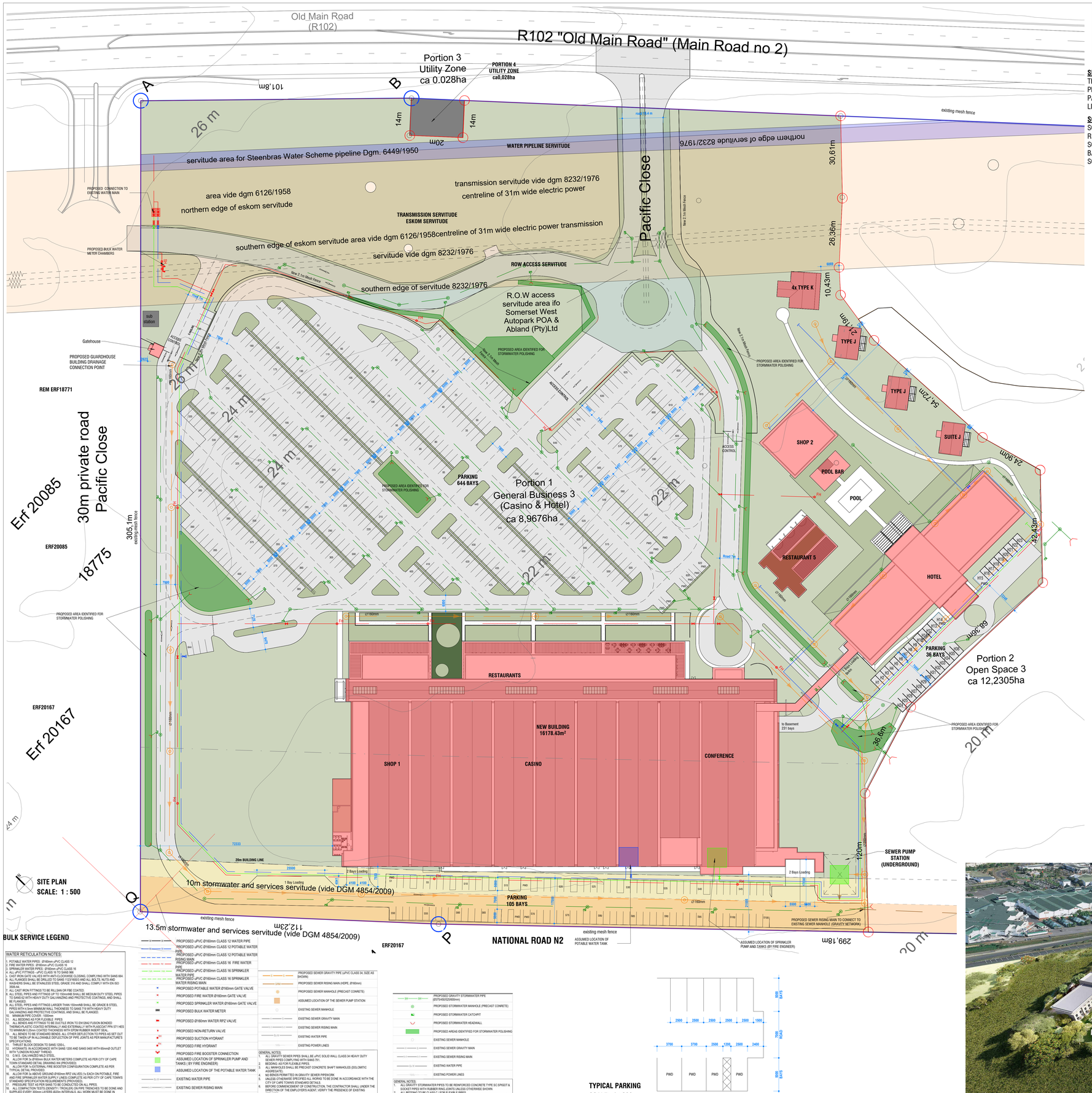


SITE PLAN
SCALE: 1 : 500

BULK SERVICE LEGEND

WATER RETICULATION NOTES:
1. POTABLE WATER PIPES : Ø160mm uPVC CLASS 12
2. FIRE WATER PIPES : Ø160mm uPVC CLASS 16
3. SPRINKLER WATER PIPES : Ø160mm uPVC CLASS 16
4. ALL uPVC FITTINGS : uPVC CLASS 16 TO SANS 966
5. CAST IRON GATE VALVES WITH ANTI-CLOCKWISE CLOSING, COMPLYING WITH SANS 664
6. ALL FLANGES SHALL BE DRILLED TO SANS 1123/1600/3 AND ALL BOLTS, NUTS AND WASHERS SHALL BE STAINLESS STEEL GRADE 316 AND SHALL COMPLY WITH EN ISO 3506-1
7. ALL CAST IRON FITTINGS TO BE RILSAN OR FBE COATED
8. ALL STEEL PIPES AND FITTINGS UP TO 150mmNB SHALL BE MEDIUM DUTY STEEL PIPES TO SANS 62 WITH HEAVY DUTY GALVANIZING AND PROTECTIVE COATINGS, AND SHALL BE FLANGED.
9. ALL STEEL PIPES AND FITTINGS LARGER THAN 150mmNB SHALL BE GRADE B STEEL PIPES WITH 4.5mm MINIMUM WALL THICKNESS TO SANS 719 WITH HEAVY DUTY GALVANIZING AND PROTECTIVE COATINGS, AND SHALL BE FLANGED.
10. MINIMUM PIPE COVER : 1200mm
11. ALL BEDDING AS FOR FLEXIBLE PIPES
12. ALL BENDS AND FITTINGS TO BE DUCTILE IRON TO EN1092 FUSION BONDED THERMO-PLASTIC COATED INTERNALLY AND EXTERNALLY WITH PLASCOAT PPA 571 HES TO MINIMUM 0.25mm COATED THICKNESS WITH EPDM RUBBER INSERT SEAL.
13. ALL BENDS TO BE STANDARD BENDS. ALL OTHER DEFLECTION TO PIPES AS SET OUT IN SANS 1200 L. MAXIMUM ALLOWABLE DEFLECTION OF PIPE JOINTS AS PER MANUFACTURE'S SPECIFICATIONS
14. THRUST BLOCK DESIGN TO SANS 1200-L
15. HYDRANTS IN ACCORDANCE WITH SANS 1200 AND SANS 0400 WITH 65mmØ OUTLET WITH "LONDON ROUND" THREAD.
16. GI 6.5 kg HANDED MILD STEEL
17. ALLOW FOR INSTALLATION OF WATER METERS COMPLETE AS PER CITY OF CAPE TOWN STANDARD DETAIL DRAWING WA (PROVIDED).
18. ALLOW FOR 1x EXTERNAL FIRE BOOSTER CONFIGURATION COMPLETE AS PER TYPICAL DETAIL PROVIDED.
19. ALLOW FOR 3x ABOVE GROUND Ø160mm RPZ VALVES (1x EACH ON POTABLE, FIRE AND FIRE SPRINKLER WATER SUPPLY LINES) COMPLETE AS PER CITY OF CAPE TOWN'S STANDARD DETAIL DRAWING WA (PROVIDED).
20. PRESSURE TEST AS PER SANS TO BE CONDUCTED ON ALL PIPES
21. ALL COMPACTION TESTS (DENSITY / TROXLER) ON PIPE TRENCHES TO BE DONE AND SUPPLIED EVERY 300mm LAYERS @20m INTERVALS. ALL WORK MUST BE DONE IN ACCORDANCE WITH THE STANDARD SANS 1200 SPECIFICATION AND THIS PROJECT'S APPLICABLE CONTRACT DOCUMENTATION.

PROPOSED uPVC Ø160mm CLASS 12 WATER PIPE
PROPOSED uPVC Ø160mm CLASS 12 POTABLE WATER PIPE
PROPOSED uPVC Ø160mm CLASS 12 POTABLE WATER RISING MAIN
PROPOSED uPVC Ø160mm CLASS 16 FIRE WATER PIPE
PROPOSED uPVC Ø160mm CLASS 16 SPRINKLER WATER PIPE
PROPOSED uPVC Ø160mm CLASS 16 SPRINKLER WATER RISING MAIN
PROPOSED POTABLE WATER Ø160mm GATE VALVE
PROPOSED FIRE WATER Ø160mm GATE VALVE
PROPOSED SPRINKLER WATER Ø160mm GATE VALVE
PROPOSED BULK WATER METER
PROPOSED Ø160mm WATER RPZ VALVE
PROPOSED NON-RETURN VALVE
PROPOSED SUCTION HYDRANT
PROPOSED FIRE HYDRANT
PROPOSED FIRE BOOSTER CONNECTION
ASSUMED LOCATION OF SPRINKLER PUMP AND TANKS (BY FIRE ENGINEER)
ASSUMED LOCATION OF THE POTABLE WATER TANK
EXISTING WATER PIPE
EXISTING SEWER RISING MAIN
EXISTING POWERLINES

PROPOSED SEWER GRAVITY PIPE (uPVC CLASS 34, SIZE AS SHOWN)
PROPOSED SEWER RISING MAIN (HDPE, Ø160mm)
PROPOSED SEWER MANHOLE (PRECAST CONRETE)
ASSUMED LOCATION OF THE SEWER PUMP STATION
EXISTING SEWER MANHOLE
EXISTING SEWER GRAVITY MAIN
EXISTING SEWER RISING MAIN
EXISTING WATER PIPE
EXISTING POWER LINES

GENERAL NOTES:
1. ALL GRAVITY SEWER PIPES SHALL BE uPVC SOLID WALL CLASS 34 HEAVY DUTY SEWER PIPES COMPLYING WITH SANS 791.
2. ALL BEDDING TO BE CLASS C FOR FLEXIBLE PIPES
3. ALL MANHOLES SHALL BE PRECAST CONCRETE SHAFT MANHOLES (DOLOMITIC AGGREGATE).
4. NO BENDS PERMITTED IN GRAVITY SEWER PIPEWORK
5. UNLESS OTHERWISE SPECIFIED ALL WORKS TO BE DONE IN ACCORDANCE WITH THE CITY OF CAPE TOWNS STANDARD DETAILS
6. BEFORE COMMENCEMENT OF CONSTRUCTION, THE CONTRACTOR SHALL UNDER THE DIRECTION OF THE EMPLOYER'S AGENT, VERIFY THE PRESENCE OF EXISTING SERVICES
7. CONTRACTOR TO LIAISE WITH RESPONSIBLE SERVICE PROVIDER W.R.T. AFFECTED SERVICES AND THE PROTECTION THEREOF.

PROPOSED GRAVITY STORMWATER PIPE (Ø375/450/525/600mm)
PROPOSED STORMWATER MANHOLE (PRECAST CONRETE)
PROPOSED STORMWATER CATCHPIT
PROPOSED STORMWATER HEADWALL
PROPOSED AREAS IDENTIFIED FOR STORMWATER POLISHING
EXISTING SEWER MANHOLE
EXISTING SEWER GRAVITY MAIN
EXISTING SEWER RISING MAIN
EXISTING WATER PIPE
EXISTING POWER LINES

GENERAL NOTES:
1. ALL GRAVITY STORMWATER PIPES TO BE REINFORCED CONCRETE TYPE SC SPIGOT & SOCKET PIPES WITH RUBBER RING JOINTS UNLESS OTHERWISE SHOWN
2. ALL BEDDING TO BE CLASS C - FOR FLEXIBLE PIPES
3. ALL MANHOLES TO BE CONCRETE RING MANHOLES COMPLETE AS PER CITY OF CAPE TOWN STANDARD DETAIL DRAWING SETS SW2.3 OR SW2.5 AS APPLICABLE

TYPICAL PARKING
SCALE: 1 : 200

Site Area	
Potion 1 Site Area	8.9676 ha
Areas Floor Factor	19.086 m²
Factor	0.21
Coverage Area	17.051 m²
Percentage	19.01%

SITE LIGHTING NOTES
THE EXTERNAL LIGHTING WILL BE DESIGNED TO PRIMARILY ENSURE THE SAFETY OF THE PATRONS/GUESTS, AND WITH DOWNWARD FLUX TO LIMIT LIGHT POLLUTION.

SOLAR PANEL NOTE
SOLAR PANEL WILL BE PLACE ON THE ROOF OVER RESTAURANT 1, 2, 3, & 4,
SOLAR PANEL WILL BE PLACE ON THE CASINO AND BANQUETING ROOFS.
SOLAR PANEL WILL BE PLACE ON THE HOTEL ROOF

Area Schedule (Floor Factor Areas).

Name	Area
CASINO	
-01 - CASINO BASEMENT	
LOBBY	66 m²
STORE	139 m²
0 - CASINO 1st Storey	
BAR	42 m²
CASHIER	168 m²
CIRCULATION	139 m²
CONFERENCE	827 m²
CONFRENCE PRE-FUNCUTION	357 m²
DELI	19 m²
GAMING AREA	3367 m²
GAMING BOH	809 m²
GAMING ENTRANCE AND PROMOTIONS	436 m²
GAMING RETAIL	132 m²
KITCHEN	474 m²
LIFT SHAFT	27 m²
MALL	559 m²
MEDIC	21 m²
MEETING PRE-FUNCTION	42 m²
MEETING ROOMS	143 m²
RECEPTION	46 m²
RESTAURANT	1369 m²
RESTAURANT VERANDAHS	658 m²
REWARDS	32 m²
SHOP 1	1538 m²
STAIR	92 m²
TENANT STORES	81 m²
02 - CASINO 2nd Storey	
GAMING BOH	861 m²
CASINO	12444 m²
HOTEL	
01 - Hotel 1st Storey	
GYM	104 m²
HOTEL BOH	946 m²
HOTEL RESTAURANT	660 m²
HOTEL ROOMS	472 m²
LIFT SHAFT	10 m²
POOL BAR	73 m²
SHOP 2	396 m²
02 - Hotel 2nd Storey	
HOTEL	458 m²
HOTEL BOH	35 m²
HOTEL ROOMS	816 m²
03 - Hotel 3rd Storey	
HOTEL	240 m²
HOTEL BOH	38 m²
HOTEL ROOMS	1040 m²
04 - Hotel 4th Storey	
BALCONY	59 m²
DIRTY LINEN	10 m²
HOTEL	176 m²
HOTEL BOH	36 m²
HOTEL ROOMS	1074 m²
HOTEL	6642 m²
TOTAL FLOOR FACTOR AREA	19086 m²

Parking Required
Hotel:
0,5 bays per bedroom @ 88 rooms — Bays required - 44

Restaurants:
6 bays per 100 m² GLA @ 2354m² — Bays required - 142

Shops (excluding supermarket):
3 bays per 100 m²

SHOP 2 GLA @ 379m² — Bays required - 12

Place of Entertainment:
1 bay per 6 seats or persons, or calculated at 1,4 m² floor space = 1 person

SHOP 1 Entertainment
250 persons @ 1 bay per 6 persons — Bays required - 42

Casino - Entertainment
480 + 480 +40 +200
= 1200 persons @ 1 bay per 6 persons — Bays required - 200

Banqueting Facilities - Entertainment
200 + 100 +50 = 350 persons @ 1 bay per 6 persons — Bays required - 59

Total Bays Required = 499

Parking Provided
Main 644 + Basement 231 + Staff 105 + Hotel 36 — Total Bays Provided = 1016

LOADING BAYS — Total bays Provided = 6

Area Schedule G.L.A .

Name	Area
CASINO	
-01 - CASINO BASEMENT	
LOBBY	66 m²
STORE	138 m²
0 - CASINO 1st Storey	
BANQUETING	827 m²
BAR	42 m²
CASHIER	168 m²
DELI	19 m²
GAMING AREA	3367 m²
GAMING BOH	796 m²
GAMING RETAIL	132 m²
LIFT SHAFT	27 m²
MEETING ROOMS	143 m²
Reception	67 m²
RESTAURANT	1343 m²
RESTAURANT VERANDAHS	681 m²
REWARDS	32 m²
SHOP 1	1519 m²
TENANT STORES	79 m²
02 - CASINO 2nd Storey	
GAMING BOH	825 m²
CASINO	10270 m²
HOTEL	
01 - Hotel 1st Storey	
HOTEL RESTAURANT	330 m²
SHOP 2	378 m²
HOTEL	708 m²
TOTAL GLA	10978 m²







PROJECT	CONSULTANT	STAGE	DWG NUMBER	REVISION
554	AR	CS	1000	E

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REVISION SCHEDULE

REV NO	REVISION DATE	REVISION DESCRIPTION
A	2025.11.12	ISSUED FOR INFORMISTION
B	2026.03.05	ISSUED FOR INFORMATION
C	2026.03.06	ISSUED DRAFT SDP SUBMISSION
D	2026.03.09	ISSUED DRAFT SDP SUBMISSION
E	2026.03.11	ISSUED SDP SUBMISSION

Area Schedule

Name	Area	FLOOR FACTOR
CASINO		
-01 - CASINO BASEMENT		
BASEMENT PARKING	5881 m²	no
FIRE ESCAPE	40 m²	no
LIFT SHAFT	26 m²	no
LOBBY	66 m²	yes
SEVICE AREA	1337 m²	no
STAIR	83 m²	no
STORE	139 m²	yes
0 - CASINO 1st Storey		
BAR	42 m²	yes
CASHIER	168 m²	yes
CIRCULATION	139 m²	yes
CONFERENCE	827 m²	yes
CONFRENCE PRE-FUNCUTION	357 m²	yes
DELI	19 m²	yes
DUCT	16 m²	no
FIRE ESCAPE	561 m²	no
GAMING AREA	3367 m²	yes
GAMING BOH	809 m²	yes
GAMING ENTRANCE AND PROMOTIONS	436 m²	yes
GAMING RETAIL	132 m²	yes
KITCHEN	474 m²	yes
LIFT SHAFT	27 m²	yes
MALL	559 m²	yes
MEDIC	21 m²	yes
MEETING PRE-FUNCTION	42 m²	yes
MEETING ROOMS	143 m²	yes
RECEPTION	46 m²	yes
RESTAURANT	1369 m²	yes
RESTAURANT VERANDAHS	658 m²	yes
REWARDS	32 m²	yes
SEVICE AREA	361 m²	no
SHOP 1	1538 m²	yes
STAIR	92 m²	yes
TENANT STORES	81 m²	yes
TOILETS	642 m²	no
02 - Hotel 2nd Storey		
BRIDGE	415 m²	no
LIFT SHAFT	17 m²	no
02 - CASINO 2nd Storey		
FIRE ESCAPE	160 m²	no
GAMING BOH	861 m²	yes
LIFT SHAFT	9 m²	no
STAIR	54 m²	no
TOILETS	53 m²	no
CASINO	22099 m²	
HOTEL		
01 - Hotel 1st Storey		
GYM	104 m²	yes
HOTEL BOH	946 m²	yes
HOTEL PLANT	98 m²	no
HOTEL RESTAURANT	660 m²	yes
HOTEL ROOMS	472 m²	yes
LIFT SHAFT	10 m²	yes
POOL & DECK	373 m²	no
POOL BAR	73 m²	yes
SHOP 2	396 m²	yes
TOILETS	144 m²	no
02 - Hotel 2nd Storey		
HOTEL	458 m²	yes
HOTEL BOH	35 m²	yes
HOTEL ROOMS	816 m²	yes
LIFT SHAFT	10 m²	no
STAIR	59 m²	no
03 - Hotel 3rd Storey		
HOTEL	240 m²	yes
HOTEL BOH	38 m²	yes
HOTEL ROOMS	1040 m²	yes
LIFT SHAFT	10 m²	no
STAIR	62 m²	no
04 - Hotel 4th Storey		
BALCONY	59 m²	yes
DIRTY LINEN	10 m²	yes
HOTEL	176 m²	yes
HOTEL BOH	36 m²	yes
HOTEL ROOMS	1074 m²	yes
STAIR	63 m²	no
HOTEL	7463 m²	
TOTAL BUILD AREA	29563 m²	

CLIENT

TSOGO SUN

THE TSOGO SIGNATURE CASINO & HOTEL

PORTION 29 OF FARM NO 794, CITY OF CAPE TOWN, DIVISION STELLENBOSCH,

SITE DEVELOPMENT PLAN

SCALE As indicated

DATE:	2026-03-11 14:53:37	TEAM:	RBM	CHECKED BY:	BB

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PROJECT	CONSULTANT	STAGE	DWG NUMBER	REVISION
554	AR	CS	1000	E

DATE	REVISION	BY	NO.
2026-03-26	ISSUED FOR INFORMATION	SM	A
2026-04-23	ISSUED FOR INFORMATION	SM	B
2026-04-29	ISSUED FOR SDP SUBMISSION	SM	C
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-

SITE LEGEND

No	DESCRIPTION
	EXISTING SURVEYED TREE
	NEW 2.1M MESH FENCE
	SITE BOUNDARY
	CIVILS DOMINANT POLISHED STORMWATER ZONE
	CONTOUR LINES - 500MM INTERVALS
	NEW 3M WIDE GRAVEL ACCESS PATH
	NEW 1.2M WIDE GRAVEL TRAIL

ATTENUATION POND - PLANTING LEGEND

GENERAL TREES

Plant code	Botanical Name	Common Name	Tree Container size (l)	Total No
FJN2.6	Xanthos edulis	Fake aloe	100 ℓ	30
LI LI2.2	Vitex trifoliata subsp. africana	Wild Olive	100 ℓ	12
LI2GC.1	Syzygium cordatum	Water berry	100 ℓ	15
LI2GC.1	Syzygium cordatum	Water berry	500 ℓ	12
			TOTAL	69

REHABILITATED GRASSLAND

Plant code	Plant name	Common Name	No. Container size (l)	No. m²	Total area	Total No
GEDING	Fynbos Seeding mix				20 000 m²	
			TOTAL		20 000 m²	

NOTE: Seeding to be applied where rehabilitation is required to the existing grassland round the proposed interventions

existing mesh fence

30,61m

26,36m

10,43m

19m

94,72m

24,90m

POOL BAR

POOL

HOTEL

HOTEL

24,43m

66,36m

PARKING
36 BAYS

Portion 2
Open Space 3
ca 12,2305ha

PROPOSED AREA IDENTIFIED FOR STORMWATER POLISHING

36,6m

20 m

SEWER PUMP STATION (UNDERGROUND)

120m

EXISTING PATHWAY

22 m

20 m

299,18m

M 01

SRM 02

SRM 03

SRM 04

SRM 05

SRM 06

DELINEATED WETLAND

1200 mm
GRAVEL TRAIL

EXISTING BRIDGE

1200 mm
GRAVEL TRAIL

1000 mm
MINIMUM MOUNDING

15m WET LAND BUFFER

REHABILITATED
GRASSLANDS

22M CONTOUR LINE

20m NON SLEEP LINE

1200 mm
GRAVEL TRAIL

PROPOSED
SHADE GAZEBO 2

EXISTING TREES

EXISTING TREES

PROPOSED ISLAND: 0.4M²

22M CONTOUR LINE

21.5M CONTOUR LINE

EXISTING TREES

PROPOSED ISLAND
2.9M²

21M CONTOUR LINE

PROPOSED ATTENUATION POND
36431M²

15m WET LAND BUFFER

1200 mm
GRAVEL TRAIL

15m WET LAND BUFFER

21M CONTOUR LINE

20.5M CONTOUR LINE

PROPOSED SHADE
GAZEBO 1

1500mm
MINIMUM MOUNDING

REHABILITATED
GRASSLANDS

SMALL SHRUBS ABOVE
WWTP(UNDERGROUND)

SCREEN PLANTING TO
BERM

REHABILITATED
GRASSLANDS

1500mm MINIMUM
MOUNDING

SCREEN PLANTING TO
BERM

3M WIDE
GRAVEL PATH

1500mm MINIMUM MOUNDING

SCREENING
SHRUBS TO BERM

NATIONAL HIGHWAY

ACSIV
22.046

1 LANDSCAPE PORTION 2 PLAN - ATTENUATION POND
1:500

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KEY PLAN



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PROJECT

TSOGO SUN,
SIGNATURE CASINO

PORTION 29 OF FARM NO 794, CITY OF CAPE TOWN, DIVISION STELLENBOSCH,

DRAWING

LANDSCAPE PORTION 2 - PROPOSED ATTENUATION POND

SCALE	DATE	DRAWN	CHECKED
1:500@A0	2026-03-26	SM	GW

PROJECT NO.	DRAWING NO.	REV.
1767	1767-LA-SIT-110	C

DRAWING STATUS

FOR INFORMATION