

1. Site layout: The plan below indicates the existing position of the buildings within the site.

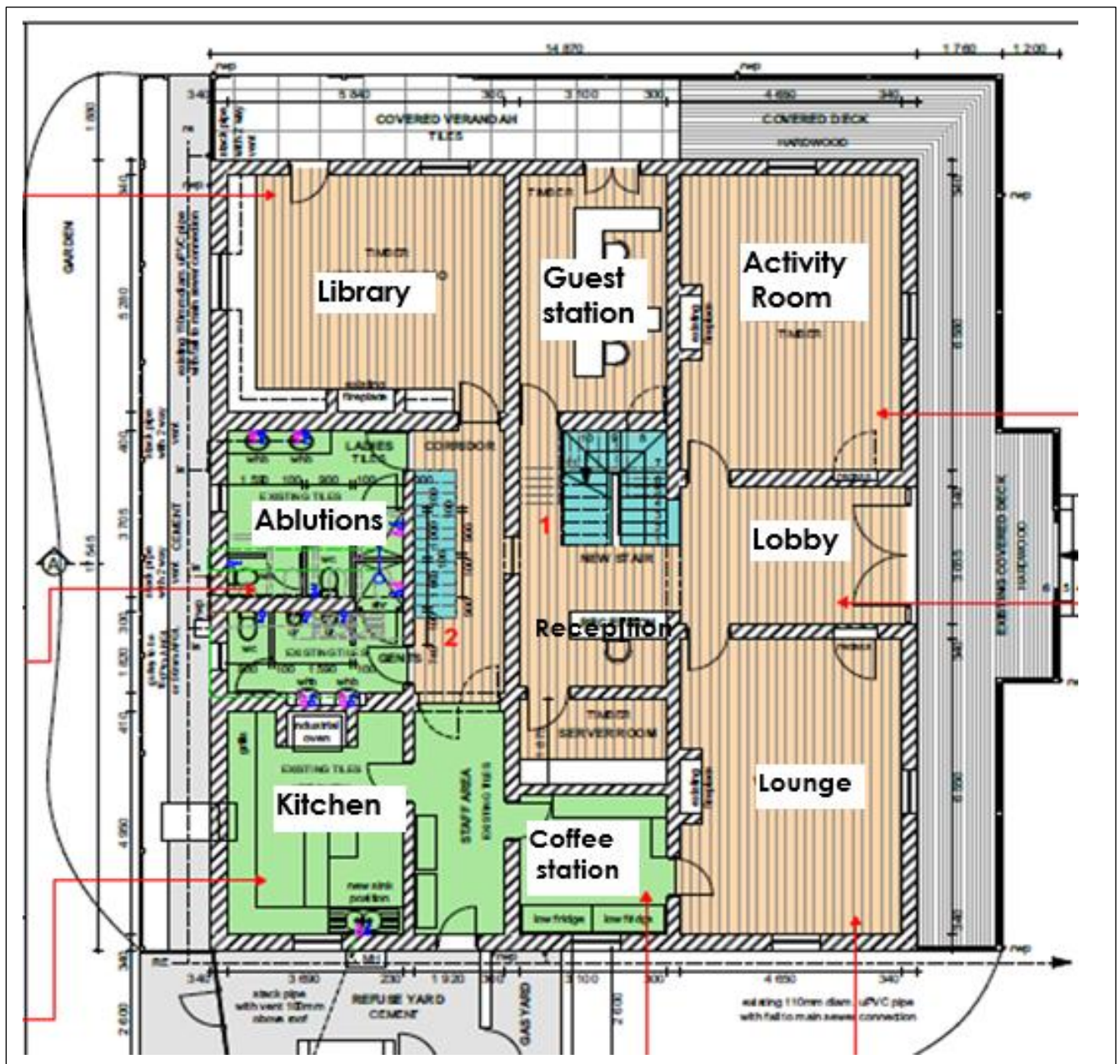


First, it is important to evaluate the use of the buildings, because not all built space have an associated parking requirement.

Thirdly, each cottage has its own parking and therefore do not require any parking spaces within Erf 543.

Finally, a significant percentage of the spaces are for associated functions such as kitchens, storage, laundry, ablutions and other outbuildings, which do not impact on parking requirements.

The ground floor layout of the Manor is shown below:



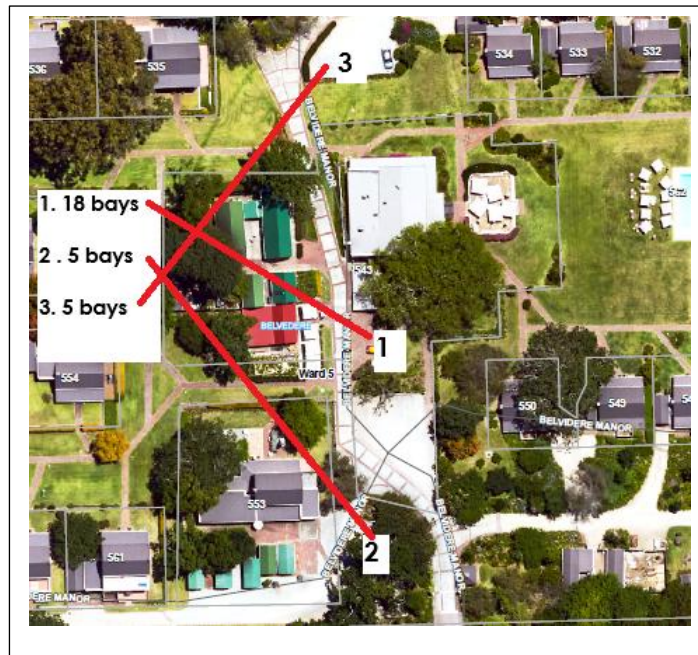
Apart from the small reception station, the remaining spaces are not occupied for any use other than for guest use, including a Library, Activity meeting room, desk space for guests and the rest being kitchens and ablutions. The guest-use areas are for persons who do not live in the building but rather in the cottages.

The following breakdown of floor spaces is therefore relevant with the concomitant parking requirements.

BUILDINGS	FLOORAREA	PARKING
1. Building 1 Manor House • Ground Floor(As defined above) • Extended kitchen area • First Floor (Administration)	260m ² 50,7m ² 160m ²	2 bays for reception Nil required 6 bays @ 4 bays per 100m ²
2. Building 2 Bell Pub • restaurant	78,5m ²	3 bays @ 4 bays per 100m ²
3. Building 3 and outbuildings • Laundry, linen storage and other outbuildings	202m ²	Nil required
TOTAL REQUIREMENT		11 bays (18 Provided)

3 Other Parking facilities:

As described in the memorandum presented with the application, it is to be noted that over and above the parking on Erf 543 described above, there are other assigned parking areas on the communal Erf 562 and Erf 553, which are general public parking areas as shown below. As noted in the memorandum these spaces are generally underutilised.



4. CONCLUSIONS:

From the above it can be concluded that the provision of parking associated with the application for rezoning of the Manor Building is adequately supplied with parking as is required in terms of the parking ratios in the Knysna Zoning Scheme 2021.