

		TV point aeral		
		Shavers plug		
		Fibre point		
		Network point		
		Slave 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 Compactated Fluorescent ceiling light as per specification		
		30 Watt Compactated 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		

	Proposed cold water source point: plumber to tap into existing cold water pipes at this point		External mounted heat pump as per specialist.
	Municipal water connection and stop cock		Shower head
	Proposed cold tap		
	Proposed hot tap		Solar geyser on roof with geyser in the ceiling space as per specialist.
	Proposed cold water reticulation		
	Proposed hot water reticulation		
	Proposed cold water pipe up		Garden tap position
	Proposed cold water pipe down		
	Proposed hot water pipe down		
	Proposed cold water stopcock		
	Proposed hot water stopcock		

Tag	Width	Height	A	P-Value	G	O	M-Value	Min. P	U-Value	SHGC
D1/1	2500.0	2125.00	5.31	715.00	500.00	NW	0.54	1417.5	5.20	0.49
D2/1	2482.0	2125.00	5.27	715.00	500.00	NW	0.54	1417.5	5.20	0.49
D3/1	2400.0	2125.00	5.10	715.00	500.00	NW	0.54	1417.5	5.20	0.49
Ex.D	1468.0	2125.00	3.12	3257.00	500.00	NW	0.54	1417.5	5.20	0.49
Ex.D	900.0	2125.00	1.91	1896.00	500.00	NE	0.54	1417.5	5.20	0.49
Ex.Window	1740.0	1275.00	2.22	135.00	500.00	SE	0.54	958.5	5.20	Any Solution
Ex.Window	840.0	1175.00	0.99	135.00	500.00	SE	0.54	904.5	5.20	Any Solution
Ex.Window	873.0	1175.00	1.03	135.00	500.00	SE	0.54	904.5	5.20	Any Solution
Ex.Window	840.0	1090.00	0.92	135.00	500.00	SE	0.54	958.5	5.20	Any Solution
Ex.Window	830.0	850.00	0.71	1616.00	500.00	SE	0.54	729	5.20	Any Solution
Ex.Window	1937.00	950.00	1.84	135.00	500.00	SE	0.54	783	5.20	Any Solution
W2/1	1890.00	510.00	0.96	135.00	500.00	NE	0.54	545.4	5.20	0.49
W3/1	1200.00	3065.00	3.68	735.00	500.00	SE	0.54	1925.1	5.20	Any Solution
Summary										
City/Town	Port Elizabeth			Latitude	Zone		Nett Floor Area		Fenestration Area	Glazing %
				33.962	4		145.74		33.06	22.68

[illegible]

All dimensions to be checked on site before construction commences. All dimensions are given in millimeters, unless otherwise stated. The Contractor shall be responsible for all safety regulations and requirements. Contractors to be a suitably qualified and registered participant in the construction industry (e.g. as a member of the German Association of Contractors) and to read in conjunction with the clients OSH (Occupational Health and Safety) file. All work to be done in accordance with the relevant standards and regulations. The Contractor shall be responsible for the safety of all workers on site. The Contractor shall be responsible to ensure he is familiar with the site. All trade names quoted may only be substituted with equivalent products if approved in writing by the client. To be installed in strict accordance with manufacturer's specifications. The Contractor shall be responsible for ensuring that the work is fitted to comply with the relevant code of practice as specified in SANS 10400 (Part C). All new work to be made good to the existing standard. The Contractor shall be responsible for H. Gouws rendering. All existing dimensions not to be scaled from drawings but to be checked on site. Any discrepancies shall be reported in writing to the client before the start of work. The architect prior to commencement of work. Top of foundations to be a minimum of 150mm below finished ground level. All dimensions to be taken from the top of the foundations. Drawings to be of max 250 mm², "gunput" i.e. green sand on 50mm sand binding layer and on well compacted fill in layers not more than 100mm thick. S&S to be 100mm thick. All dimensions to be taken from the walls, windows cills and all changes in floor level. These architectural details are to be read in conjunction with the engineering drawings. The Contractor shall be responsible for the building work to be carried out in accordance with the national building regulations. The Contractor shall be responsible for ensuring that all local inspectors and pay off fees in connection therewith. All drainage work to be carried out in accordance with the relevant standards and regulations. The Contractor shall be responsible for the roof construction. All the layouts to be confirmed by architect prior to commencing. Levels to be taken from the top of the foundations. The Contractor shall be responsible for the correct setting out of the building on site with reference to the building line and boundaries. Contractor to be responsible for the correct setting out of the building on site with reference to the building line and boundaries. Contractor to be responsible for the correct setting out of the building on site with reference to the building line and boundaries. Contractor to be responsible for the correct setting out of the building on site with reference to the building line and boundaries.

MUNICIPAL SUBMISSION

ADDITIONS AND ALTERATIONS ON **ERF**
2901, GELVANDALE , PORT ELIZABETH
 FOR **Mr & Mrs Abader**

bh **BLACKHOUND**
ARCHITECTURE & RENDERING

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Unit 10, The Network, 19 Cactus Rd
Fairview, Port Elizabeth, 6070 

MUNICIPAL INFORMATION:

ERF NO:	2901, Gelvandale
ERF AREA:	702.95 sqm
EXISTING AREA:	245 sqm
NEW AREA:	178 sqm
TOTAL AREA:	423 sqm
EX. COVERAGE:	245 sqm - 34.85%
NEW COVERAGE:	0 sqm - 0.00%
TOTAL COVERAGE:	245 sqm - 35%
NEW GARAGES:	0
NEW BATHROOMS:	2
POOL:	NO
BOUNDARY WALLS:	0 M
AGE OF BUILDING:	<60



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26 Feb 2024

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FLOOR PLAN / GROUND FLOOR
SCALE 1:100

