

**SECTION AND ELEVATION NOTES**

- ROOF CONSTRUCTION - 15° + 10° PITCHES
- CONCRETE ROOF TILES ON 30x36 BATTENS ON STD TRUSSES + TIMBER RAFTERS AT MAX 740 mm CENTERS ALL TO ROOFING SPECIALIST
- SPEC'S VERANDAH BATTENS ON HW BEAMS TO EYAS DET. AND BATHROOM TRUSSES ON 14x38 WEA PLATES
- INSULATION - PERGOLUM ON WEATHER BOARD
- STEELWATER GOODS - PVC CHUTES AND DOWNPIPES
- BARGEBOARDS - PVC
- WALLS - CLAY BRICKS - NEW WALLS TO TIE INTO EXISTING
- INTERNAL - PLASTER + PAINT
- EXTERNAL - PLASTER + PAINT + P/B FINISH
- WINDOWS - STD HW COTTAGE - PAINT - GLASS FULLY LEADED
- GLASS SHOWER DOORS TO CLIENTS APPROVAL
- DOORS - NEW FELT DOUBLE DOORS TO CLIENTS APPROVAL
- PULL GLAZED - SAFETY GLASS
- WINDOW CILLS - EXTERNAL - QUARRY TILES INTERNAL - PAINTED TIMBER
- CELLARS - SCUMMED PLASTER BOARD - MASTER PAINT UP
- OF NEW RC SLAB
- NEW RC ROOF SLABS WITH DOWNSTAND BEAMS AT ±250 mm of RC COLUONS ON FOUNDATIONS TO EYAS DET.
- RC SLABS ON NEW SHOWER TO EYAS DETAIL
- FLOOR CONSTRUCTION - 100 mm THICK MESH RC SURFACE BOND IN DPM ON WELL COMPACTED AND ROISED SOL - AG + DC
- FOUNDATIONS - 700x230 - 730 WAYS - 115 WAYS - 600x230
- PC LINDERS ABOVE HW BEAM - FINISHES UNLESS OTHERWISE STATED
- EXISTING ROOF OVER PART VERANDAH TO BE REMOVED - MAKE GOOD TO TYPE NEW RC SLABS TO EYAS DETAIL
- EXIST I BEAM TO BE REMOVED AND RE-USED AS TO EYAS DETAIL

SHEET 11 OF 3

ETHEKWINI MUNICIPALITY  
CENTRAL  
Plan No. 389 11 05 1

APPROVED in terms of The National Building Regulations and Building Standards Act Number 103 of 1977

13 OCT 2005

The Plan is approved on the basis of the information shown hereon. Attention is drawn to attached documentation.

**SITE INSPECTION IN ORDER**

D.B.E. [Signature]

S.B.E. [Signature]

DATE: 2005/12/18

**LAND USE MANAGEMENT CONSENT USE AUTHORITY GRANTED**

2000-01-34

Signature: [Signature]

Check: [Signature]

**ALL GLAZING TO COMPLY WITH PART N12 AND N13 OF SABS 0400**

**ELECTRICITY SERVICES**

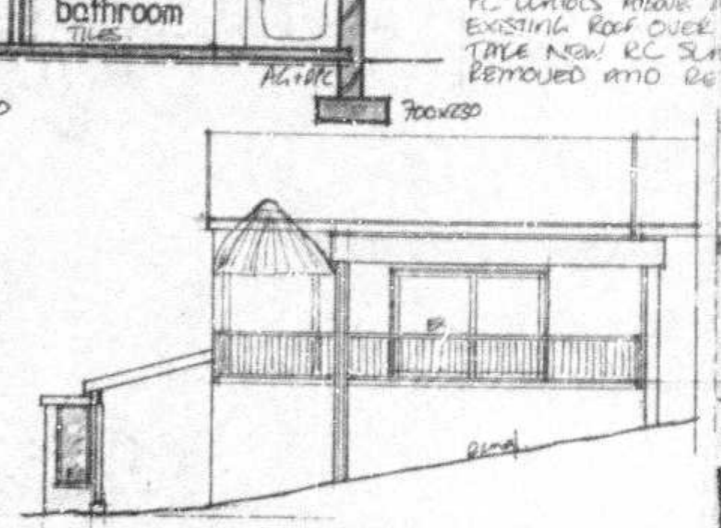
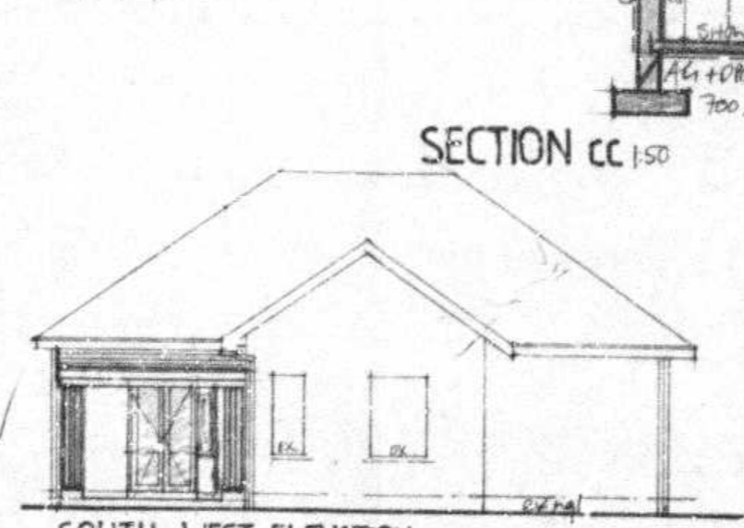
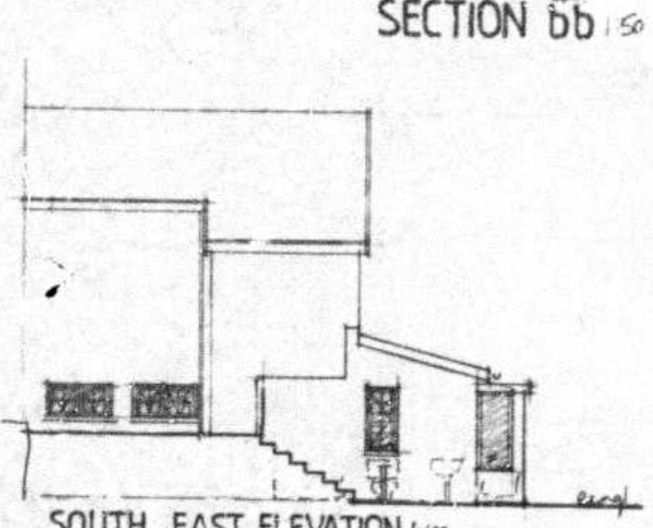
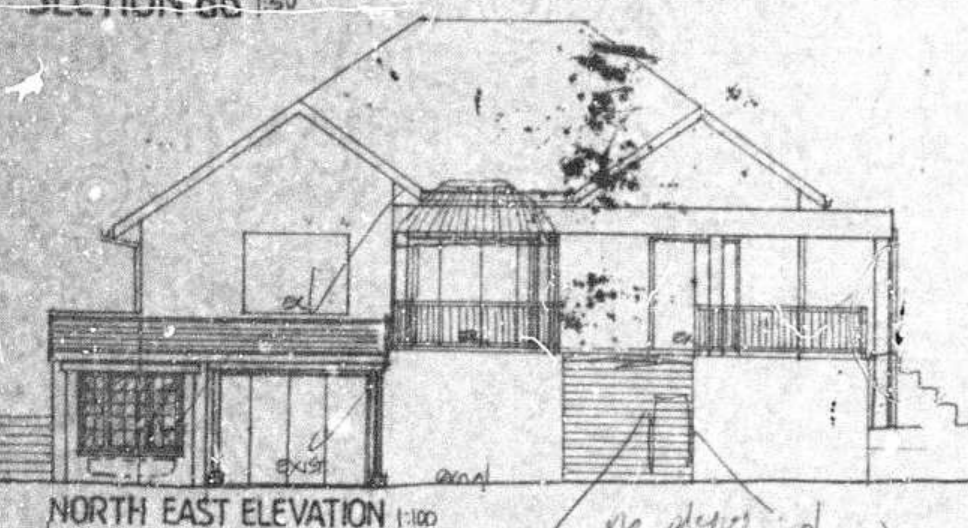
Any person undertaking erection of a structure in accordance with this plan is to ensure that:

- The electrical installation complies with the Code of Practice for the wiring of Premises SABS 0142:1997, as amended, and the Code of Practice for Health and Safety Act 85:1997
- A certificate of Compliance and application for Permission to Connect is lodged with DME prior to electrical connection to the supply source
- Adequate earthing to the satisfaction of the Director, Transmission, DME is provided

**ELECTRICITY SERVICES**

Any person undertaking building operations in accordance with this plan is required to ascertain from the Executive Director, Durban Metro Electricity:

- The location of any electrical services and structures in the vicinity of the proposed works
- DME requirements regarding Substation, Meter rooms, and cable ducts



**GENERAL NOTES**

- ALL DIMENSIONS, LEVELS AND MATERIALS TO BE CHECKED ON SITE BEFORE COMMENCING ANY WORK
- ALL NEW WORK TO MATCH EXISTING UNLESS OTHERWISE STATED
- ALL NEW MATERIALS TO BE SABS AND CLIENT APPROVED
- IF ANY DISCREPANCIES OCCUR, CLIENT TO BE NOTIFIED BEFORE COMMENCEMENT WITH WORK
- ALL NEW GLAZING TO COMPLY WITH NBR
- ENGINEER TO DETAIL, SUPERVISE AND CERTIFY ALL NEW STRUCTURAL WORK
- EXISTING TIMBER FLOORS TO BE PROTECTED AT ALL TIMES DURING PROJECT
- DRAINAGE: EXIST SP TO BE MADE REDUNDANT - NEW SEWER LINES TO BE INSTALLED AS PER PLAN. CHECK ON SITE
- WHERE MATERIALS ARE REMOVED/DEMOLISHED BEYOND EXIST MATERIALS FOR FURTHER USE IF SUITABLE IE TIMBER FLOOR JOISTERS

**BOUNDARY BEACONS**

FAILURE TO EXPOSE THE BOUNDARY BEACONS BEFORE STARTING THIS WORK IS AN OFFENCE

**ANTIQUE D.P.C. VERTICAL D.P.C. SOIL POISONING REQUIRED**

**ROOF STRUCTURE TO BE TO 'EMPIRICAL RULE' OR TO NATIONAL DESIGN COMPLYING WITH 'EMPIRICAL SATISFACTORY RULE RBA'**

**MAINTENANCE, REPAIRS, HEIGHTS AND GRADIENTS TO COMPLY WITH MBS AND DS24 OF SABS 0470**

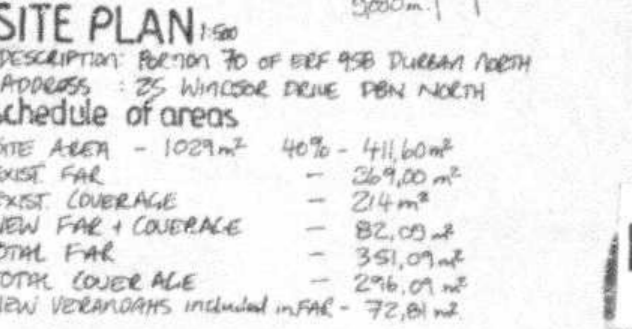
**NOTE: SIDEWATER**

- 320m<sup>2</sup> of roofed - PAVED AREA
- 8 m<sup>2</sup> x 1,6 m '1:1' INTERLOCKED CHAMBERS
- 12,8 required - in 13 Chambers on SITE ON DOUBLE ROW OF BLOCKS

**SUBMISSIONS SITEPLAN CHECKED**

2005-11-10

Signature: [Signature]



NAME	ADDRESS	TEL NO	SIGN.
J.R. BRUCE	6600 DUBOIS PLAZA, DUBOIS	5633566	[Signature]
B.G. HOLMES	26 WINDSOR DR, WINDSOR	1031514	[Signature]
T.J. BUDGER	27 WINDSOR DR, WINDSOR	5646110	[Signature]

**SITE PLAN 1:50**

DESCRIPTION: PORTION 70 OF BEF 958 DURBAN NORTH

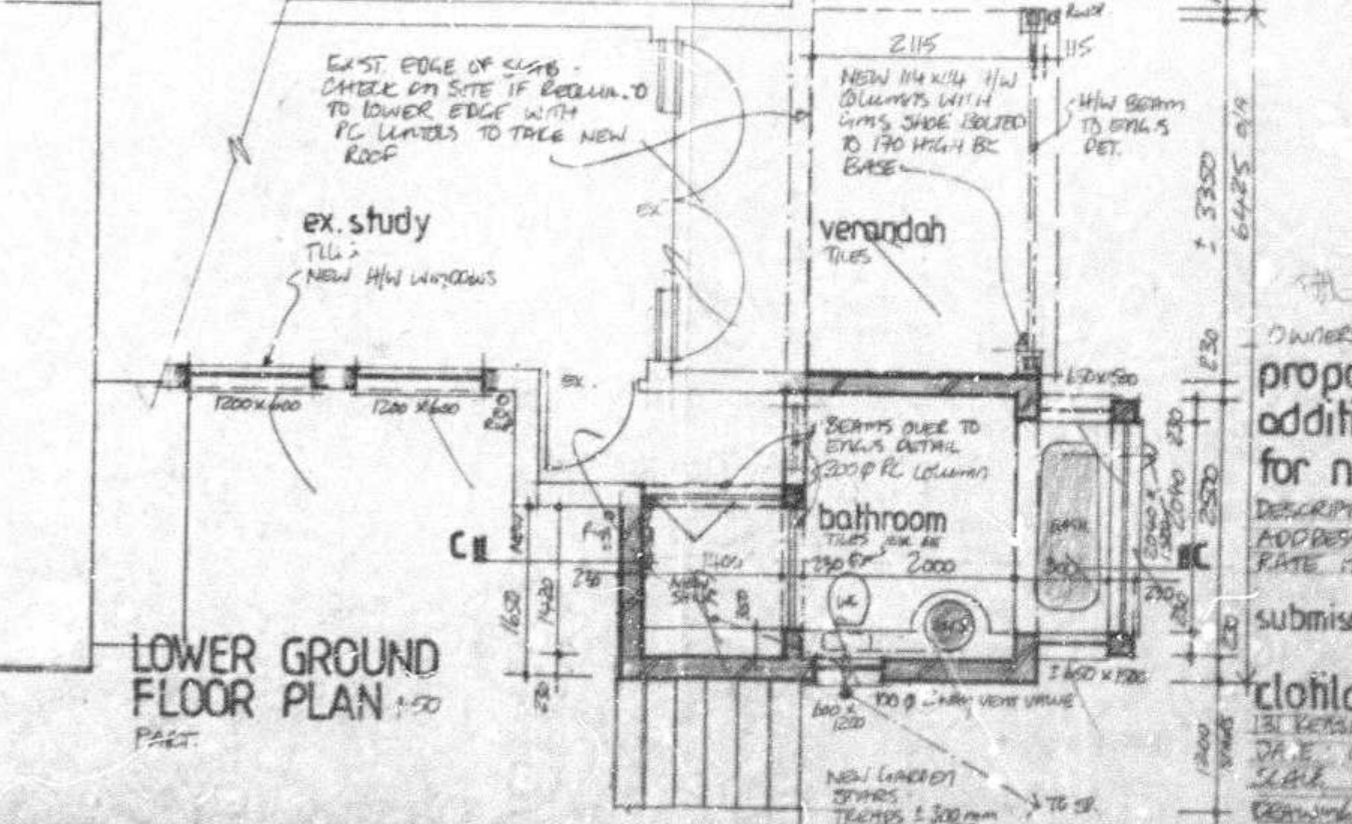
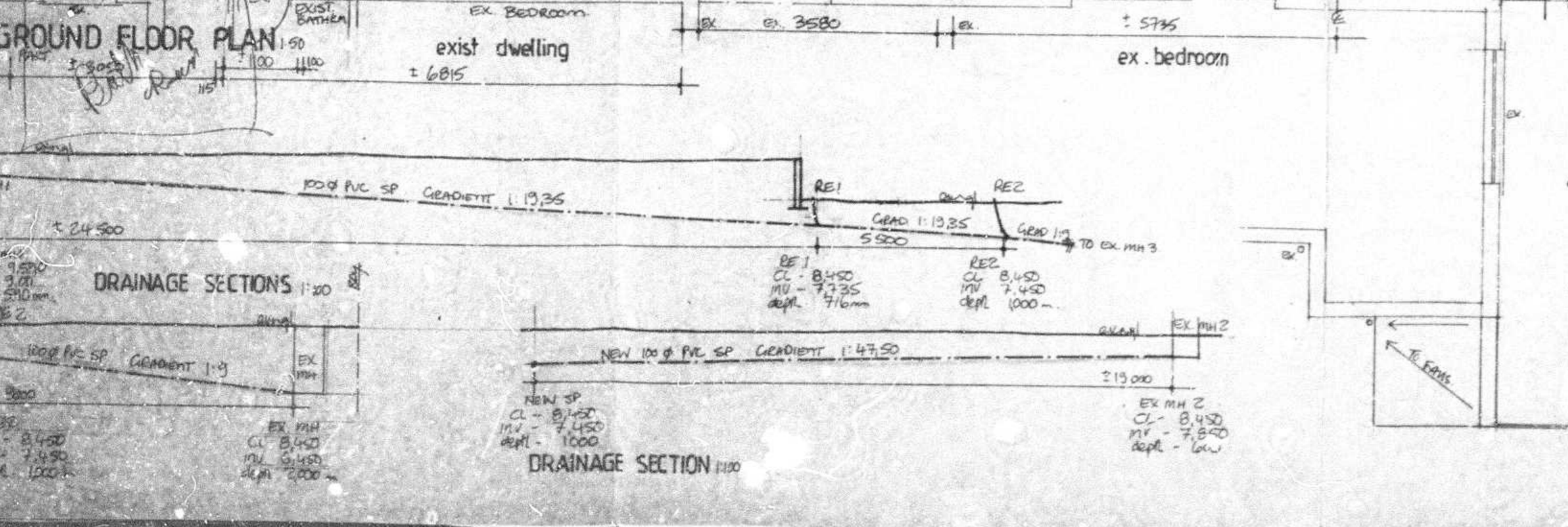
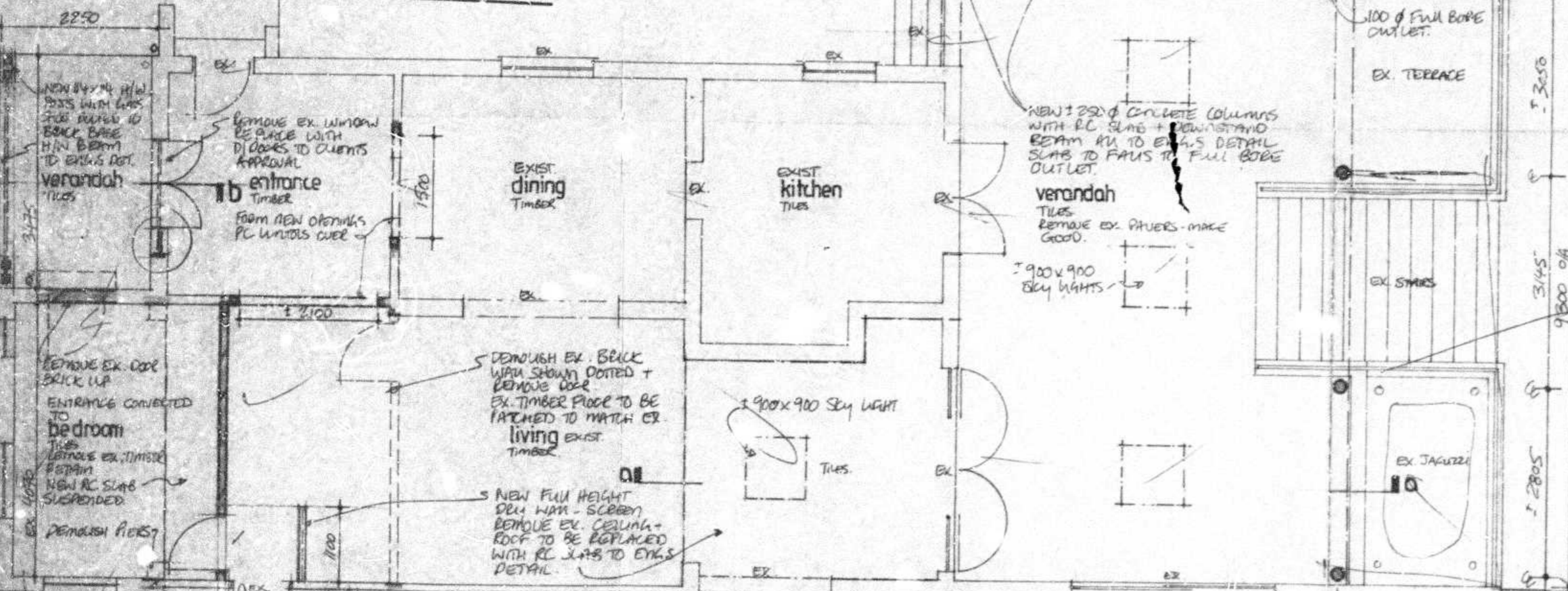
ADDRESS: 25 WINDSOR DRIVE, PEN NORTH

SCHEDULE OF AREAS

SITE AREA	1029 m <sup>2</sup>	40% = 411,60 m <sup>2</sup>
EXIST FAE		269,00 m <sup>2</sup>
EXIST COVERAGE		214 m <sup>2</sup>
NEW FAE + COVERAGE		82,09 m <sup>2</sup>
TOTAL FAE		351,09 m <sup>2</sup>
TOTAL COVERAGE		296,09 m <sup>2</sup>
NEW VERANDAHS included in FAE		72,01 m <sup>2</sup>

**ILLEGIBLE**

SHOULD WORK NOT HAVE COMMENCED THIS APPROVAL WILL EXPIRE ON ITS FIRST ANNIVERSARY DATE.



Owners Telephone: 5633465

proposed alterations and additions to existing dwelling for n.l. flanagan

DESCRIPTION: PORTION 70 OF BEF 958 DURBAN NORTH

ADDRESS: 25 WINDSOR DRIVE, PEN NORTH

RATE NUMBER: BN 508051

submission drawing [Signature]

03-11-2005

rlouide ive

131 BETHLEHEM DRIVE, PEN NORTH, DURBAN

DATE: 05 November 2005

SCALE: 1:200 (1:50 1:100)

REVISION NO. 02/04/11