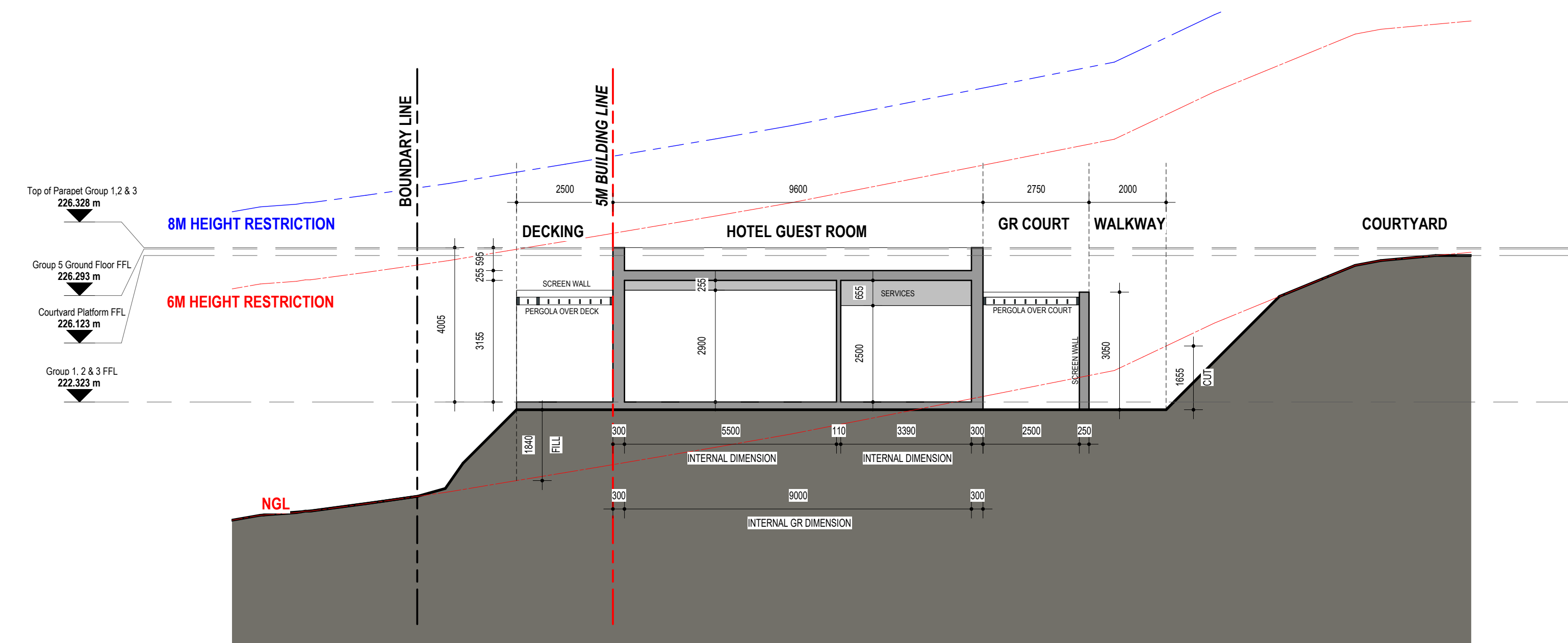
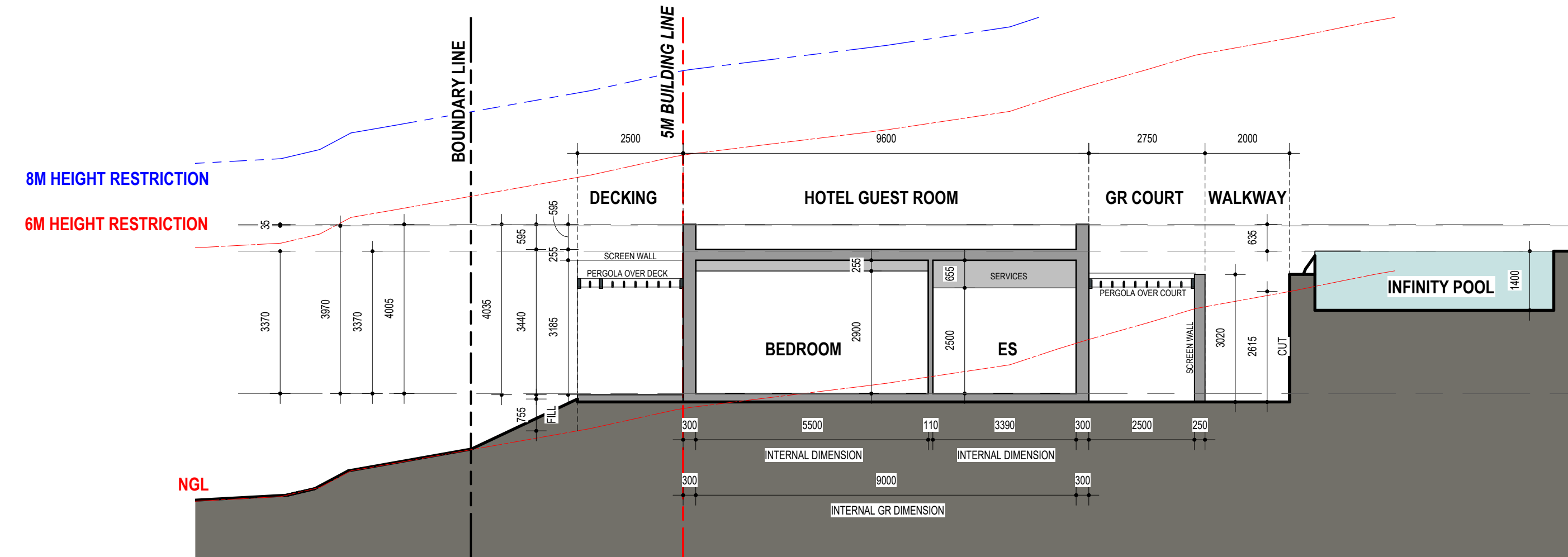




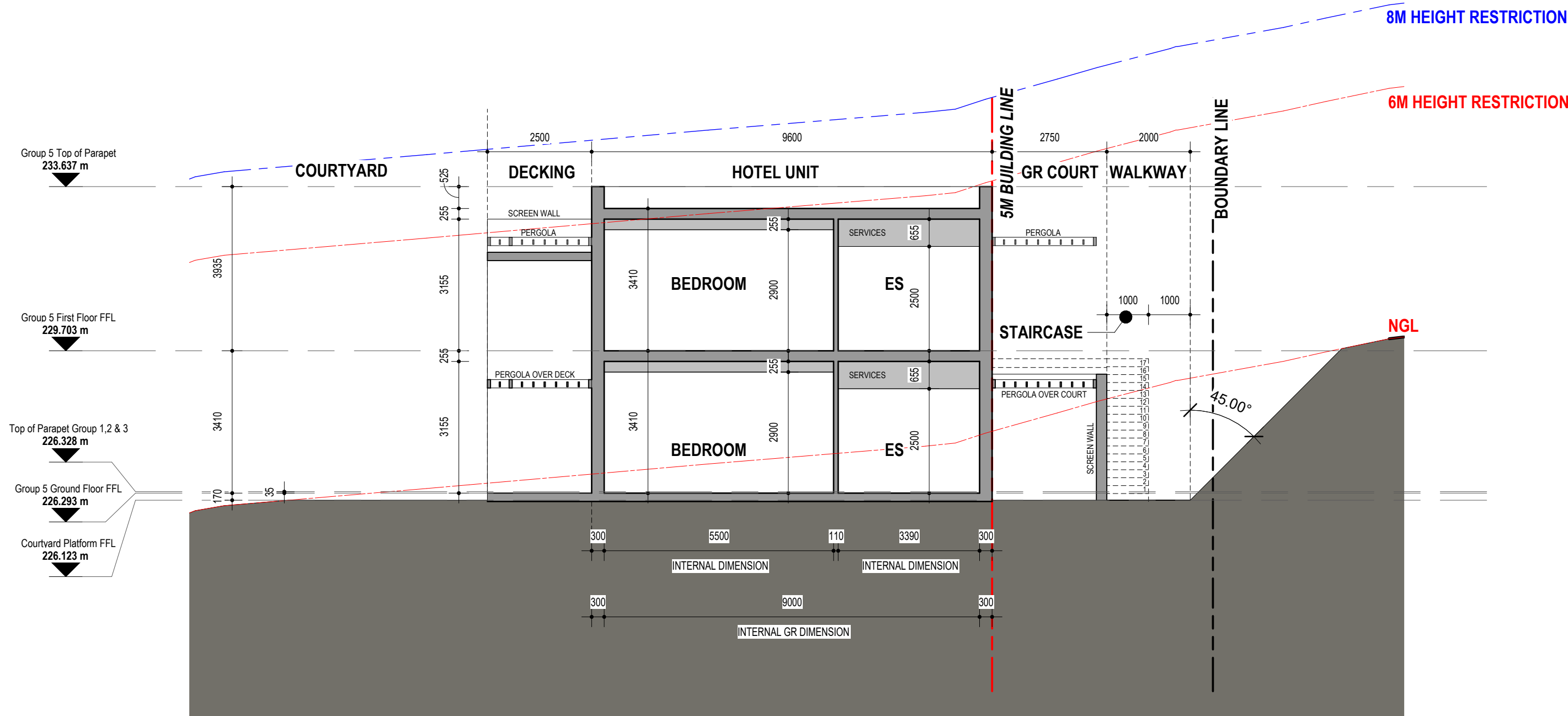
SITE PLAN - LEVEL 01
SCALE 1:200



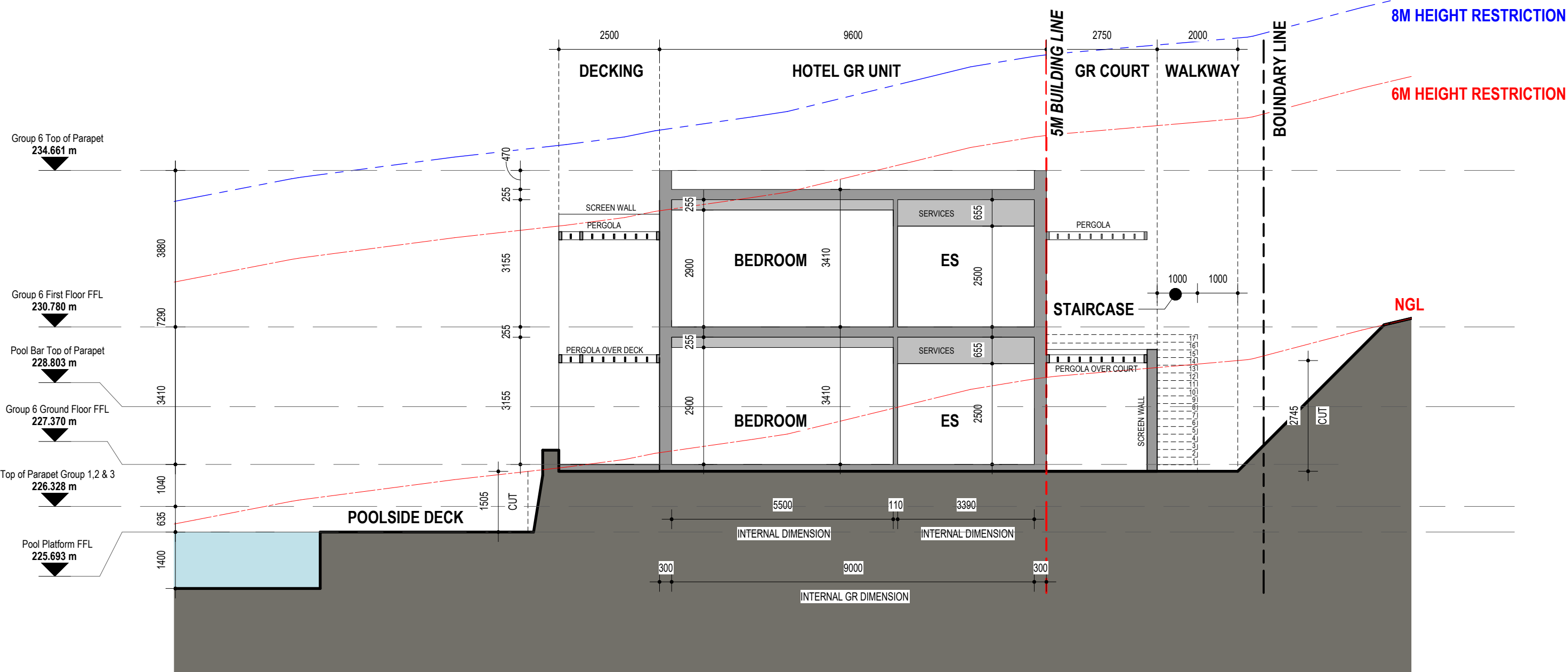
SECTION A-A
SCALE 1:100



SECTION C-C
SCALE 1:100



SECTION B-B
SCALE 1:100



SECTION D-D
SCALE 1:100

AREA TABLE

SITE AREA	6860.57 m ²
GR NEW BUILD AREA BY GROUP JS = 8 UNITS ; SR = 31 UNITS ; DGR = 1 UNIT	
NB GR AREA GROUP 1 = 6 UNITS (5SR + 1DGR)	250.56 m ²
NB GR AREA GROUP 2 = 3SR UNITS	126.72 m ²
NB GR AREA GROUP 3 = 3SR UNITS	126.72 m ²
NB GR AREA GROUP 4 = 5 UNITS (4SR + 1JS)	168.00 m ²
NB GR AREA GROUP 5 = 5 UNITS (4SR + 1JS)	168.00 m ²
NB GR AREA GROUP 6 = 5 UNITS (4SR + 1JS)	168.00 m ²
NB GR AREA GROUP 7 = 5 UNITS (4SR + 1JS)	168.00 m ²
NB GR AREA GROUP 8 = 4 UNITS (2SR + 2JS)	168.00 m ²
NB GR AREA GROUP 9 = 4 UNITS (2SR + 2JS)	168.00 m ²
TOTAL NB GR AREA	1512.00 m ²
HOTEL BAR & LOUNGE	130 m ²
POOL BAR COUNTER & SERVICE AREA	30 m ²
POOL BAR PANTRY & STORE	20 m ²
CHANGING ROOMS M/F	40 m ²
POOL BAR PANTRY & STORE	20 m ²
GYM / MOVEMENT STUDIO	90 m ²
ROOM SERVICE / PANTRY STATION	20 m ²
TOTAL W.S.G.R NEW BUILD AREA	350 m ²
TOTAL NEW BUILD AREA (1512 + 350)	1862.00 m ²

GUEST ROOM INTERNAL AREA BY GROUP JS = 74.7m ² ; SR = 36.0m ² ; DGR = 36.0m ²	
UNIT INT. AREA GROUP 1 = 6 UNITS (5SR + 1DGR)	216.0 m ²
UNIT INT. AREA GROUP 2 = 3SR UNITS	108.0 m ²
UNIT INT. AREA GROUP 3 = 3SR UNITS	108.0 m ²
UNIT INT. AREA GROUP 4 = 5 UNITS (4SR + 1JS)	218.7 m ²
UNIT INT. AREA GROUP 5 = 5 UNITS (4SR + 1JS)	218.7 m ²
UNIT INT. AREA GROUP 6 = 5 UNITS (4SR + 1JS)	218.7 m ²
UNIT INT. AREA GROUP 7 = 5 UNITS (4SR + 1JS)	218.7 m ²
UNIT INT. AREA GROUP 8 = 4 UNITS (2SR + 2JS)	221.4 m ²
UNIT INT. AREA GROUP 9 = 4 UNITS (2SR + 2JS)	221.4 m ²
TOTAL GR INT. AREA	1749.6 m ²
TOTAL GR DECK AREA - 40 GRs (1DGR+8JS+31SR)	796.50 m ²
TOTAL NB UNIT COURTYARD AREA	239.35 m ²
NEW BUILD ADDITIONAL AREAS	
OUTDOOR SWIMMING POOL	200.00 m ²
POOL DECK & SHADE	150 m ²
NEW BUILD POOL OUTDOOR PAVED AREA	233.56 m ²
GYM COVERED WALKWAY	43.76 m ²
BUILT WALKWAY AREA	1121.62 m ²
TOTAL NEW BUILD ADDITIONAL AREA	1748.94 m ²

ABBREVIATION LEGEND	
GR	GUEST ROOM
DGR	DISABLED GUEST ROOM
SR	SUPERIOR ROOM
JS	JUNIOR SUITE
M/F	MALE/FEMALE
NB	NEW BUILD
W.S.G.R	WELLNESS, SPA, GYM & RECREATION
ES	EN-SUITE
NGL	NATURAL GROUND LEVEL
G1 - G9	GROUP 1 - 9

general notes:

No amendments or alterations are to be made in the specifications of labour and material documents. Full set of the latest drawings to be in the site office at all times. JOC2 6.2 May 2018 applies. The contractor shall keep a representative competent to administer and control the works continuously on the site during the execution of the works.

The contractor and sub-contractors shall insure their workmen in terms of the COO Act of 1987 and shall indemnify the employer from any claims there under. Contractor and sub-contractors to comply with Occupational Health and Safety Act, No.95 of 1993.

Building to be set out by a registered Land Surveyor.

Final levels of buildings to be confirmed with architect.

Contractor to make adjustments on LFL to allow for floor finish as specified to put to final FFL as per drawings. All external concrete slabs to step lower than unfinished ground level at door thresholds.

Room Areas indicated on floor plans are internal floor areas and do not account for walls and thresholds and not consistent with the Gross Building Areas.

All existing trees and vegetation to be protected against any damage.

All specified brand name materials to be in strict accordance with manufacturers specifications & details. Shop drawings to be presented to architect for approval before ANY SPECIALIST installation can commence. All materials, finishes and glazing to conform to SARS & SARS approved, wherever applicable.

SUPERVISION BY ARCHITECT

The architect is not expected to carry out continuous supervision, the inspections are for the benefit of the employer, not the contractor and do not relieve the latter of any of his contractual obligations. In the event of any matter arising which the contractor considers of such importance that the architect must be consulted, every reasonable attempt shall be made by the contractor to communicate with him before proceeding with the point at issue. It must, however, be borne in mind that the architect is employed to ensure correct compliance with the terms of this drawing, proper building procedures in accordance with the best traditions of the various trades and adequate finishes as specified and to his satisfaction. The architect is true in no way responsible for any act or omission on the part of the contractor, which may result in any patent or latent defects in materials of workmanship, breach or neglect of any local regulations. The contractor therefore remains at all times responsible for any such neglect, deviation or any act, whether the same be discovered before or after the final certificate, or any other certificate, is approved.

Architect's Name Name: J. van der Merwe Date: 06/10/20	Client Name: Erf 49 Date: 06/10/20
--	--

No.	Description	Date
01	SA001	2020.06.10
02	SA002	2020.07.20
03	SA003	2020.07.18
04	SA004	2020.07.20

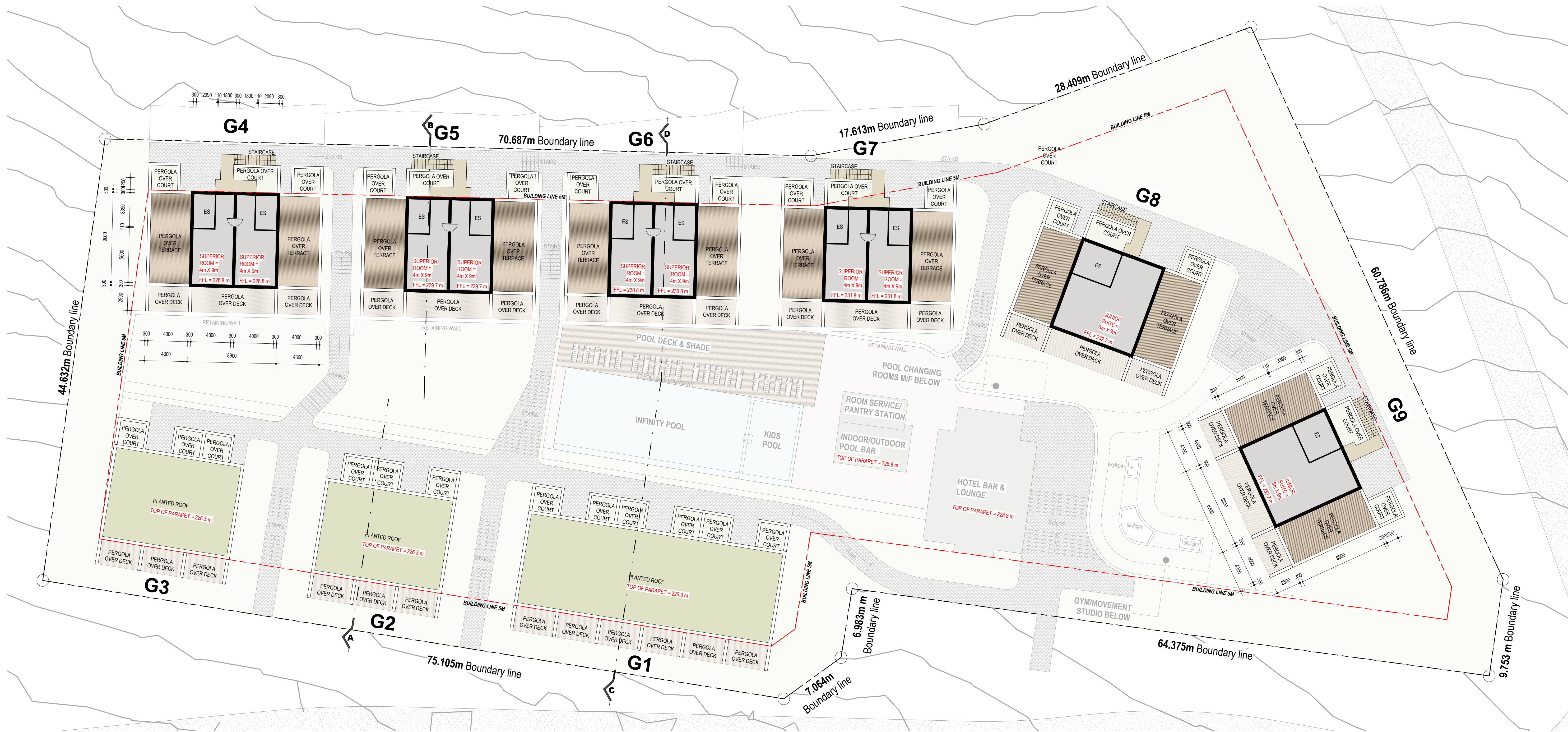
Issue status	
FOR INFORMATION	

notes	
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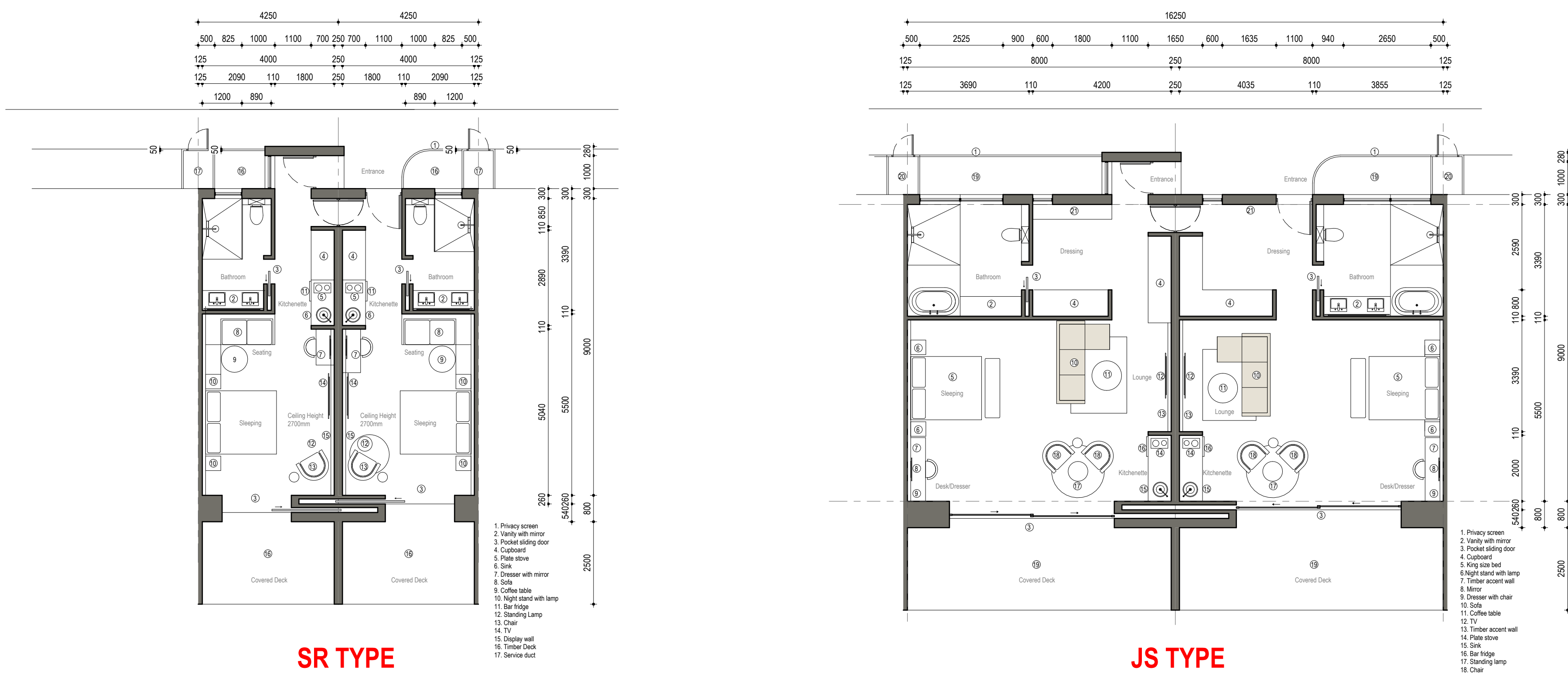
company	
SOLUTION ARCHITECTS & INTERIORS	
2000 Water Street & Potchefstroom Road, Potchefstroom 2009 Professional Architects (Practising number: 1999/00000000) Lic. No. 1999/00000000, 1999/00000000, 1999/00000000, 1999/00000000 Member of the South African Institute of Architects (SAIA) and the South African Council for the Architectural Profession (SACAP)	

project title	
Rhebokskloof Hotel	
Erf 49, Rhebokskloof Estate, Paarl	
drawing title	
SITE PLAN (LEVEL 01) & SITE SECTIONS	

scale @ AS indicated	proj. no. J090	dwg. no. CD101	rev. no. 04
date: 06/10/20	drawn: J.M.		



SITE PLAN - LEVEL 02
SCALE 1:200



GUEST ROOM TYPOLOGY
SCALE 1:100

general notes:

No amendments or alterations are to be made to the specifications of labour and material accounts. Full set of the latest drawings to be in the site office at all times. JOC 2.2 May 2018 applies. The contractor shall keep a representative competent to administer and control the work continuously on the site during the execution of the work.

The contractor and sub-contractors shall insure their workmen in terms of the COO Act of 1997 and shall indemnify the employer from any claims there under. Contractor and sub-contractors to comply with Occupational Health and Safety Act, No.95 of 1993.

Building to be set out by a registered Land Surveyor.

Final levels of buildings to be confirmed with architect.

Contractor to make adjustments on LFL to allow for floor finish as specified to put to final FFL as per drawings. All external concrete slabs to stop lower than immediate ground level at door thresholds.

Room Areas indicated on floor plans are internal floor areas and do not account for walls and thresholds will not coincide with the Gross Building Areas.

All existing trees and vegetation to be protected against any damage.

All specified brand name materials to be in strict accordance with manufacturers specifications & details. Shop drawings to be presented to architect for approval before ANY SPECIALIST installation can commence. All materials, finishes and glazing to conform to SANS & SABS approved, whenever applicable.

SUPERVISION BY ARCHITECT

The architect is not expected to carry out continuous supervision, his inspections are for the benefit of the employer, not the contractor and do not relieve the latter of any of his contractual obligations. In the event of any matter arising which the contractor considers of such importance that the architect must be consulted, every reasonable attempt shall be made by the contractor to communicate with him before proceeding with the part at issue. It must, however, be borne in mind that the architect is employed to ensure correct compliance with the terms of this drawing, proper building procedures in accordance with the best traditions of the various trades and adequate finishes as specified and to his satisfaction. The architect is thus in no way responsible for any act or omission on the part of the contractor which may result in any patent or latent defects in materials of workmanship, breach or neglect of any local regulations. The contractor therefore remains at all times responsible for any such neglect, deviation or wrong act, whether the same be discovered before or after the final certificate, or any other certificate, is approved.

Architect: C. M. van der Merwe Phone: 011 461 1111 Date: 06/10/2018	Client: C. M. van der Merwe Date: 06/10/2018
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No.	Description	Date
01	SR001	2008.06.10
02	SR002	2008.07.02
03	SR003	2008.07.18
04	SR004	2008.07.25

Issue status	
FOR INFORMATION	

notes	
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company	
SOLUTION ARCHITECTS & INTERIORS 1000 Main Road, Pretoria & Johannesburg Professional Architects (Pretoria number P100000000) Le Grange, Johannesburg, 2013-2014, 2015-2016, 2017-2018, 2019-2020, 2021-2022, 2023-2024 Main West Trading Pty Ltd (Pretoria Architects, 2013-2014, 2015-2016, 2017-2018, 2019-2020, 2021-2022, 2023-2024) & WAT no. 453599999	

project title	
Rhebokskloof Hotel	
Erf 49, Rhebokskloof Estate, Paarl	
drawing title	

SITE PLAN - LEVEL 02 & UNIT TYPES

scale @	AS indicated	proj. no.	dwg. no.	rev. no.
1:200	J090	CD102	04	

No amendments or alterations are to be made in the specifications of labour and material documents. Each set of the latest drawings to be in the file, office, at all times.

The contractor and sub-contractors shall insure their workmen in terms of the COIDA Act of 1997 and shall indemnify the employer from any claim there under. Contractors and site practice to comply with Occupational Health and Safety Act, No.85 of 1993.

Contractor to make adjustments on UFFL to allow for floor finish as specified to get to final FFL as on drawings. All external concrete slabs to step lower than unfinished ground level at door thresholds.

All existing trees and vegetation to be protected against any damage.

specifications & details. Shop drawings to be presented to architect for approval before ANY SPECIALIST installation can commence. All materials, finishes and glazing to conform to SANS & SABS approved, wherever applicable.



	ERF SIZE = 6860.57 m² COVERAGE AREA = 1879.75 m² TOTAL COVERAGE % = 27%
	AREA THAT ENDOUCHES 6M HEIGHT RESTRICTION AND FALLS WITHIN 8M HEIGHT RESTRICTION FOR NO MORE THAN 20% OF COVERAGE. 20% COVERAGE = 409.92 m² ALLOWABLE ACTUAL AREA OF ENCRoACHMENT = 98.93 m² (Within Allowable)

SCALE 1 : 200

[illegible]

FOR INFORMATION

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SYNTHESIS
ARCHITECTS / INTERIORS

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Professional Architects / Practice number P/Arch/9999/2021
La Gratitude Henrichs, 95 Dory St, Stellenbosch, Western Cape, South Africa
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Mobi Med Trading Pty Ltd to Synthesis Architects (Reg no. 2015/1453567 & VAT no. 457005699)

Rhebokskloof Hotel
Erf 49, Rhebokskloof Estate, Paarl

**SITE PLAN - HEIGHT RESTRICTION
DIAGRAM**

scale: 1:200	proj. no. J090	dwg. no. CD103	rev. no. 04
date: 06/18/26	drawn: M.M.		

No amendments or alterations are to be made in the specifications of labour and material documents. Full set of the latest drawings to be in the site office at all times.

The contractor and sub-contractors shall insure their workmen in terms of the CO Act of 1997 and shall indemnify the employer from any claim there under. Contractor and site practice to comply with Occupational Health and Safety Act, No.86 of 1993

Room Areas indicated on floor plans are internal floor areas and do not account for

All existing trees and vegetation to be protected against any damage.

SUPERVISION BY ARCHITECT

This architect is not expected to carry out continuous supervision. His inspections are for the benefit of the employer, not the contractor and do not relieve the latter of any

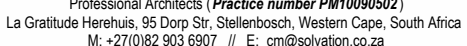


issue status

FOR INFORMATION

notes

company

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project title

drawing title

MASSING AXO VIEWS

proj. no:	dwa.no:	rev.no:
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