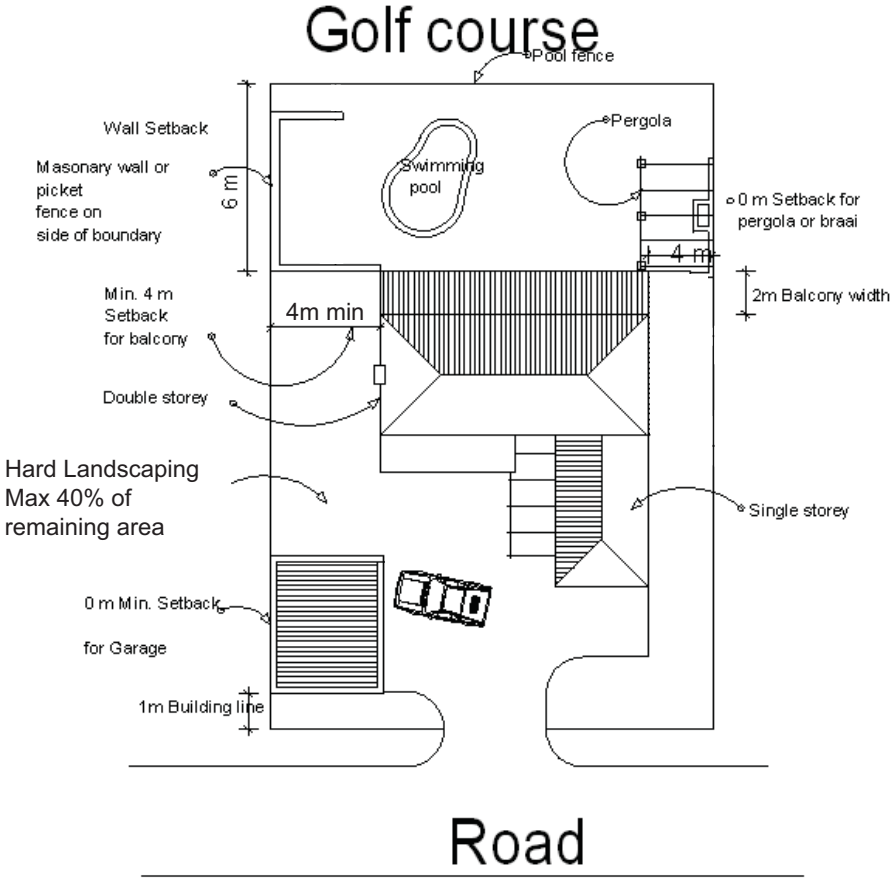
# Architectural Guidelines

# ANNEXURE C

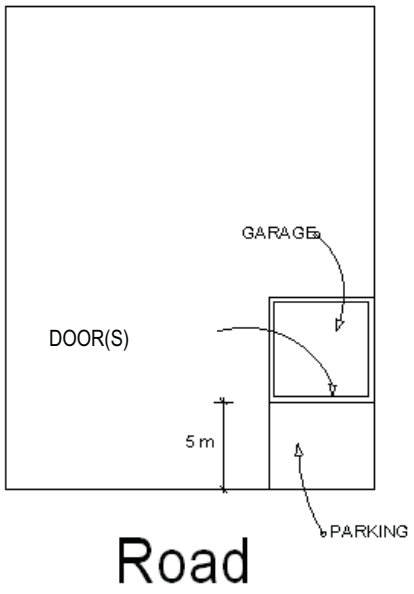
Sketches

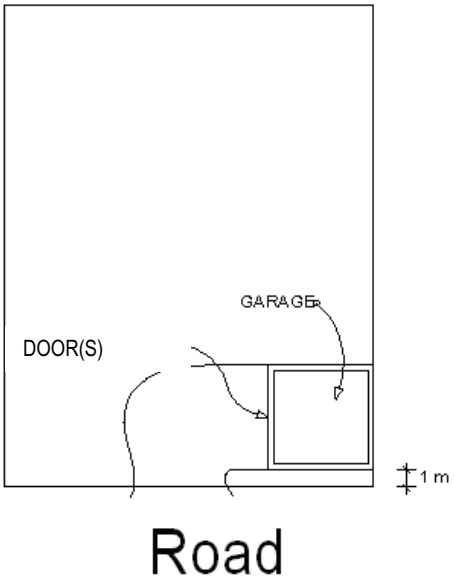
Revision 13:  Jan 2010




TYPICAL LAYOUT

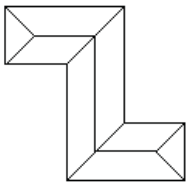
SKETCH 3



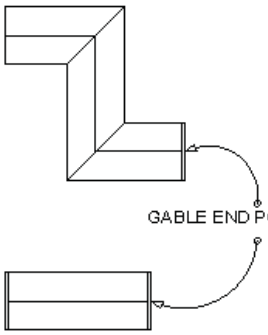




**TYPICAL GARAGE LAYOUT FOR SINGLE RESIDENTIAL SITES**

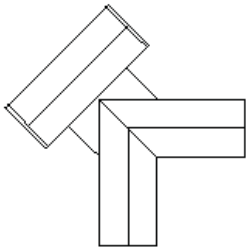
SKETCH 4



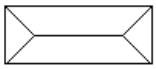
``Z`` - SHAPED



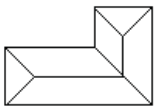
GABLE END POSITIONS



COMPOSITE



RECTANGULAR



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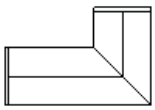

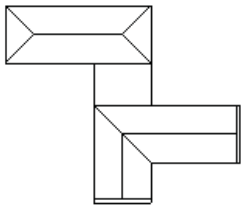

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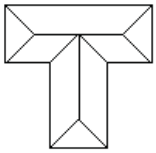

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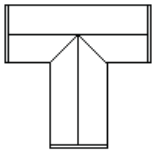
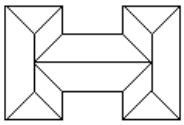
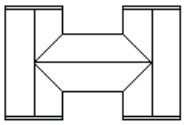
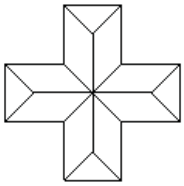


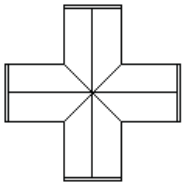


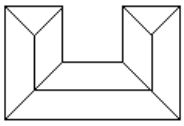
`` H `` - SHAPED



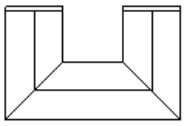


CROSS

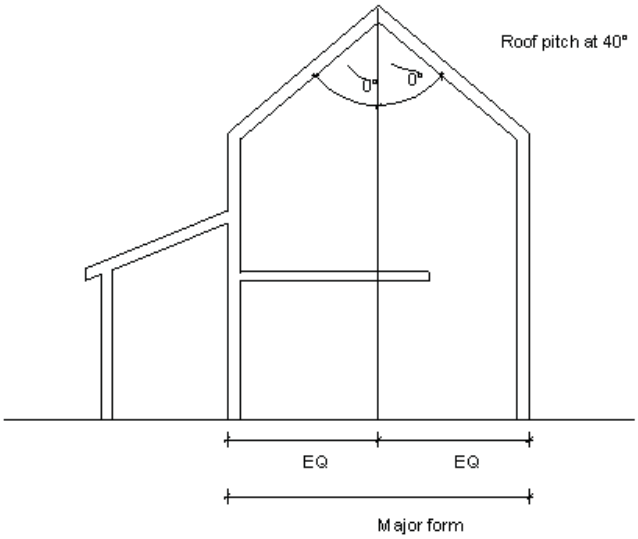


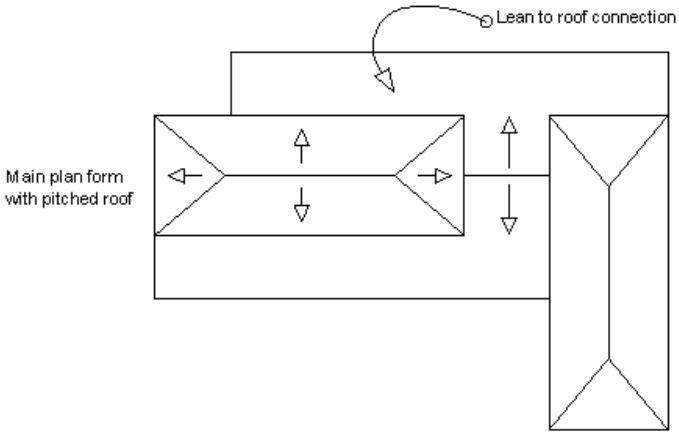


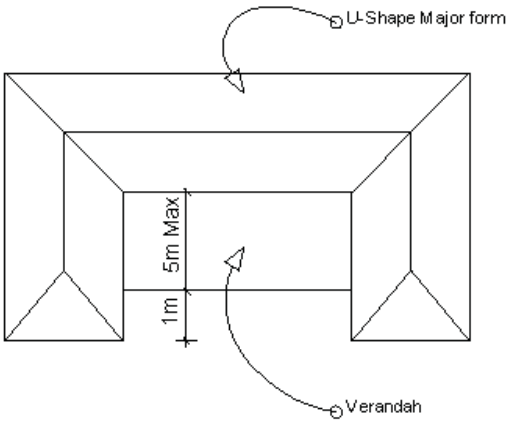
`` U `` - SHAPED



SKETCH 7

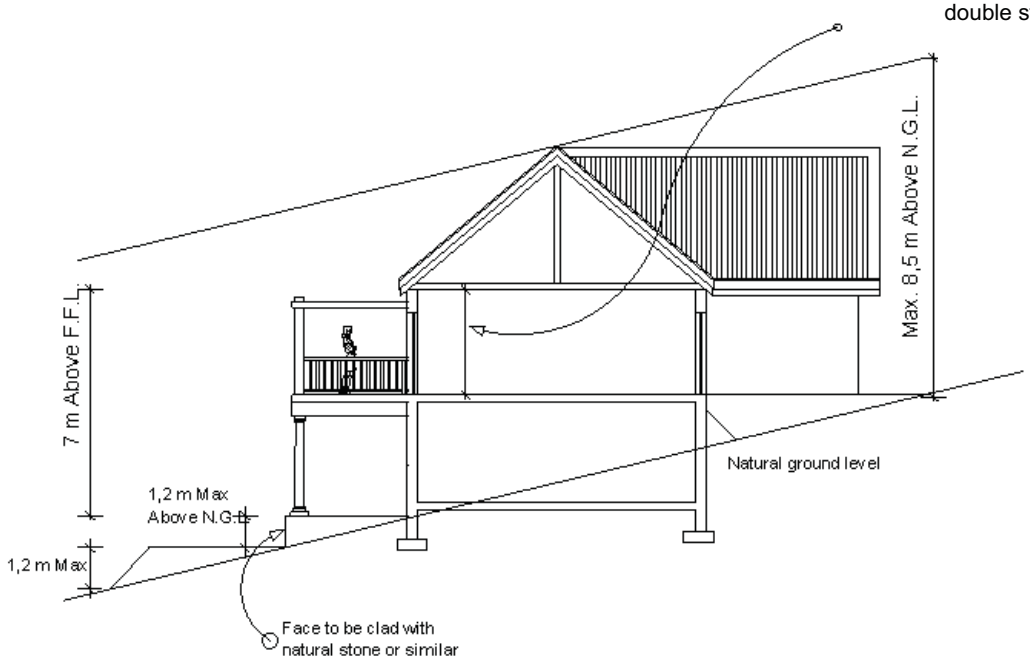

Roof pitch at 40°
0°
0°
EQ
EQ
Major form


Lean to roof connection
Main plan form
with pitched roof

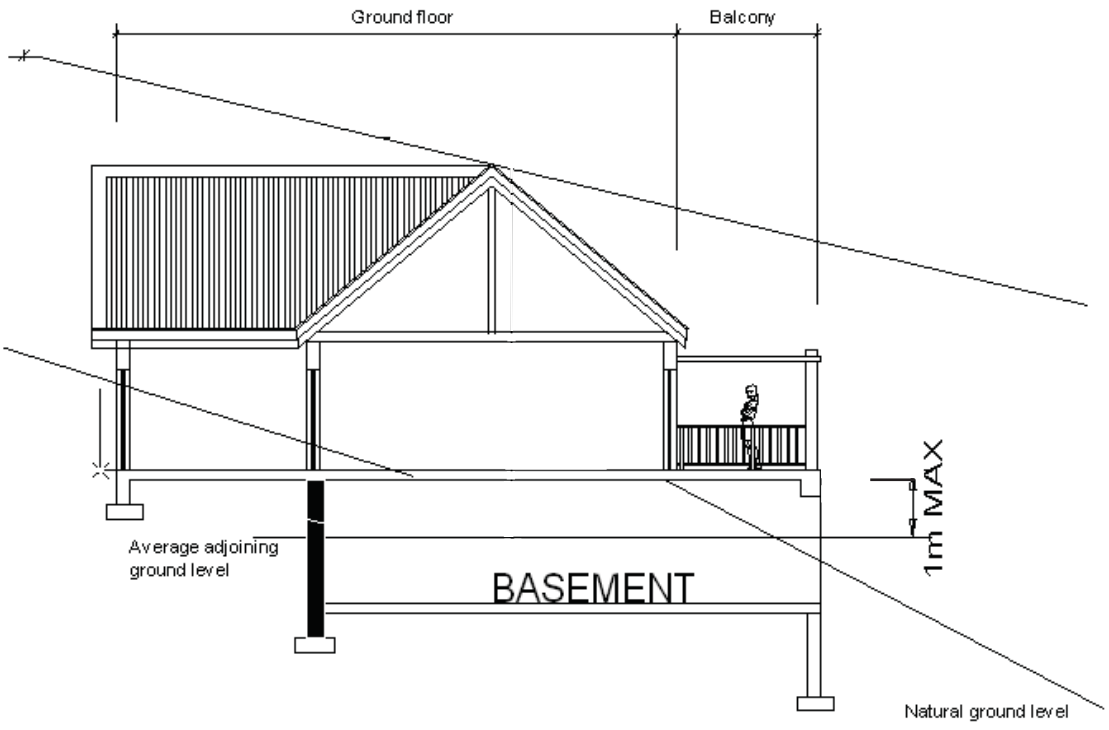

U-Shape Major form
5m Max
1m
Verandah

SKETCH 8

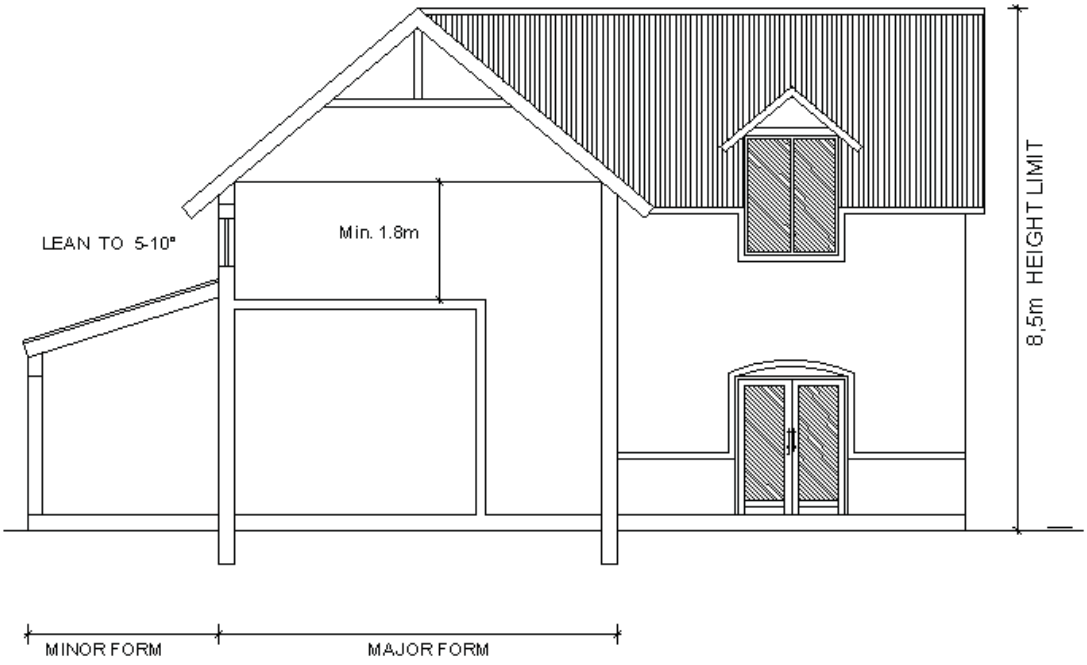
- Less than 1.5m above FFL is a loft.
- Greater than 1.5m above FFL is a double storey.

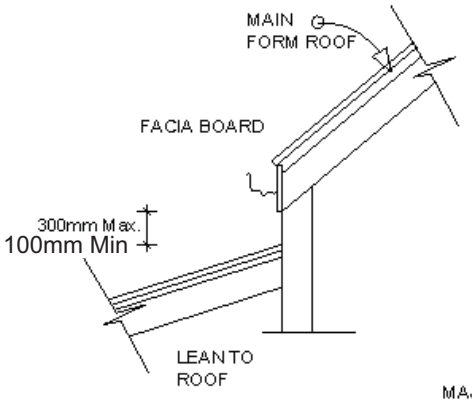


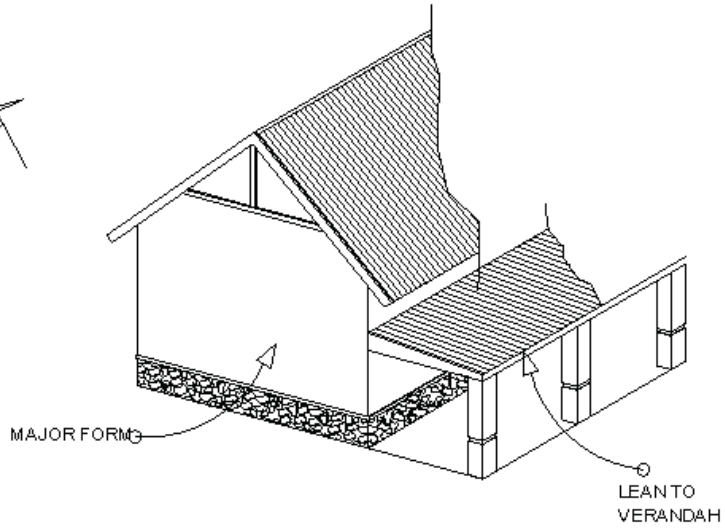

SKETCH 9


Ground floor
Balcony
1m MAX
Average adjoining ground level
BASEMENT
Natural ground level

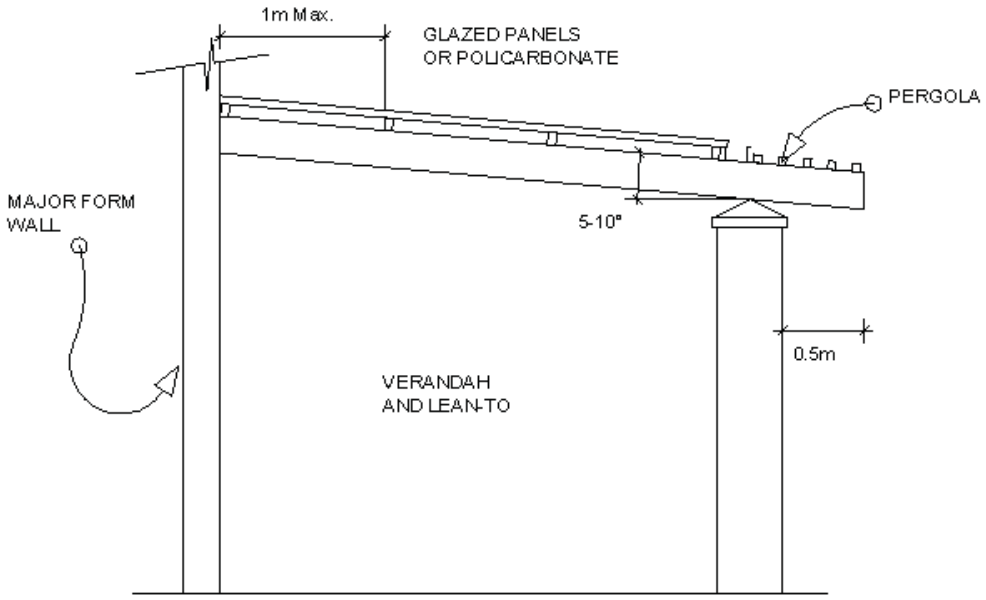
SKETCH 11


LEAN TO 5-10°
Min. 1.8m
8,5m HEIGHT LIMIT
MINOR FORM
MAJOR FORM

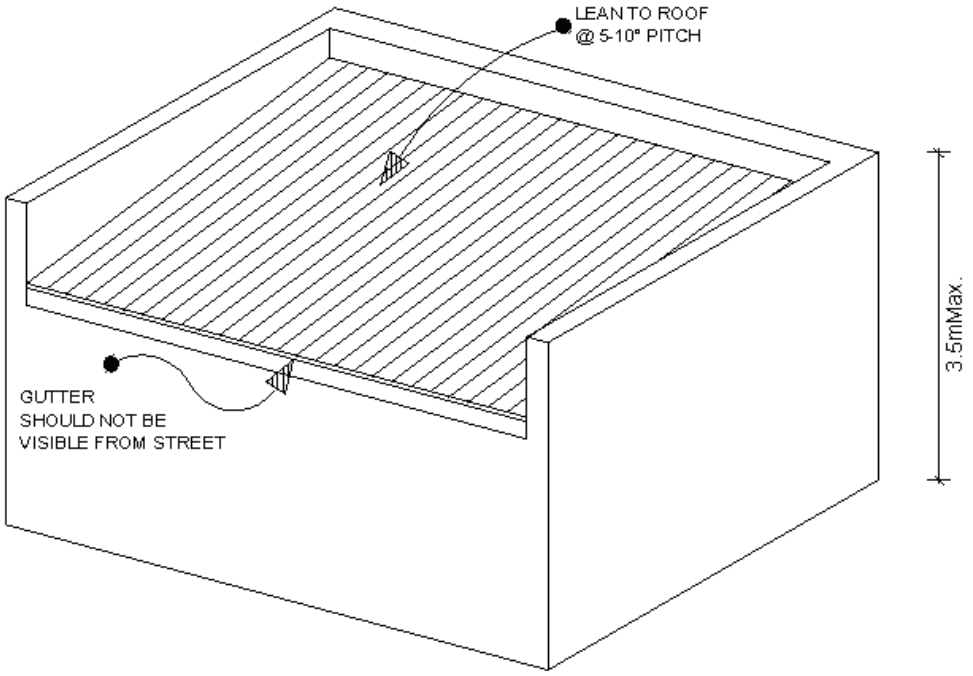

MAIN
FORM ROOF
FACIA BOARD
300mm Max.
100mm Min
LEAN TO
ROOF


MAJOR FORM
LEAN TO
VERANDAH

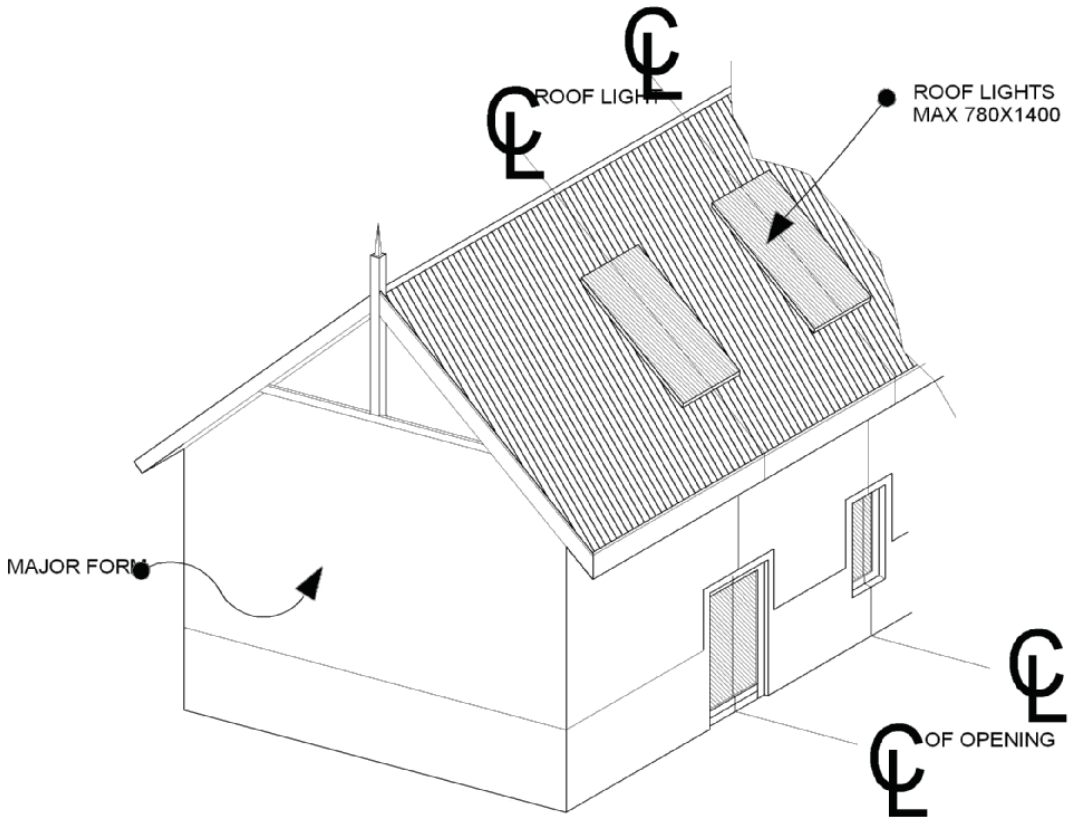
SKETCH 12

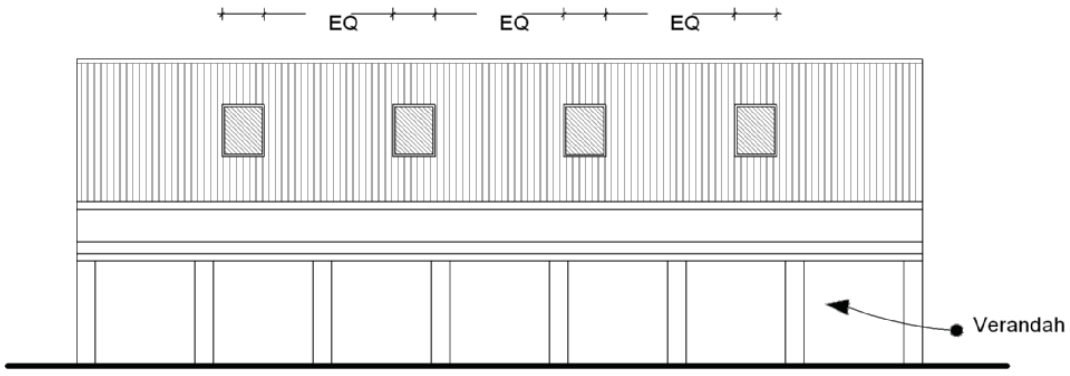

1m Max.
GLAZED PANELS
OR POLICARBONATE
PERGOLA
MAJOR FORM
WALL
5-10°
0.5m
VERANDAH
AND LEAN-TO

SKETCH 13

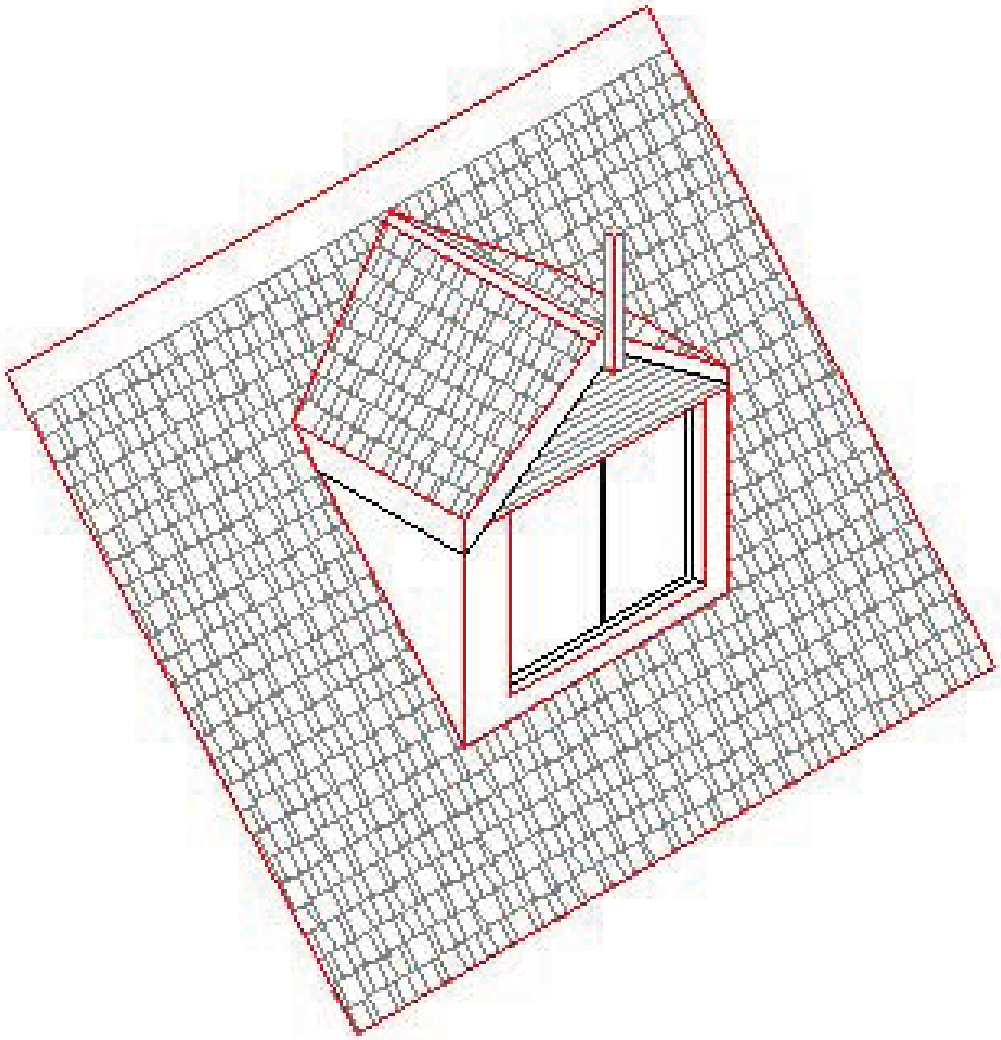

LEAN TO ROOF
@ 5-10° PITCH
GUTTER
SHOULD NOT BE
VISIBLE FROM STREET
3.5mMax.

SKETCH 14


ROOF LIGHT
ROOF LIGHTS
MAX 780X1400
MAJOR FORM
OF OPENING

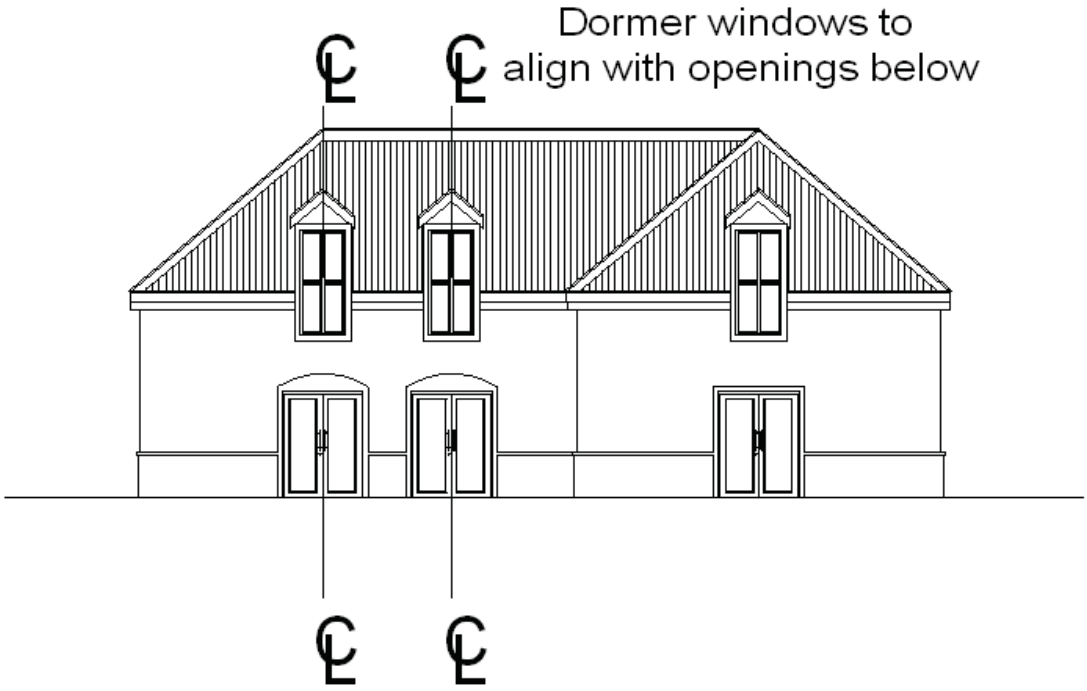

EQ
EQ
EQ
Verandah

SKETCH 15

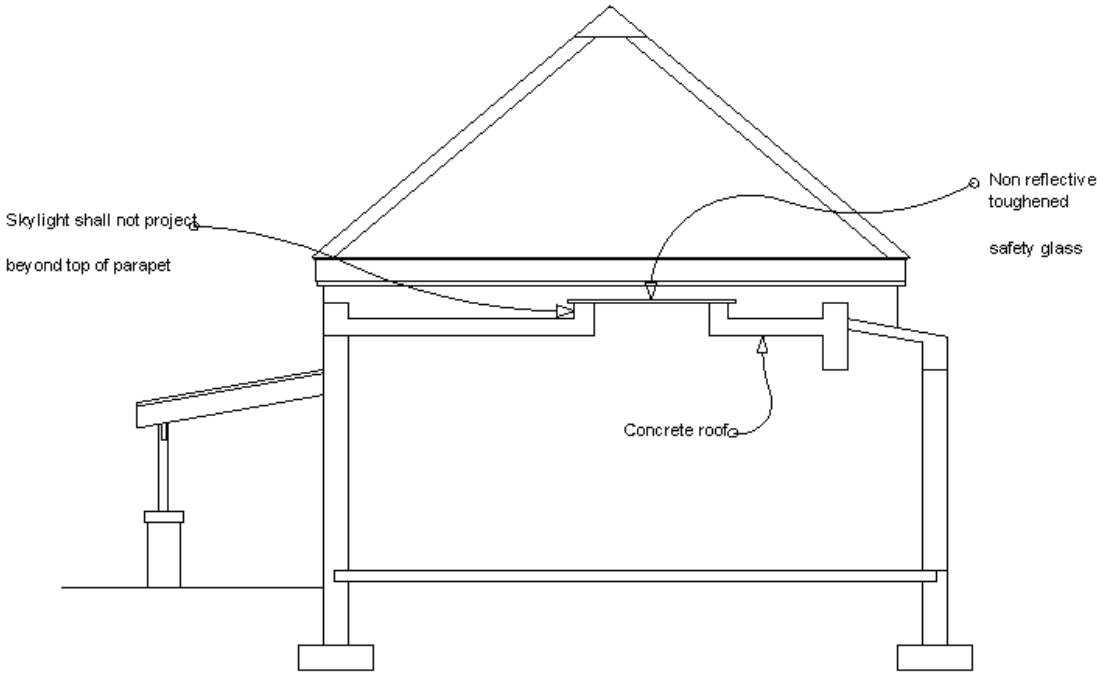


COLONIAL DORMER

Sketch 16

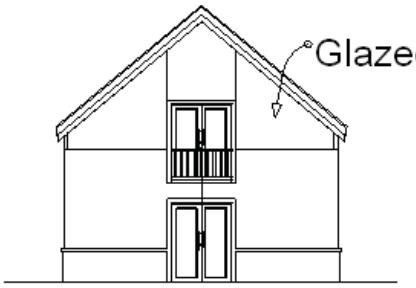


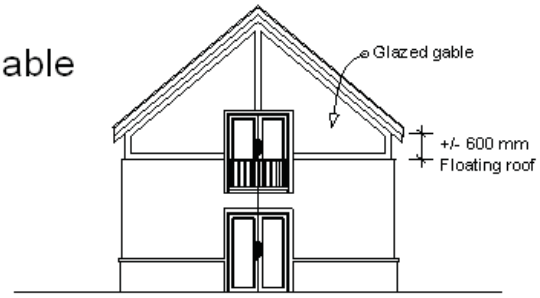

SKETCH 17

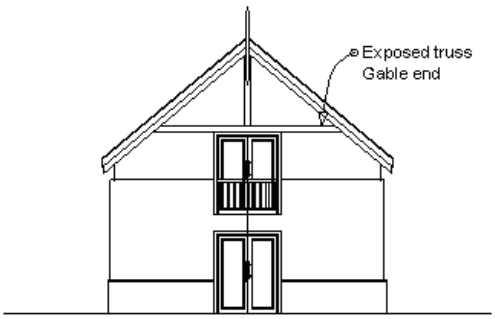


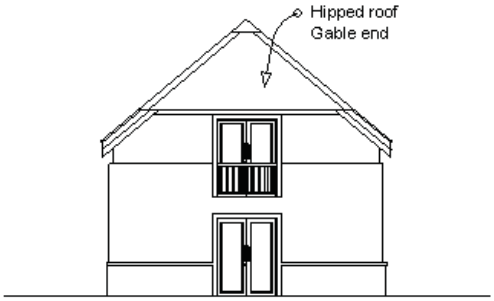

# SKYLIGHT

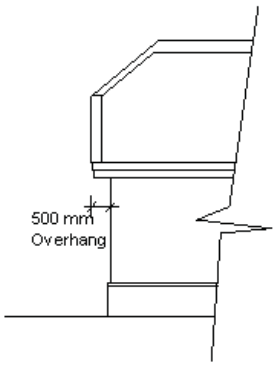
SKETCH 18

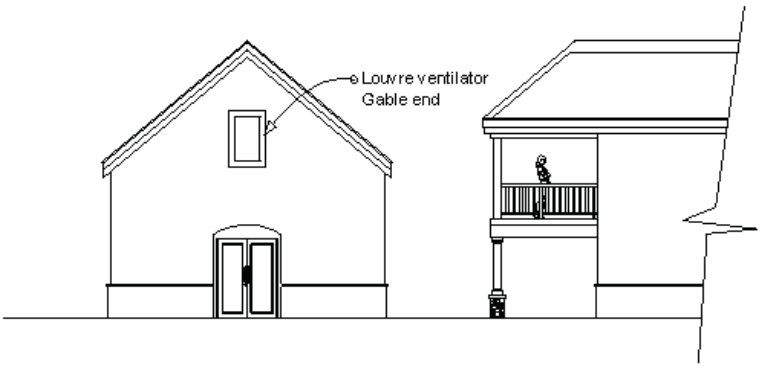

Glazed gable


Glazed gable
+/- 600 mm
Floating roof

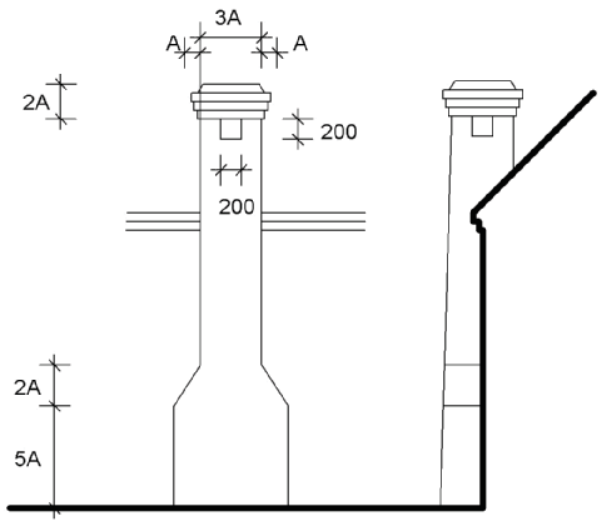

Exposed truss
Gable end

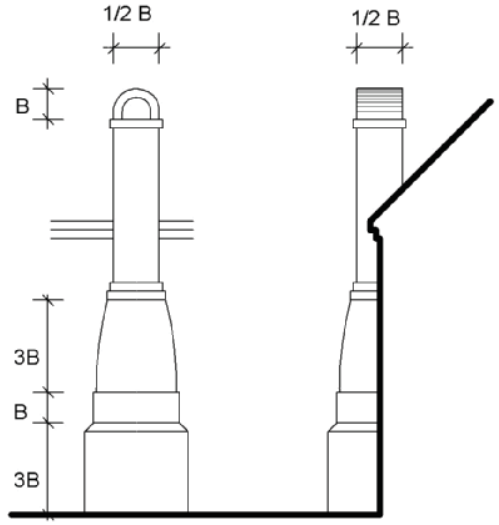

Hipped roof
Gable end

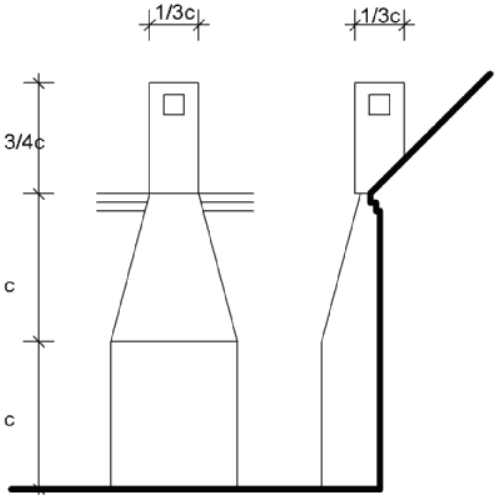

500 mm
Overhang


Louvre ventilator
Gable end

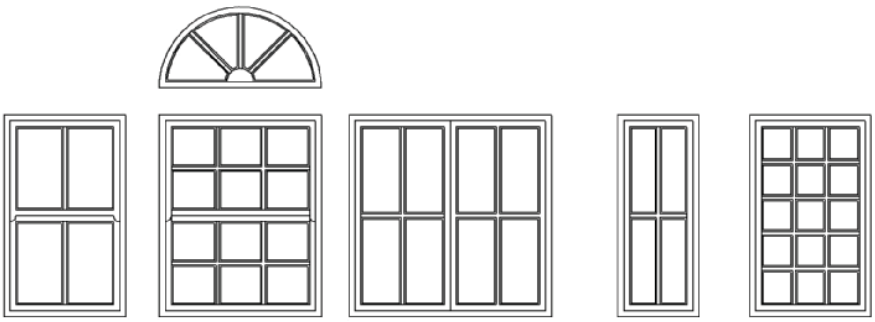
SKETCH 19

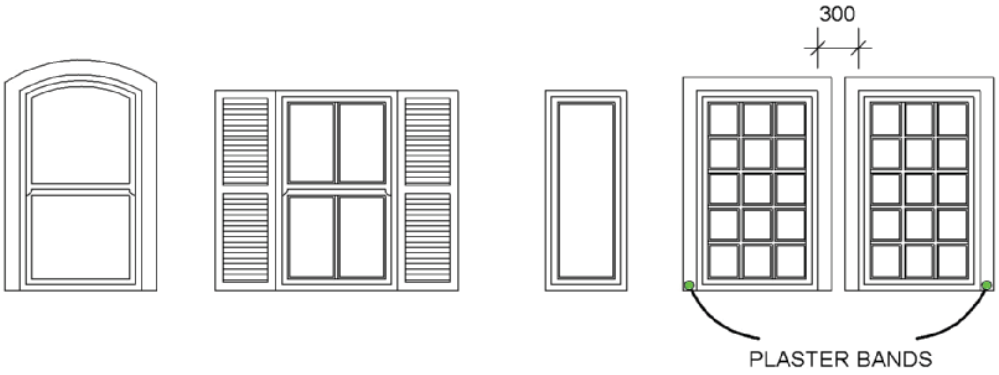


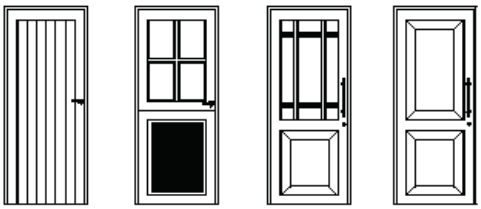

SKETCH 20

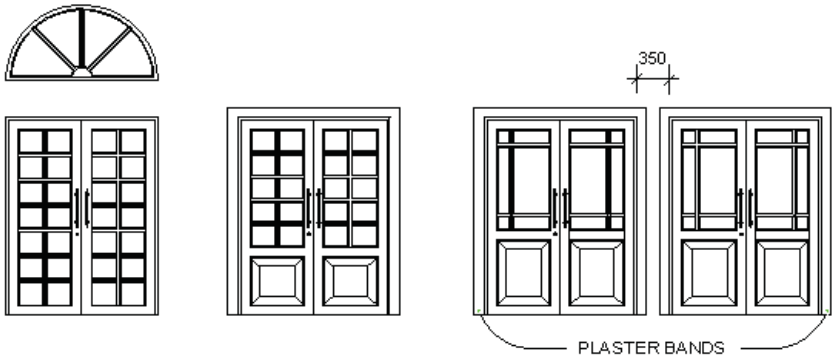





# TYPICAL WINDOWS

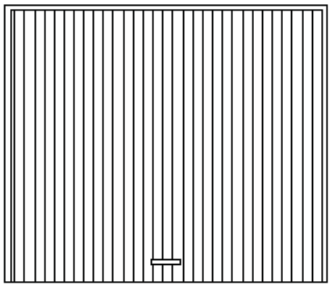
SKETCH 21





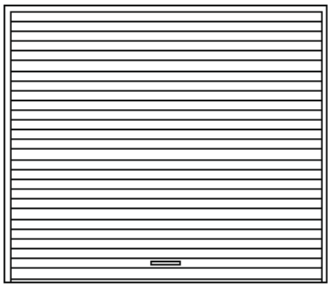
These doors to be used behind pergolas and verandahs

SKETCH 22



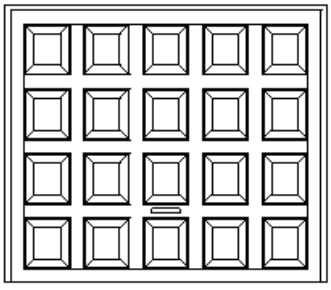
Vertical boarding

(Painted)



Horisontal boarding

(Painted)

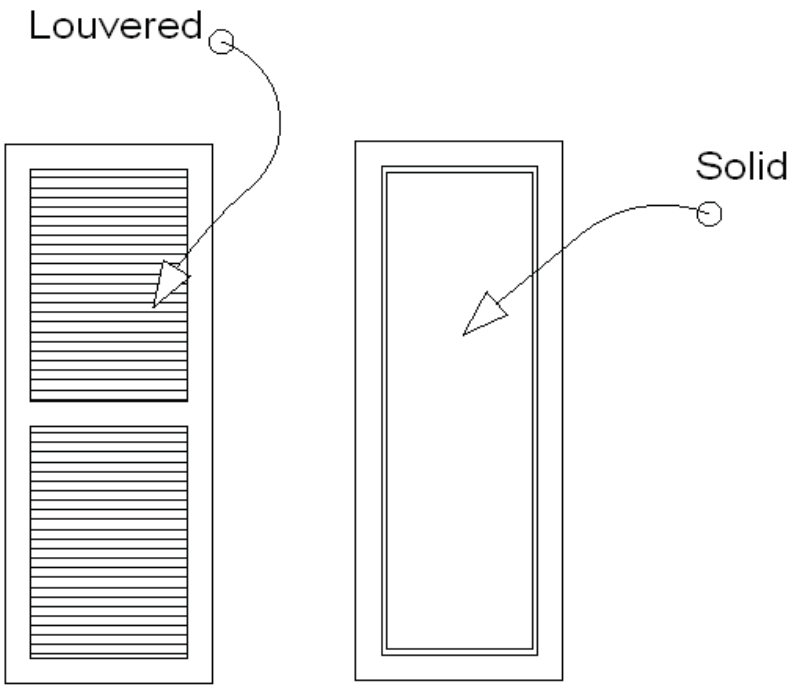


12, 15, 18, and 20

Panelled door

# TYPICAL GARAGE DOORS

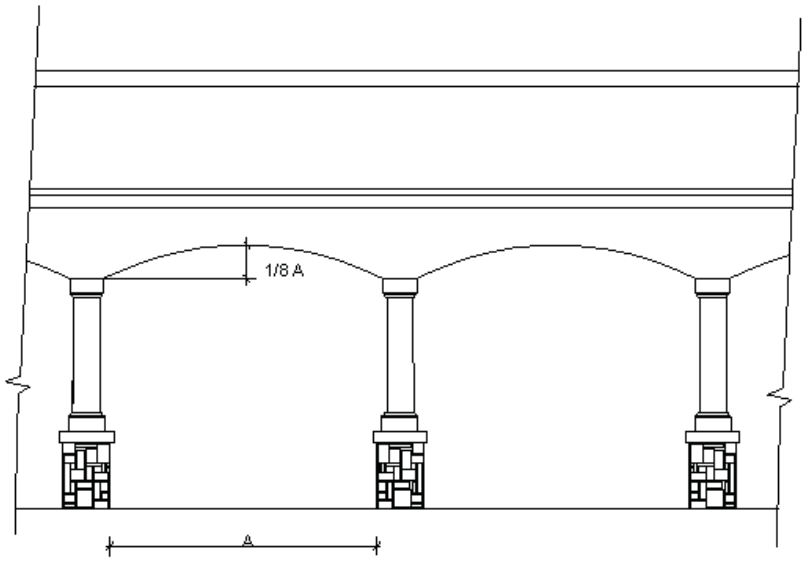
SKETCH 23

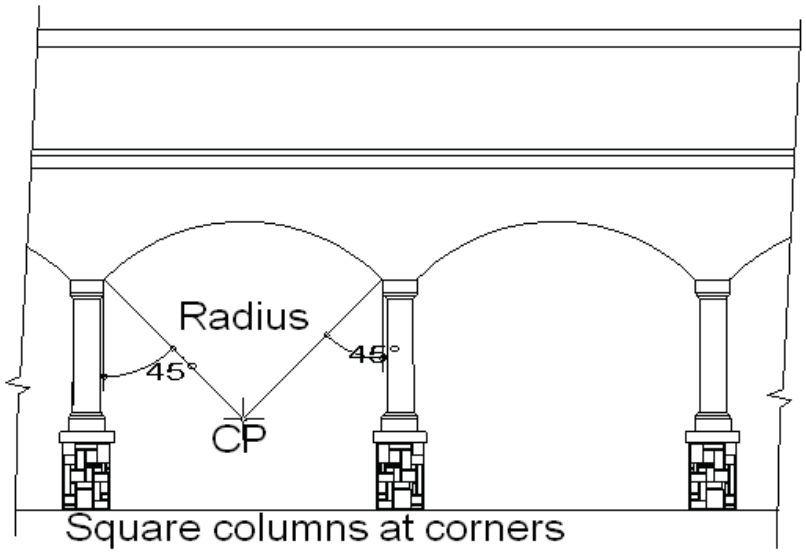



TYPICAL LOUVERS/

SOLID PANEL

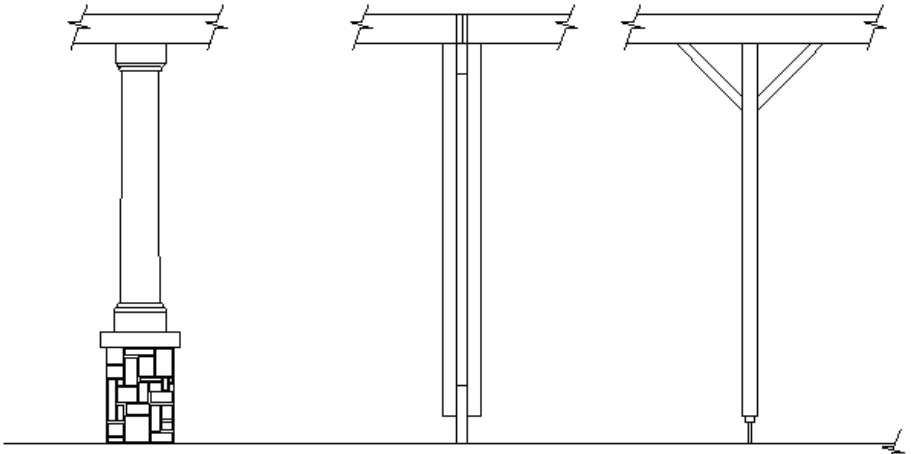
SKETCH 24



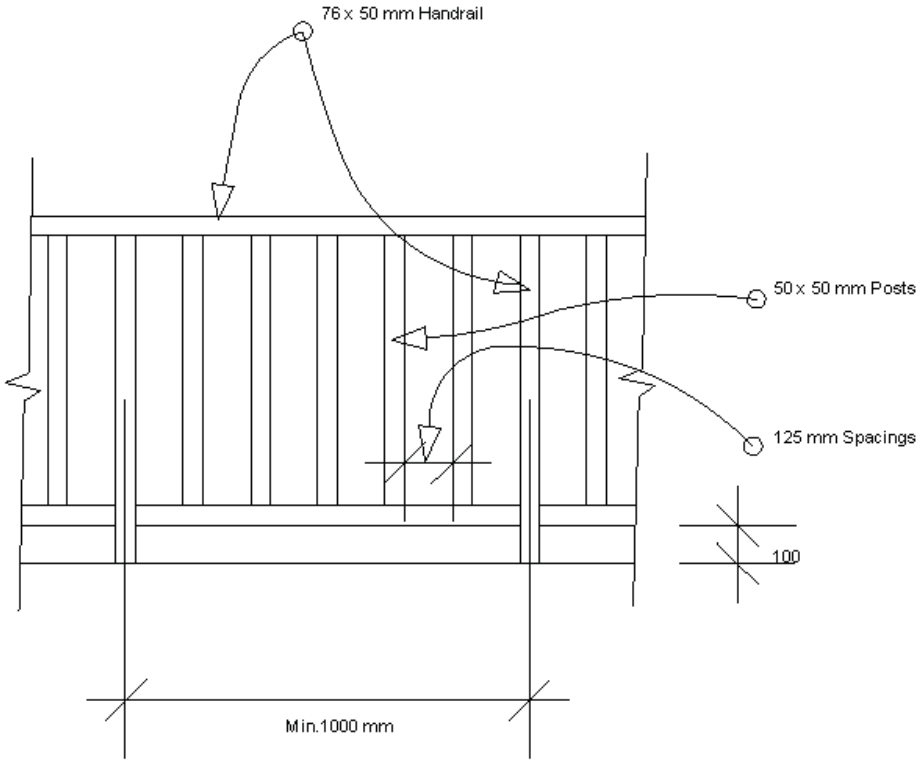




Square columns at corners

SKETCH 25


1. Natural stone with round column
2. Steel/Timber
3. Steel/Timber
4.Combination
Natural stone base Max. 900 mm
5.Combination
6.Neutral

SKETCH 26




# TYPICAL BALUSTRADE or SIMILAR APPROVED

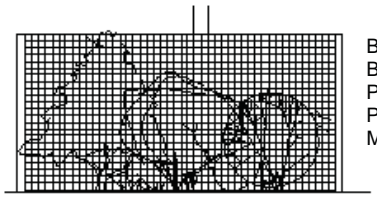
SKETCH 27

1

PLANT SHRUBS

---

2a



Rounded tops.
Tanalith poles.

Black
Bekaert
Pantanet
Protect
Mesh

Up to
1200mm

HEDGE or PLANTED FULL HEIGHT

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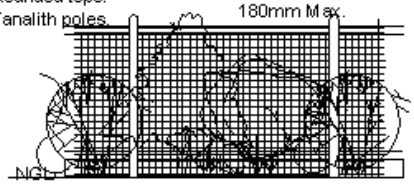
2b

Black
Bekaert
Pantanet
Protect
Mesh

Rounded tops.
Tanalith poles.

180mm Max.



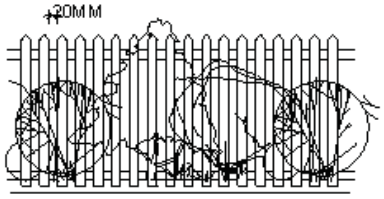
NGL

Up to 1800mm

Horizontal Tanalith
Bracing poles.

---

3



20MM

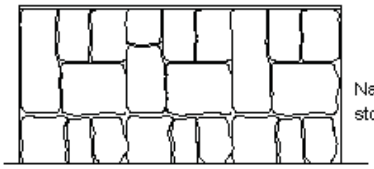
Tanalith treated.

Up to
1800mm

PICKET FENCE

---

4



Natural
stone

Up to
1800mm

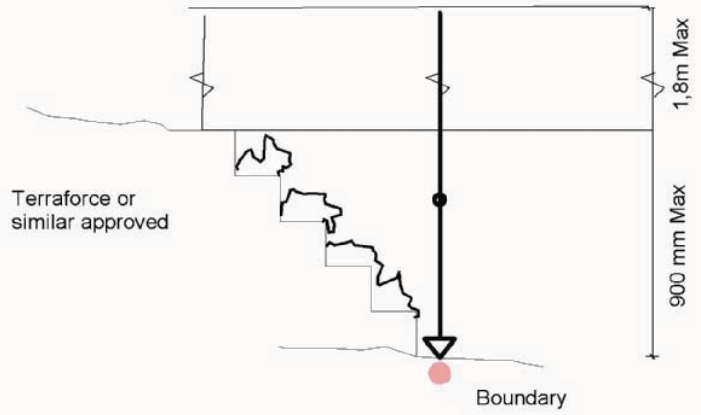
20MM NATURAL STONE

SKETCH 29a

5

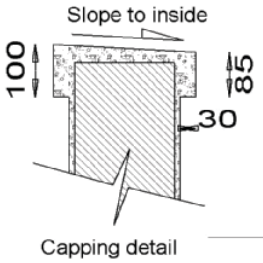
BERM

6

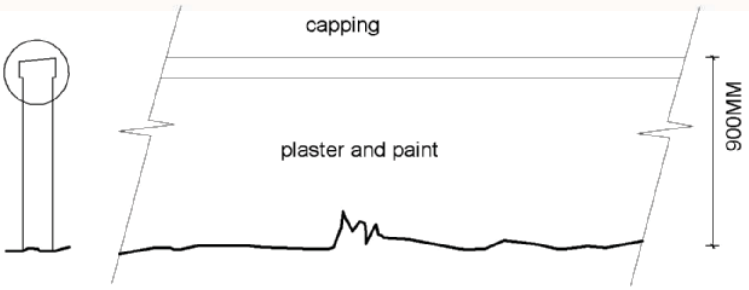



SOLID MASONARY WALLS

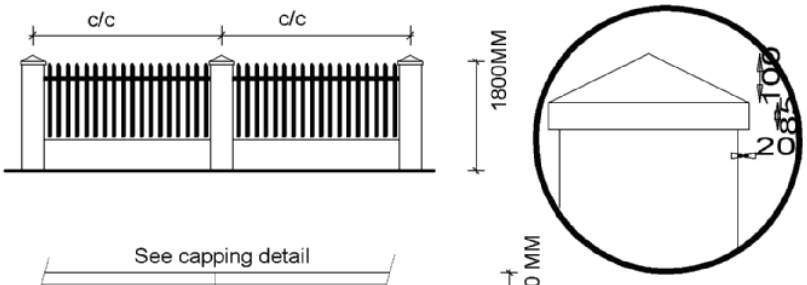
7




Capping detail

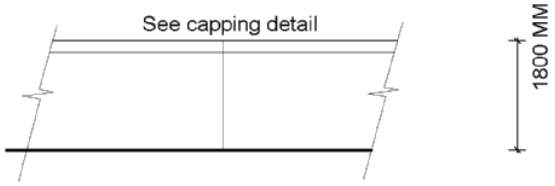



8a



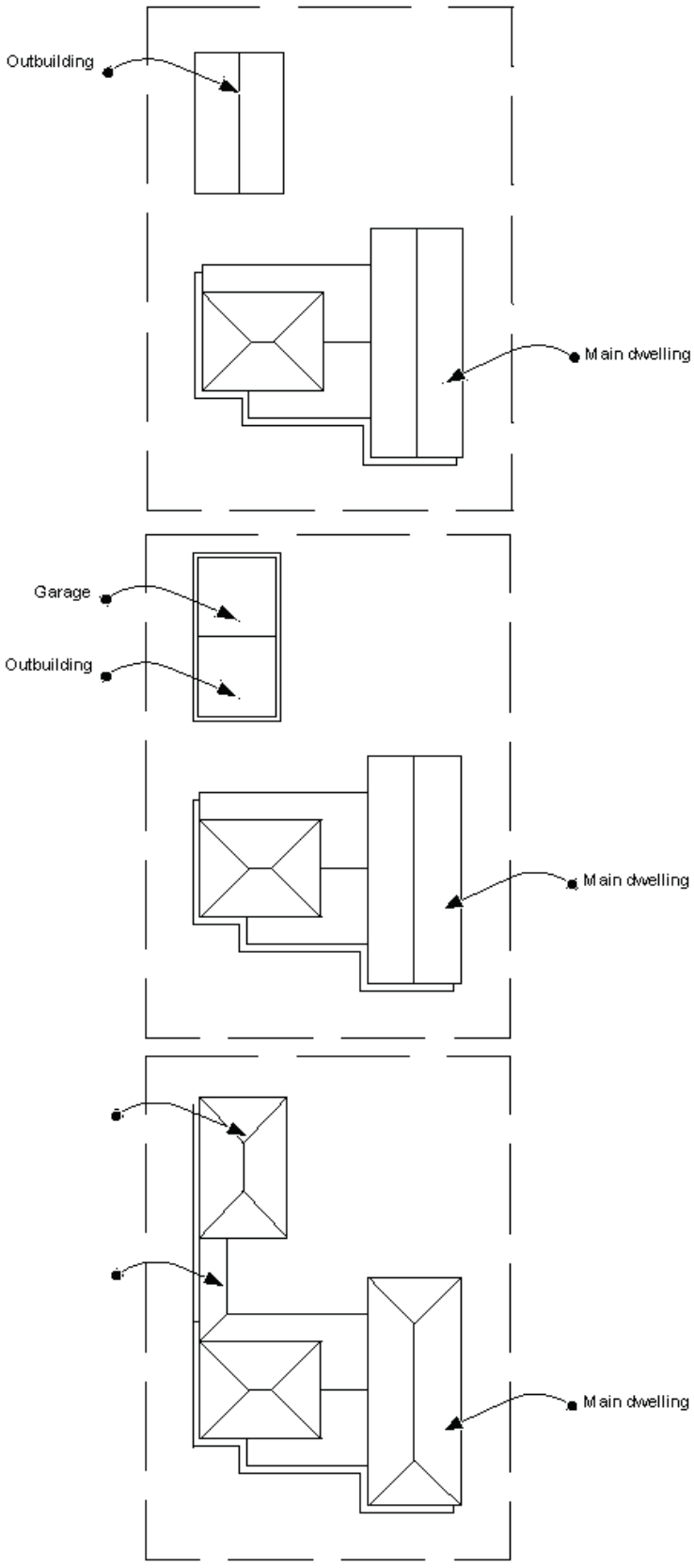

Spacing of piers
@ 3m Min c/c &
6m Max. c/c

8b



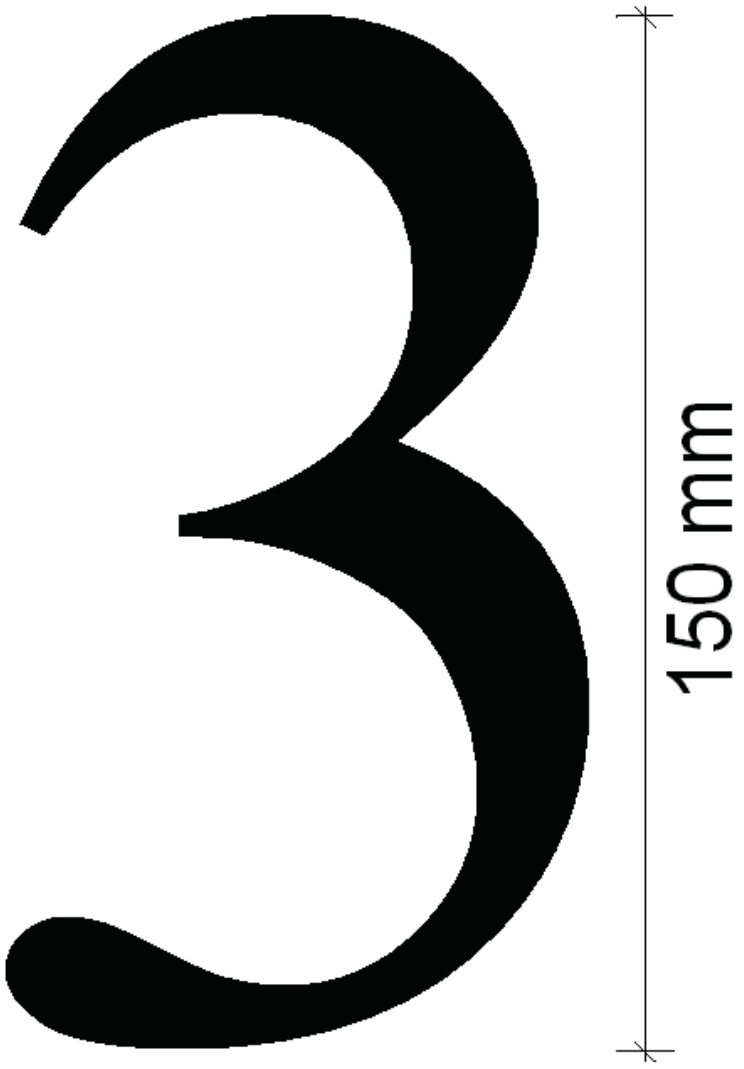

Maximum panel length of 15 m on street boundary

SKETCH 29b


Outbuilding
Main dwelling
Garage
Outbuilding
Main dwelling
Main dwelling

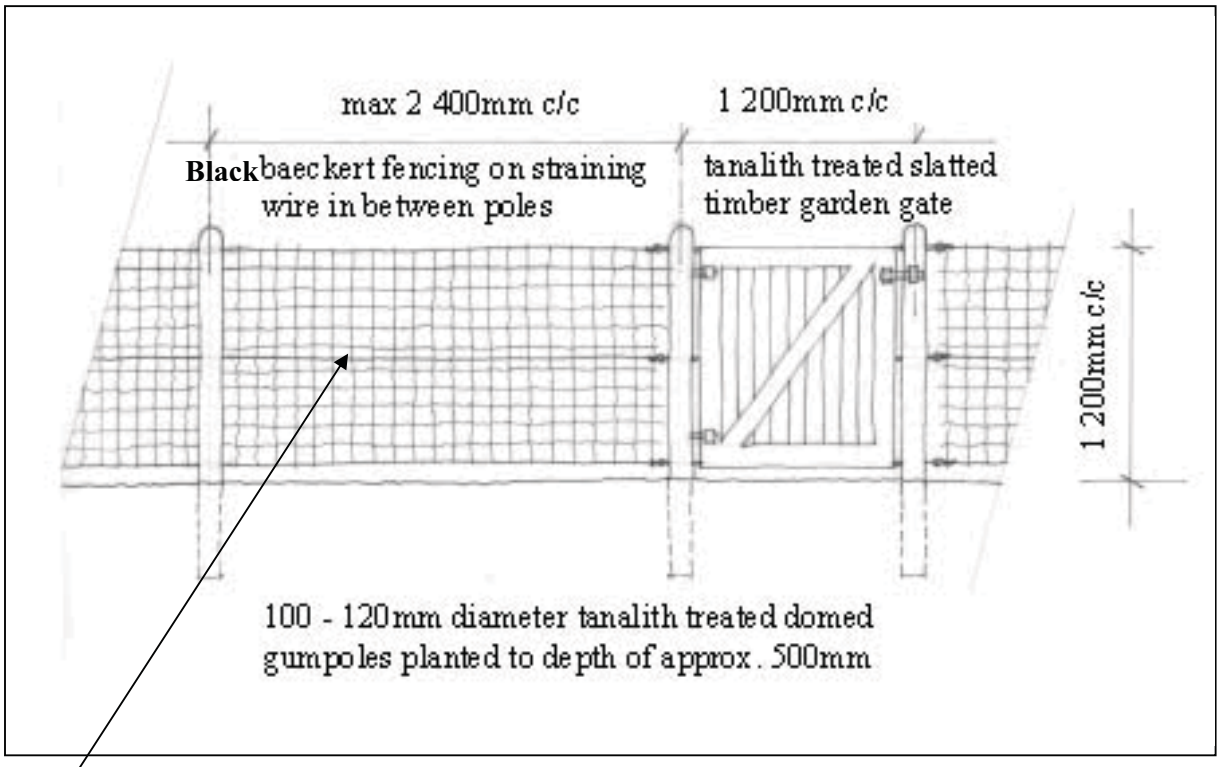
SKETCH 30

Brass, Nickel or Stainless Steel
Font:  Optima or Similar
No ornate or decorative fonts

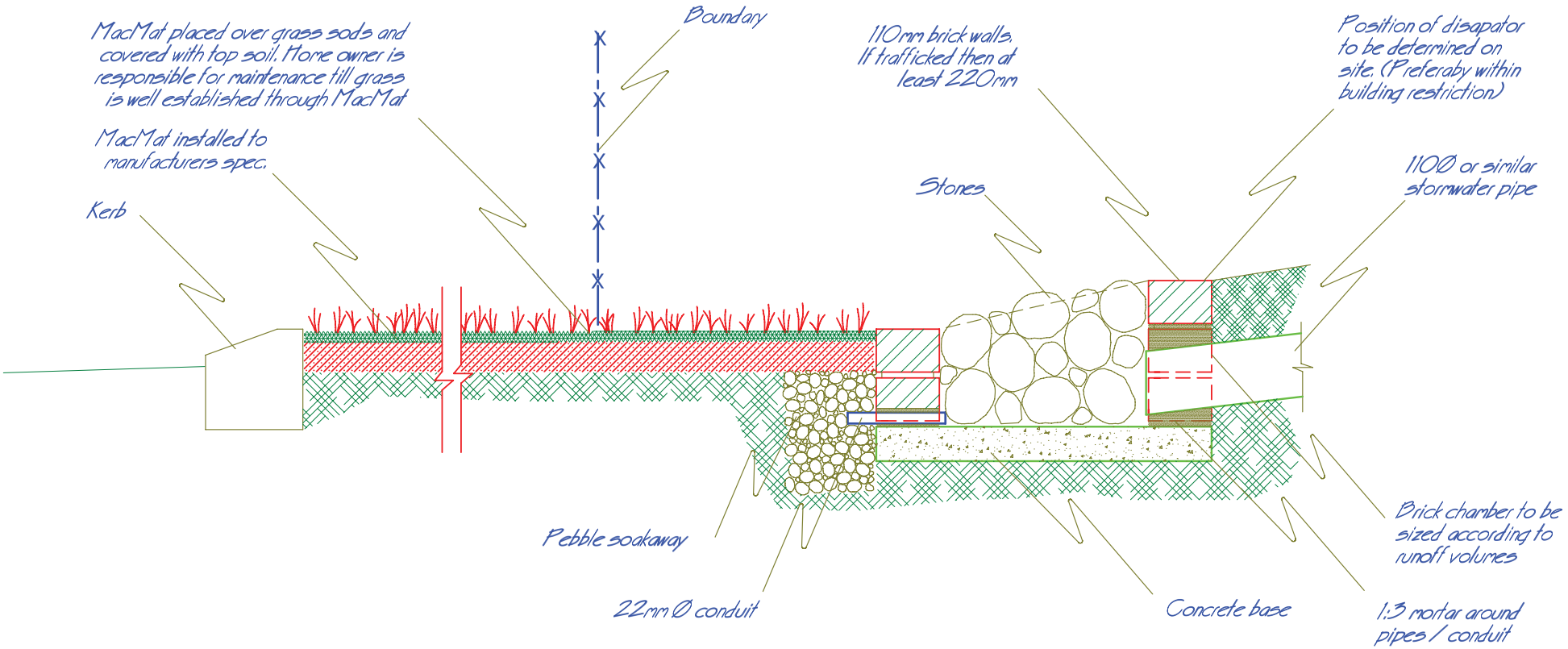


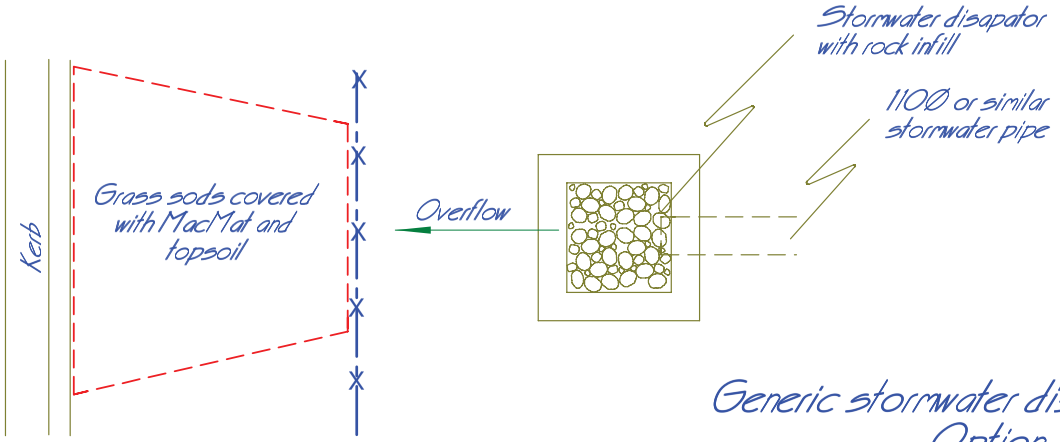

SKETCH 31

# GOLF COURSE BOUNDARY FENCE



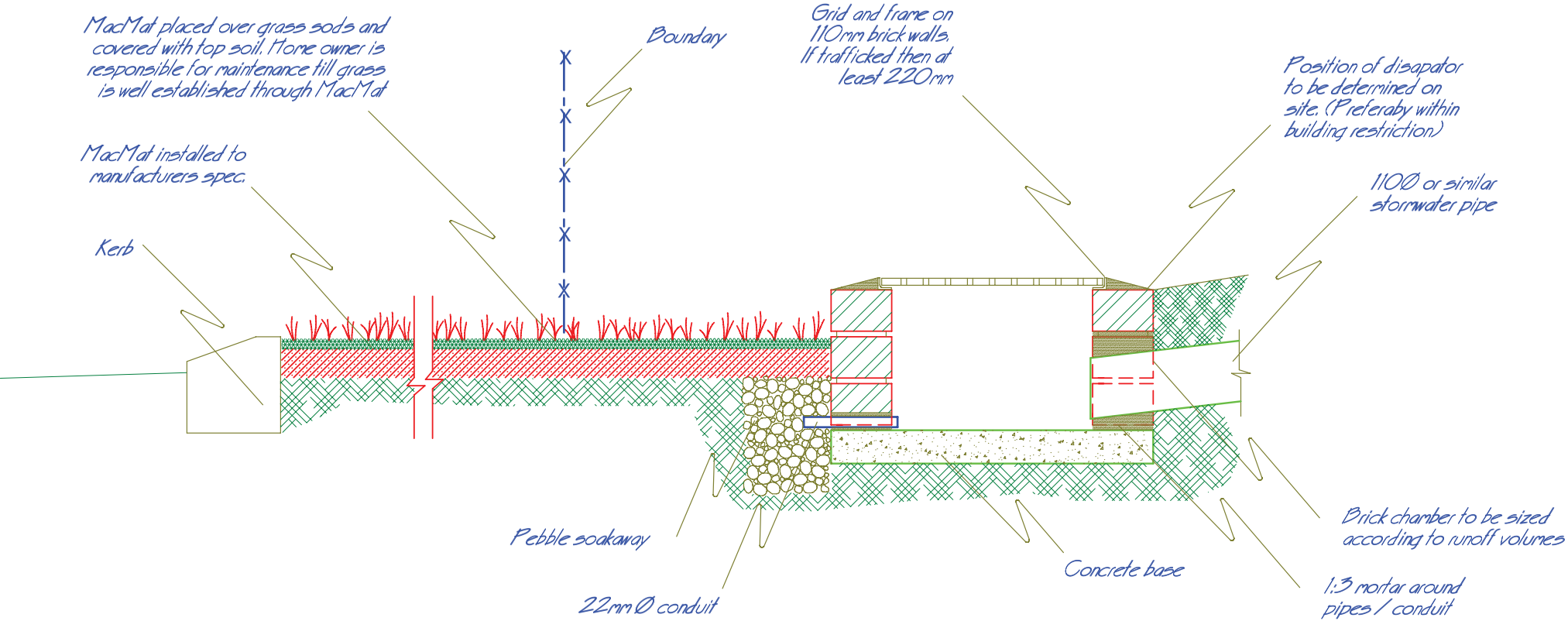

Black Bekaert Pantanet Protect Mesh available from BETA BASTION (Pty) Ltd on 021 905 4535 (Reference: Kingswood Golf Estate)

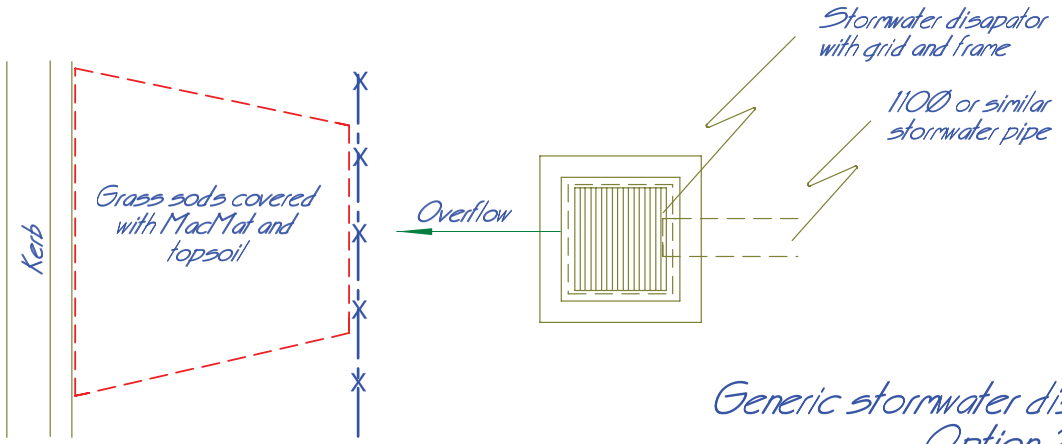



# Generic stormwater disapator detail Option 1

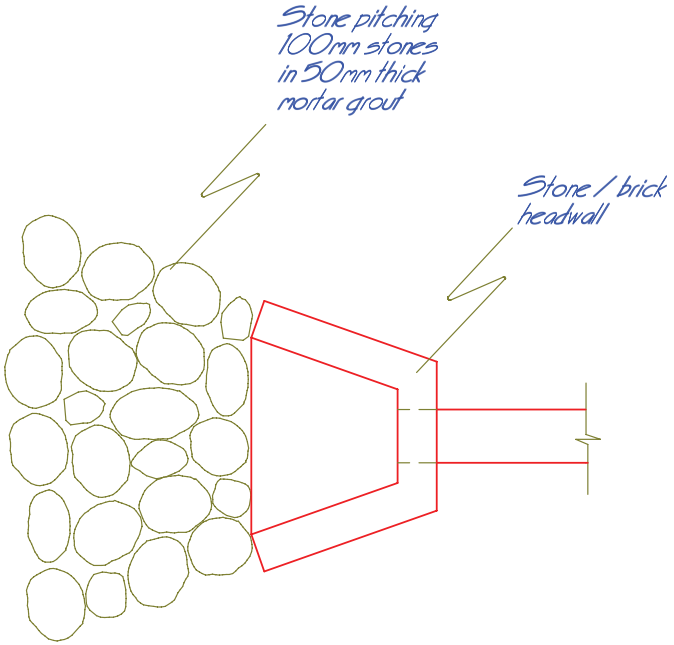
Sketch SW 1

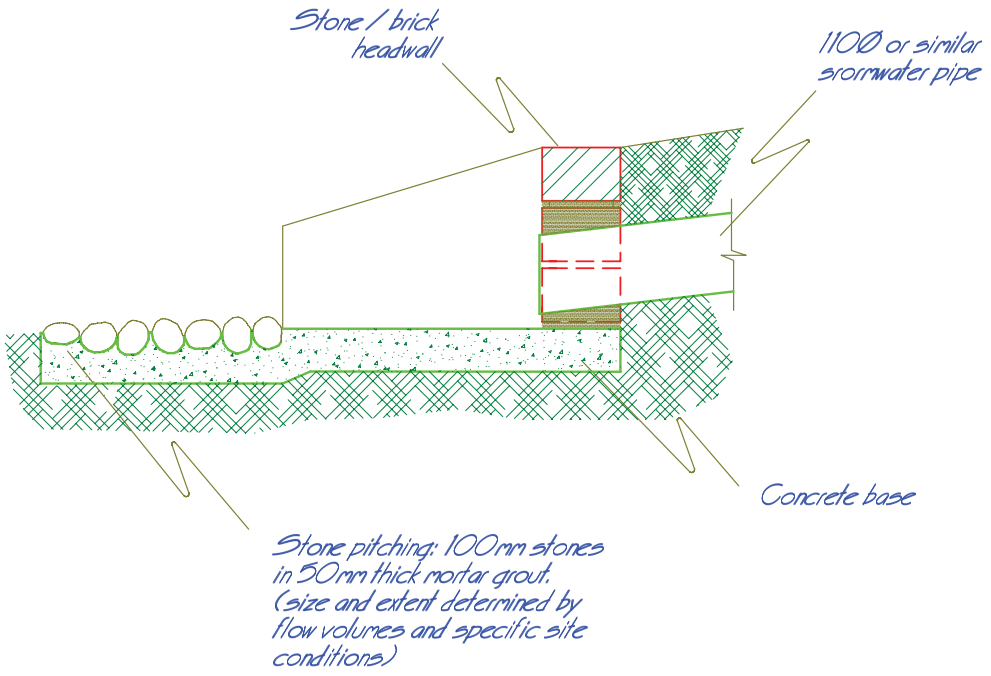



# Generic stormwater disapator detail Option 2

Sketch SW2




# Generic stormwater outlet detail
# Option 3

(only to be used for low volumes if water can be returned to sheetflow before property boundary)

Sketch SW3