

## **WITBANK TECHNO PARK - AESTHETIC SPECIFICATION**

The development of each site shall be in accordance with the following specification

### **Plans :**

1. The buildings shall in all respects comply with the requirements of the local authority.
2. The plans shall show the following :
  - 2.1 plans, adequate sections and all four elevations of the buildings to be erected.
  - 2.2 site development features including parking, gardens, lighting, fences and walls for boundaries and otherwise.
  - 2.3 the specification of the type and colour for all materials that will be used.

### **Materials :**

3. Samples of all materials to be used shall be submitted to the developer.
4. Boundary walls shall be of an approved face brick or plastered and painted or an approved palisade design.
5. External walls shall be of an approved face brick or plastered and painted.
6. Internal walls can be face brick, fair face brick or plastered only.
7. Windows and doors frames shall be either painted steel frames, aluminium frames or hard wood frames property painted and/or varnished.
8. Roofs with a slope less than 2 degrees can be galvanised steel with an approved fascia concealing the roof up to 300mm above the roof apex.
9. Roofs with a slope of more than 2 degrees must be concrete tiles or factory painted steel sheeting.
10. Fascias shall be factory painted steel sheeting or plastered and painted asbestos and shall not extend lower than the door and window soffits.
11. No steel sheeting shall be used below 2,1m above floor level.
12. Colours should match the building in particular and the development in general.
13. Planned vegetation shall be executed on all unused areas and especially on street frontages.
14. Signage shall be designed by a competent person and approved by the developer before it is erected.
15. Buildings shall be properly maintained.

16. The developer shall in its sole discretion approve or disapprove these drawings.
17. Where items are shown on a drawing approved by the developer, the implementation of the design will be mandatory on the stand owner. Should the stand owner fail to comply with these specifications the developer will have the right to rectify these at the cost of the stand owner.