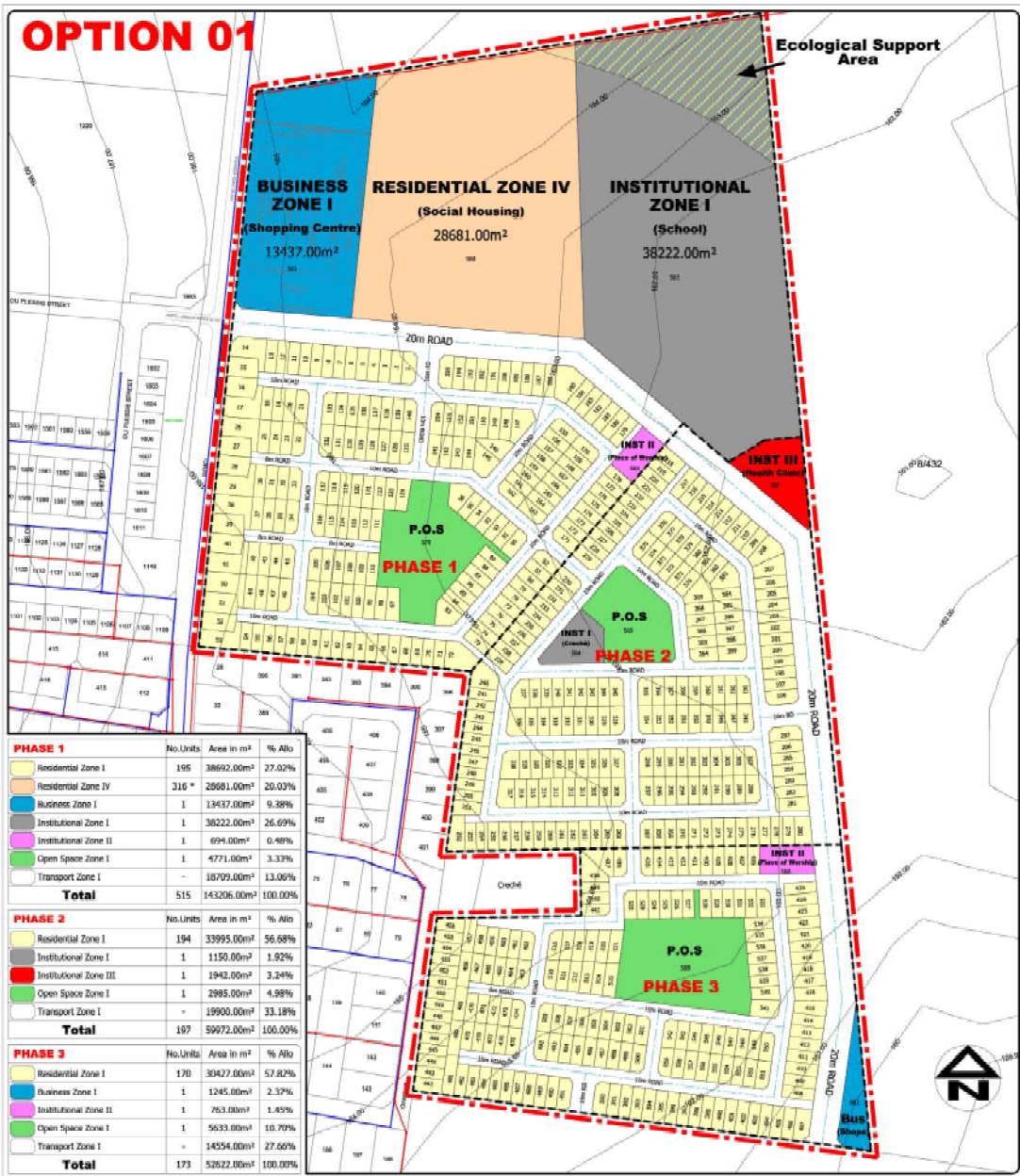
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OPTION 01



Phase	Zoning	No. Units	Area in m ²	% Allo
PHASE 1	Residential Zone I	195	38692.00m ²	27.02%
	Residential Zone IV	316 *	28681.00m ²	20.03%
	Business Zone I	1	13437.00m ²	9.38%
	Institutional Zone I	1	38222.00m ²	26.69%
	Institutional Zone II	1	694.00m ²	0.48%
PHASE 2	Residential Zone I	194	33995.00m ²	56.68%
	Institutional Zone I	1	1150.00m ²	1.92%
	Institutional Zone III	1	1942.00m ²	3.24%
	Open Space Zone I	1	2985.00m ²	4.98%
	Transport Zone I	1	19900.00m ²	33.18%
PHASE 3	Residential Zone I	170	30427.00m ²	57.82%
	Business Zone I	1	1245.00m ²	2.37%
	Institutional Zone II	1	763.00m ²	1.45%
	Open Space Zone I	1	5633.00m ²	10.70%
	Transport Zone I	1	14554.00m ²	27.66%
Total		515	143206.00m²	100.00%

Legend / Key Notes				
Zoning	Land Use	Portion No.	No. of Units	Area in m ² % Allo
Residential Zone I	Dwelling Houses	1 - 559	559	103114.00m ² 40.31%
Residential Zone IV	Flats	560	316 *	28681.00m ² 11.21%
Business Zone I	Shops, Shopping Centre	561 & 562	2	14682.00m ² 5.74%
Institutional Zone I	School & Crèche	563 & 564	2	39372.00m ² 15.39%
Institutional Zone II	Place of Worship	565 & 566	2	1457.00m ² 0.57%
Institutional Zone III	Health Clinic	567	1	1942.00m ² 0.76%
Open Space Zone I	Public Parks	568 - 570	3	13309.00m ² 5.23%
Transport Zone I	Roads	-	-	53163.00m ² 20.78%
TOTALS			885	255800.00m² 100.00%

Proposed Subdivision & Rezoning of Portion 9 of the Farm Kranshoek No. 432, Knysna Road

STATUS HOMES PROPERTY DEVELOPERS (PTY) LTD

Phasing Boundary

NOTES:
* Social Housing (Rental) is calculated @ 110 Units/ha.

Other
Total Area in Ha: 25.58 Ha
Total Residential Zone I Area in Ha: 10.31 Ha
Total Residential Zone I & Residential Zone II Area in Ha: 13.18 Ha
Average erf Size Residential Zone I: 184.00 m²
Gross Residential Density Residential Zone I: 25.30 Units/ha
Gross Residential Density Residential Zone I & Residential Zone II: 54.21 Units/ha

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date: 31/08/18
scale: 1 : 2 500 on A3
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designed by: L.A. DE MURTE
date: 31/08/18
revision: 12

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