

SCHEDULE OF AREAS	731 sq m
REM OF SUB 2 OF EFF 1105	1 239 sq m
NEW SITE AREA	1 970 sq m
<b>BUILDING AREAS</b>	
PROPOSED FAR	(1.0) 1 970 sq m
EXISTING FAR	(250) 969 sq m
DEMOLISHED FAR	0 sq m
PROPOSED FAR	(0.20) 636 sq m
NEW TOTAL FAR	618 sq m
EXISTING CON.	618 sq m
DEMOLISHED CON.	0 sq m
PROPOSED CON.	(312) 618 sq m
NEW TOTAL CON.	0 sq m
<b>PARKING REQUIREMENTS</b>	
2 BAYS PER 3 BED ROOMS	9 BED RM'S
TOTAL BED ROOMS	6 BAYS
PARKING BAYS REQUIRED	
2 BAY PER 100 sq m OF OFFICE SPACE	APPROX 40 sq m
TOTAL OFFICE AREA	1 BAY
PARKING BAYS REQUIRED	
PARKING BAYS PROVIDED	7 BAYS
	18 BAYS

**GENERAL NOTES**

ALL DIMENSIONS & PERFS TO BE CHECKED ON SITE.

ALL WRITTEN DIMENSIONS USED IN PREFERENCE TO SCALING.

ALL STRUCTURAL STEEL & REINFC CONCRETE WORK TO BE DONE IN ACCORDANCE WITH THE RELEVANT CODES & STANDARDS. ON SITE BEFORE COMMENCEMENT OF ANY NEW WORK.

DEMARCATION AND EXPOSURE OF ALL BOUNDARY BEACONS.

ALL SAFETY GLASS TO COMPLY WITH N.S. 3 OF NBR.

**MECHANICAL VENTILATION NOTES**

MECHANICAL VENTILATION OF 7.5 LITRES / SECOND / PERSON.

ALL FURNITURE ROOMS TO BE PROVIDED.

AIR FLOW OF MAX 0.2 m/sec AND MIN OF 0.2 m/sec AT WORKING LEVEL.

EXTRAINT UNIT PROVIDED IN EACH RECUION FACILITY.

MECHANICAL VENTILATION TO BE EXTRACTED TO THE EXTERIOR @ A RATE OF 24 LTR PER PERSON PER MINUTE AIR.

USHING - 180 LITRE.

**DRAINAGE & PLUMBING NOTES**

ALL WASTE PERFS TO BE 50mm Ø PVC.

ALL SOIL PERFS TO BE A MIN OF 100mm Ø PVC.

ALL ROOFS & JUNCTIONS TO HAVE 12.5% FALL TO DRAINAGE POINTS.

HOT & COLD WATER TO BE TO ALL FACILITIES AS SHOWN.

GROUND TO BE CLASS 16 ABOVE OR EQUAL ALL INSTALLED IN ALL HOT & COLD WATER PRESS EXTERNALLY IN COMPRES SURFACE MOUNTED & ALL PERFS INTERNALLY TO BE CHASED INTO WALLS.

NO WATER PERFS TO BE LAD UNDER FLOOR SLABS.

WATER PERFS TO BE USED ON ALL COPPER PERFS WORK - TO BE CLASS 16 ABOVE OR EQUAL ALL INSTALLED IN ALL HOT & COLD WATER PRESS EXTERNALLY IN COMPRES SURFACE MOUNTED & ALL PERFS INTERNALLY TO BE CHASED INTO WALLS.

STORONICS TO BE PROVIDED AT EACH ON THE INCOMING MAIN TO EACH WC FITTING & GROSSER SUPPLY.

WC SYSTEM OVER FLOW OUT LET TO DISCHARGE EXTERNALLY.

MC SYSTEM OVER FLOW OUT LET TO DISCHARGE EXTERNALLY ON SITE PRIOR TO COMMENCEMENT OF NEW WORK.

**FIRE NOTES**

ALL FIRE EXTINGUISHERS TO COMPLY WITH SANS 1040 PART 1-4.38

ALL FIRE HOSE REELS TO COMPLY WITH SANS 1040 PART 1-4.34

ALL FIRE ESCAPES TO COMPLY WITH SANS 1040 PART 1-4.31

ALL FIRE ESCAPES TO BE FITTED WITH EMERGENCY LOCKS

ALL EXTERNAL FIRE ESCAPES TO COMPLY WITH SANS 1040 PART 1-4.16

ALL PERFS BELOW GROUND LEVEL TO BE CLASS HOPE OR EQUAL

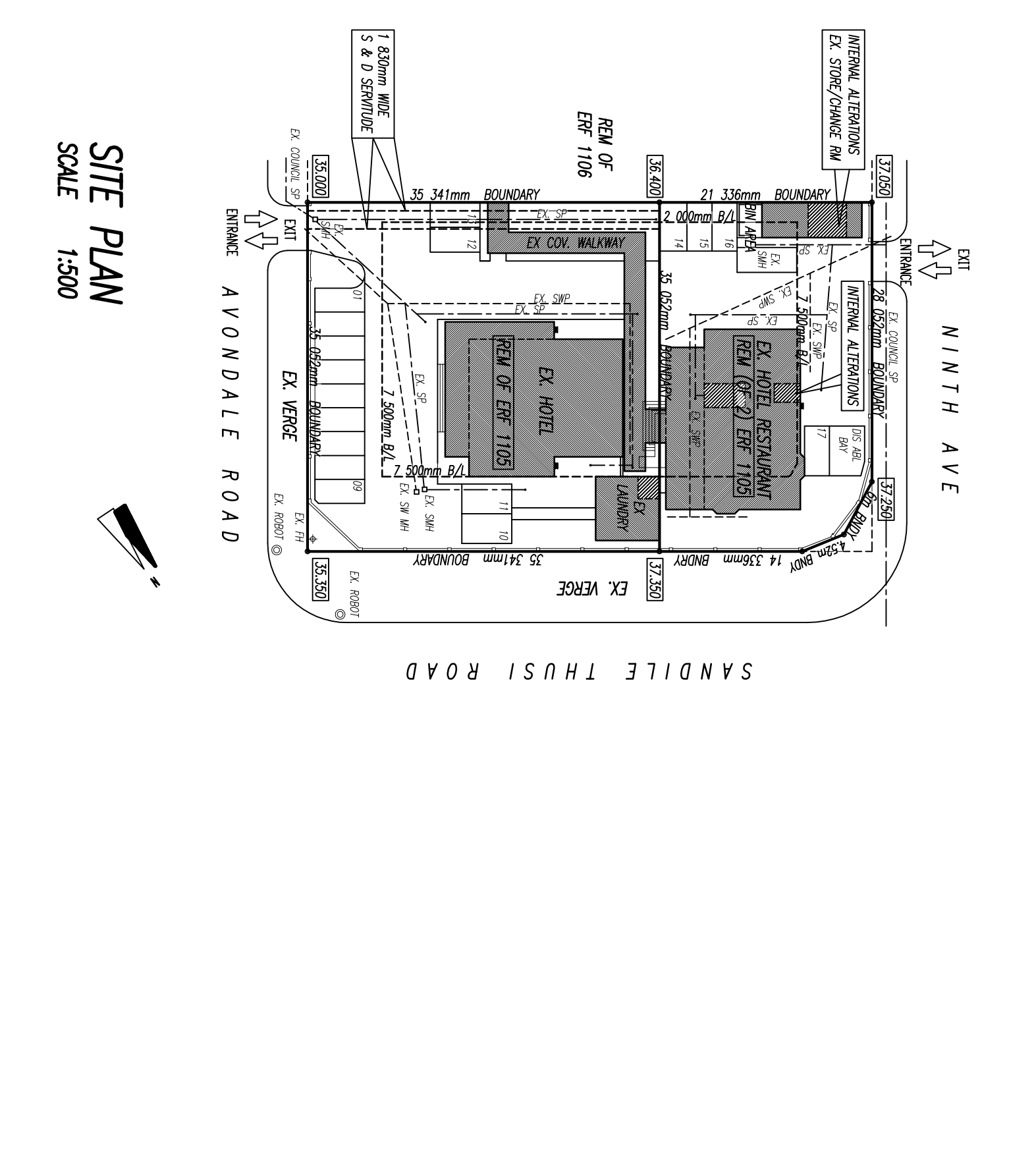
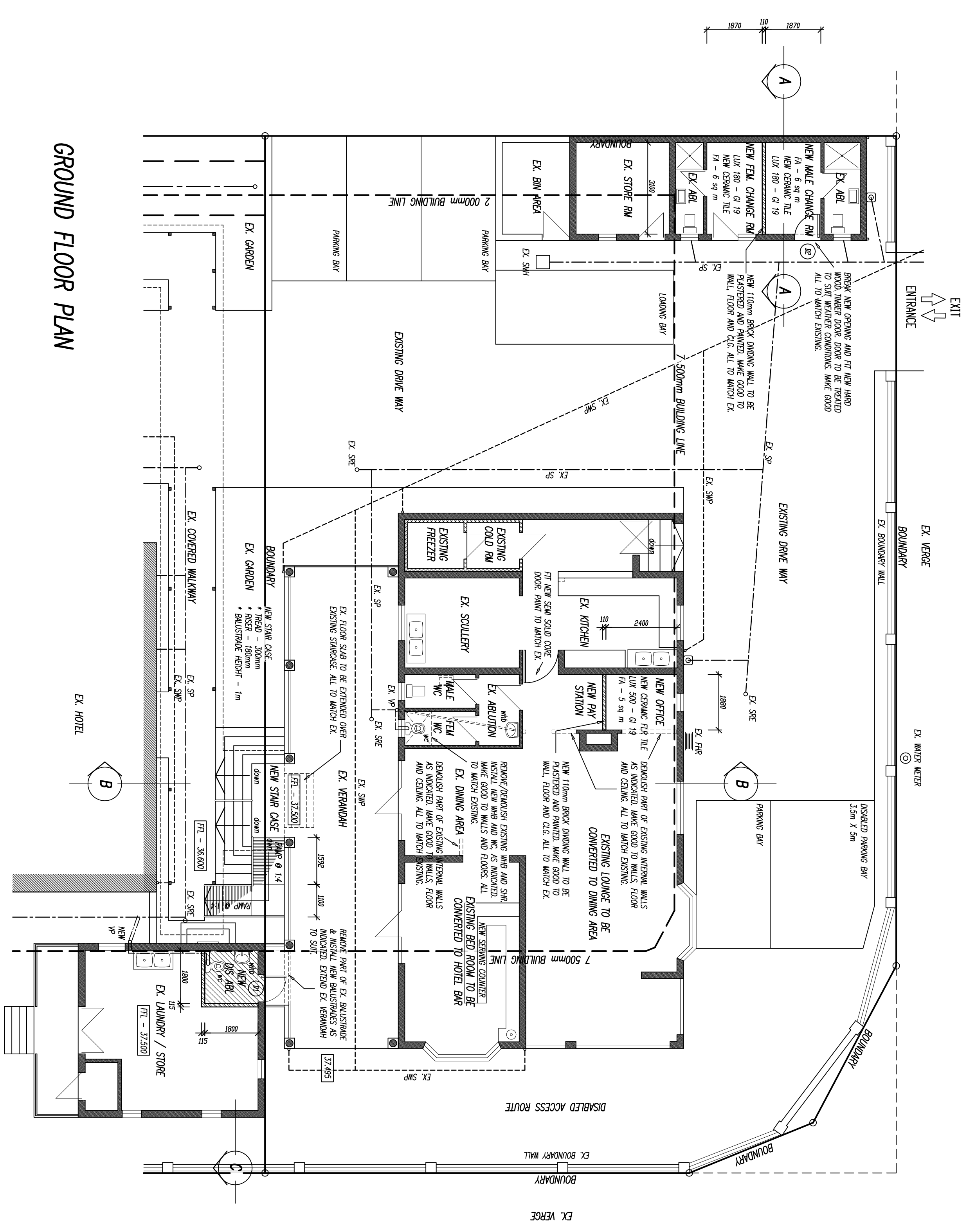
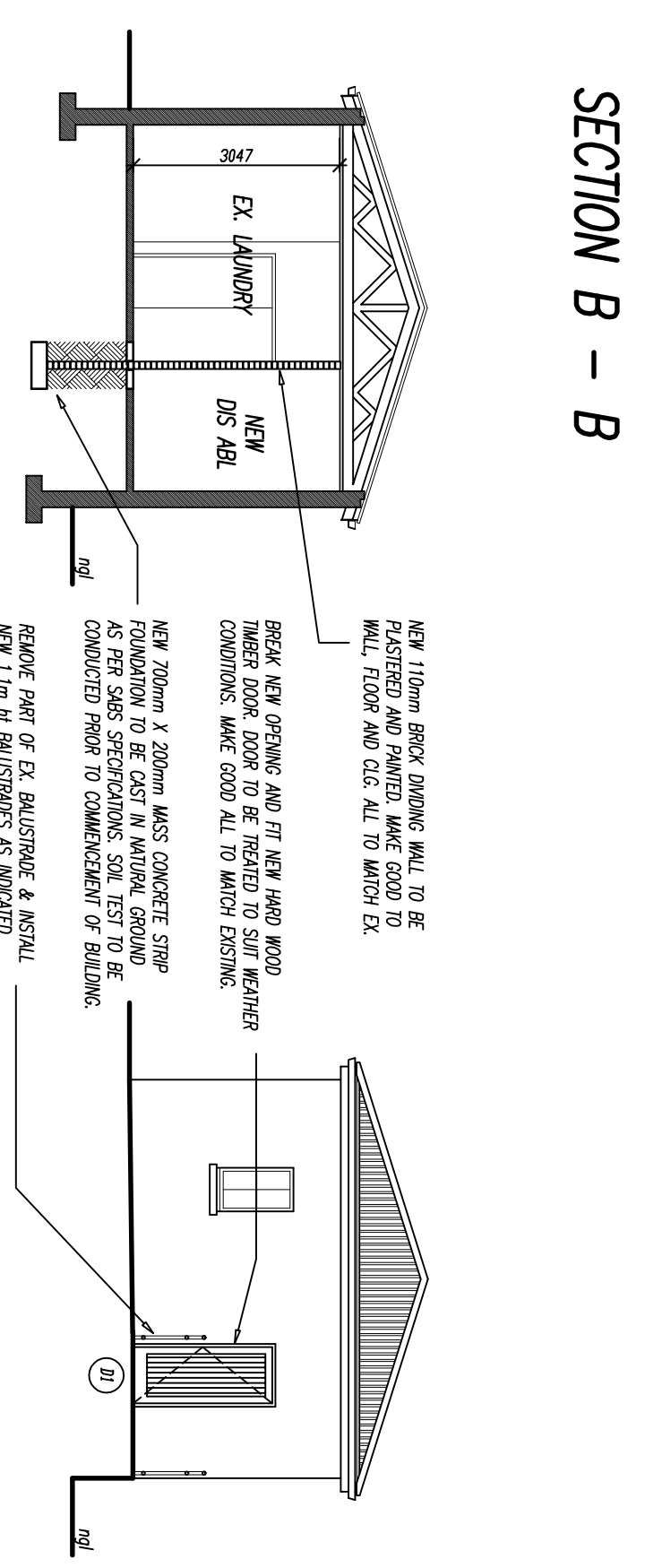
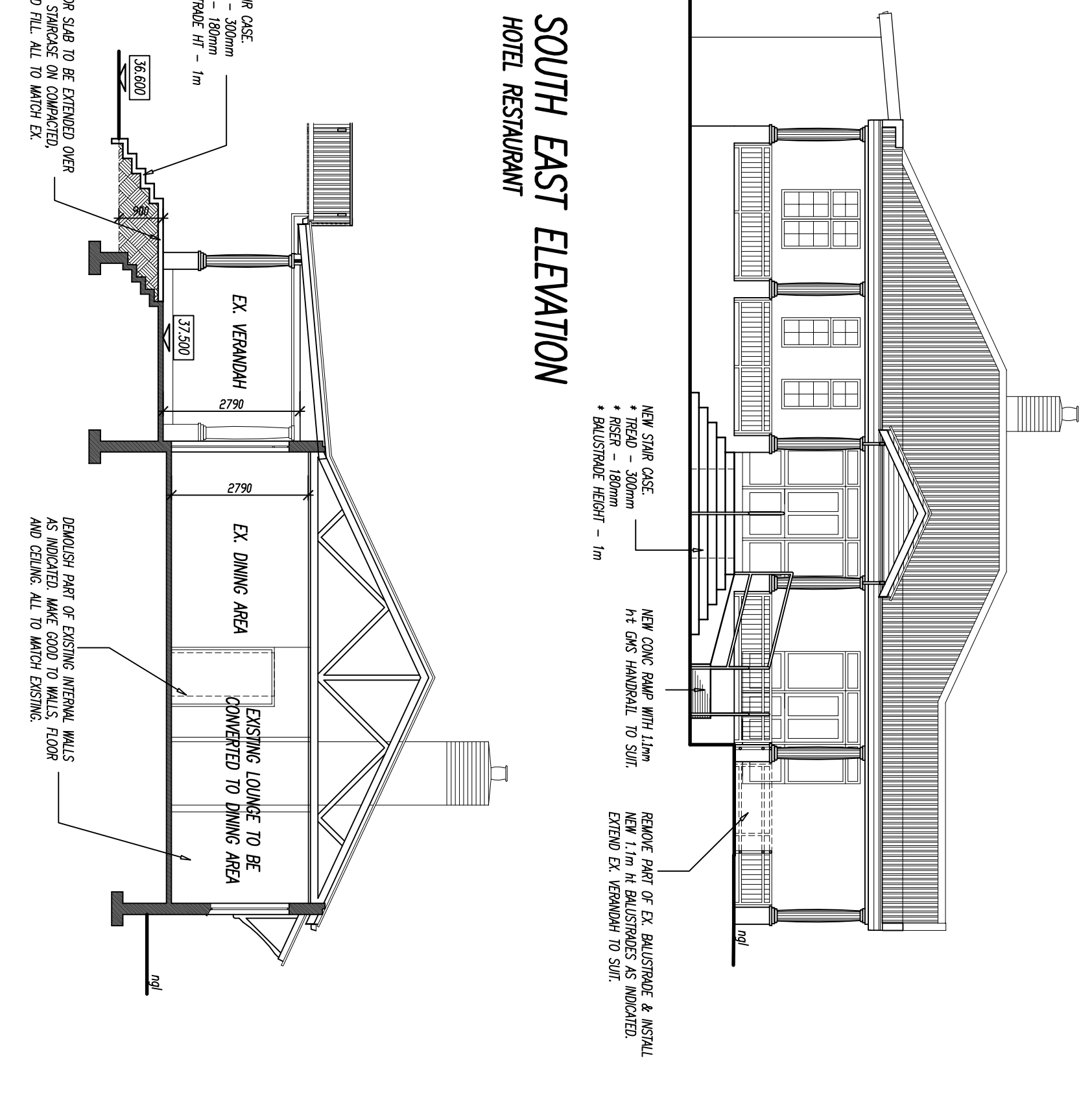
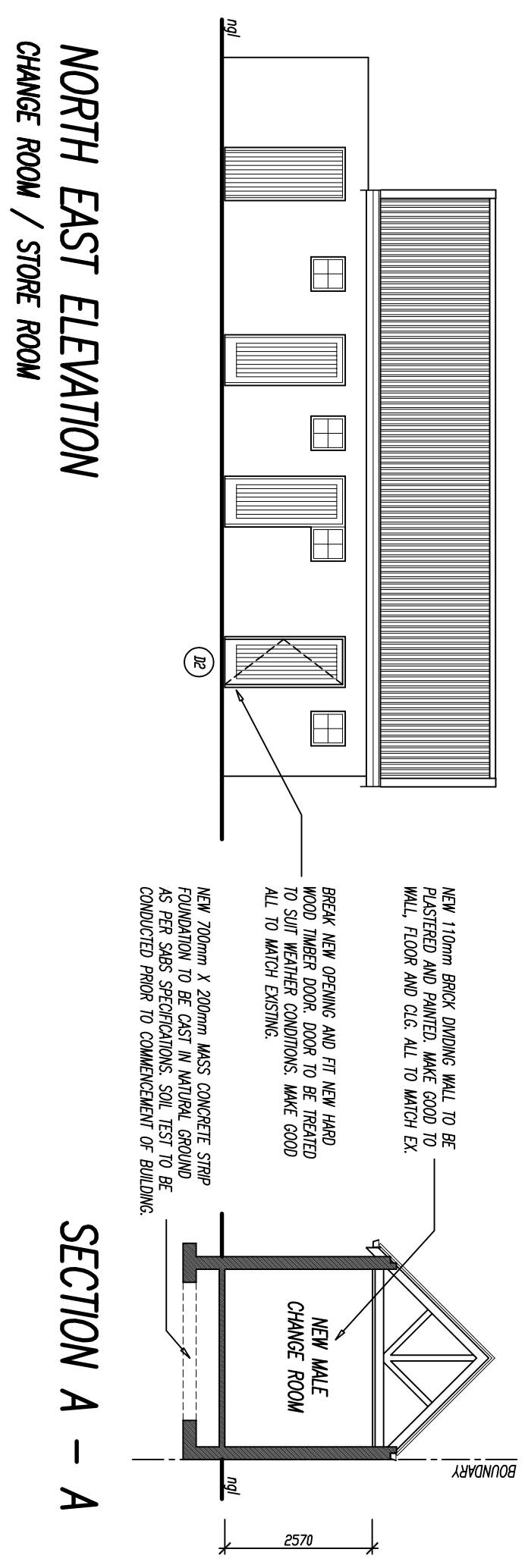
ALL HOT & COLD WATER PRESS EXTERNALLY IN COMPRES SURFACE MOUNTED & ALL PERFS INTERNALLY TO BE CHASED INTO WALLS.

FIRE HIBRONS TO COMPLY WITH SANS 1040 PART 1-4.7

**STORM WATER NOTES**

ALL JUNCTIONS TO BE BONCHED SQUARE TO SOIL DRAINAGE TO FACILITATE UNINTERRUPTED FLOW OF WATER IN THE PERFS.

ALL STORM WATER WHOLE COVERS TO BE HEAVY DUTY THE



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PROJECT NO. / RFL/CLK NO.  
**2414**

DRAWING NO. / TCKENING NO.  
**01**

DATE/VERSION  
22/09/2012

SCALE/SWAL  
1:500

REV	DATE	DISPOSITION	INITIAL

PROJECT TITLE  
**PROPOSED ADDITIONS AND ALTERATIONS TO EXISTING HOTEL RESTAURANT ON REM OF SUB 2 OF EFF 1105 AND REM OF EFF 1105 DUNBAR AT 179 SANDILE THUSI RD & 339 AVONDALE RD FOR DANDY AGENCIES (PTY) LTD**

DRAWING TITLE  
**WORKING DRAWING - PLAN, SITE PLAN, ELEVATIONS & SECTIONS**

DRAWERS TEL. NO.  
DRAWERS SIGNATURE