



**SECTION A-A**  
scale 1:100

**GENERAL NOTES.**  
ALL WORK TO COMPLY WITH SANS 10400  
CORNER BEACONS TO BE LOCATED AND EXPOSED BEFORE WORK ON SITE COMMENCES.  
CONTRACTOR TO CHECK ALL DIMENSIONS AND LEVELS (SCHEDULES AND DETAILS) BEFORE THE RELEVANT WORK IS PLACED IN HAND AND REPORT ANY DISCREPANCIES TO THE DESIGNER/OWNER.  
ALL WRITTEN DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALING.  
ALL REINFORCED CONCRETE, SLABS, FOUNDATIONS, COLUMN DETAILS, BEAMS, STAIRS, STRUCTURAL STEEL WORK AND RETAINING WALLS ARE TO BE BUILT STRICTLY IN ACCORDANCE WITH PROFESSIONAL ENGINEERS DETAIL AND UNDER HIS SUPERVISION.  
CONTRACTOR TO ENSURE THAT NO CHANGES IN LEVELS ARE MADE OVER LOCAL AUTHORITY SERVICES OR UNDERGROUND SERVICES UNLESS PERMISSION HAS BEEN GIVEN IN WRITING BY THE LOCAL AUTHORITY.  
ANY DISCREPANCIES AND OMISSIONS ARE TO BE BROUGHT TO THE DESIGNERS/OWNERS ATTENTION IMMEDIATELY.  
THE CONTRACTOR IS TO INSPECT THE OFFICIAL APPROVED COPIES OF THE DRAWINGS TO ENSURE THAT ALL AMENDMENTS HAVE BEEN TAKEN INTO ACCOUNT.  
ALL EARTHWORKS TO BE CONTAINED WITHIN SITE BOUNDARIES AND WITHIN 1000 OF ANY BOUNDARY.  
BANKS TO BE CUT TO A MAXIMUM OF 26 DEGREES.  
SEPTIC TANK, FRENCH DRAIN AND TRANSPIRATION AREA TO BE DESIGNED BY GEOTECHNICAL ENGINEER AND TO BE BUILT STRICTLY TO HIS DESIGNS.  
ENGINEER TO PROVIDE ADEQUATE DRAINAGE TO ALL RETAINING WALLS  
vertical tanking behind all retaining walls to consist of one layer of 4mm thick Derbigum SP<sup>®</sup> membrane bonded to prime surface finish by torch-on fusion installed by specialist to manufacturers specifications.  
NB. corner beacons are approximate and to be verified by builder on site  
NB. all new banks to be cut to a maximum of 26degrees to engineers detail.  
NB. access panels to be provided to sewer ducts to comply with part PP 20.2 (a)(1)(2) of SANS 10400 NB. all sewer/stormwater pipes laid under slabs and hardened surfaces to be encased in concrete.

**DRAINAGE NOTES.**  
ALL WASTE PIPES AND DRAINS TO BE ACCESSIBLE ALONG THEIR ENTIRE LENGTH.  
INSPECTION EYES (I.E.'S) TO BE PROVIDED AT ALL BENDS AND JUNCTIONS IN THE DRAIN AND AT A MAXIMUM OF 24M LENGTHS ALONG STRAIGHT RUNS OF DRAIN.  
ALL I.E.'S MUST HAVE MARKED COVERS AT GROUND LEVEL.  
CLEANING EYES (C.E.'S) TO BE PROVIDED AT ALL BENDS AND JUNCTIONS OF WASTE PIPES.  
WASTE TO BE FITTED WITH 64mm RESEAL TRAPS.  
WHERE THE VERTICAL DROP FROM SOIL FITTINGS TO THE MAIN DRAIN EXCEEDS 1.2m THESE FITTINGS ARE TO BE ANTI-SYPHONED  
THE ATTENTION OF THE OWNER IS DRAWN TO THE FACT THAT CHANGES TO THE PLAN AND/OR SPECIFICATION AFTER OFFICIAL APPROVAL IS LIKELY TO INVALIDATE THAT APPROVAL.  
GLAZING TO COMPLY WITH PART N OF SANS 10400

**SITING AND EXCAVATION**  
IF ON EXCAVATION THE SITE IS FOUND TO CONTAIN EXPANSIVE CLAY, SHALE, GROUND WATER OR OTHER SUSPECT SOIL CONDITIONS, THEN ALL FOUNDATIONS ARE TO BE BUILT TO PROFESSIONAL ENGINEERS DETAILS AND UNDER HIS SUPERVISION.  
ALL FOUNDATIONS TO BE TAKEN DOWN BELOW NATURAL GROUND LEVEL.  
NATURAL GROUND LINE IN APPROXIMATE POSITION ONLY AND NO CLAIM CAN BE MADE FOR ANY DISCREPANCIES ON SITE.

**TOWN PLANNING INFO**

AREAS	%	m <sup>2</sup>
SITE AREA		6045m <sup>2</sup>
PERMITTED FAR		
PERMITTED COV		
PROPOSED FAR	13m <sup>2</sup>	
PROPOSED COV	70.5m <sup>2</sup>	
REMAINING FAR		
REMAINING COV		

**SCHEDULE OF AREAS**

AREAS	BULK m <sup>2</sup>	COV m <sup>2</sup>	FAR m <sup>2</sup>
GATEHOUSE	13m <sup>2</sup>	70.5m <sup>2</sup>	13m <sup>2</sup>
TOTAL	13m <sup>2</sup>	70.5m <sup>2</sup>	13m <sup>2</sup>

Name	Address	Id Number	Contact Number	Signature

**KINLOCH ARCHITECTURAL SERVICES**  
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ARCHITECT SIGNATURE: *[Signature]* REG NUMBER: T.Kinloch 27096

CLIENT: Mr Watkins  
PROJECT DESCRIPTION: NEW GATEHOUSE  
CADASTRAL: ERF 1697 Durban North  
ADDRESS: 4 Grosvenor Place  
DRAWING TITLE: PLANS SECTIONS AND ELEVATIONS

DRAWN BY: T. KINLOCH CHECKED BY: TK  
DATE/SCALE: 29 09 2021 JOB NO. 1320/01/G/01 JOB STAGE: COUNCIL SUBMISSION DRAW NO. OF 1 REVISION: OF 1

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