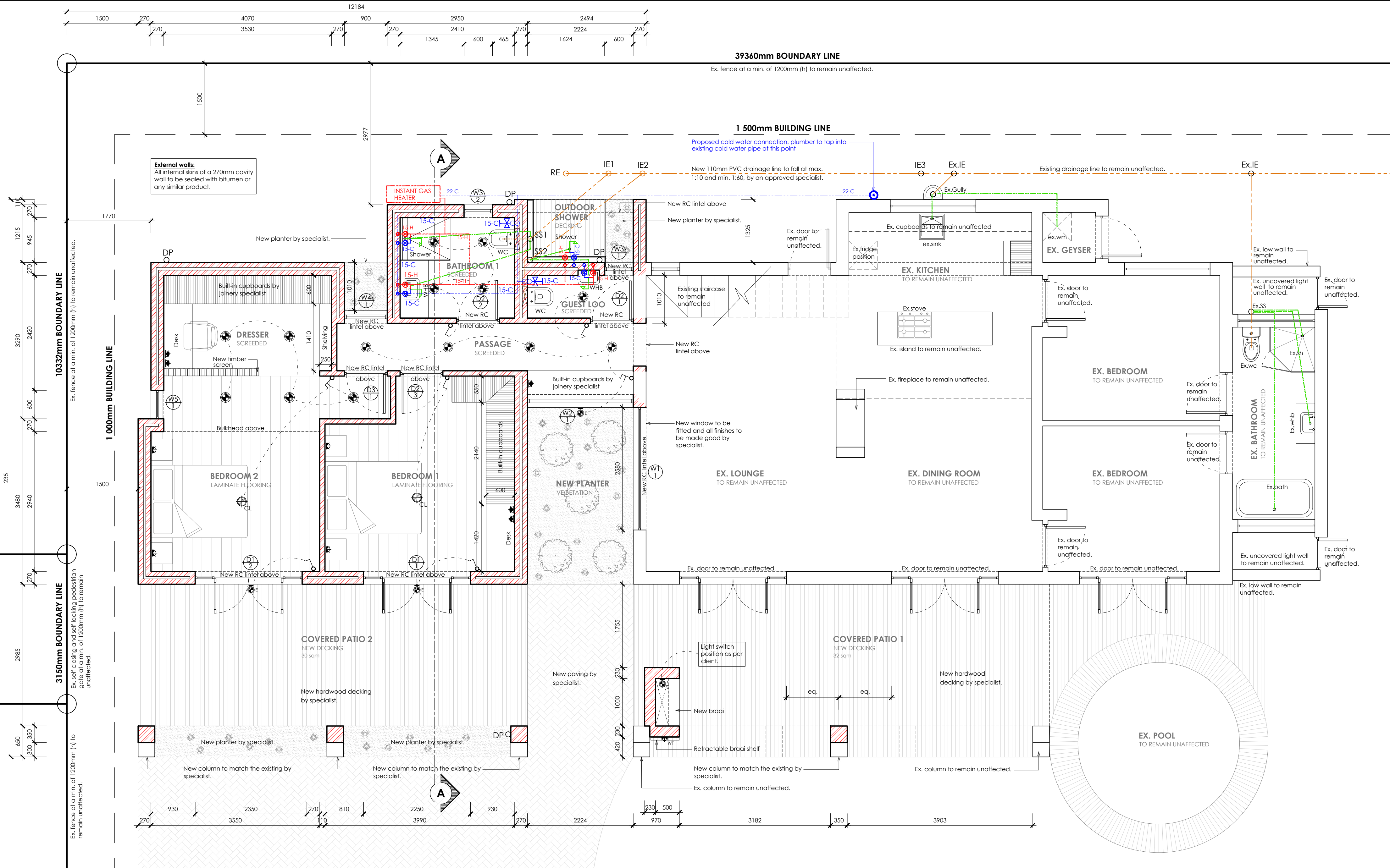




FLOOR PLAN / GROUND FLOOR
SCALE 1:50

FENESTRATION CALCULATIONS									
Tag	Width	Height	A	P-Value	G	O	M-Value	Min. P	U-Value
D1/1	2250,00	2125,00	4,78	3120,00	500,00	NE	0,54	1417,5	3,80
D1/2	2250,00	2125,00	4,78	3120,00	500,00	NE	0,54	1417,5	3,80
W2/1	2224,00	875,00	1,95	2715,00	500,00	NE	0,54	742,5	3,80
W3/1	600,00	2125,00	1,28	135,00	500,00	SW	0,54	1417,5	3,80
W3/2	600,00	2125,00	1,28	135,00	500,00	SW	0,54	1417,5	3,80
W4/1	900,00	2125,00	1,91	1145,00	500,00	SW	0,54	1417,5	3,80
W5/1	600,00	2125,00	1,28	1145,00	500,00	SE	0,54	1417,5	3,80
Summary									
City/Town				Latitude		Zone		Nett Floor Area	
Knysna				34.0185		4		55,30	
								Fenestration Area	
								17,26	
								Glazing %	
								31,21	

W1 - quantity1		W2 - quantity1		W3 - quantity2		W4 - quantity1		W5 - quantity1	
ALL DIMENSIONS TO BE TAKEN ON SITE		ALL DIMENSIONS TO BE TAKEN ON SITE		ALL DIMENSIONS TO BE TAKEN ON SITE		ALL DIMENSIONS TO BE TAKEN ON SITE		ALL DIMENSIONS TO BE TAKEN ON SITE	
WINDOW NO.	W1	WINDOW NO.	W2	WINDOW NO.	W3	WINDOW NO.	W4	WINDOW NO.	W5
QUANTITY:	1	QUANTITY:	1	QUANTITY:	2	QUANTITY:	1	QUANTITY:	1
FRAME:	Aluminium	FRAME:	Aluminium	FRAME:	Aluminium	FRAME:	Aluminium	FRAME:	Aluminium
COLOUR:	Powder coated (To match existing)	COLOUR:	Powder coated (To match existing)	COLOUR:	Powder coated (To match existing)	COLOUR:	Powder coated (To match existing)	COLOUR:	Powder coated (To match existing)
OVERALL SIZE:	2580mm x 2125mm	OVERALL SIZE:	2224mm x 875mm	OVERALL SIZE:	600mm x 2125mm	OVERALL SIZE:	900mm x 2125mm	OVERALL SIZE:	600mm x 2125mm
GLAZING:	Safety glass as per NBS PART 9 and fenestration calculations.	GLAZING:	Safety glass as per NBS PART 9 and fenestration calculations.	GLAZING:	Safety glass as per NBS PART 9 and fenestration calculations.	GLAZING:	Safety glass as per NBS PART 9 and fenestration calculations.	GLAZING:	Safety glass as per NBS PART 9 and fenestration calculations.
FENESTRATION AREA (m²):	5,48	FENESTRATION AREA (m²):	1,95	FENESTRATION AREA (m²):	1,27	FENESTRATION AREA (m²):	1,91	FENESTRATION AREA (m²):	1,27
SPECIFICATIONS:	Custom made	SPECIFICATIONS:	Custom made	SPECIFICATIONS:	Custom made	SPECIFICATIONS:	Custom made	SPECIFICATIONS:	Custom made
DESCRIPTION:	Custom made aluminium window with 3 fixed panels and 1 operable	DESCRIPTION:	Custom made Fixed aluminium window	DESCRIPTION:	Custom made aluminium window with 1 fixed panel and 1 operable	DESCRIPTION:	Custom made aluminium window with 1 fixed panel and 1 operable	DESCRIPTION:	Custom made aluminium window with 1 fixed panel and 1 operable
ORIENTATION:	South-East	ORIENTATION:	North-East	ORIENTATION:	South-West	ORIENTATION:	South-West	ORIENTATION:	South-East

WINDOW SCHEDULE
SCALE 1:50

D1 - quantity2		D2 - quantity3		D3 - quantity1	
ALL DIMENSIONS TO BE TAKEN ON SITE		ALL DIMENSIONS TO BE TAKEN ON SITE		ALL DIMENSIONS TO BE TAKEN ON SITE	
DOOR NO.	D1	DOOR NO.	D2	DOOR NO.	D3
QUANTITY:	2	QUANTITY:	3	QUANTITY:	1
FRAME:	Aluminium	FRAME:	Timber frame	FRAME:	Timber frame
COLOUR:	Powder coated (To match existing)	COLOUR:	Primed and painted	COLOUR:	Primed and painted
OVERALL SIZE:	2250mm x 2125mm	OVERALL SIZE:	900mm x 2125mm	OVERALL SIZE:	900mm x 2125mm
GLAZING:	Safety glass as per NBS PART 9 and fenestration calculations.	GLAZING:	N/A	GLAZING:	N/A
FENESTRATION AREA (m²):	4,78	FENESTRATION AREA (m²):	N/A	FENESTRATION AREA (m²):	N/A
SPECIFICATIONS:	Custom made	SPECIFICATIONS:	Standard door	SPECIFICATIONS:	Standard door
DESCRIPTION:	Custom made aluminium door with 2 door and 2 side lights	DESCRIPTION:	Swartland timber semi-solid side hung door with built-hinges	DESCRIPTION:	Swartland timber semi-solid side hung door with built-hinges
ORIENTATION:	North-East	ORIENTATION:	Internal	ORIENTATION:	Internal

DOOR SCHEDULE
SCALE 1:50

ELECTRICAL LEGEND

- Single wall mounted light switch to be mounted at 1300mm above ufl.
- Double wall mounted light switch to be mounted at 1300mm above ufl.
- Triple wall mounted light switch to be mounted at 1300mm above ufl.
- 2-way wall mounted light switch to be mounted at 1300mm above ufl.
- Waterlight wall mounted light switch to be mounted at 1300mm above ufl.
- Dimmer wall mounted light switch to be mounted at 1300mm above ufl.
- Double wall mounted plug, top of socket to be 1250mm above ufl.
- Double wall mounted waterlight plug
- Extractor connection plug @ 2100mm
- Blank conduiting boxes
- Periscope plug as per specification.
- Garage door ceiling mounted motor
- TV point aerial
- Shavers plug
- Telkom point
- Network point
- Stove isolator
- Power Skirting
- (2 x 18 W) 1500 Long 2 tube fluorescent armature with prismatic diffuser suspended from ceiling.
- 5 Watt LED Down lighter as per specification
- 20 Watt Compact fluorescent ceiling light as per specification
- 20 Watt Compact fluorescent hanging pendant light as per specification
- 30 Watt Fan-light ceiling mounted
- (5 Watt x 2) Internal LED Wall mounted light
- (10 Watt x 2) External LED Wall mounted light
- 50 Watt External LED Wall mounted spotlight
- 13 Watt Internal compact fluorescent ceiling light (wall mounted) as per client
- Stairlights (wall mounted) as per client
- LED Strip Lighting
- Pool light as per client
- Foot light
- Electrical fence control box.
- Gate Control Unit
- Pre-paid Electricity meter
- Daylight sensor
- Intercom panel
- Intercom system
- Alarm panel
- Alarm system
- Hot dryer waterproof plug
- Main distribution board
- Sub distribution board
- Uninterruptible power supply
- Sleeve to be installed for future fibre optic installations, sleeve to be as per specialist.
- Garden lights

WATER RETICULATION LEGEND

- proposed cold water source point, plumber to tap into existing cold water pipes at this point
- garden tap position
- proposed cold water reticulation
- proposed hot water reticulation
- proposed cold water pipe up
- proposed cold water pipe down
- proposed cold water stopcock
- proposed hot water stopcock
- proposed cold tap
- proposed hot tap
- shower head
- external mounted heat pump as per specialist.
- solar geyser on roof with geyser in the ceiling space as per specialist.
- 75mm flexible polyester blanket insulation to new geyser to achieve R-value of 2,00
- 50mm flexible polyester insulation to all new hot water pipes to achieve R-value of 1

REVISIONS:

GENERAL NOTES:

All dimensions to be checked on site before construction commences. All dimensions are given in millimeters. Unless otherwise specified, Contractors to adhere to all local authority's regulations and requirements. Contractors to be a suitably qualified and registered participant in the construction industry as required by Construction Regulation 2014. Drawings to be read in conjunction with the clients OHS (Occupational Health and Safety) file. All work to be done in accordance with the National Building Regulations SANS 10400. Before this drawing is priced it is the contractor's responsibility to ensure he is familiar with the site. All trade names quoted may only be substituted by similar, subject to architect approval. All materials to be installed in strict accordance with manufacturer's specifications. All conduit work to be SABS approved quality. All light fittings to be fitted to comply with the relevant code of practice as specified in SANS 10400: Part O. All new work to be made good with existing. This drawing is not to be scaled unless printed by H. Gouwer renders. All existing dimensions not to be scaled from drawings but to be checked on site. Any discrepancies shall be reported to the designer immediately and clarified by the architect prior to commencement of work. Top of foundations to be a minimum of 150mm below finished ground level. Minimum 100mm thick concrete surface bed as per Engineers drawings to be on 250 mic. "gunshot" jsa green dam on 50mm sand binding layer and on well compacted fill in layers not more than 150mm. SABS Approved "gunder" 375 mic. dpc under all walls, window cills and at changes in floor level. These architectural drawings to be read in conjunction with engineers and consultants drawings, where applicable. All building work to be carried out in accordance with the national building regulations. The contractor is responsible for all site visits by local inspectors and pay all fees in connection therewith. All drainage work to be carried out in accordance with the national building regulations. All roof measurements to be taken on site by roof specialist prior to roof construction. All tile layouts to be confirmed with architect prior to commencing. Levels shown are relative to a benchmark at 100,00 ml of new floor level. This is not the actual level but a benchmark to base other heights of the building shown on the drawings. Contractor to keep a full set of latest issued drawings on site. Contractor is responsible for the correct setting out of the building on site with reference to the building line and boundaries. Contractor to take responsibility for all health and safety measures on site.

DRAWING TITLE:

MUNICIPAL SUBMISSION

PROJECT TITLE:

ADDITIONS AND ALTERATIONS ON ERF
1609, SEDGEFIELD , PORT ELIZABETH FOR
Fraser Family Trust

CLIENT SIGNATURE

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ARCHITECTURE & RENDERING

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https://blackhousedownterprises.com
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Fairview, Port Elizabeth, 6070

PROFESSIONAL SIGNATURE

MUNICIPAL INFORMATION:

ERF NO:	1609, Sedgefield
ERF AREA:	929,29 sqm
EXISTING AREA:	192 sqm
NEW AREA:	104 sqm
TOTAL AREA:	296 sqm
EX. COVERAGE:	142 sqm - 15,28%
NEW COVERAGE:	104 sqm - 11,19%
TOTAL COVERAGE:	246 sqm - 26%
NEW GARAGES:	0
NEW BATHROOMS:	2
POOL:	NO
BOUNDARY WALLS:	0 M
AGE OF BUILDING:	<60

PROFESSIONAL ARCHITECTURAL
TECHNOLOGIST
DEWALD MATTHEWS POTGIETER
14 47 pm (Africa/Johannesburg) on 27 Jul 2026

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PROJECT NO.:

2026_FraserFamilyTrust

DRAWING NO.:

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DMP

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