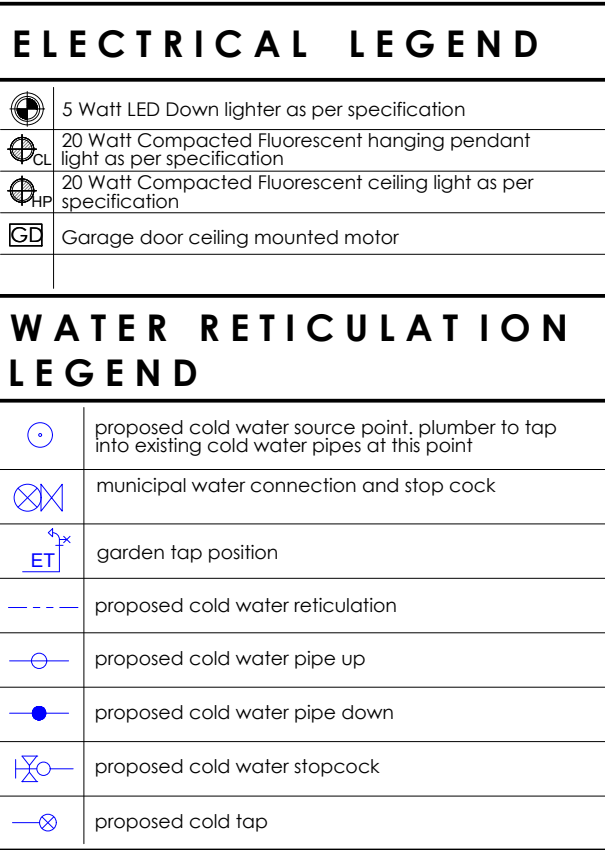


[illegible]

GENERAL NOTES:

All dimensions to be checked on site before construction commences. All dimensions are given in millimeters, unless otherwise stated. Contractor is responsible for checking all specified regulations and requirements. Contractor to be a suitably qualified and registered participant in the construction industry as required by Contract Documents. Contractor to be in full conformance with the clients OHS (Occupational Health and Safety) and Environmental Management System (EMS) and National Building Regulations SANS 10400. Before drawing is priced it is the contractor's responsibility to ensure he is familiar with all relevant drawings and specifications. Contractor to be similar, subject to architect's approval. All materials to be installed in strict accordance with manufacturer's specifications. All materials to be checked on site. All work to be made good in accordance with the relevant code of practice as specified in SANS 10400. Part C. All new work to be made good in accordance with the relevant code of practice as specified in SANS 10400. All existing dimensions not to be scaled from drawings but to be checked on site. Any discrepancies shall be made good in accordance with the relevant code of practice as specified in SANS 10400. All dimensions to be checked on site prior to commencement of work. Top of foundations to be 100mm minimum below finished ground level. All dimensions to be checked on site. All dimensions on structural drawings to be on 250 mm "grips" unless green pond on 50mm "grips". All dimensions on architectural drawings to be on 150mm. SANS Approved "grip" 375 mm, dpc under all work, window cills and at changes in floor levels. Contractor to be responsible for the coordination of all structural engineers and consultants drawings, where applicable. All building work to be carried out in accordance with the national building regulations and all applicable codes of practice. All relevant local inspectors and pay all fees in connection therewith. All drainage work to be carried out in accordance with the relevant code of practice. All work to be checked and taken on site by project specialist prior to roof construction. All layouts to be confirmed with architect prior to commencing. Leave to be confirmed with architect prior to commencing. Floor level. Set is not the actual level but a benchmark to base other dimensions on. All building work to be carried out in accordance with the relevant code of practice. Contractor is responsible for the correct setting out of the building on site with the relevant authorities. Contractor to be responsible for taking responsibility for all health and safety measures on site.

DRAWING TITLE:

FOR INFORMATION ONLY

PROJECT TITLE

ADDITIONS AND ALTERATIONS ON **ERF**
535, THEESCOMBE , PORT ELIZABETH
FOR **Mr & Mrs Da Serra**

10 Sep 24

.....

CLIENT SIGNATURE

ch **BLACKHOUND**
ARCHITECTURE & RENDERING

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

10 Sep 24
.....
PROFESSIONAL SIGNATURE

MUNICIPAL INFORMATION:

ERF NO:	535, Theescombe
ERF AREA:	1531 sqm
EXISTING AREA:	353 sqm
NEW AREA:	58 sqm
TOTAL AREA:	411 sqm
EX. COVERAGE:	353 sqm - 23.06%
NEW COVERAGE:	58 sqm - 3.79%
TOTAL COVERAGE:	411 sqm - 27%
NEW GARAGES:	1
NEW BATHROOMS:	0
POOL:	N/A
BOUNDARY WALLS:	0 M
AGE OF BUILDING:	32



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PROJECT NO.: 2023_DASERRA	REVISION NO.: 00
DRAWING NO.: 20240904_DASERRA_MS01	SHEET NO.: 101
DRAWN BY: DMP	
PRINT DATE: 10 Sep 2024	PAGE SIZE: A1

FLOOR PLAN / Main house
SCALE 1:50