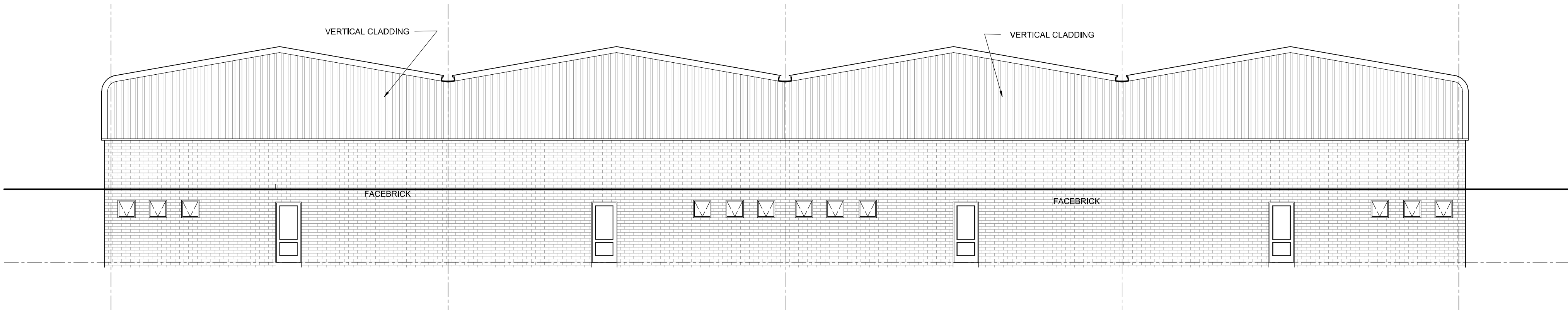
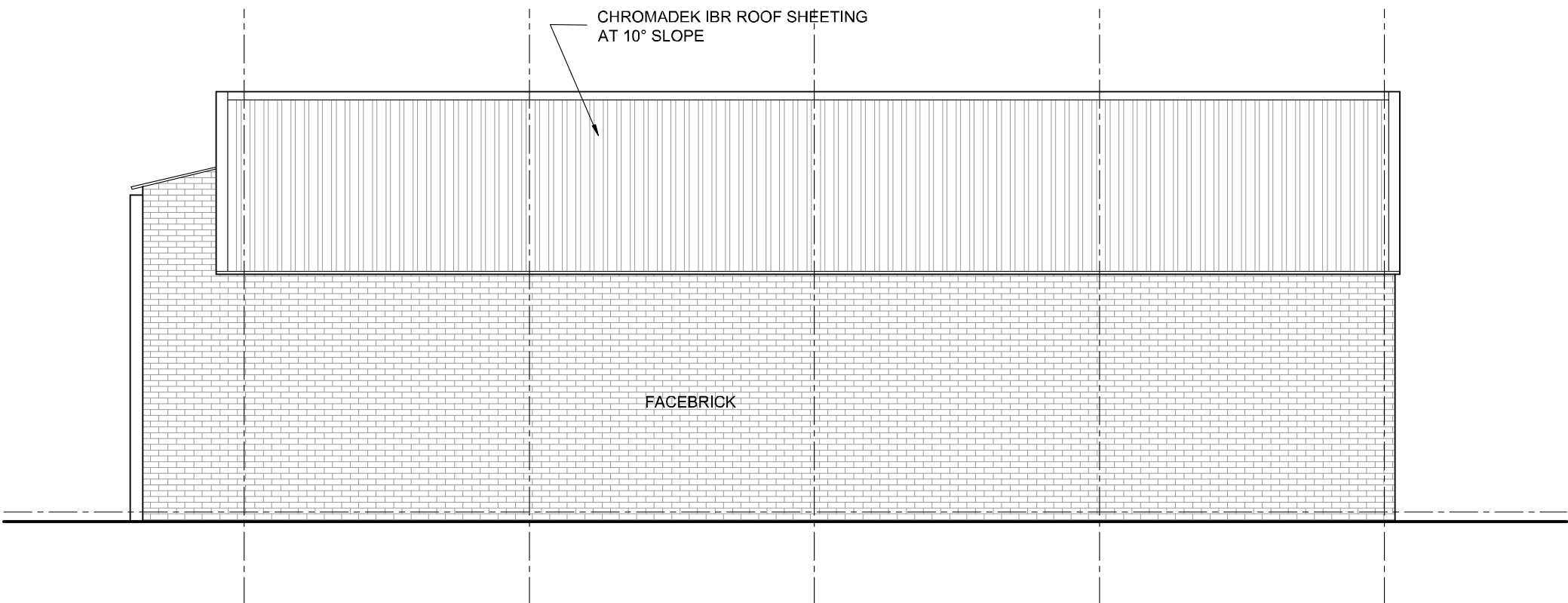




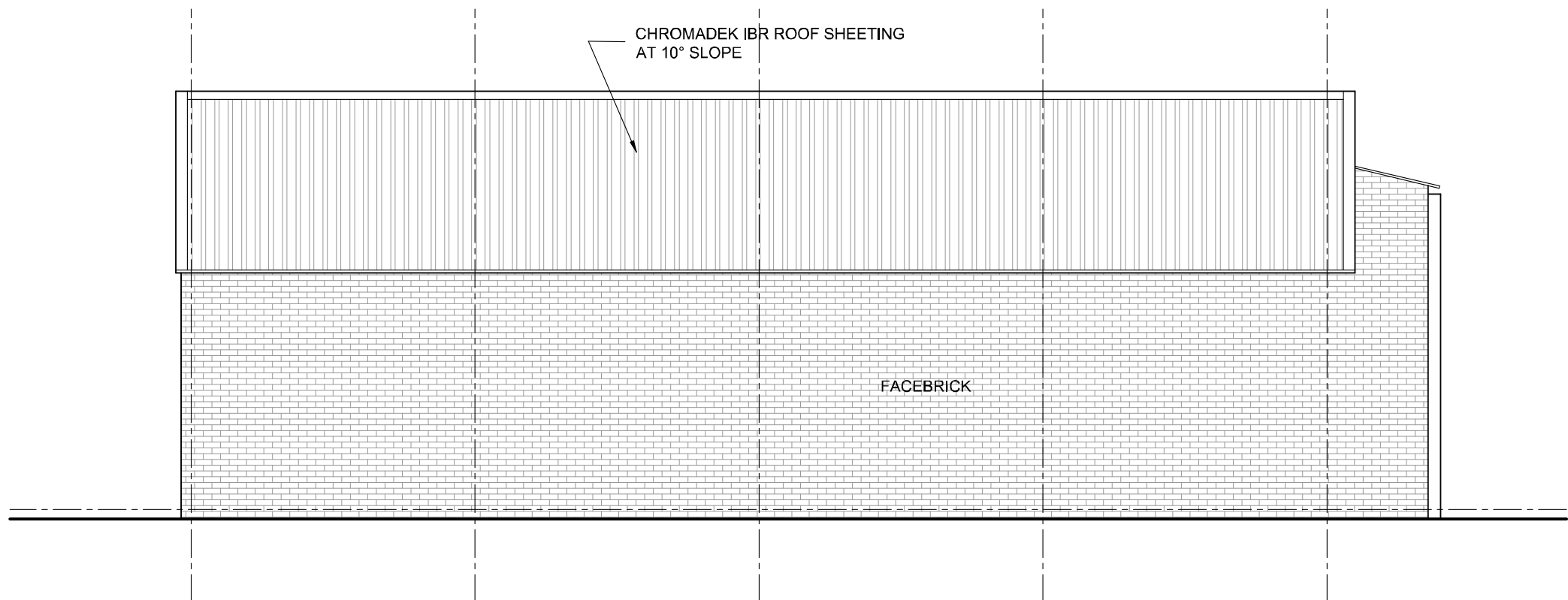
NORTH EAST ELEVATION
Scale 1:100



SOUTH WEST ELEVATION

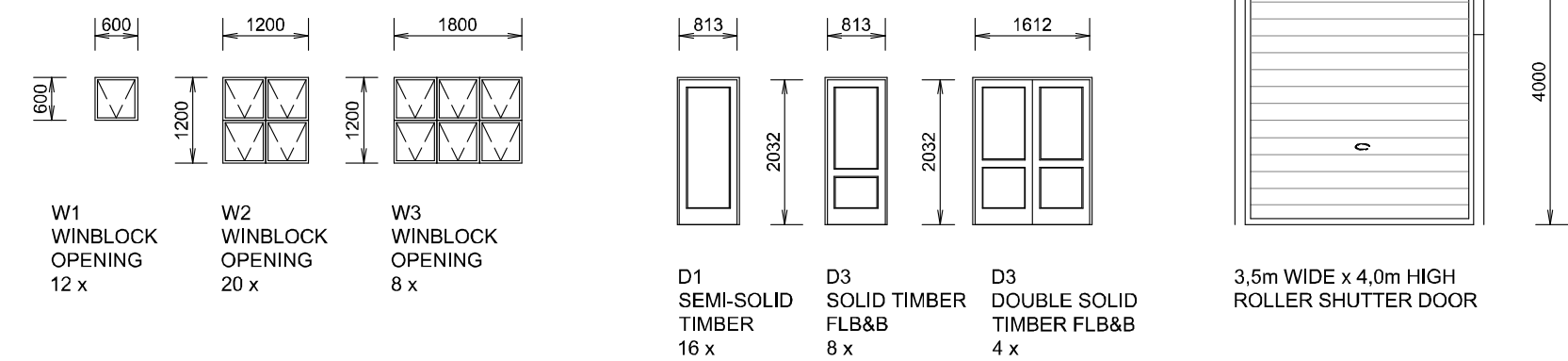


NORTH WEST ELEVATION
Scale 1:100



SOUTH EAST ELEVATION
Scale 1:100

WINDOW & DOOR SCHEDULE:
Scale 1:100



GENERAL NOTES

1. Drawing prepared on basis of surface examination only. All levels and dimensions, depths of excavations, number of steps, heights of plinths, to be checked on site prior to any work.
2. Owner is responsible for all building work.
3. All work in accordance with National Building Regulations & Local Authority by-laws.
4. All glazing to be SABS approved & to comply with N.B.R. Section N°.
5. Read figured dimensions in preference to scaling.
6. Air bricks above all fanless doors and windows. Two airbricks to kitchens & bathrooms.
7. D.P.C. under all window sills & walls.
8. All finishes to owners approval & specifications.
9. 25 mm Thick screed on 75 mm conc. surf. bed on well compacted earth filling. Finished floor level to be 150 mm min. above Ground Level or else provide D.P.C.
10. Any queries to be rectified with Architect or engineer.
11. Brickforce built into walls 75 mm & 150 mm "BRICK FORCE" in the following positions:
 - a. 1 layer in every 5th course of foundation walls.
 - b. 1 course under window sills.
 - c. 2 courses over window & door openings above lintols.
 - d. 2 courses under wallplate.

DRAINAGE NOTES

1. Minimum fall 1:60 & Maximum fall 1:40.
2. I.E's to all connections. R.E's at all junctions & change of gradients in drains with marked covers at ground level.
3. Drain pipes exceeding 6 meters to junction to have own 100 mm ø O.V.P.
4. All gullies to be in the open with no cover over.
5. Rereal traps to all waste pipes.
6. No change in direction under floor or covered area allowed.
7. All drain pipes in accordance with N.B.R. & encased in 300 x 300 mm concrete where it runs under buildings, with I.E's on either side.
8. Waste pipes to be 50 mm ø PVC & Soil pipes be 110 mm ø PVC.
9. All geysers to be fitted with approved geyser tray with outlet.
10. 50 mm Anti-syphon vent pipes to single stack system.
11. Min. invert level of drain = 450 mm.
12. Where fall of drain exceeds 1:10, back drops to be provided to ensure max. fall of 1:10.

GLAZING NOTES

1. All glazing to be done in accordance with N.B.R. Part "N".
2. Nominal thickness of pane of glass shall not be less than:

Nominal Glass Thickness, mm/Max. Size of Pane, m²
-3 mm / 0,75 m²
-4 mm / 1,50 m²
-5 mm / 2,10 m²
-6 mm / 3,20 m²
3. Sliding doors & other doors to be fitted with 6,5 mm safety glass if larger than 1 m². Less than 1 m² pane to be fitted with 6 mm or more glass.

ROOF NOTES

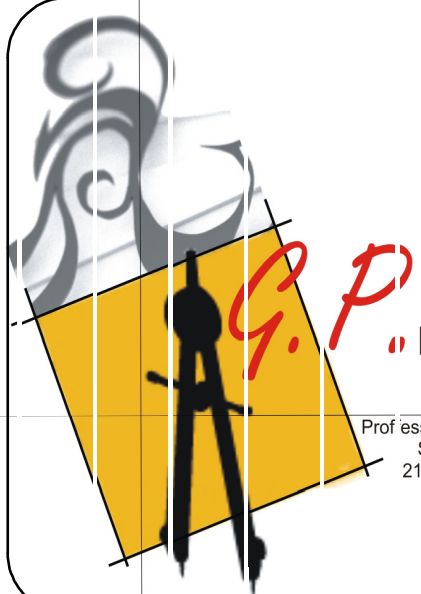
1. Chromadek pre-painted galvanised steel roof sheeting @ 35° slope, colour Dove Grey.
2. Roof sheeting on 50 x 76 mm battens on 152 x 38 mm rafters & 152 x 38 mm struts with 152 x 38 mm tie beams on 114 x 38 mm wall plates. Truss spacing to be 760 mm.
3. Valleys to be close mitred with galv. sheet metal valley gutter underneath.
4. Ridges and hips to comprise standard ridge tiles bedded in cement mortar.
5. Fit waterproof underlay.
6. All timber to grade S5, class 'B'.
7. 3 mm Galv. wire ties built into wall 5 courses deep and tied around rafters.
8. 4 mm Cladit ceiling to 38 x 38 mm branding at 450 mm c/c.
9. Concrete roofs to engineers design and details complete with rainwater disposal and waterproofing details.
10. Roof overhang 250 mm as indicated.
11. 135 mm AEROLITE roof insulation to be installed on ceiling boards.

NATIONAL BUILDING REGULATIONS & BUILDING STANDARDS AMENDMENT ACT, 1995
Section 14 (2A)

As Owner/Authorised representative accept the following conditions:

The designer of the timber roof structure shall submit a certificate to council indicating that such system has been designed and erected in accordance with the application in respect of which approval was granted in terms of section 7. A clearance certificate will be submitted by the designer prior to the issue of an occupancy certificate.

Signed _____



Drawing Services cc.
GERT PRINSLOO
Professional: Senior Architectural Technologist - No. ST01993
S.A. Council for the Architectural Profession
21 Laurell Cresce nt, Maye rsdal, Tel: 082 784 0601

Owner _____

Owner's Signature _____

PROJECT
PROPOSED MINI-FACTORIES
ON PTN. 28 OF ERF 347,
Highbury, Midvaal

SCALE	AREA	REVISION	DATE
Indicated	1152,9 m²	W.T	SEPT 2018
DESIGN	DRAWN	CHECK	SHEET #
G. Prinsloo	G. Prinsloo	G. Prinsloo	4 / 4