



GROUND FLOOR PLAN
SCALE 1 : 100

216
APPROVED in terms of the National Building Regulations and Building Standards Act No. 103 of 1977
DATE 23 JUN 2004 LOCAL AUTHORITY
This Plan is approved on the basis of the information shown hereon. Attention is drawn to attached documentation.

A. FRONTAGE LEVELS ARE:
(1) TO CONFORM TO THE BACK OF THE CONSTRUCTED SIDEWALK OR
(2) TO BE CALCULATED BY THE USE OF THE FOLLOWING FORMULA: $FLE = 0.00025 \times D + 0.25$
(where FLE = Frontage level, Elevel of edge of hardened pavement and D = distance between edge of road, kerb edge and rear wall boundary)
B. A CORRECT FRONTAGE LEVEL IS TO BE MAINTAINED AT EACH ENTRANCE/EXIT AT THE SAME GRADE AS THE KERB OR ROAD.
C. THE TOPS OF FOUNDATIONS OF ANY FRONTAGE WALLS ARE TO BE AT A MINIMUM DEPTH OF 0.250 METRES BELOW FINISH GRADE LEVEL.

ENGINEERS DETAILS REQUIRED

BALUSTRADES, HANDRAILS, HEIGHTS AND OPENINGS TO COMPLY WITH M43 AND DD2.4 OF SABS 0400.

ALL GLAZING TO COMPLY WITH PART M2 AND N3 OF SABS 0400.

OWNER *Saad*
ARCHITECT *P*

DEVIATIONS TO APPROVED PLANS No. 397 08 03

- ① STAFF ENTRANCE CHANGED
- ② RETAINING WALL REVISED
- ③ ENTRANCE/STUDY SLIGHTLY MOVED, DOOR/WINDOWS CHANGED
- ④ POSITION OF EX. WALL REVISED
- ⑤ WINDOWS MOVED
- ⑥ WALL MADE THICKER
- ⑦ POSITION COLUMNS CHANGED
- ⑧ NIBS IN WALL ADDED, DOOR OPENINGS SMALLER
- ⑨ WINDOW ADDED AND MOVED
- ⑩ ACCESS TO PANTRY CHANGED, DOOR MOVED
- ⑪ COLUMN KITCHEN CHANGED
- ⑫ DOOR MADE SMALLER AND NIB ADDED
- ⑬ POSITION OF EXISTING WALL REVISED, WINDOWS/DOORS CHANGED
- ⑭ DOOR MOVED
- ⑮ DOOR MOVED
- ⑯ WALL DEMOLISHED, NEW WALL BUILT
- ⑰ WALL DEMOLISHED, NEW WALL BUILT (EXTENSION BATHROOM)
- ⑱ EXIST. STAFF BATHROOM AND STORE ROOM AND ROOF OVER, REBUILT IN SILE.
- ⑲ STAIRS MOVED, ACCESS TO STAFF AREA CHANGED
- ⑳ POOL ADDED
- ㉑ STUDY SLIGHTLY MOVED, MADE SMALLER, DOORS/WINDOWS CHANGED
- ㉒ BATHROOMS MADE SMALLER, WALLS MOVED
- ㉓ WINDOWS REPLACED WITH DOORS
- ㉔ TIMBER CONSTRUCTION BALUSTRADE/ COLUMNS REPLACED WITH CONCRETE COLUMNS
- ㉕ FRENCH DOORS REPLACED WITH SASH WINDOWS, OPENING ADAPTED
- ㉖ WINDOW AND INTERNAL WALL MOVED
- ㉗ WINDOW ADDED
- ㉘ PARAPET GARAGE MADE HIGHER
- ㉙ PARAPET KITCHEN MADE HIGHER
- ㉚ NEW BOUNDARY WALL

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SCALE 1 : 100 DRAWING NUMBER 03JN05 / LA 002

PROJECT: DEVIATIONS TO APPROVED PLANS NR.: 3970803
ADDITIONS AND ALTERATIONS TO 40 EASTBOURNE ROAD, MORNINGSIDE, DURBAN ON REM OF ERF 627 OF DURBAN FOR S.B SAAD

TITLE: L.A. DRAWINGS
GROUND FLOOR PLAN

DATE: 28.04.2004 DRAWN: S.T.