

and

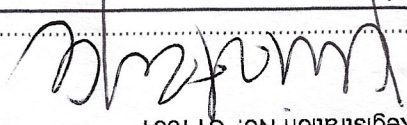
[illegible]

TO BE EXECUTED IN ACCORDANCE WITH LOCAL BUILDING REGULATIONS. ALL LEVELS TO BE CHECKED ON COMMENCEMENT OF ANY WORK. DIMENSIONS TO TAKE PREFERENCE TO BE OBTAINED BEFORE ANY WORK COMMENCES TO BE APPLIED STRICTLY TO MANUFACTURERS SPECIFICATIONS. ALL ATTENTION TO BE GIVEN TO COMPLIANCE WITH LOCAL AND SABS REQUIREMENTS AND LOCAL CODES OF PRACTICE. LIGHTING LAYOUT TO BE FINALISED BY MR. [Name] REGISTERED PLUMBER. FINDINGS BY [Name] TO CONFORM TO LOCAL BY-LAWS AND MUST BE APPROVED BY THE REGISTERED PLUMBER. ALL SIZES AND POSITIONS TO BE CHECKED BY STRUCTURAL ENGINEER. AND IRRIGATION SYSTEM BY OWNER.

1 490,00sqm
265,0sqm
393,0sqm
32,68sqm
12,50sqm
45,18sqm
310,18sqm
438,18sqm

CONSTRUCTION NOTES:

ROOF:
 DESIGN OF ROOF TRUSSES, RAFTERS AND ROOF ELEMENTS BY ROOF SPECIALIST
 CONCRETE ROOF TILES @22.5° PITCH ON 50x76 PURLINS @300 c/c ON 400 MICRON DPAKSEEL DPC ON 22x22 TIMBER SPACERS ON 4mm CLADDIT (PAINTED FOR CEILING) ON EXPOSED 150x50 RAFTERS @950c/c ON 50x76 SA PINE WALLPLATE WITH 75X350 LAMINATED BEAM (BY ENGINEER)
 COLOUR PROFILE CONCRETE ROOF TILES ON 38x38 S.A PINE BATTENS FIXED AT CENTRES TO MANUFACTURERS RECOMMENDATIONS ON 250 MICRON P.V.C. ROOF UNDERLAY ON ENGINEERED S.A. PINE GANG NAILED PREFABRICATED TRUSSES SPACED AT MAX. 760mm CENTRES TIED DOWN WITH GALVANISED WIRE/STRAPS TO 38x114 S.A. PINE WALL PLATE LAID ON 10mm THICK MORTAR BED ON MASONRY WALL
WALLS:
 LAY WIRE REINFORCEMENT EVERY COURSE UP TO FLOOR LEVEL,
 THEN EVERY 5 COURSES UP TO WINDOW HEAD HEIGHT AND EVERY COURSE ABOVE.
 BUILD IN DAMPROOF COURSE BETWEEN BRICKWORK, DOOR JAMBS AND WINDOW FRAMES UNDER CILLS
 PLASTER FINISH
 12mm SMOOTH CEMENT PLASTER FINISH TO BE MIXED AND CURED AS PER MANUFACTURERS RECOMMENDATIONS WITH ONE COAT SOLVENT BASED PLASTER PRIMER AND TWO COATS SELECTED PURE ACRYLIC PAINT FINISH TO OWNERS CHOICE
 FACEBRICK FINISH
 SABS APPROVED FACEBRICK TO MATCH EXISTING IN ALL ASPECTS
CEILINGS:
 SKIMMED AND PAINTED 6.4mm RHINOBOARD CEILING PANELS NAILED TO 38x38 S.A. PINE BRANDING SPACED AT MAXIMUM 300mm CENTRES ONE WAY ONLY.
 FINISH AGAINST WALL WITH 125 RHINO COVE CORNICE.
 SMOOTH PLASTER TO UNDERSIDE OF CONCRETE SLAB
 4mm CLADDIT (PAINTED FOR CEILING)
FLOOR:
 MINIMUM 30mm CEMENT SCORED ON 100mm CONCRETE SURFACE BED TO BE MIXED AND CURED AS PER MANUFACTURERS RECOMMENDATIONS OVER 250 MICRON USB MEMBRANE (SABS 952-1969) ON 50mm THICK SAND BLINDING LAYER ON 150mm THICK LAYERS OF WELL COMPACTED FILL.
 CONCRETE PAVING BLOCKS 250 MICRON CONTINUOUS DAMPROOF MEMBRANE WITH SEALED LAPS ON 20mm SAND BLINDING LAYER ON WELL COMPACTED INORGANIC FILLING IN LAYERS NOT EXCEEDING 150mm THICK
FASCIA, BARGEBOARDS & RAINWATER GOODS:
 Ø100mm UPVC HALF ROUND GUTTER WITH Ø75 DOWNPIPES FIXED TO 22x255 TIMBER FASCIA, ALL TO MATCH EXISTING
WINDOWS
 AAMA APPROVED ALUMINIUM FRAMED WINDOWS WITH [X] POWDERCOAT FINISH TO SABS 999-1986. ALL GLAZING TO BE STRICTLY IN ACCORDANCE WITH SABS 0137
 TIMBER SASH WINDOW AND FOLDING/STACK DOORS BY RUTHERFORDS OR SIMILAR APPROVED. INSTALLED STRICTLY ACCORDING TO MANUFACTURERS SPECIFICATIONS
FINISHES TO HARDWOOD DOORS AND WINDOWS
 a. SAND SMOOTH & FINISH WITH 1 COAT CELLSEAL PRIOR TO BUILDING IN
 b. CLEAN ALL WOOD AFTER COMPLETION AND FINISH WITH 2 COATS CELLSEAL - COLOUR BY OWNER
FITTINGS:
 a. ALL ELECTRICAL FITTINGS TO OWNERS CHOICE AND INSTALLED BY CONTRACTOR
 b. ALL FLOOR FINISHES TO OWNERS CHOICE AND INSTALLED BY CONTRACTOR
 ELECTRICAL AND DRAINAGE TO CONFORM TO RELEVANT CODES OF PRACTICE

client	MR & MRS M HENDRY	
project	NEW LAPA AND ALTERATIONS TO EXISTING RESIDENCE ON erf 93 BEACHVIEW PORT ELIZABETH	
title	PLANS, SECTION, ELEVATIONS AND SITE PLAN	
date	OCT 2010	
scale	1 : 100 1 : 200	
drawn	J Taylor tel : 084 517 1072	
	Registration No. ST1501 	
drawing number	HENDRY 01	
© COPY RIGHT RESERVED		

PLAN VALID FOR 18 MONTHS
BUILDING CONTROL OFFICER

APPROVED DATE: 2011-02-11

Planning Regulations
Compliance with the National
Schedule 1 of 1977 is required.
These plans have been approved in terms of section

SEAN J

2926

19

MUNICIPALITY OF NELSON MANDELA
METROPOLITAN

BUILDING INSPECTORATE DIVISION

NELSON MANDELA METROPOLITAN MUNICIPALITY

19 FEB 2011

19 FEB 2011

WATER DIVISION (Operations)
Building Plans recommended
for Approval
2011-01-27
Signed: *M. J. [Signature]*