



**Zambezi Country Estate
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DESIGN UNDERTAKING AND CERTIFICATION – ANNEXURE 1B

STAND NUMBER: _____

I, _____,

BEING THE REGISTERED PERSON FOR THE DESIGN OF THE ABOVE-MENTIONED STAND,

DO HEREBY COMMIT TO THE INCREASING VALUE OF THE PROPERTY AND THE VALUES OF THE ZAMBEZI COUNTRY ESTATE BY PROMOTING GOOD ARCHITECTURE AND ALSO UNDERTAKE TO REMAIN IN GOOD STANDING WITH THE ZAMBEZI COUNTRY ESTATE HOMEOWNERS ASSOCIATION, AS WELL AS THE AESTHETICS COMMITTEE/S

I AGREE TO:

- INNOVATIVE NEW DESIGN AND APPROPRIATE USE OF MATERIALS, DETAILS AND FINISHES.
- I WILL NOT SUBMIT CLONED AND/OR REPETITIVE HOUSE DESIGNS THAT LACK ARCHITECTURAL DETAIL
- AS AN ACCREDITED REGISTERD PERSON, I WILL TAKE SOLE RESPONSIBILITY FOR THE DESIGN OF MY OWN PROJECTS, AND NOT COPY OR SUBMIT UNDER SOMEONE ELSE’S TITLE BLOCK OR NAME
- I UNDERTAKE NOT TO JEOPARDIZE MY PROFESSIONAL JUDGEMENT OF THE AESTHETICAL ARCHITECTURAL GUIDLINES OF THE ESTATE BY THE CLIENTS DEMANDS AND AGREE THAT I HAVE READ, STUDIED AND INFORMED MY CLIENT TO THE RULES APPLICABLE.
- UNDERTAKE TO THE FOLLOWING COMPULSARY SITE VISITS AND WILL ISSUE COMPLIANCE CERTIFICATE/LETTER TO CONFIRM THAT THE CONSTRUCTION IS IN ACCORDANCE WITH ESTATE GUIDELINES AND AS PER APPROVED PLANS.

1. SETTING OUT OF HOUSE IS CORRECT AND IN ACCORDANCE WITH APPROVED PLANS, AND THE PLINTH HEIGHT DOES NOT EXCEED THE ALLOWABLE HEIGHT FROM THE NATURAL GROUND LEVEL.
 2. WALL PLATE HEIGHT LEVEL, PRIOR TO ROOF CONSTRUCTION, CONFIRMING THAT THE SUPER STRUCTURE IS IN ACCORDANCE WITH HEIGHT RESTRICTIONS AND COMPLY WITH APPROVED PLANS.
 3. FINAL INSPECTION CONFIRMING THAT THE HOUSE IS CONSTRUCTED AS PER APPROVED DRAWINGS AND COPY OF FORM 04 AS REQUIRED BY THE RELEVANT MUNICIPAL COUNCIL.
- I WILL PROVIDE THE CONTROLLING ESTATE ARCHITECT IN WRITING / PHOTOS AND DOCUMENTATION OF THE THREE COMPALSORY SITE INSPECTIONS, ON WHICH DATE SUCH TOOK PLACE, AS WELL AS CONFIRMATION OF ADHERENCE BY THE BUILDER TO THE APPROVED PLANS
 - UNDERTAKE TO INFORM MY CLIENT THAT I SHOULD BE INFORMED ABOUT ANY PLANNED CHANGES TO THE APPROVED PLANS DURING CONSTRUCTION, AND THE PROCESS TO BE FOLLOWED ACCORDING TO ARCHITECTURAL GUIDELINES
 - PRIOR TO ANY DEVIATION FROM THE ORIGINAL APPROVED PLANS, I WILL INFORM THE HOA IN WRITING WITH MOTIVATION OF ANY CHANGES BEFORE CONSTRUCTION. FINAL DECISIONS TO APPROVE OR REJECT THE DEVIATION WILL REMAIN WITH THE HOA. FAILURE TO COMPLY OR INFORM THE HOA MAY RESULT IN NON-COMPLIANCE LEVY
 - PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES ON SITE, THE OWNER MUST FURNISH THE HOA WITH A COPY OF THE APPROVED PLANS BY THE LOCAL AUTHORITY.
 - I ALSO AGREE THAT I HAVE STUDIED THE CURRENT RELEVANT ARCHITECTURAL GUIDELINES AND AGREE TO ADHERE TO THE CONDITIONS SET THEREIN
 - I WILL ADVISE AND INFORM MY CLEINT OF ALL PROCESSES AND PROCEDURES AND ENSURE THAT THEIR DESIGN REQUESTS AND DEMANDS MEET THE CRITERIA AS LAID DOWN BY THE ESTATE AT ALL TIMES

SIGNATURES

REGISTERED PERSON: _____

OWNER: _____

DATE: _____