







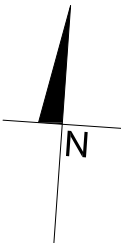
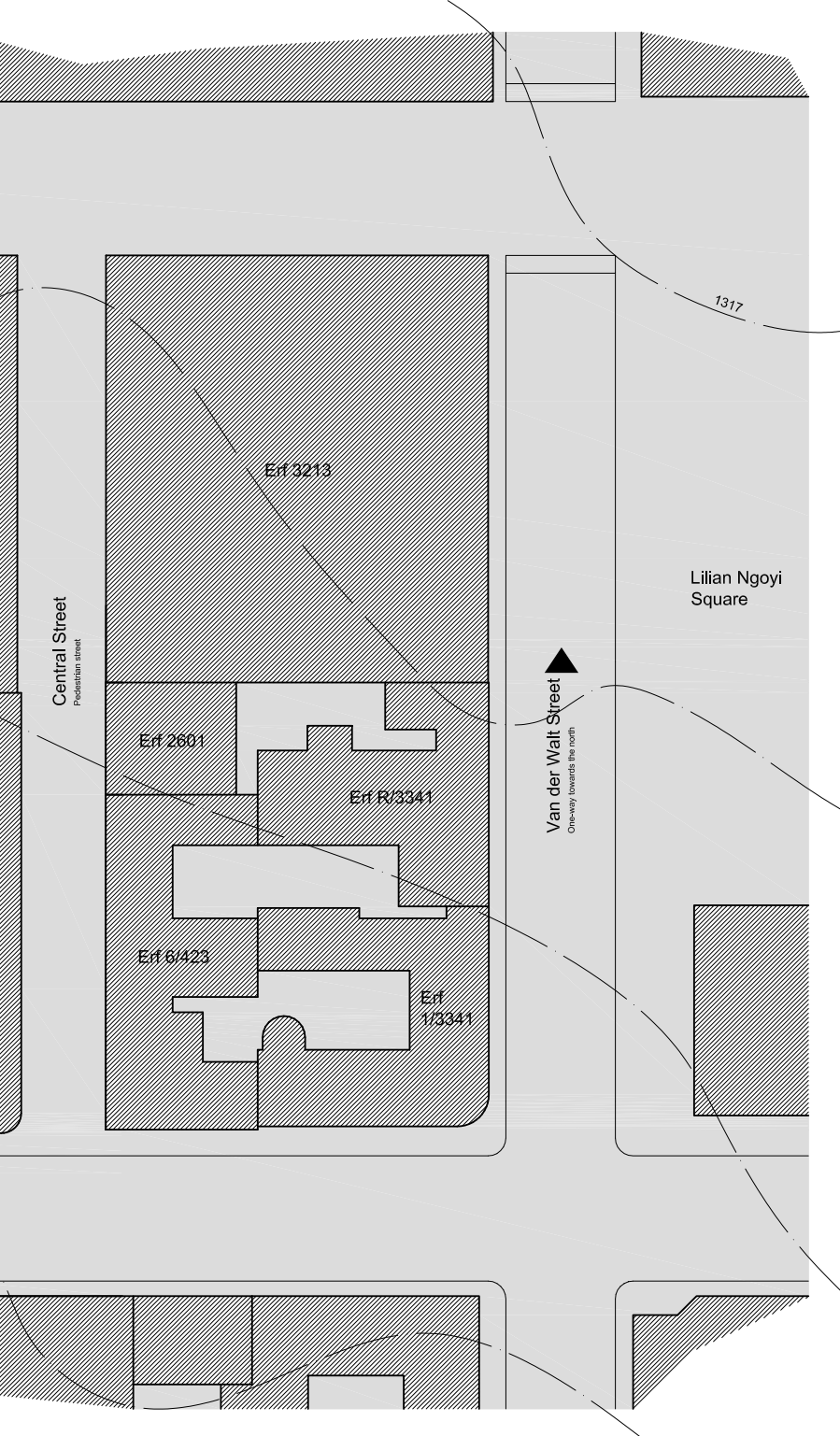
Site information

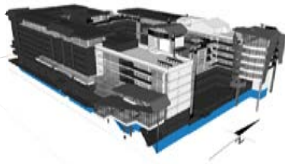
Erf 3364, Pretoria CBD
 Area = 7582 m²
 Use Zone 6: Business 1
 Height Zone 2 = max. height 28m
 (Application to be done for relaxation of height restriction)
 FAR Zone 2 = 5,5
 (Improvements, including alterations, within restriction)
 Coverage Zone 2 = 95% to 50%
 (Depending on the occupation)

Occupations shown indicate ground floor use

Legend

- Existing buildings/structures 
- New buildings/structures 
- Neighbouring buildings/structures 
- Proposed Film Archive by J. Bruwer 
- Open space / pedestrian areas 
- Existing sewage connection 

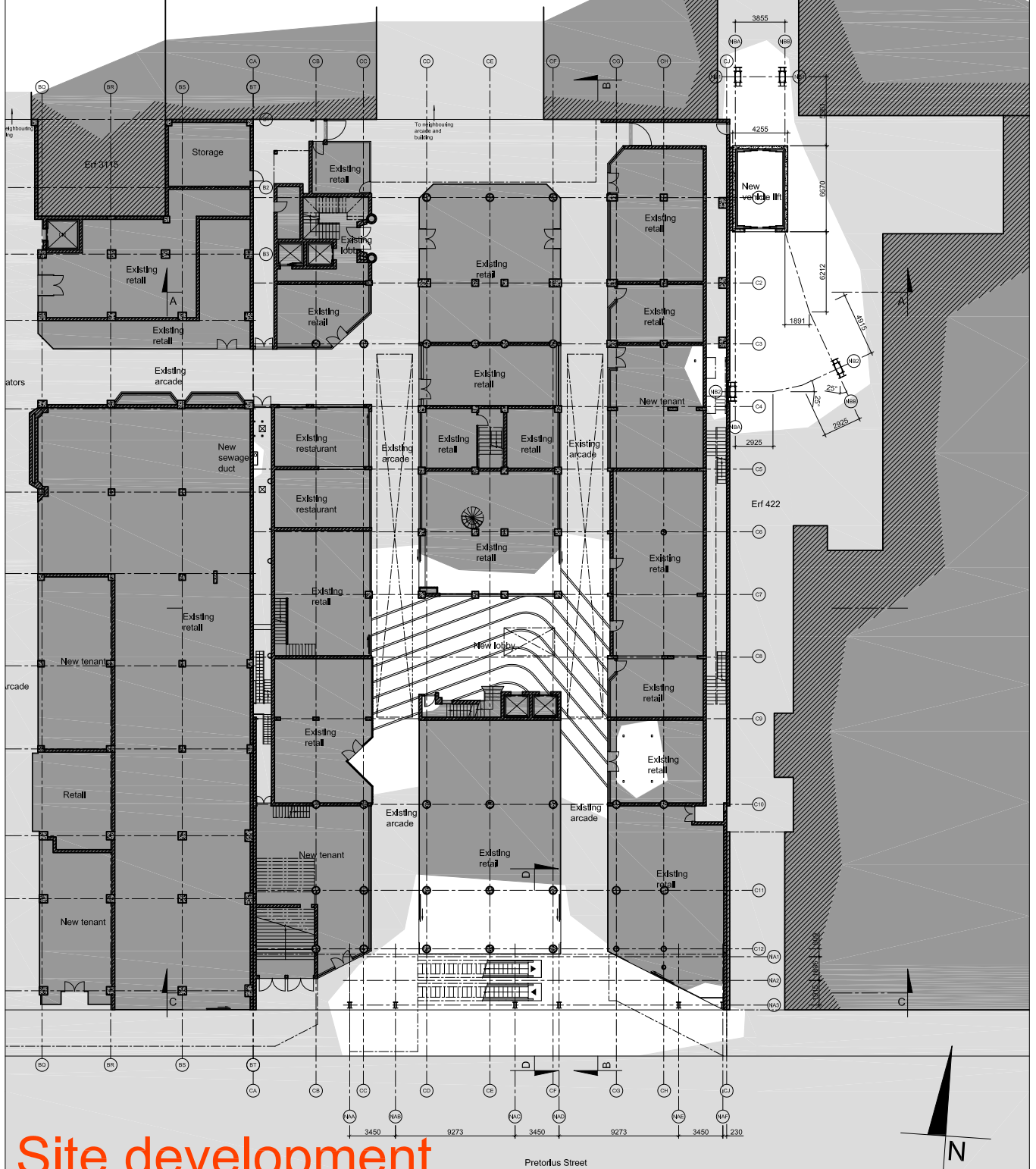




Legend

- Existing buildings/structures
- New buildings/structures
- Open space / pedestrian areas

Perspective legend



Site development

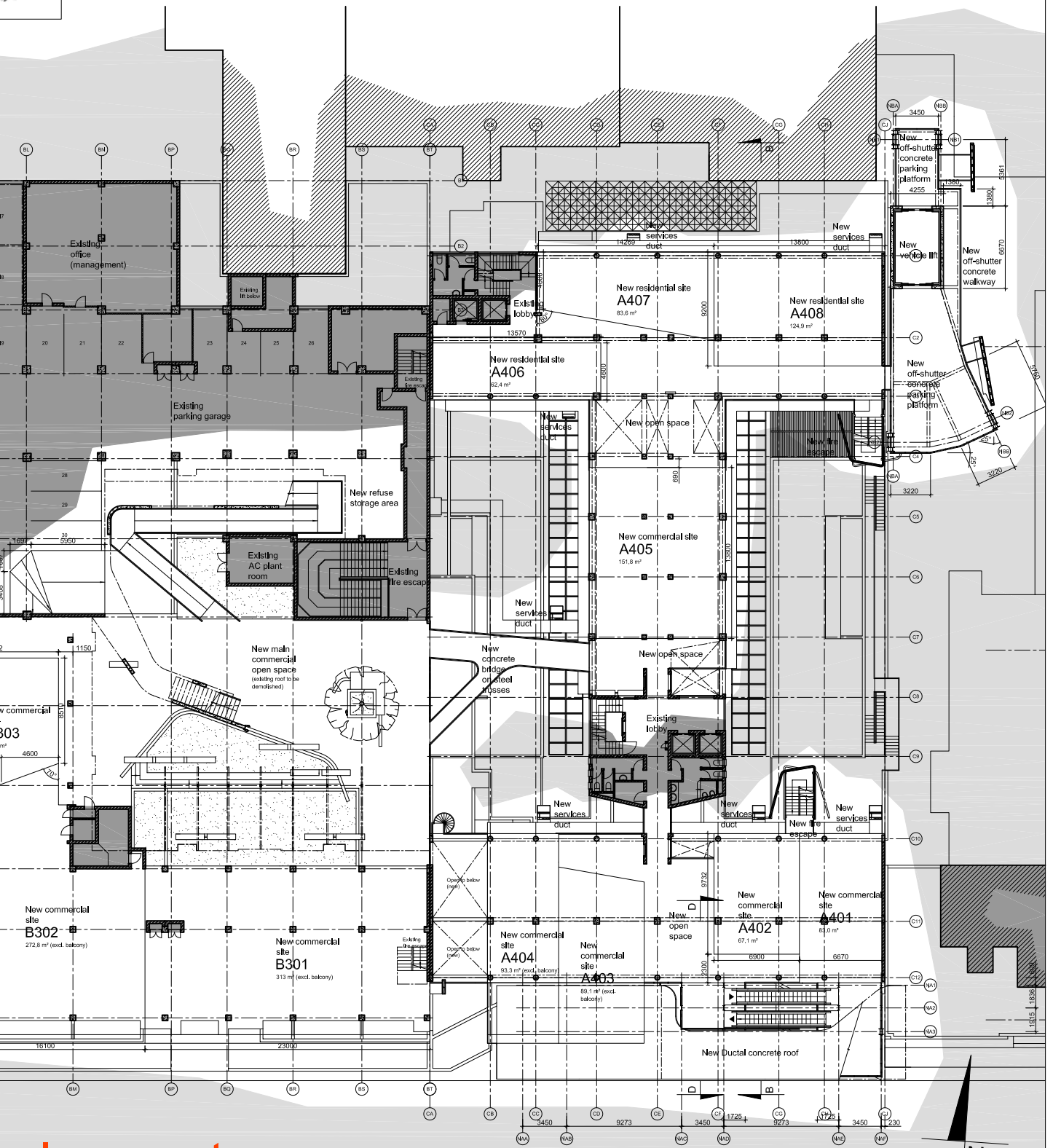
Ground floor plan

Scale as shown

Figure 8.27

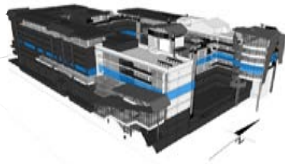
Legend

- Existing buildings/structures
- New buildings/structures
- Open space / pedestrian areas



Development
/ fourth (City Centre) floor plans





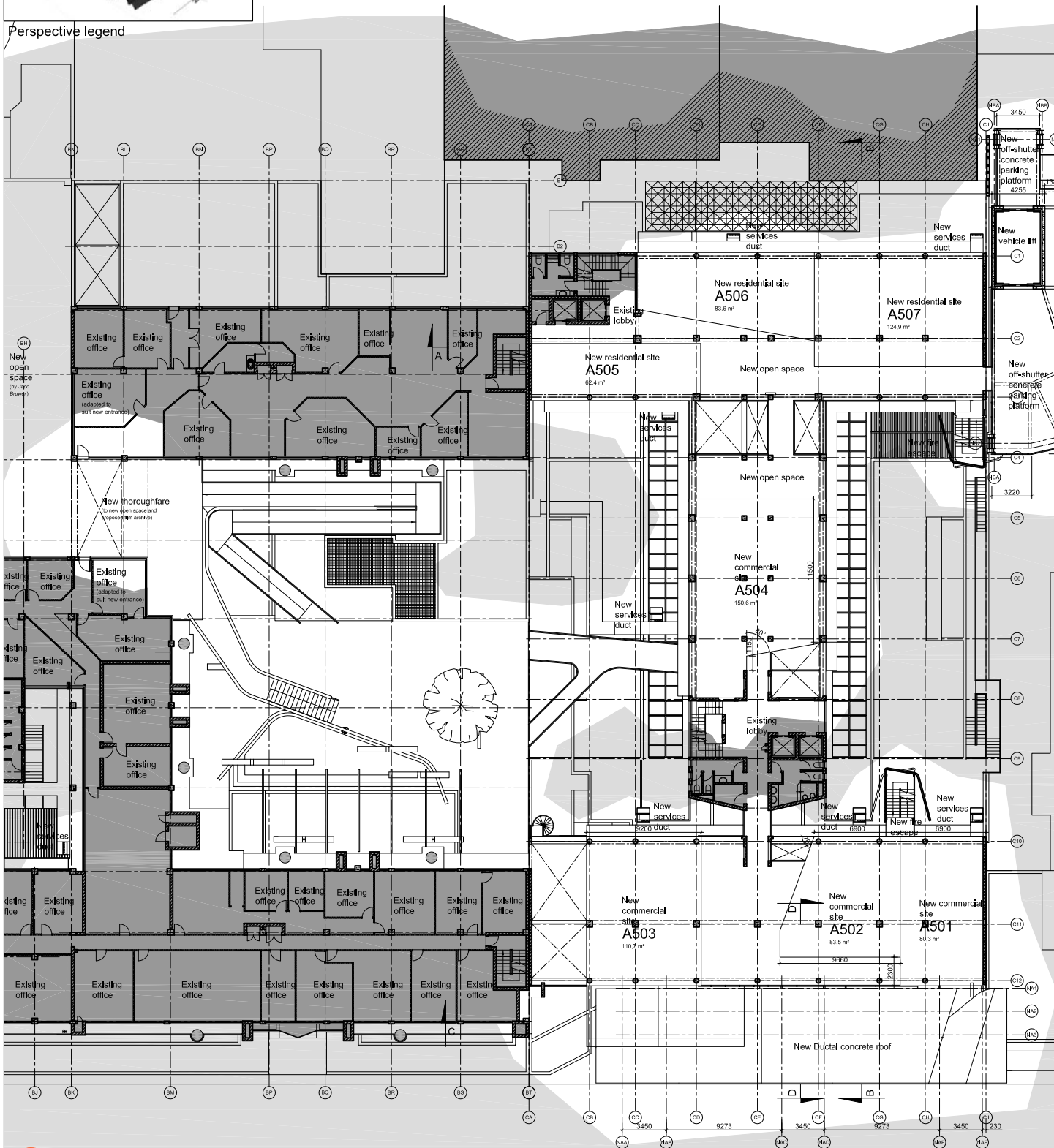
Legend

- Existing buildings/structures
- New buildings/structures
- Open space / pedestrian areas

Notes

- Floors with residential sites have the same layouts (floors four to seven of the City Centre building).
- Floors five to seven of the City Centre building has the same site layouts for the southern block (sites x01-x03).

Perspective legend



Site development

Fourth (Die Meent) / fifth (City Centre) floor plans

Scale as shown

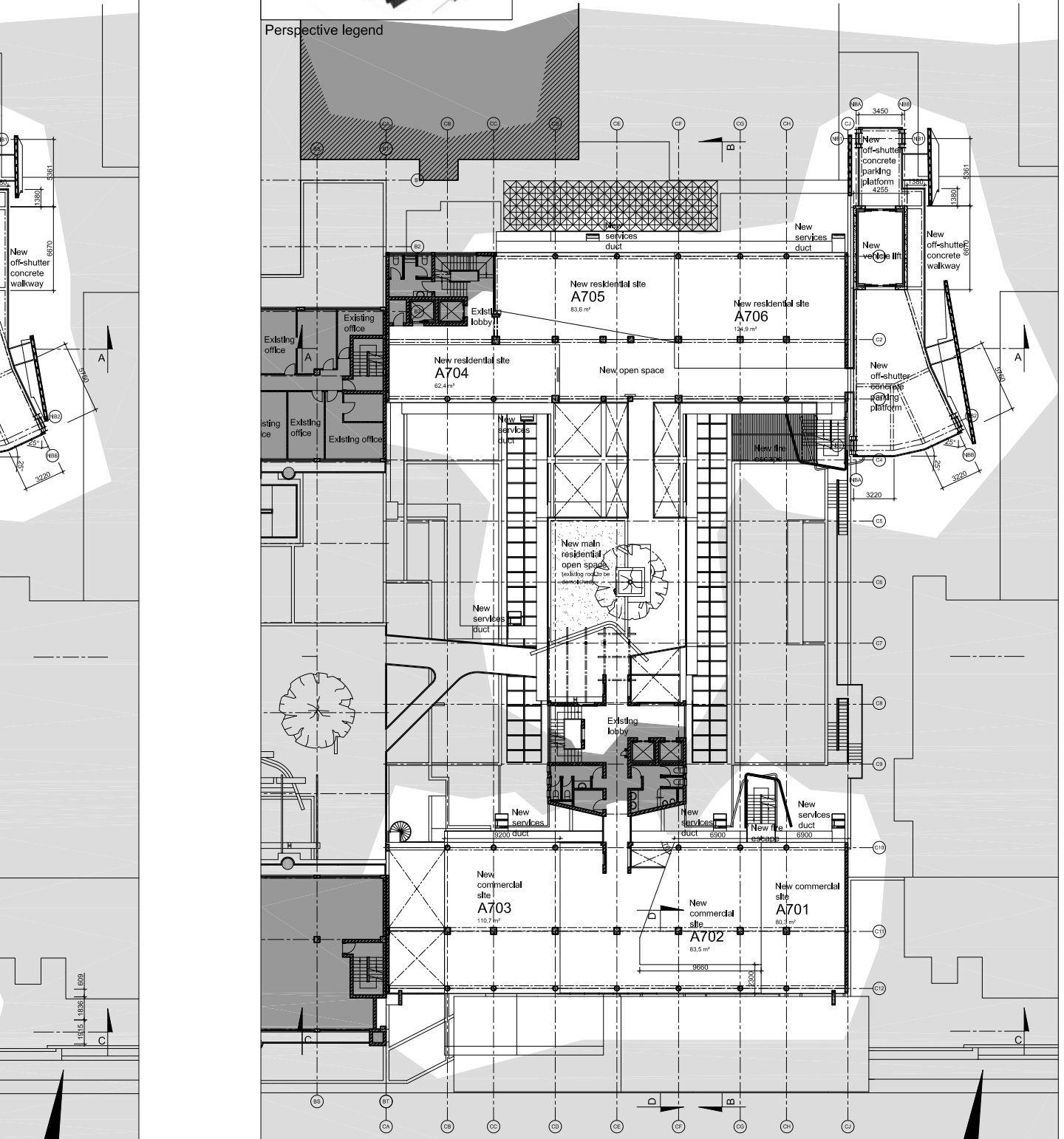
Figure 8.31



Legend

- Existing buildings/structures
- New buildings/structures
- Open space / pedestrian areas

Perspective legend



Site development

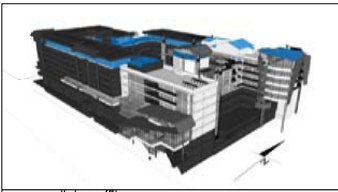
Sixth (Die Meent) / seventh (City Centre) floor plans

Scale as shown

Pretorius Street



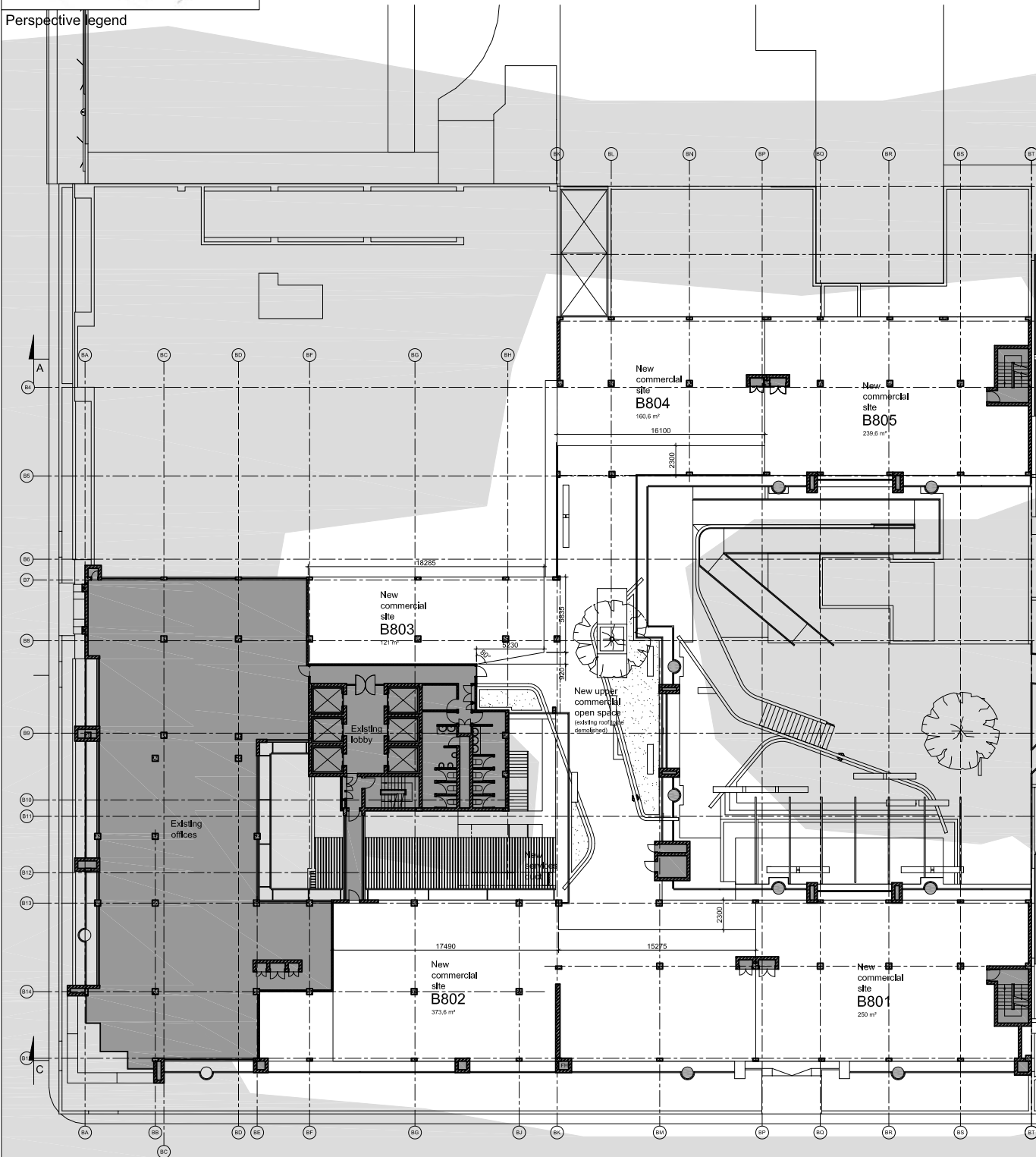
Figure 8.32



Legend

- Existing buildings/structures
- New buildings/structures
- Open space / pedestrian areas

Perspective legend

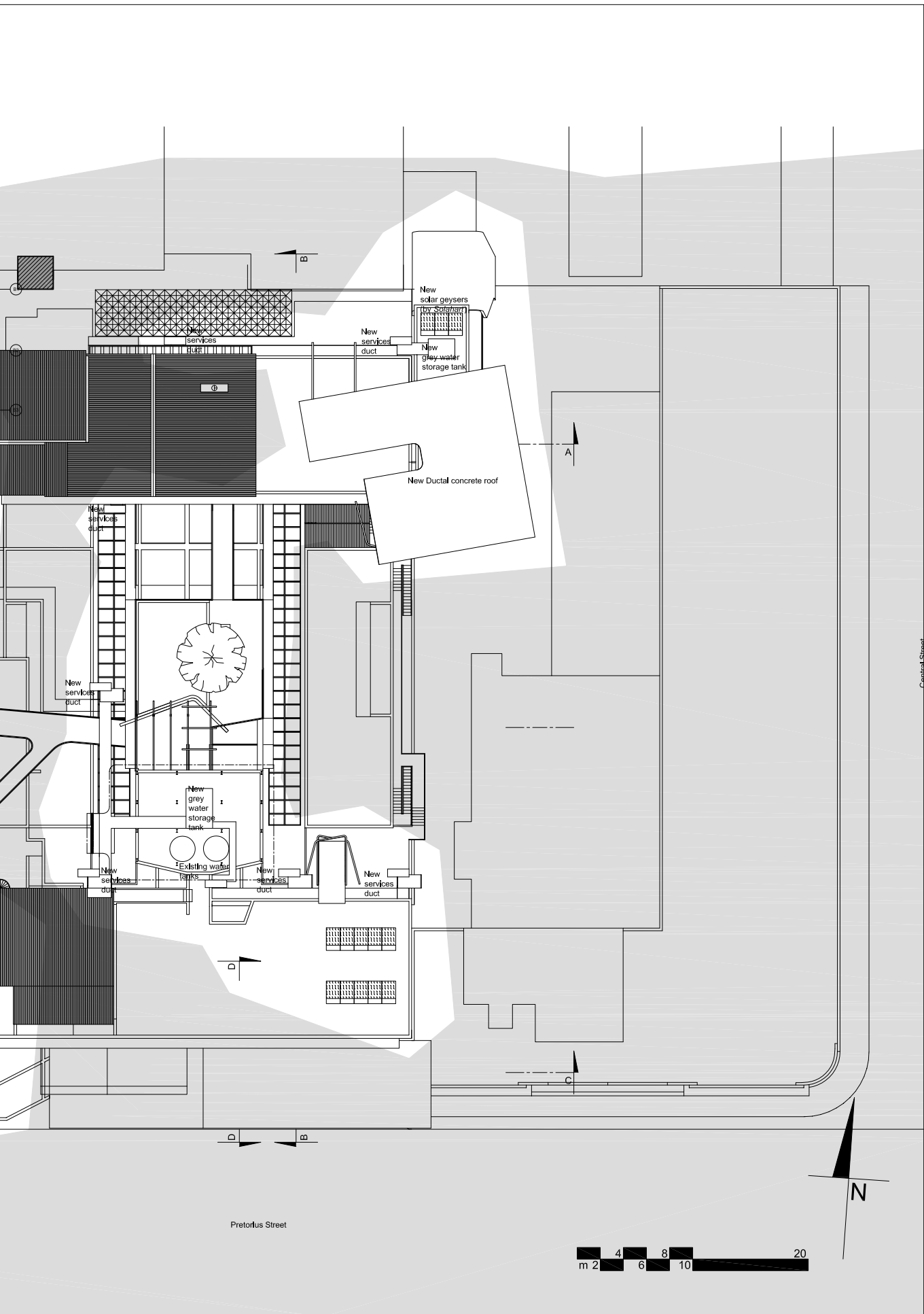


Site development

Eighth floor (Die Meent) / roof (City Centre) plans

Scale as shown

Figure 8.33

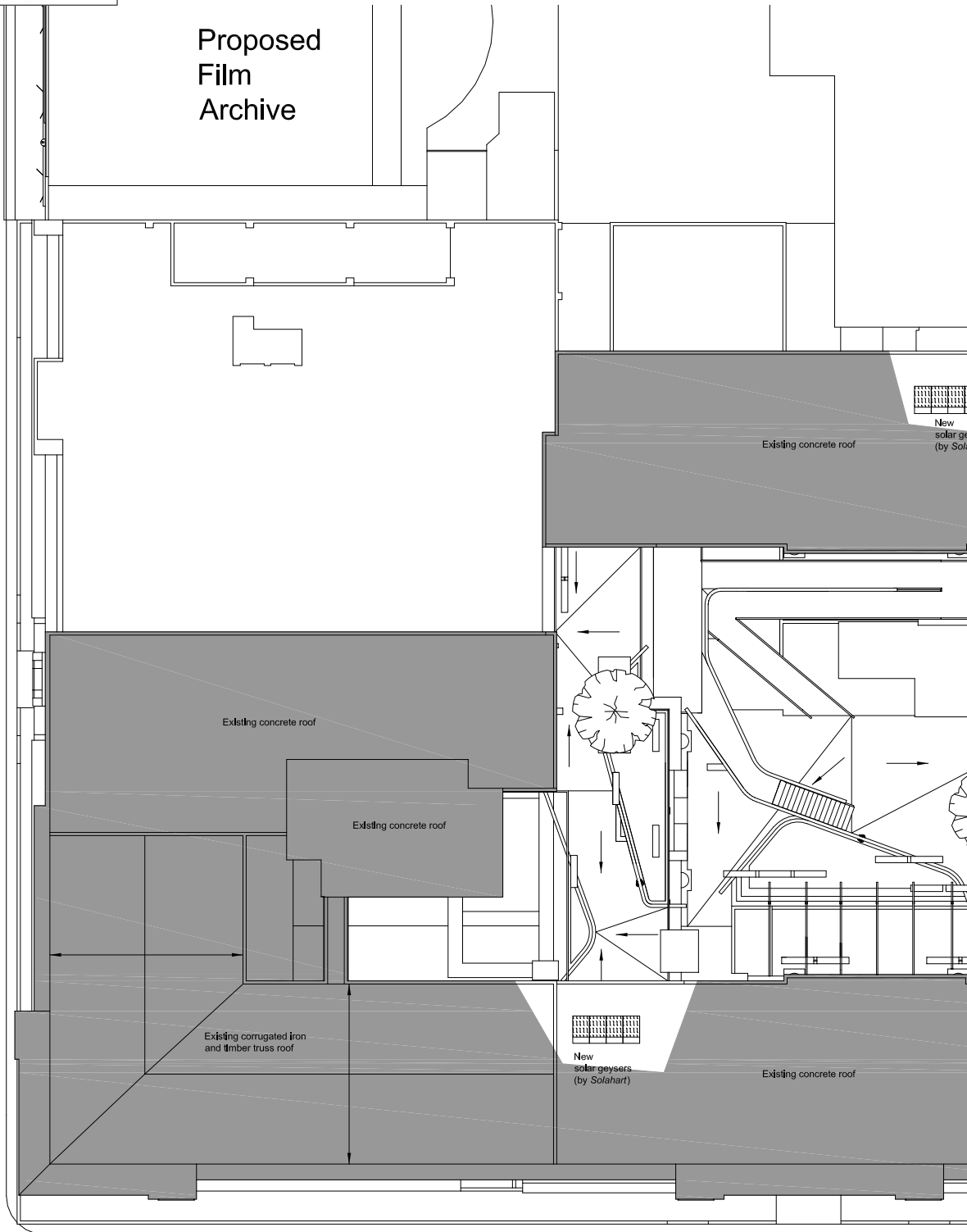




Perspective legend

Andries Street

Proposed
Film
Archive

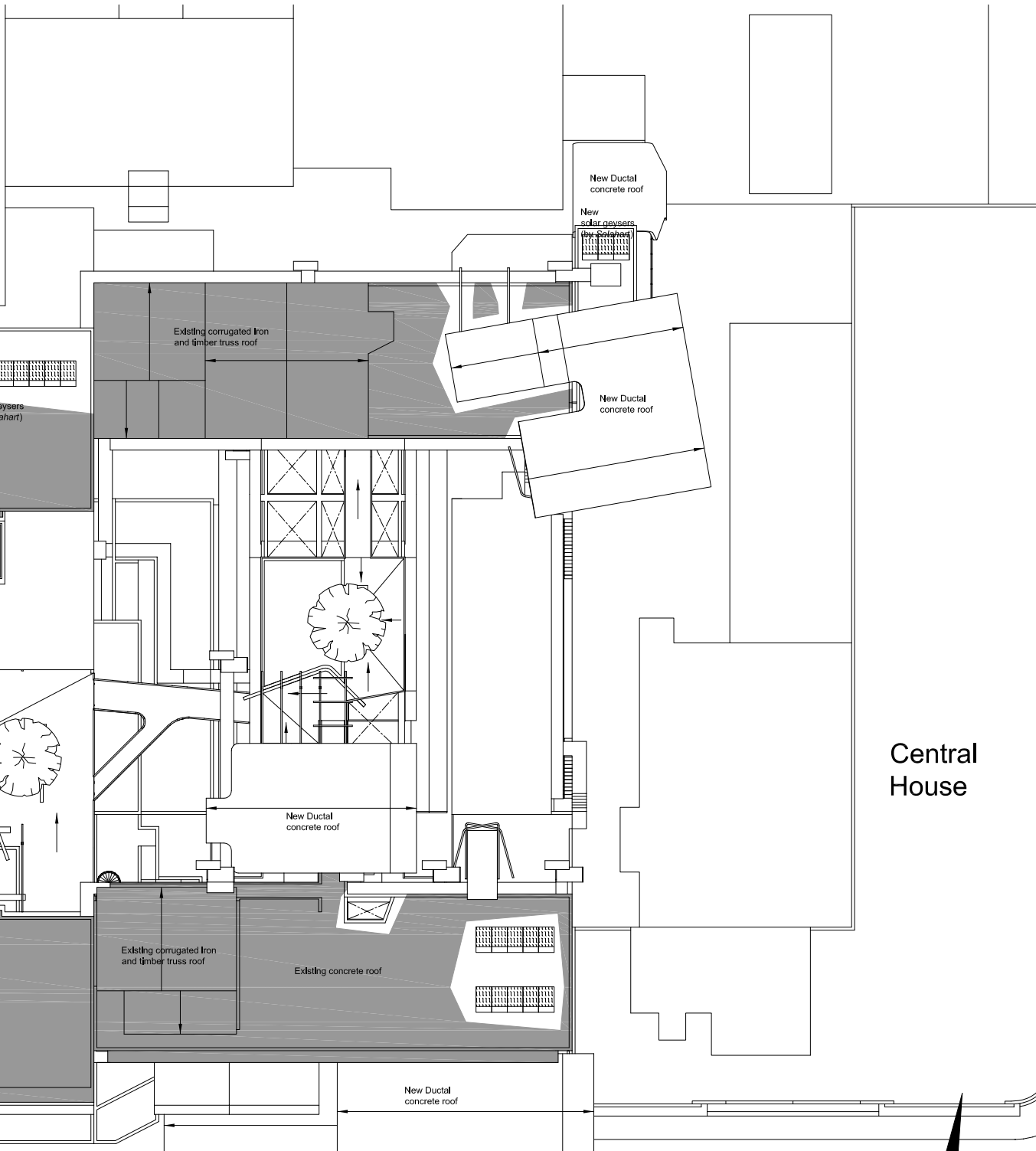


Site development

Roof plan

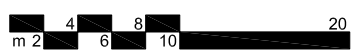
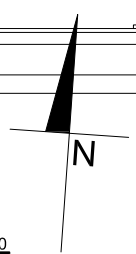
Scale as shown

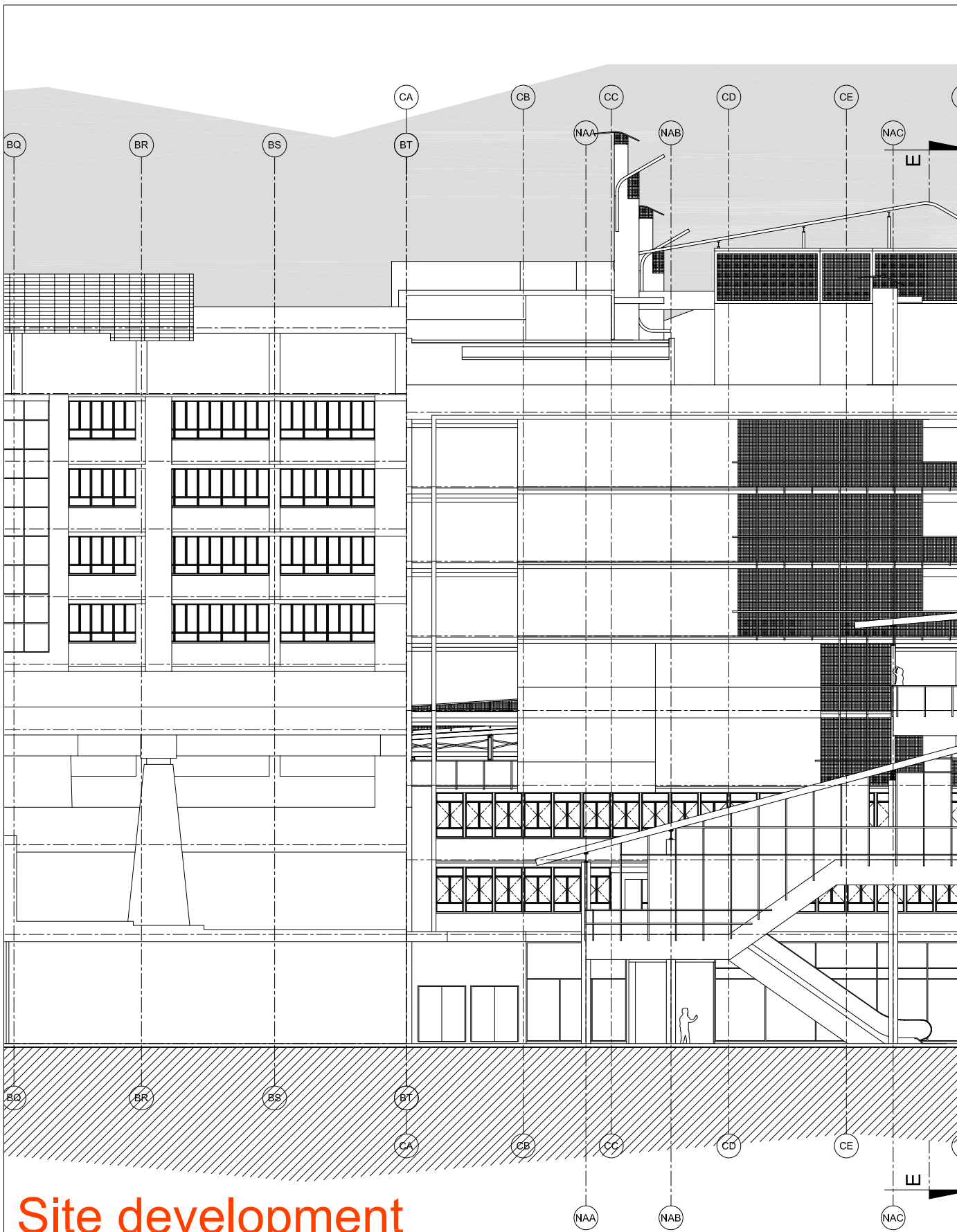
Figure 8.34



Central House

Pretorius Street



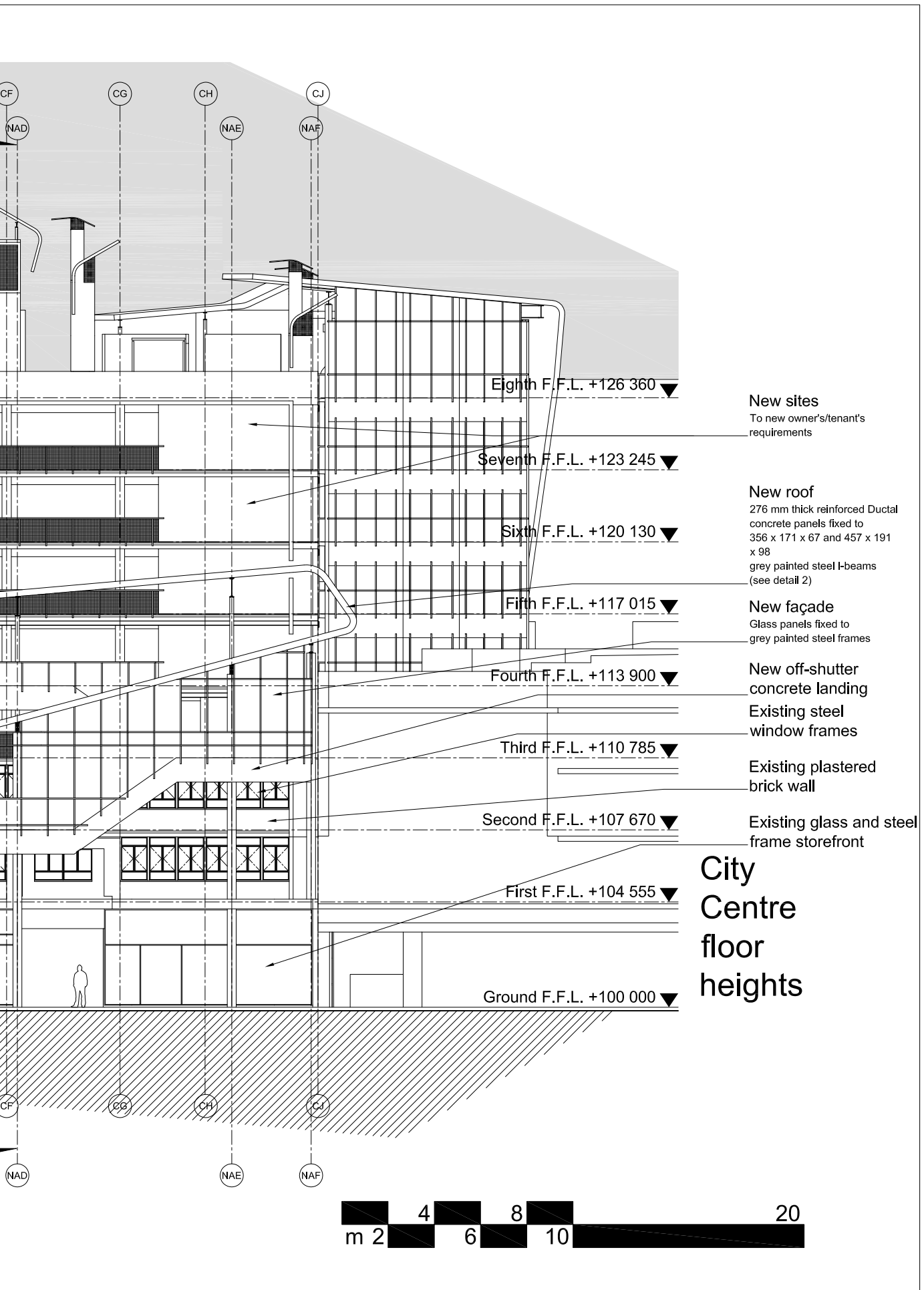


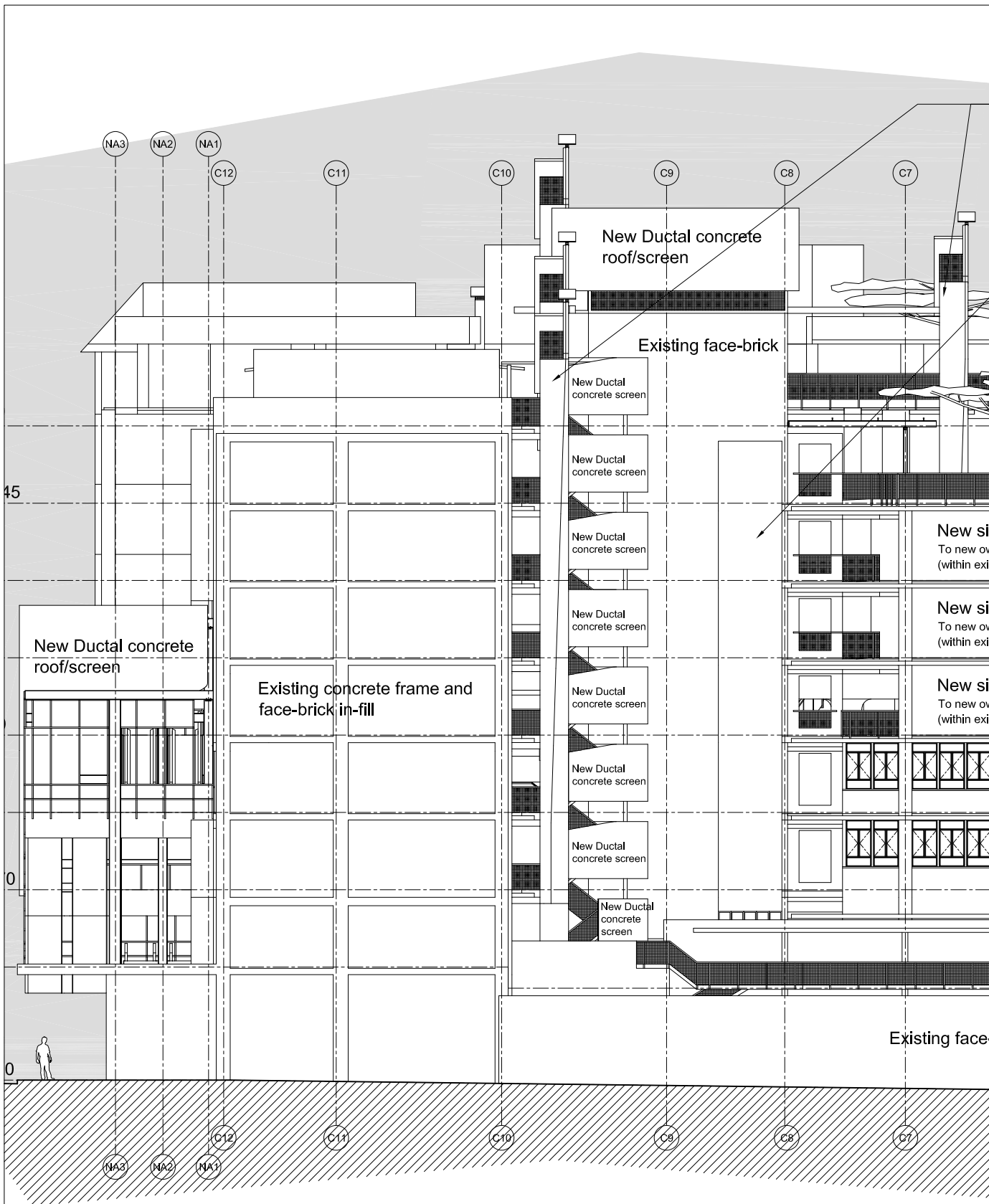
Site development

South elevation

Scale as shown

Figure 8.35





Site development

East elevation

Scale as shown

Figure 8.36