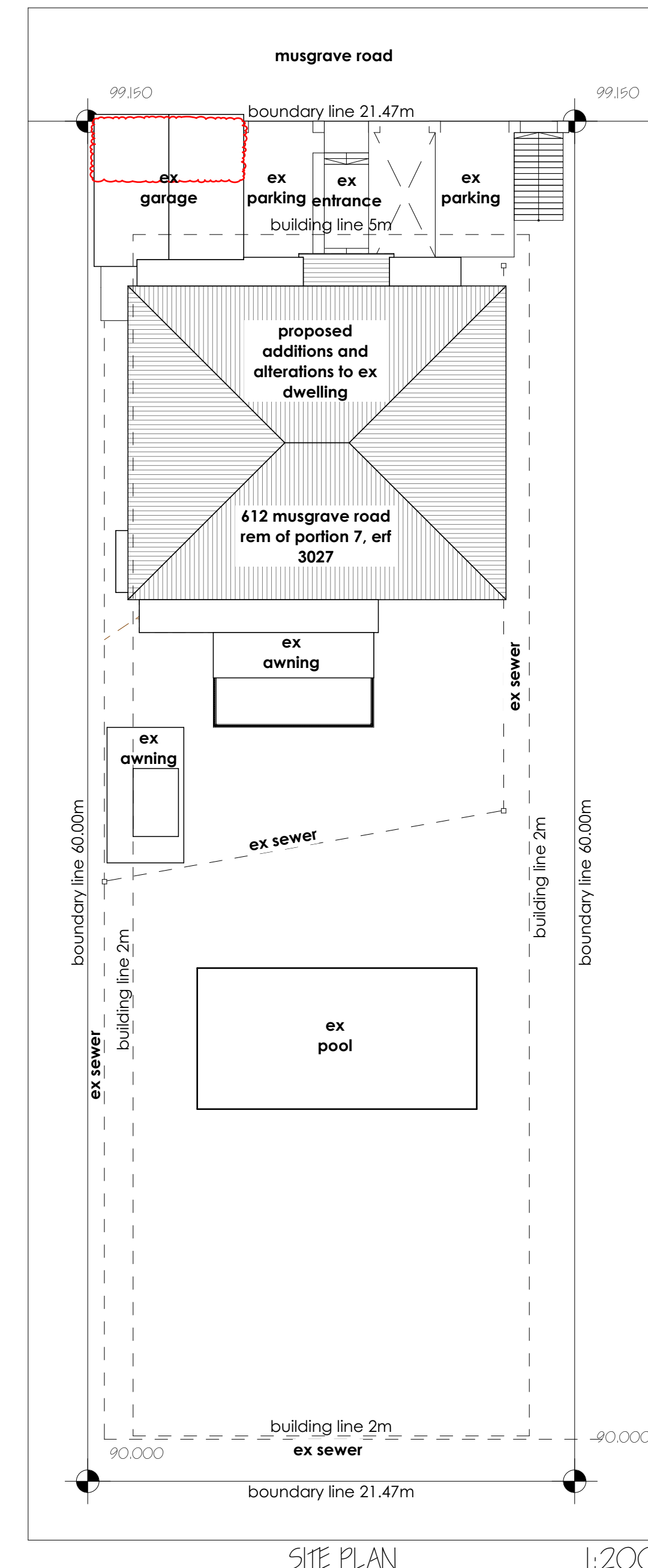


FIRST STOREY PLAN

1:50



SITE PLAN

1:200

DEVELOPMENT SCHEDULE:	
building classification:	H4
SUMMARY OF AREAS:	
site area:	1288 m ²
FAR:	N/A
existing far:	937m ²
coverage:	
allowable coverage:	50% - 644m ²
existing coverage:	322.7m ²
proposed coverage:	6m ²
total coverage:	328.7m ²

NOTE: THESE STANDARD NOTES REFER TO COMPLIANCE WITH THE SANS 10400-2010 CODE OF PRACTICE FOR THE APPLICATION OF THE NBR OR ITS LATEST REVISION.

GENERAL NOTES:

Classification: H4

- FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALING. ALL DIMENSIONS IN MMS UNLESS STATED OTHERWISE.
- ALL WORK TO BE EXECUTED IN STRICT ACCORDANCE TO NBR AND LOCAL AUTHORITY BY LAWS.
- THE CONTRACTOR IS RESPONSIBLE FOR THE CORRECT SETTING OUT OF THE WORKS, PARTICULARLY BOUNDARIES, BUILDING LINES, SERVITUDES, ETC.
- THE CONTRACTOR IS TO VERIFY ALL LEVEL HEIGHTS AND DIMENSIONS ON SITE AND TO CHECK THESE AGAINST THE DRAWINGS BEFORE COMMENCING WORK.
- THE CONTRACTOR IS TO LOCATE AND IDENTIFY ANY/ALL EXISTING SERVICES AND TO PROTECT THESE FROM DAMAGE WHILST ON SITE THROUGHOUT THE CONTRACT PERIOD.
- ANY DISCREPANCIES, ERRORS, OMISSIONS ETC, ARE TO BE BROUGHT IMMEDIATELY TO THE ATTENTION OF THE ARCHITECT.
- ALL MATERIALS TO BE USED IN STRICT ACCORDANCE TO MANUFACTURER'S SPECS.
- FOUNDATIONS NOT TO ENCR OACH OVER BOUNDARIES.
- GLAZING TO COMPLY WITH PART N TT33 OF SANS 10400
- SEWER & S.W PIPES TO CONNECT TO ESTATE SEWER SERVICES WHERE APPLICABLE.
- 250 WATER METER & 25 0 WATER PIPE TO PRESSURE VALVE.
- ALL STRUCTURAL ELEMENTS SUCH AS LINTELS, WALLS, FOUNDATIONS, ROOFS, STEEL ELEMENTS, RETAINING WALLS, CONCRETE SURFACE BEDS, CONCRETE BEAMS, CONCRETE ROOF SLABS, TIMBER BEAMS & FILL TO BE DESIGNED & CERTIFIED BY APPOINTED STRUCTURAL ENGINEER.
- ALL FLOORS SUPPORTED ON GROUND OR FILLING TO ENGINEER'S DETAIL.
- ALL REINFORCED CONCRETE WORK TO BE STRICTLY IN ACCORDANCE WITH STRUCTURAL ENGINEER'S DETAIL AND SPECIFICATION.
- DAMP-PROOF COURSE TO COMPLY WITH RELEVANT BY-LAWS AND SANS 10400 REQUIREMENTS.
- ALL WALLS TO BE REINFORCED WITH TWO COURSES BRICKFORCE AT CILL AND WALL PLATE LEVELS.
- 150MM THICK POWER FLOAT FINISHED CONCRETE SLAB ON SABS APPROVED UNDERLAY TO STRUCTURAL ENGINEER'S DETAIL. SOIL TO BE POISONED IN ACCORDANCE WITH SABS 1165- CERTIFICATE MUST BE PROVIDED. IMPREGNATED SOFTBOARD, BACKING STRIP & 12MM POLYSULPHIDE SEALANT BETWEEN SURFACE BED AND WALLS. BRC MESH TO BE APPLIED ABOVE UNDERLAY.
- ALL ROOF TRUSS CENTRE SPACING TO BE 700MM IN COMPLIANCE WITH SANS PART L.

WALLS:

ALL WALLS TO COMPLY WITH "PART K" OF THE NATIONAL BUILDING REGULATIONS. COROBRIK ENGINEERING BRICKS TO BE USED BELOW GROUND LEVEL IN FOUNDATION WALLS. BRICKFORCE TO EVERY 3RD COURSE UP TO WINDOW HEIGHT, THEREAFTER TO EVERY COURSE. GALVANISED CRIMP WIRE WALL TIES (7 PER SQUARE METRE- LAID STAGGERED) ALL WALLS TO BE REINFORCED WITH TWO COURSES BRICKFORCE AT CILL AND WALL PLATE LEVELS.

FOUNDATIONS:

TYPE & SIZE OF FOUNDATIONS/FOOTINGS BELOW ALL WALLS TO BE TO ENGINEER'S DETAIL IN ACCORDANCE WITH GEOTECHNICAL ENGINEER'S REPORT/SUGGESTIONS.

DRAINAGE AND PLUMBING

- ALL PLUMBING WORK HAS TO COMPLY WITH SANS PART P
- ALL FITTINGS TO BE ON THE SCHEDULE OF ACCEPTED PIPES AND WATER FITTINGS AS FOUND AT WWW.JASWIC.CO.ZA.
- ALL 100MM DIA. U.P.V.C SEWER PIPE DRAIN LAID TO A MIN. FALL OF 1:60.
- ALL 100MM DIA. OVP AT HEAD OF DRAIN PIPE AS SHOWN.
- RODDING EYES AT HEAD OF DRAIN AND AT ALL CHANGES OF DIRECTIONS AT MAXIMUM OF 25000MM INTERVALS.
- IE'S TO ALL BENDS OF DRAINS AND TO HAVE MARKED COVERS AT GROUND LEVEL.
- ALL DRAIN PIPES UNDER BUILDINGS TO BE PROTECTED AGAINST LOADS AND LAID IN SLEEVES AND INCASED IN CONCRETE.
- ALL WASTE PIPES TO HAVE 65MM RE-SEAL TRAPS. ALL WASTE PIPES TO BE ACCESSIBLE OVER ENTIRE LENGTH FOR CLEANING PURPOSES AND REPAIRS.
- ALL WASTE PIPES UNDER FLOOR SLAB TO BE SLEEVED AND PROTECTED AGAINST LOAD.
- ALL SOIL FITTINGS WITH VERTICAL DISCHARGE GREATER THAN 1220MM TO HAVE ANTISYPHON VENTPIPES.
- ALL DRAINAGE WORK TO COMPLY WITH SANS PART P.

FINISHES

ALL PAINT COLOURS TO BE APPROVED BY CLIENT.

GLAZING NOTES:

- ALL GLAZING TO COMPLY WITH PART N OF SANS 10400
- GLAZING MUST BE CARRIED OUT BY COMPETANT PERSON IN ACCORDANCE WITH SANS 10400 PART N
- ALL FRAMES TO BE POWDER COATED ALUMINIUM
- ALL BATHROOM WINDOWS TO HAVE OBSCURE GLASS
- NO GLASS PARTITION IN SHOWER

OWNER: Abdur Rahman Sarkhot

ARCHITECT: Cazir Naroth SACAP REG NO: 21502

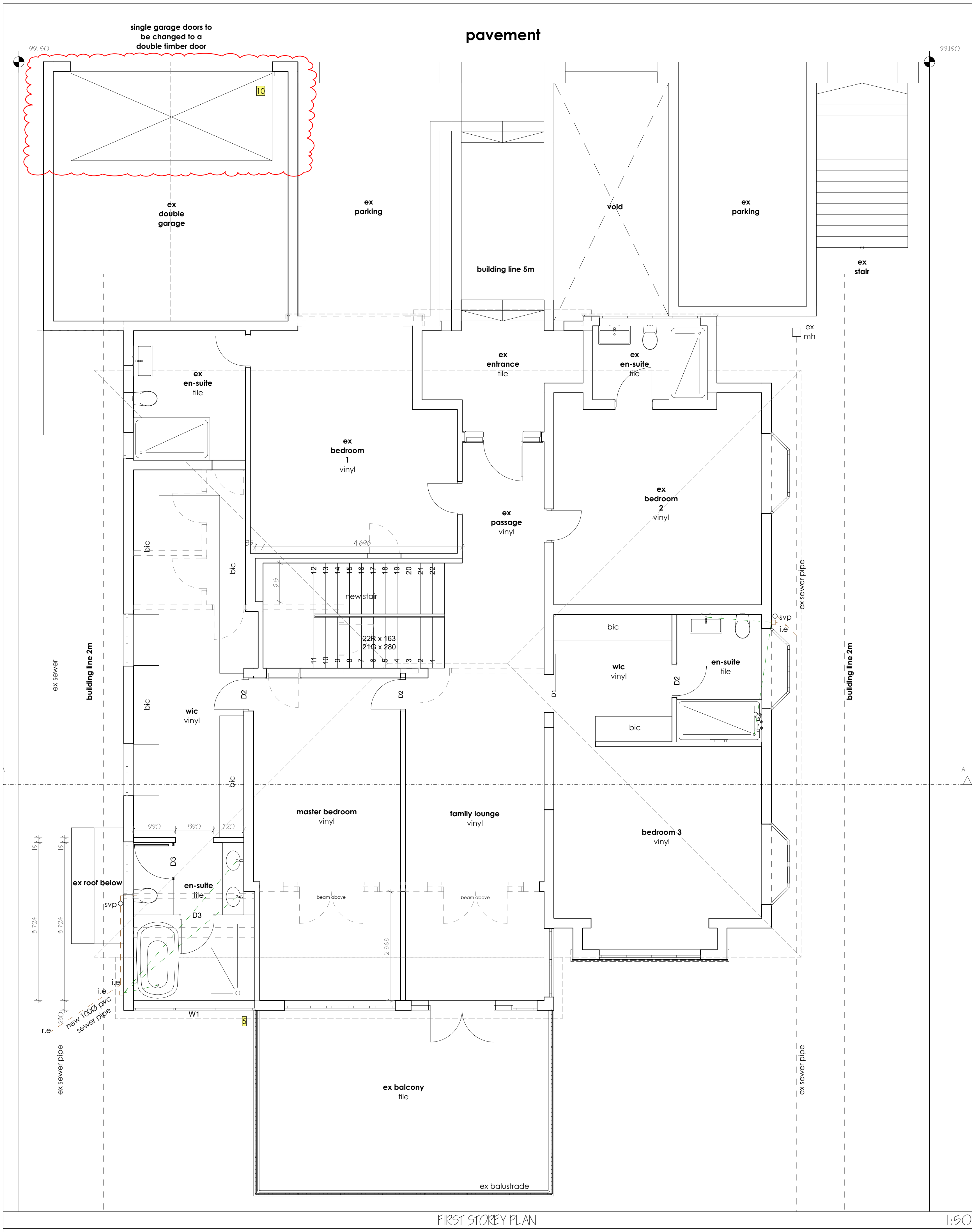
THE SOUTH AFRICAN COUNCIL FOR THE ARCHITECTURAL PROFESSION

PROJECT HOUSE MACHO ADDITIONS AND ALTERATIONS ON REM OF PORTION 7 OF ERF 3027 OF DURBAN AT 612 MUSGRAVE ROAD, DURBAN

TITLE SUBMISSION DRAWING: GROUND FLOOR

JOB NO. 67	DATE 2022/07/06	DRAWN L.G./C.N
A.01.4.1	REVISION NO.	SCALE as shown





FIRST STOREY PLAN

1:50

Full Element ID	WI
Quantity	1
W x H Size	2 860 x 1 950
Window head height	2 097
Window sill height	167
Window Pane	ALUMINIUM
Glazing Thickness	6mm
Glazing Type	TOUGHENED SAFETY GLASS -LOWE
View From Side Opposite to Opening Side	

WINDOW SCHEDULE

ID	D1	D2	D3	D4
Quantity	1	4	2	1
W x H Size	900x2 100	780x2 100	780x2 100	840x2 100
Door head height	2 100	2 100	2 100	1 460
Door Pane	SLIDING TIMBER SCREEN	SEMI-SOLID TIMBER DOOR - HINGED	GLASS HINGED DOOR TO SPECIALIST DETAIL	SEMI-SOLID TIMBER DOOR - HINGED
Glazing Thickness	-	-	6.5mm	-
Glazing Type	-	-	TOUGHENED SAFETY GLASS	-
View From Side Opposite to Opening Side				

DOOR SCHEDULE

ID	D5
Quantity	1
W x H Size	4 760 x 2 100
Door head height	2 100
Door Pane	SOLID TIMBER SHUTTER
Glazing Thickness	-
Glazing Type	-
View From Side Opposite to Opening Side	

DOOR SCHEDULE

NOTE: THESE STANDARD NOTES REFER TO COMPLIANCE WITH THE SANS 10400-2010 CODE OF PRACTICE FOR THE APPLICATION OF THE NBR OR ITS LATEST REVISION.

GENERAL NOTES:

Classification: H4

- FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALING. ALL DIMENSIONS IN MMS UNLESS STATED OTHERWISE.
- ALL WORK TO BE EXECUTED IN STRICT ACCORDANCE TO NBR AND LOCAL AUTHORITY BY LAWS.
- THE CONTRACTOR IS RESPONSIBLE FOR THE CORRECT SETTING OUT OF THE WORKS, PARTICULARLY BOUNDARIES, BUILDING LINES, SERVITUDES, ETC.
- THE CONTRACTOR IS TO VERIFY ALL LEVEL HEIGHTS AND DIMENSIONS ON SITE AND TO CHECK THESE AGAINST THE DRAWINGS BEFORE COMMENCING WORK.
- THE CONTRACTOR IS TO LOCATE AND IDENTIFY ANY/ALL EXISTING SERVICES AND TO PROTECT THESE FROM DAMAGE WHILST ON SITE THROUGHOUT THE CONTRACT PERIOD.
- ANY DISCREPANCIES, ERRORS, OMISSIONS ETC. ARE TO BE BROUGHT IMMEDIATELY TO THE ATTENTION OF THE ARCHITECT.
- ALL MATERIALS TO BE USED IN STRICT ACCORDANCE TO MANUFACTURER'S SPECS.
- FOUNDATIONS NOT TO ENCROACH OVER BOUNDARIES.
- GLAZING TO COMPLY WITH PART N TT33 OF SANS 10400
- SEWER & S.W. PIPES TO CONNECT TO ESTATE SEWER SERVICES WHERE APPLICABLE.
- 250 WATER METER & 25 Ø WATER PIPE TO PRESSURE VALVE.
- ALL STRUCTURAL ELEMENTS SUCH AS LINTELS, WALLS, FOUNDATIONS, ROOFS, STEEL ELEMENTS, RETAINING WALLS, CONCRETE SURFACE BEDS, CONCRETE BEAMS, CONCRETE ROOF SLABS, TIMBER BEAMS & FILL TO BE DESIGNED & CERTIFIED BY APPOINTED STRUCTURAL ENGINEER.
- ALL FLOORS SUPPORTED ON GROUND OR FILLING TO ENGINEER'S DETAIL.
- ALL REINFORCED CONCRETE WORK TO BE STRICTLY IN ACCORDANCE WITH STRUCTURAL ENGINEER'S DETAIL AND SPECIFICATION.
- DAMP-PROOF COURSE TO COMPLY WITH RELEVANT BY-LAWS AND SANS 10400 REQUIREMENTS.
- ALL WALLS TO BE REINFORCED WITH TWO COURSES BRICKFORCE AT CILL AND WALL PLATE LEVELS.
- 150MM THICK POWER FLOAT FINISHED CONCRETE SLAB ON SABS APPROVED UNDERLAY TO STRUCTURAL ENGINEER'S DETAIL. SOIL TO BE POISONED IN ACCORDANCE WITH SABS 1165- CERTIFICATE MUST BE PROVIDED. IMPREGNATED SOFTBOARD, BACKING STRIP & 12MM POLY-SULPHIDE SEALANT BETWEEN SURFACE BED AND WALLS. BRC MESH TO BE APPLIED ABOVE UNDERLAY.
- ALL ROOF TRUSS CENTRE SPACING TO BE 700MM IN COMPLIANCE WITH SANS PART L.

WALLS:

ALL WALLS TO COMPLY WITH "PART K" OF THE NATIONAL BUILDING REGULATIONS. COROBRIK ENGINEERING BRICKS TO BE USED BELOW GROUND LEVEL IN FOUNDATION WALLS. BRICKFORCE TO EVERY 3RD COURSE UP TO WINDOW HEIGHT, THEREAFTER TO EVERY COURSE. GALVANISED CRIMP WIRE WALL TIES (7 PER SQUARE METRE- LAID STAGGERED) ALL WALLS TO BE REINFORCED WITH TWO COURSES BRICKFORCE AT CILL AND WALL PLATE LEVELS.

FOUNDATIONS:

TYPE & SIZE OF FOUNDATIONS/FOOTINGS BELOW ALL WALLS TO BE TO ENGINEER'S DETAIL IN ACCORDANCE WITH GEOTECHNICAL ENGINEER'S REPORT/SUGGESTIONS.

DRAINAGE AND PLUMBING

- ALL PLUMBING WORK HAS TO COMPLY WITH SANS PART P
- ALL FITTINGS TO BE ON THE SCHEDULE OF ACCEPTED PIPES AND WATER FITTINGS AS FOUND AT WWW.JASWIC.CO.ZA
- ALL 100MM DIA. U.P.V.C SEWER PIPE DRAIN LAID TO A MIN. FALL OF 1:60.
- ALL 100MM DIA. OVP AT HEAD OF DRAIN PIPE AS SHOWN.
- RODDING EYES AT HEAD OF DRAIN AND AT ALL CHANGES OF DIRECTIONS AT MAXIMUM OF 25000MM INTERVALS.
- IE'S TO ALL BENDS OF DRAINS AND TO HAVE MARKED COVERS AT GROUND LEVEL.
- ALL DRAIN PIPES UNDER BUILDINGS TO BE PROTECTED AGAINST LOADS AND LAID IN SLEEVES AND INCASSED IN CONCRETE.
- ALL WASTE PIPES TO HAVE 65MM RE-SEAL TRAPS. ALL WASTE PIPES TO BE ACCESSIBLE OVER ENTIRE LENGTH FOR CLEANING PURPOSES AND REPAIRS.
- ALL WASTE PIPES UNDER FLOOR SLAB TO BE SLEEVED AND PROTECTED AGAINST LOAD.
- ALL SOIL FITTINGS WITH VERTICAL DISCHARGE GREATER THAN 1220MM TO HAVE ANTISYPHON VENTPIPES.
- ALL DRAINAGE WORK TO COMPLY WITH SANS PART P.

FINISHES

ALL PAINT COLOURS TO BE APPROVED BY CLIENT.

GLAZING NOTES:

- ALL GLAZING TO COMPLY WITH PART N OF SANS 10400
- GLAZING MUST BE CARRIED OUT BY COMPETANT PERSON IN ACCORDANCE WITH SANS 10400 PART N
- ALL FRAMES TO BE POWDER COATED ALUMINIUM
- ALL BATHROOM WINDOWS TO HAVE OBSCURE GLASS
- NO GLASS PARTITION IN SHOWER

OWNER: Abdur Rahman Sarkhot

ARCHITECT: Cazir Naroth SACAP REG NO: 21502

THE SOUTH AFRICAN COUNCIL FOR THE ARCHITECTURAL PROFESSION

PROJECT HOUSE MACHO ADDITIONS AND ALTERATIONS ON REM OF PORTION 7 OF ERF 3027 OF DURBAN AT 612 MUSGRAVE ROAD, DURBAN

TITLE SUBMISSION DRAWING: FIRST FLOOR

JOB NO. 67	DATE 2022/07/06	DRAWN L.G./C.N
DRAWING NO. A.01.4.2	REVISION NO.	SCALE as shown

