

Architectural floor plan of a building with various rooms and construction details. The plan includes the following elements:

- Covered Entertainment Area (non-habitable) Flooring:** A large area at the top left, noted as "White chopped stone by specialist" and "G.M.S cold-formed channel as per engineer's drawings and specifications." Dimensions include 5109, 2111, 1992, 776, 230, 876, 308, 290, 3140, 1616, 230, 876, 230, 813, 1464, and 1023.
- Office:** Two office spaces are shown. One is labeled "OFFICE" with a green circle icon. The other is labeled "OFFICE" with a green circle icon. Dimensions include 2480, 1110, 1534, 900, 900, 2112, 719, 2458, and 2689.
- Kitchen:** Located in the upper right, featuring a "New sink" and "100L Storage container". Dimensions include 900, 900, 2112, 719, and 2458.
- Entrance Foyer:** Located at the bottom right, with a "Demolish wall, door and window. Make good all finishes by specialist." note. Dimensions include 2458 and 2689.
- Open Plan Office:** A large area in the center-right, labeled "OPEN PLAN OFFICE" with a green circle icon. It includes a "Solar panel" and a "Demolish wall and make good all finishes by specialist" note. Dimensions include 2480, 1110, 1534, 900, 900, 2112, 719, and 2458.
- Construction Notes:**
 - "New rainwater base as per engineer's drawings and specifications."
 - "proposed cold source point, plumber to tap into existing water pipes at this point"
 - "Demolish wall, door and window. Make good all finishes by specialist."
 - "Demolish wall and make good all finishes by specialist"
- Dimensions and Measurements:** Various dimensions are provided throughout the plan, including 5109, 2111, 1992, 776, 230, 876, 308, 290, 3140, 1616, 230, 876, 230, 813, 1464, 1023, 2480, 1110, 1534, 900, 900, 2112, 719, 2458, and 2689.
- Room Labels:** "COVERED ENTERTAINMENT AREA (non-habitable) Flooring", "OFFICE", "KITCHEN", "ENTRANCE FOYER", "OPEN PLAN OFFICE", "Solar panel", "100L Storage container", "New sink", "New rainwater base as per engineer's drawings and specifications.", "proposed cold source point, plumber to tap into existing water pipes at this point", "Demolish wall, door and window. Make good all finishes by specialist.", "Demolish wall and make good all finishes by specialist".
- Other Features:** "Ex. boundary wall between neighbours to remain unaffected", "56 102mm BOUNDARY LINE / 0mm Building line", "Ex. gully", "New WC", "DI LO", "Rem an", "New sy", "Rem and Mak by sp", "BO".

FLOOR PLAN / MAIN OFFICE BUILDING

SCALE 1:50

FIRE PLAN LEGEND	
Smoke Detectors	
Manual Control Panel	
Signage for direction of fire escape route	
Signage for fire extinguisher	
Fire extinguisher	
Fire blanket	
Fire escape route	
30m Fire hose reel	
Fire hydrant	

WATER RETICULATION LEGEND	
Proposed cold water source point, plumber to tap into existing cold water pipes at this point	
Municipal water connection and stop cock	
Garden tap position	
Proposed cold water reticulation	
Proposed hot water reticulation	
Proposed cold water pipe up	
Proposed cold water pipe down	
Proposed hot water pipe down	
Proposed cold water stopcock	
Proposed hot water stopcock	
Proposed cold tap	
Proposed hot tap	
Proposed shower head	

PENESTRATION CALCULATIONS - MAIN OFFICE BUILDING			
Tag	Width	Height	A
D1/1	900.00	2125.00	1.9
W1/1	1500.00	900.00	1.3
W2/1	600.00	900.00	0.5
W3/1	900.00	1200.00	1.0
W3/2	900.00	1200.00	1.0
W3/3	900.00	1200.00	1.0
W3/4	900.00	1200.00	1.0
W3/5	900.00	1200.00	1.0
W3/6	900.00	1200.00	1.0
W3/7	900.00	1200.00	1.0
W3/8	900.00	1200.00	1.0
W3/9	900.00	1200.00	1.0
W3/10	900.00	1200.00	1.0
W3/11	900.00	1200.00	1.0
W3/12	900.00	1200.00	1.0
W3/13	900.00	1200.00	1.0
W3/14	900.00	1200.00	1.0
W3/15	900.00	1200.00	1.0
W3/16	900.00	1200.00	1.0
W4/1	1558.00	1150.00	1.7
W5/1	1500.00	900.00	1.3
W6/1	900.00	900.00	0.8

Summary			
City/Town	Latitude	Zone	Ne
Port Elizabeth	33.962	4	162
FENESTRATION CALCULATIONS - OFFICE BUILDING 1			
Tag	Width	Height	A
w1/1	1500.00	1200.00	1.8
w2/1	1800.00	1500.00	2.7
w3/1	900.00	900.00	0.8
w4/1	1200.00	1200.00	1.4
w5/1	1500.00	1200.00	1.8
w6/1	1200.00	600.00	0.7
w7/1	1500.00	1200.00	1.8
w8/1	1500.00	1200.00	1.8
D1/1	900.00	2125.00	1.9
Summary			
City/Town	Latitude	Zone	Ne
Port Elizabeth	33.962	4	94

APPLICATION OF SANS 10400- XA (Ed.2)						
ZONE 4 - CLASSIFICATION G1 / Offices						
	REQUIREMENTS	ACTUAL			STATUS	
1	DESIGN The orientation is in accordance with the requirements of 5.1	EXISTING BUILDING			N/A	
2	SHADING The shading is in accordance with the requirements of 5.2	See Fenestration calculations			In order	
3	FENESTRATIONS & ROOF LIGHTS The fenestration is in accordance with the requirements of 5.3	See Fenestration calculations			In order	
4	FLOOR INSULATION for under floor heating 5.4.1. Surface bed (Heated) 5.4.2. Suspended (Exposed) R-value => 1.00	Under slab (Heated): mm W/m.K R-Val. Lambdaboard Req =>0.024 0.00 Total R-value: Req =>1.0 1.14 Suspended Floor (Exposed): mm W/m.K R-Val. Isover Aeroflite insulation 050 0.044 1.14 Total R-value: Req =>1.0 1.14	N/A			
5	EXTERNAL WALLS Surface density < 270kg/m² Zone 4: 50mm Cavity wall: R-value => 1.9	External wall: mm W/m.K R-Val. Outer Air-film (1/20) 1000 20 0.05 10mm plaster 010 0.75 0.01 110mm Brick 110 0.82 0.13 Air-spaces 100 6.8 0.15 Cavity (Lambdaboard) 040 0.024 1.67 110mm Brick 110 0.82 0.13 10mm plaster 10 0.75 0.01 Inner Air-Film (1/9.4) 1000 9.4 0.11 Total R-value: Req =>1.9 2.26	In order			
6	ROOF & CEILING ASSEMBLY Zone: Direction of Flow: 4 UP 5° Metal roof with Horizontal ceiling	5° PITCH ROOF mm W/m.K R-Val. Outer Air-film (1/20) n/a n/a 0.05 Metal Roofing sheeting 010 53.00 0.00 Air-space & Sisalation n/a n/a 0.51 Isover Aeroflite insulation 00.0 0.044 0.00 Isover Aeroflite insulation 135 0.04 3.38 Gypsum Ceiling 6.40 0.17 0.04 Inner Air-Film (1/11.0) n/a n/a 0.09 Total R-value: Req =>3.7 4.07	In order			
7	BUILDING SEALING The building sealing is in accordance with the requirements of 5.7	A foam or rubber compressible strip or a fibrous seal to restrict air leakage shall be fitted to each edge of an external door and other such opening that serves a habitable room. The maximum air leakage for windows and doors shall comply with the requirements of SANS 613.			In order	
8	HOT WATER Classification G1 - Offices m² / Per Person: 15 m² / Total Office: 162	Stipulated 24hr hot water @ 60°C min: 6 L/p 162 / 15 = 10.80 Occupation Minimum hot water storage: [(6 * 1.5) x 10.8] = 97.2 L/p			In order	
	PIPE INSULATION (hot water pipe)	Internal pipe diameter ≤ 80mm; Minimum R-value of 1.00 Closed elastic thermal insulation mm W/m.K R-Val. 38 0.036 1.06 Total R-value: Req. 1.0 1.06			In order	
9	LIGHTING Classification G1 - Offices MAXIMUM ENERGY DEMAND Constant = 8 W/m² 92.61 m² x 8 W/m² = 741 W [MAX.] MINIMUM LUX Minimum light lux level: 400 The lighting lux is in accordance with the requirements of SANS10114 92.61 m² x 400 Lux = 37044 Min. LUX	LIGHTS: Qty. Watts Lm/W LED DN Lights: 000 10 80 LED UP/DN Lights: 000 20 160 LED Wall Lights: 000 06 100 Compact Fluor. light: 010 65 58 Fluorescent light: 000 36 79 TOTAL (watts & Lumens): 650 37700 ENERGY DEMAND: 650W / 92.61m² 7.02W/m² ≈ 8W/m² (max.) LIGHT LUX: 37044 Lumens ≈ 37700 Lumens			In order	

[illegible]

GENERAL NOTES:

[illegible]

DRAWING TITLE:

MUNICIPAL SUBMISSIONS

PROJECT TITLE:
ADDITIONS AND ALTERATIONS ON **ERF 100, NEWTON PARK** , PORT ELIZABETH
FOR **SIMPLYCIVILS (Pty) Ltd**

26 Jun 24
.....
CLIENT SIGNATURE

bh **BLACKHOUND**
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26 Jun 24


PROFESSIONAL SIGNATURE

MUNICIPAL INFORMATION:

ERF NO:	100, Newton Park
ERF AREA:	1673 sqm
EXISTING AREA:	262 sqm
NEW AREA:	114 sqm
TOTAL AREA:	376 sqm
EX. COVERAGE:	262 sqm - 16%
NEW COVERAGE:	114 sqm - 7%
TOTAL COVERAGE:	376 sqm - 22%
NEW GARAGES:	0
NEW BATHROOMS:	4
POOL:	NO
BOUNDARY WALLS:	0 M
AGE OF BUILDING:	(2024 - 1952) = 72 years ago


PROFESSIONAL ARCHITECTURAL TECHNOLOGIST
DEWALD MATHYS POTGIETER
 17:20 pm (Africa/Johannesburg) on 26 Jun 2024
 

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