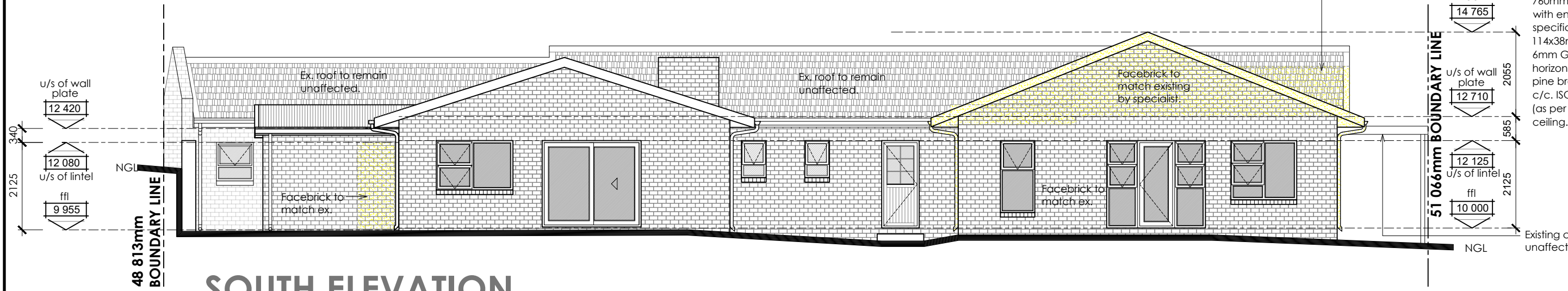
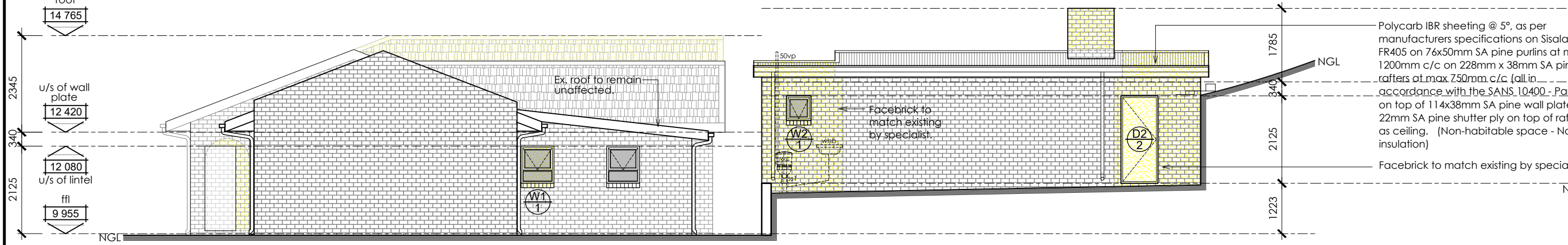


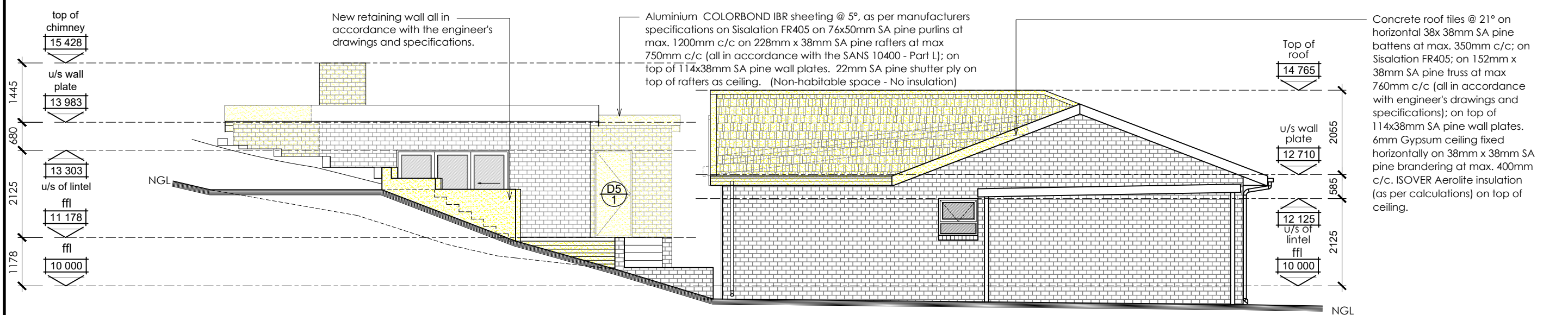
NORTH ELEVATION
SCALE 1:100



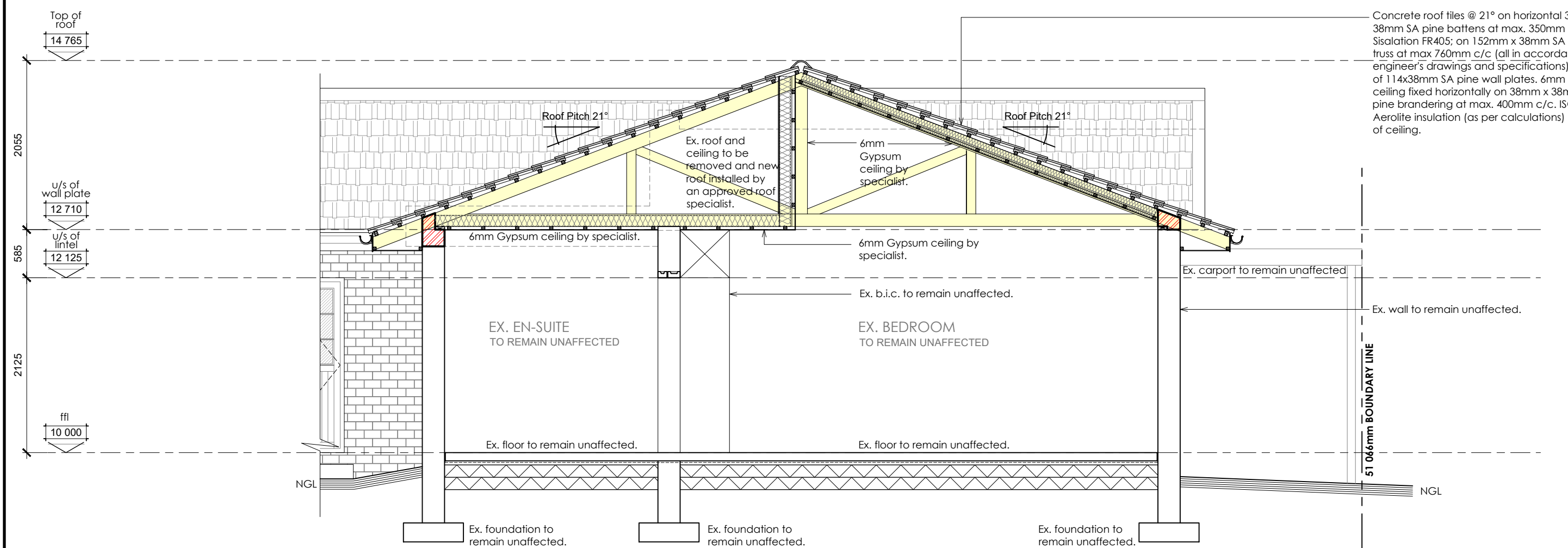
SOUTH ELEVATION
SCALE 1:100



WEST ELEVATION
SCALE 1:100



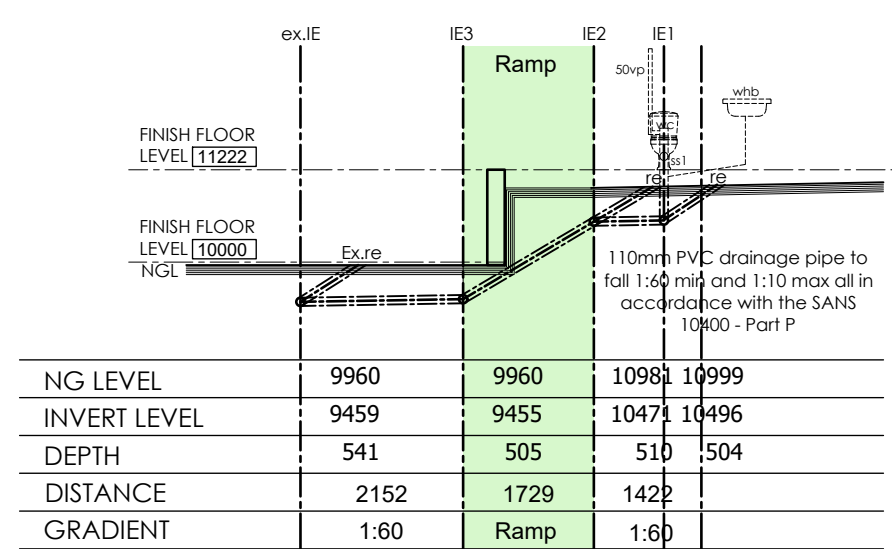
EAST ELEVATION
SCALE 1:100



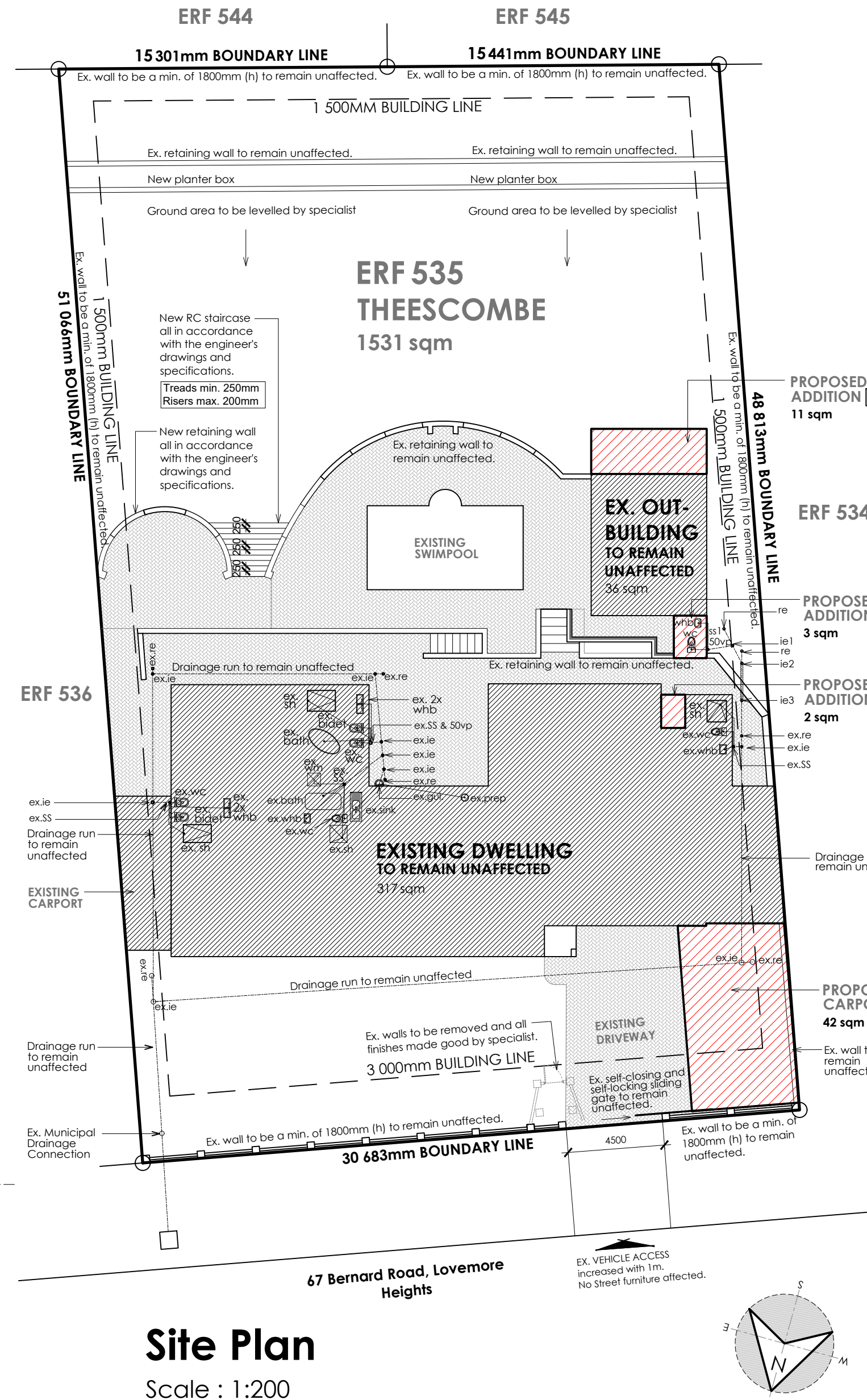
SECTION A-A / Main house
SCALE 1:50

MUNICIPAL INFORMATION:		
Erf No.:	ERF 535, THEESCOMBE	
Existing Erf Area:	1531 sqm	
Existing floor Area:	353 sqm	
New floor Area:	58 sqm	
Total Floor Area:	411 sqm	
Ex. Coverage:	353 sqm	- 23.06%
Prop. Coverage:	58 sqm	- 3.79%
Total Coverage:	411 sqm	- 27%
NEW GARAGES:	1	
NEW BATHROOMS:	0	
TOWN PLANNING INFO.		
	(Permitted)	(Proposed)
Zoning:	Single Res 1	Single Res 1
Height Restriction:	8.5M	8.5M
Building Line Front	3000mm	3000mm
Building Line Sides	1500mm	1500mm
Building Line Rear	1500mm	1500mm
Ex. Coverage:	-----	353 sqm - 23.06%
Prop. Coverage:	-----	58 sqm - 3.79%
Total Coverage:	919 sqm - 60%	411 sqm - 27%
FSI	0.60	0.27
<u>PARKING REQUIRED:</u>		
Residential dwelling	1 Bay	1 Bay

NORTH ELEVATION / OUTBUILDING
SCALE 1:100

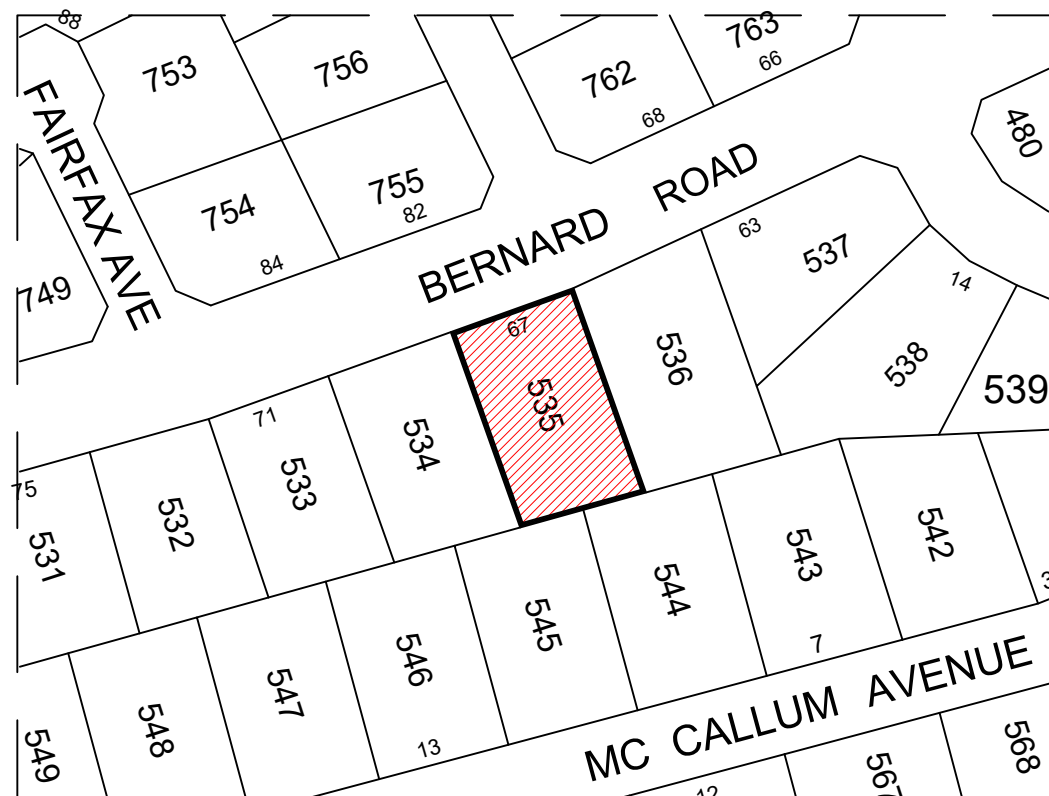


DRAINAGE SECTION A-A
SCALE 1:100



Site Plan
Scale 1:200

APPLICATION OF SANS 10400-XA (Ed.2)									
ZONE 4 - CLASSIFICATION H4 / Dwelling Houses									
R-VALUE CALCULATIONS FOR ROOF-1									
6	ROOF & CEILING ASSEMBLY	REQUIREMENTS	ACTUAL			STATUS			
			mm	W/m.K	R-Val.		mm	W/m.K	R-Val.
		The roof and ceiling assemblies are in accordance with the requirements of 5.6	21° PITCH ROOF			In order			
			Outer Air-film (1/20)	n/a	0.05				
			Concrete tiles	25	0.84				
			Air-space & Sisalation	n/a	0.55				
			Isoler Aerolite insulation	135	0.044				
			Isoler Aerolite insulation	0.04	0.04				
			Gypsum Ceiling	6.40	0.17				
		Zone: Direction of Flow: 4 UP	Inner Air-Film (1/11.0)	n/a	0.09				
			Total R-value:	Req. >=3.7	3.83				



SITE LOCALITY PLAN
NOT TO SCALE

APPLICATION OF SANS 10400-XA (Ed.2)									
ZONE 4 - CLASSIFICATION H4 / Dwelling Houses									
		REQUIREMENTS	ACTUAL			STATUS			
1	DESIGN	The orientation is in accordance with the requirements of 5.1	Building facing North/South with longest axis orientated East/West			In order			
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	The floors are in accordance with the requirements of 5.4	Under slab (Heated):		mm	W/m.K	R-Val.		
			Lambdaboard	000	0.024	0.00			
			Total R-value:		Req. >=1.0	0.00	N/A		
			Suspended Floor (Exposed):		mm	W/m.K	R-Val.		
			Lambdaboard	000	0.024	0.00			
			Total R-value:		Req. >=1.0	0.00	N/A		
5	EXTERNAL WALLS Surface density > 270kg/m²	The external walls are in accordance with the requirements of 5.5 (Table 6)	External wall:			mm	W/m.K	R-Val.	
			Outer Air-film (1/20)	1000	20	0.05			
			10mm plaster	015	0.75	0.02			
			110mm Brick	110	0.82	0.13			
			Air-spaces	1000	6.8	0.15			
			Cavity (Lambdaboard)	000	0.024	0.00			
			110mm Brick	110	0.82	0.13			
			10mm plaster	000	0.75	0.00			
			Inner Air-Film (1/9.4)	000	9.4	0.11			
		Zone 4: 50mm Cavity wall: R-value >= 0.6	Total R-value:		Req. >=0.6	0.6	In order		
6	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						
7	HOT WATER Classification H4 - Dwellings	The building hot water is in accordance with the requirements of 6.1	No additional bedrooms added.						
			In order						
	PIPE INSULATION (hot water pipe)	Internal pipe diameter < 80mm: Minimum R-value of 1.00	Closed cell elastomeric thermal insulation	mm	W/m.K	R-Val.			
				38	0.036	1.06			
				Total R-value:		Req. 1.0	1.06	In order	
8	LIGHTING Classification H4	The building lighting is in accordance with the requirements of 6.2	LED & CFL deemed to comply with Table 12 for H3 & H4				In order		