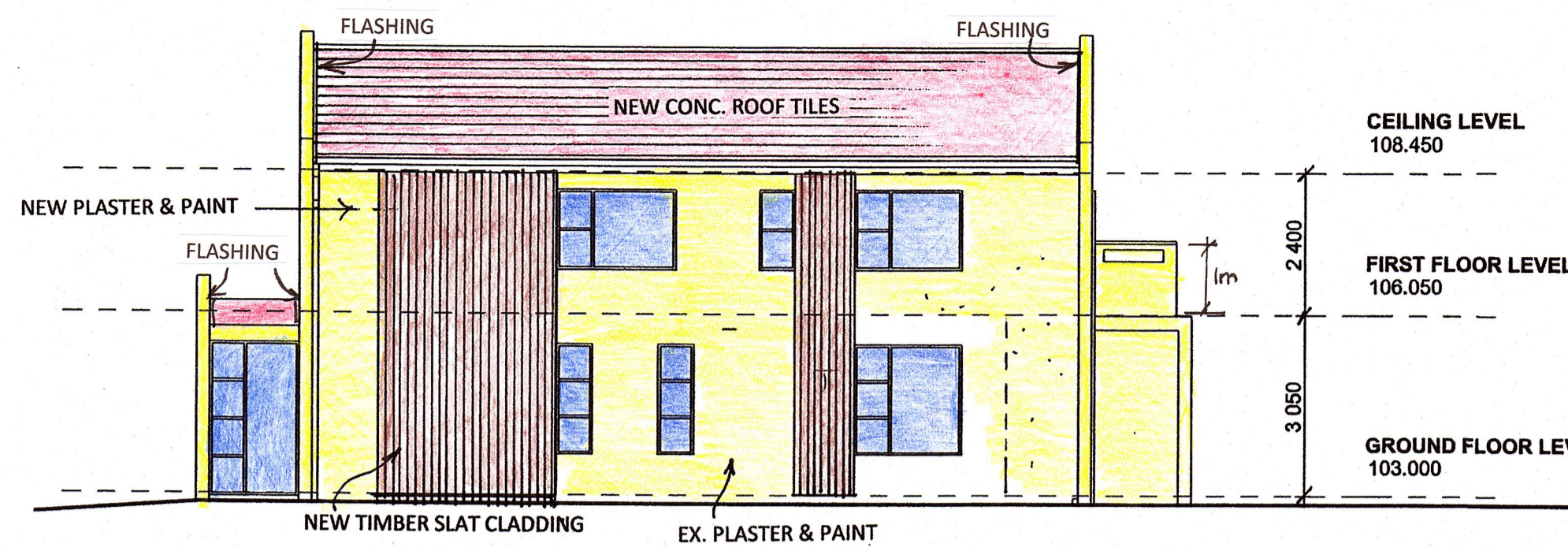
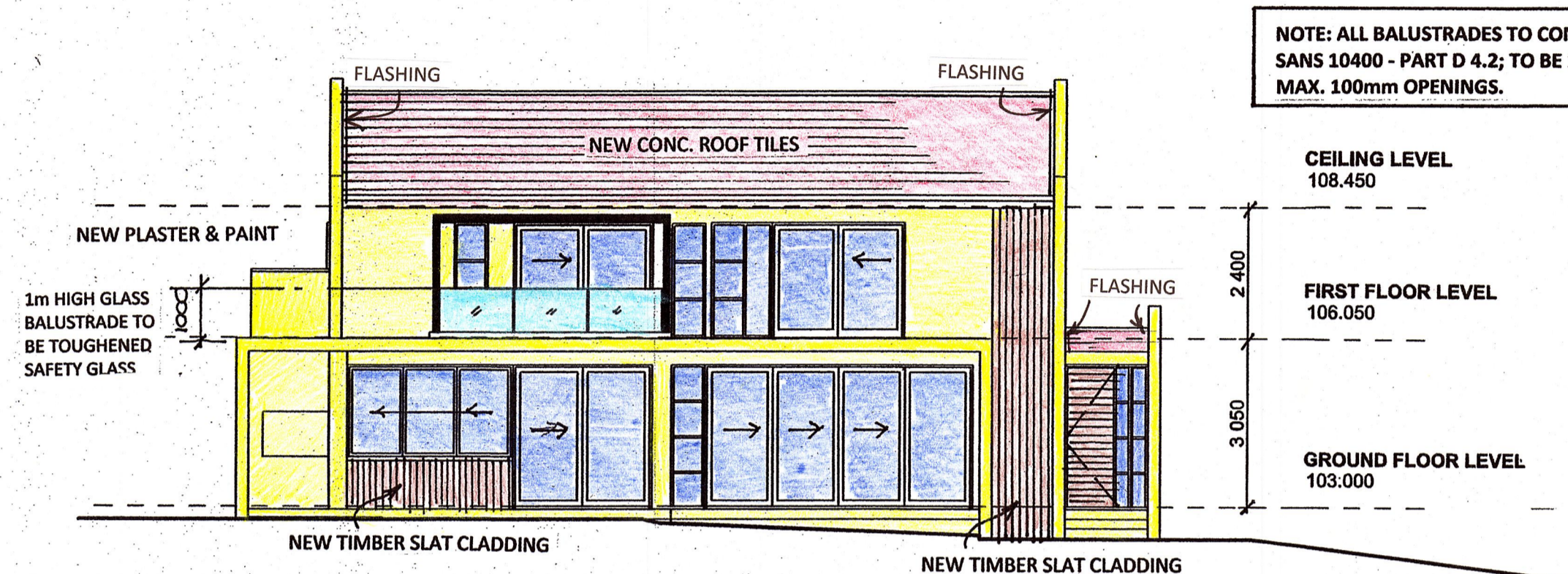


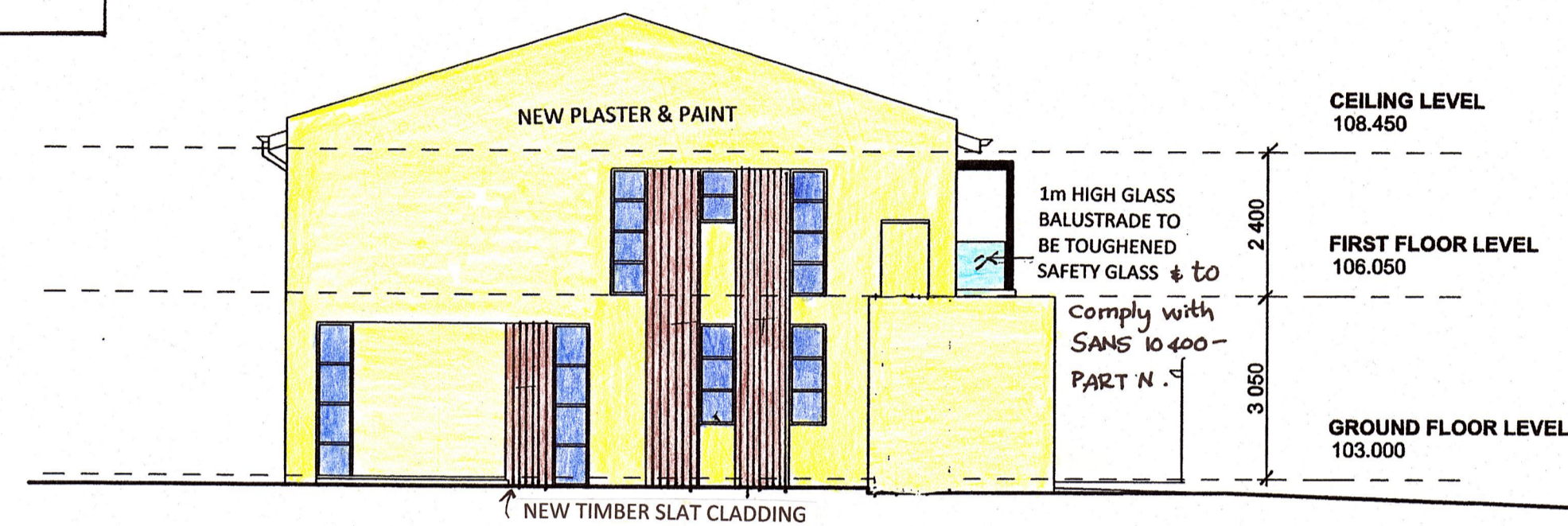
NORTH EAST ELEVATION
SCALE 1:100



NORTH WEST ELEVATION
SCALE 1:100



SOUTH EAST ELEVATION
SCALE 1:100



SOUTH WEST ELEVATION
SCALE 1:100

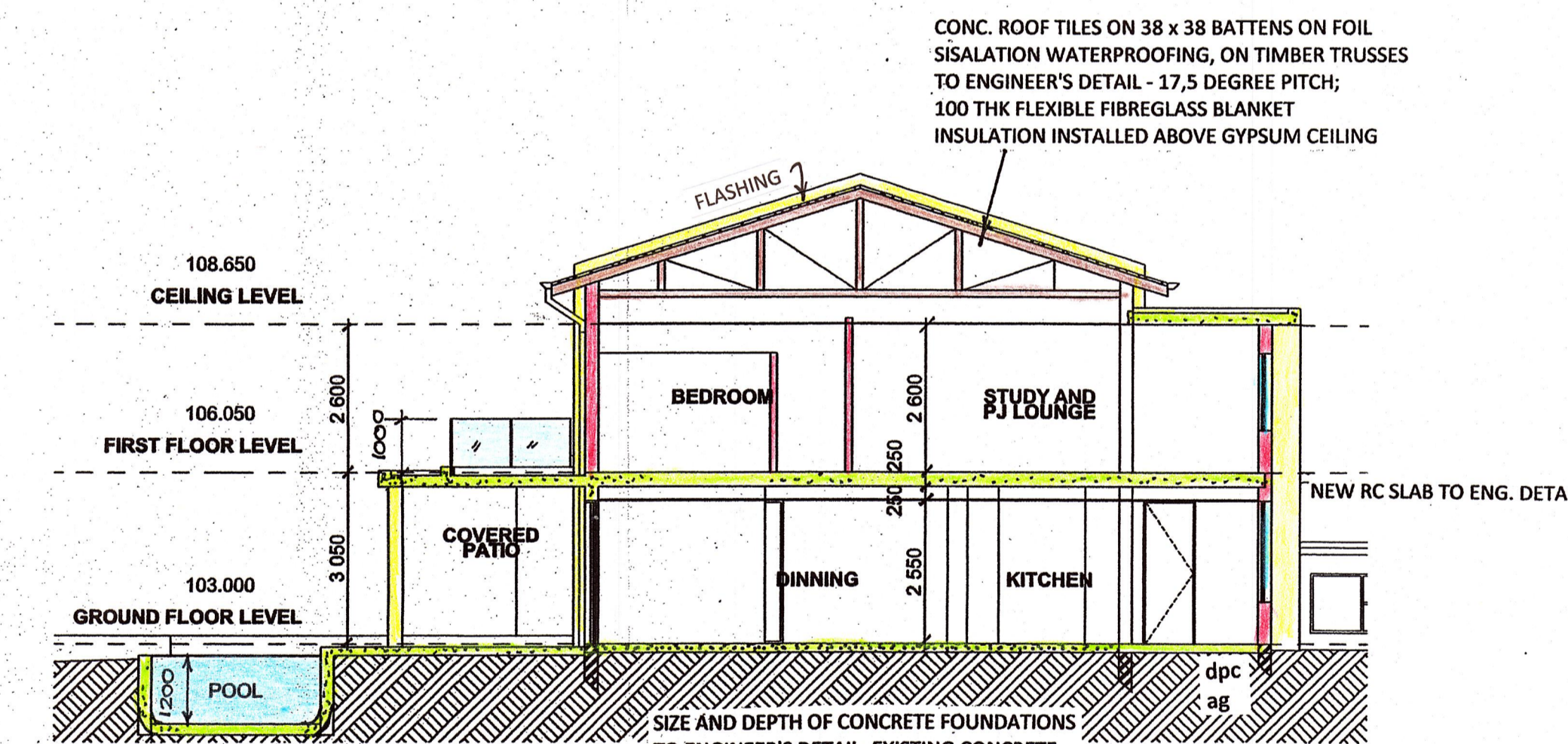
NOTE: ALL BALUSTRADES TO COMPLY WITH SANS 10400 - PART D 4.2; TO BE 1m HIGH WITH MAX. 100mm OPENINGS.

GENERAL NOTES:

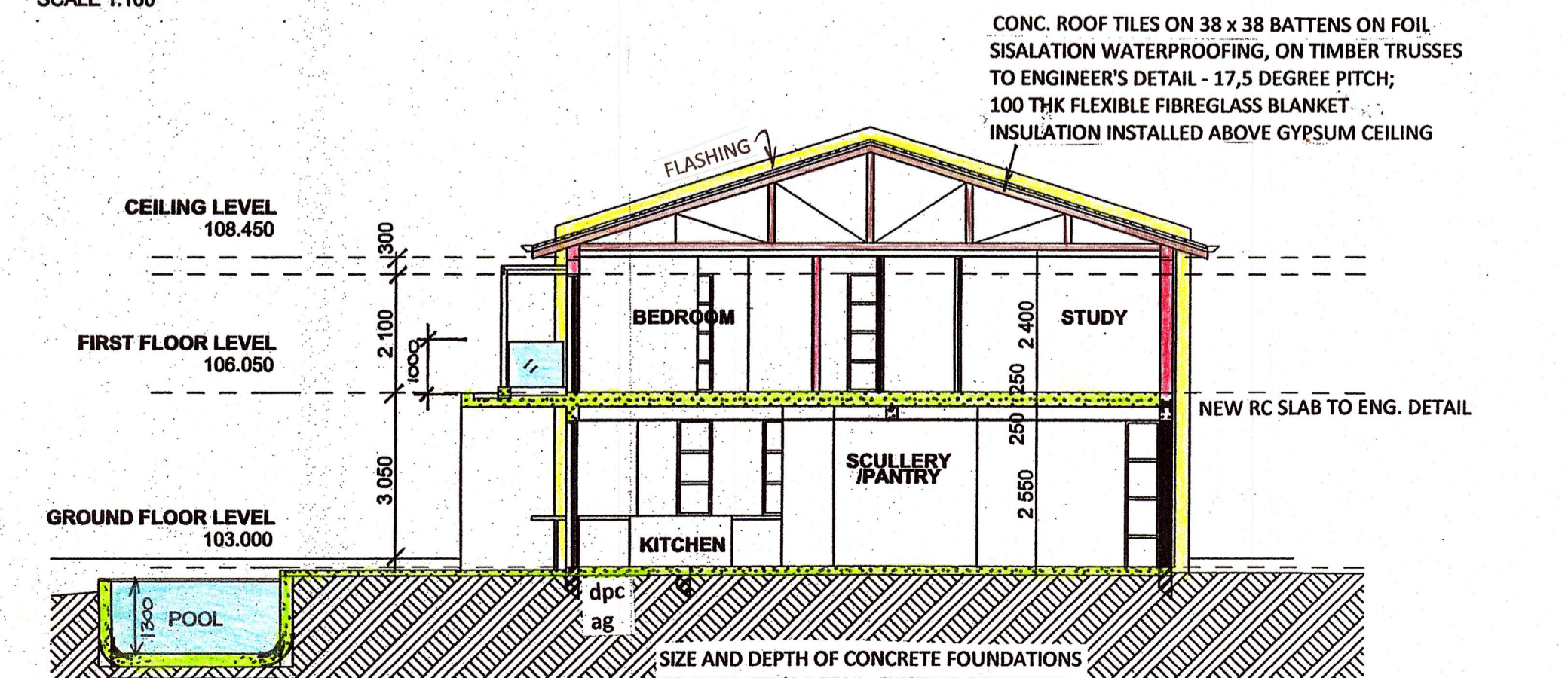
- ALL LEVELS AND DIMENSIONS TO BE CHECKED ON SITE BY CONTRACTOR BEFORE COMMENCING WORK.
 - FOUNDATIONS TO BE MIN. 1m FROM MUNICIPAL SERVICES.
 - REINFORCED BRICKWORK WITH SOLID JOINTS IN CEMENT MORTAR IN ALL WALLS AT WINDOW CILL AND ROOF PLATE LEVELS.
 - SOIL TO BE POISONED.
 - ALL NEW WATER PIPES TO BE 22mm Ø COPPER PIPING.
 - TOILET AND WASHING FACILITIES TO BE PROVIDED IF EMPLOYEES ARE EMPLOYED.
 - 100 CONCRETE SLAB ON BRC MESH ON SABS APPROVED DAMP ROOF MEMBRANE ON WELL RAMMED SOIL.
 - NEW REINFORCED CONCRETE SLAB TO ENGINEER'S DETAIL.
 - ALL GLAZING TO COMPLY WITH SANS 10400 - PART N.
 - FLOORS IN BATHROOM, LAUNDRY AND KITCHEN TO COMPLY WITH SANS 10400 - PART J 4.2.
 - ALL NEW WORK TO COMPLY WITH SANS 10400 XA AND SANS 204, ENERGY EFFICIENCY AND USAGE OF A BUILDING.
 - ALL PLUMBING TO COMPLY WITH SANS 10400 - PART P.
 - LIGHTING AND VENTILATION TO COMPLY WITH SANS 10400 - PART O.
 - GUTTERS AND DOWNPIPES TO COMPLY WITH SANS 10400 - PART R.
 - FLASHING TO BE PROVIDED AS PER SANS 10400 - PART L.
 - SUPPLY OF WATER TO COMPLY WITH SANS 10400 PART W.
 - NEW WALLS, ROOF, RC SLAB, FOUNDATIONS, LINTELS AND BEAMS TO ENGINEER'S DETAIL.
- DRAINAGE NOTES:**
- ANY DAMAGED FITTINGS TO BE REPLACED.
 - ALL GULLY SURROUNDS AND MANHOLE COVERS TO BE 75mm ABOVE GROUND LEVEL.
 - SEWER CONNECTION TO BE EXPOSED BEFORE COMMENCING WORK.
 - IES TO ALL BENDS AND JUNCTIONS.
 - SOIL PIPES TO BE 100diameter PVC.
 - WASTE PIPES TO BE 50 diameter PVC.
 - SEWER PIPES UNDER BUILDING TO BE 100 diameter UPVC RIBBED PIPE.

WATER RETICULATION - DWELLING UNIT B

CLASS OF OCCUPANCY	H3
DESIGN POPULATION	8 PERSONS
HOT WATER DEMAND	115 litres/person/day x 7 = 230 litres/day
HOT WATER STORAGE VOLUME AT 60 DEGREES C (20% HEAT LOSS)	
HOT WATER STORAGE	40 LITRES/CAPITA x 8 PERSONS = 320 litres
20% HEAT LOSS ALLOWANCE	80 litres
HOT WATER STORAGE REQUIRED AT 60 DEGREES C	= 320L + 80L = 400L
POWER REQUIRED TO HEAT VOLUME OF WATER REQUIRED:	
HOT WATER STORAGE REQUIRED AT 60 deg C = 400L	
$Q = (M \times C \times \Delta T) / t$	
$Q = (0,40 \times 1,16 \text{ kWh/m}^3 \text{ deg C} \times (60 - 20 \text{ deg})) / 2,5 \text{h}$	
$Q = 7,4 \text{ kW}$	
NOTE - SUPPLY OF WATER TO COMPLY WITH SANS 10400 - PART W	



SECTION AA
SCALE 1:100



SECTION BB
SCALE 1:100

DWG. NO. 011 08 2022

PROPOSED ALTERATIONS AND ADDITIONS TO EXISTING DWELLING AND ANCILLARY UNIT AND CONVERSION TO 2 x NEW DWELLING UNITS
For Mrs J. Haines
34 Margaret Maytom Avenue, Durban North
SUB 14 OF LOT 3191 DURBAN NORTH

DRAWN BY	M. VAN BREEMEN
DATE	AUGUST 2022
SCALES	1:100
SIGNED	<i>M. van Breemen</i>
OWNER'S SIGNATURE	<i>J. Haines</i>
OWNER'S PHONE NO.	082 884 5422

ARCHITECTURAL PLANS

13 GAINSFORD PLACE, LA LUCIA 4051
PH. 073 1735815
EMAIL - michelle-arch1@outlook.com
REGISTRATION NO. ST1451
M. SACAP M. SAJAT