PART A: GENERAL PRINCIPALS & REQUIREMENTS

1. Section A1(1) - All planning,designing & supervision of erection of the building to be undertaken by a Registered Professional & is subject to any laws pertaining to the Architectural Profession Act 2000 (Act 44 of 2000)
2. Section A1(3) - All structural work to be approved & signed off by a Professional Engineer
3. Section A1(5) - Building Work is only to commence on approval by the relevant Building Control Officer
4. Section A2 - All plans to be submitted to Local Authority & are to be aligned with Section A5, A6, A7, & A8
5. Section A4 - All additional information required by the Local Authority to be submitted as instructed
6. Section A13 - All building materials & tests conducted to materials are to be approved by a Recognised Body, Certified by the SANAS, & are to satisfy the requirements of Building Material Standards Set
7. Section A14(2) - Structural systems of any building are not to be compromised at any stage of construction and any concerns or queries to be directed to the Architect/Eng.immediately
8. Section A18 - All plumbing work to be carried out by an Approved Plumber
9. Section A22 - Notice of Intention to Commence Erection or Demolition of a Building, & Notices of Inspection are to be submitted to the Local Authority
10. Section A25 - Whereby any Persons is found to deviate from the Approved Plans & disregard the Application of SANS 10400 shall be subject to any actions taken by the Local Authority or Enforcement Officer
11. Section B4 - The Appointed Builder shall be a Registered Competent Builder in accordance with the Housing Consumers Protection Act, 1998

PART B: STRUCTURAL DESIGN

1. All structural systems/slements are to be Rationally Designed by an Approved Registered Professional Structural/Civil Engineer prior to commencement on site

PART C: DIMENSIONS

1. Section 4.3.1 - New ceiling heights will be more than 2,4m AFFL in any habitable room & more than 2,1m AFFL in any bathroom, laundry or room containing a toilet pan, with reference to Table 2

PART D: PUBLIC SAFETY

1. Section 4.1 - All new barriers to comply
2. Section 4.2.1 - All balustrades or walls provided to protect against change in level.
3. Section 4.2.2 - Any unprotected change in level that is 1m above the adjacent floor level will be fitted with a balustrade or parapet wall not less than 1m in height
4. Section 4.2.4 - Balustrades are not to haveopenings that permit the passage of a 100mm dia. ball
5. Section 4.3 - New ramps to be used by pedestrians shall be incordance with requirements in Part S
6. Section 4.4.4 - Construction of any steel fence or gate to comply with SANS 1390

PART E: DEMOLITION WORK

1. Section E1(1) - All demolition work to be approved, in writing, by the Local Authority.
2. Section E1 (2)(3)(4) - Demolition work to be in accordance with all safety requirement standards &, if further instructed by the Local Authority.

PART F: SITE OPERATIONS

1. Section 4.2.1 & 4.2.2 - Sanitary facilities are to be provided on site,maintained & removed
2. Soil poisoning to be implemented, where required, in Accordance with SANS 10124 or Provide a suitable Termite Barrier/Management Measures in Accordance with the Provisions of an Agreement Certificate, as per SANS 10400 Part F Section 4.3 & SANS 10400 Part F Section F5
3. All Stormwater Disposal During the Construction Period to Comply with SANS 10400 Part R, as per SANS 10400 Part F Section 4.4
4. Any Works of Demolition or Construction of a Building that could cause Danger or Inconvenience to the Public, May Require a Fence, Hoarding or Barricade to be Provided in Accordance with SANS 10400 Part F Section F1
5. Prior to Commencement of Building Work, the Area on which the Building is to be Erected shall be Completely Cleared in Accordance with SANS 10400 Part F Section F4(1)
6. All Sites that Face Water Hazards such as but not Restricted to, Saturation or Water that Drains Naturally towards the Building, shall be Provided with Drainage away from the Site through a Means of a Safe Approved Manner, as per SANS 10400 Part F Section F4(2)
7. Precautions are to be Taken to Limit the Amount of Dust & Noise Levels Arising from Construction that could Affect the Surrounding Areas as Stated in Accordance with SANS 10400 Part F Section F6
8. All Waste Material on Site to be Adequately and Frequently Removed as per SANS 10400 Part F Section F9
9. Builders Sheds on Site to be in Compliance with SANS 10400 Part F Section F10

PART G: EXCAVATIONS

1. Section 4.2 - Temporary and permanent Excavations to Existing or New Work

PART H: FOUNDATIONS

1. Foundations are to be Rationally Designed by Approved Registered Professional Structural/Civil Eng. Prior to Commencement

PART J: FLOORS

1. Section 4.1(c) - Slabs Supported by the Ground are to be Rationally Designed in Accordance with SANS 10400 Part B
3. Section 4.4.1(a) - Floors Supported by the Ground Shall be Designed by a Competent Person in Accordance with SANS 10109-1
4. Section 4.4.3 - Floors Supported by the Ground Shall not Exceed a Slope of more than 4mm:1m
5. Section 4.4.4 - Polyolefin Underfloor Membranes to have a Min. Thickness of 250 um
6. Section 4.4.5 - Filling beneath floors to contain little to no organic material and no stome larger than 75mm
6. Section 4.4.6 - Filling Beneath Floors are to be Moistened before Application at a Max. of 100mm Layers for Hand Compaction & 150mm Layers for Compaction through Mechanical Means. Layers are to be Compacted before the next Layer is added.
7. Section 4.4.7 - All Fill Exceeding 400mm in Depth Shall be Designed & Inspected by a Competent Person

PART K: WALLS

1. Section 4.2, 4.4, 4.5, & 4.6 - Walls are to satisfy, where relevant on plans or otherwise noted below, as per SANS 10400 Part K Section 4.1(b)
2. Section 4.2.1.1 (a)(4) - Hollow & solid masonry units, in a single storey building, or the upper floor of a double storey unit, are to have an average compressive strength of no less the 3,0 MPa & 4,0 MPa respectively
3. Section 4.2.1.1(a)(5), 4.2.1.1(b)(8) & 4.2.1.1(d)(2) - Mortar is to be class II mortar
4. Section 4.2.1.1(d)(1) - Where free standing, retaining, parapet & balustrade balls are constructed of hollow & masonry units, the average compressive strength shall be not less than 3,0 MPa & 5,0 MPa respectively
5. Section 4.2.1.2 - Construction of all walls to comply with SANS2001-CM1. Rod reinforcement shall comprise hard-drawn wires that have a proof stress of 485MPa.
6. Section 4.2.1.4(a) - Metal wall ties are to have a min. thickness of galvanizing of 750 g/m².
7. New precast prestressed conc. lintels over openings are to be designed & approved by Professional Eng.

PART L - ROOFS

1. New roof to rational design by compatent professional
2. Section L4.1 - Roof assebly to comply with general requirements
3. Section L4.2 - All waterproofing and coverings to comply, in particular with L4.2.2, L4.2.4, L4.2.6,
4. Section L4.5 - Any roof and ceiling to comply with fire safety requirements
5. Section L4.6 - Lightweight steel structures to comply.

PART M - STAIRWAYS

1. Section M4.1 - All new steps to comply with general requirements
2. Section M4.2 - All dimensions and head heights for new steps to comply
3. Section M4.3 - All new steps to be provided with prevention against falling handrails

PART N - GLAZING

1. Section N4.1 - All new glazing to comply with general requirements
2. Section N4.2 - All new glazing to comply with requirements for glazing installations
3. Section N4.3 - All new glazing to comply with transparent glazing requirements
4. Section N4.4 - All new glazing to comply with safety glazing requirements

PART O - LIGHTING & VENTILATION

1. Section O4.1 - All new lighting & ventilition to comply with general requirements
2. Section O4.2.1 & O4.2.2 - All new lighting to comply with requirements for natural & artifical ventilation
3. Section O4.3.1 - All new rooms are to be provided with natural ventilation
4. Section O4.3.2 - If required new rooms to be provided with artifical ventilation

PART P: DRAINAGE

1. Section P4.1 - All new plumbing & drainage to comply with general requirements
2. Section P4.2 - All new drainage pipes to comply.
3. Section P4.3.1 - All new sanitary fixtures to comply.
4. Section P4.14 - All new discharge pipes to comply.
5. Section P4.15 - All new drains to comply.
6. Section P4.19 - All new drains to be accessible
7. Section P4.20 - New traps to be provided
8. Note: all toilets & whb are existing
9. New plumbing from kitchen sink to be connected to existing sewer pipe
10. All new work to be carried out by a registered plumber

PART R - STORMWATER DISPOSAL

1. Stormwater disposal subject to a rational design
2. Section R4.1 - New stormwater disposal to comply with general requirements.
3. Section R4.2 - New stormwater system to provide control and disposal as required
4. Section R4.3 - New gutters and downpipes to comply
5. Note : new rainwater downpipes to be connected to existing stormwater system

PART S - ACCESSIBILITY

1. Note the requirements for Part S form part of Parts D, M & T
2. Section S4.1 - All new parts are to comply
3. Section S4.2 - All new areas to comply with signage (signage is existing)
4. Section S4.4 - New accessible route will be provided, S4.4.2 & S4.4.3
5. Section S4.5 - New ground and floor finishes in spaces to comply
6. Section S4.6 - New doorways and doors to comply
7. Section S4.7 - All new areas to comply with regards changes in level
8. Section S4.8 - New ramp to comply at maximum gradient of 1:12
9. Section S4.9 - New steps to comply
10. Section S4.10 - Handrails to be provided
11. Section S4.12 - Access WC is provided as existing

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6. Section S4.6 - New doorways and doors to comply
7. Section S4.7 - All new areas to comply with regards changes in level
8. Section S4.8 - New ramp to comply at maximum gradient of 1:12
9. Section S4.9 - New steps to comply
10. Section S4.10 - Handrails to be provided
11. Section S4.12 - Access WC is provided as existing

PART T - FIRE PROTECTION

1. Section T4.1 - All new spaces to comply with general requirements
2. Section T4.2 - All new spaces to comply with relevant safety distances
3. Section T4.5 - All new spaces/materials to comply with relevant fire performance
4. Section T4.7 - All new structural elements to comply so that relevant fire stability is acheived
5. Section T4.12 - All new roof assembles to comply with relevant parts
6. Section T4.13 - All new ceilings to comply
7. Section T4.14 - All new floor finishes to comply
8. Section T4.16 - At least one escape route to be provided
9. Section T4.17 - New space to be provided with escape doors to comply
10. Section T4.29 - New signage to be installed to comply
11. Section T4.30 - Emergency lighting to be provided in new sections as required
12. Section T4.37 - Portable fire extinguishers to be provided at a rate as noted in Table 10

FENESTRATION

Natural Environmental Controls:

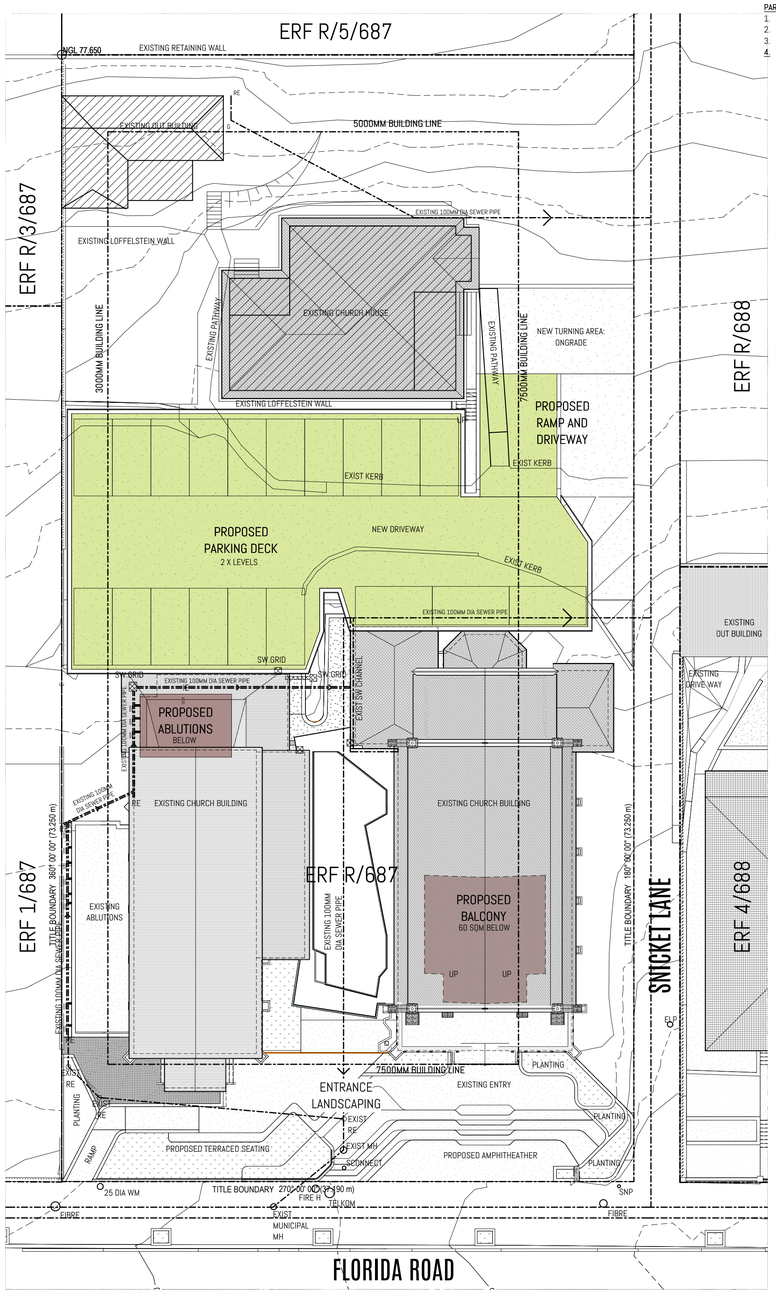
1. Aggregate Conductance & Solar Heat Gain (SHGC) of the Glazing Shall not Exceed the Values Obtained through the Implementation of Table 5 as per SANS 204 Section 4.3.4.1.2
2. Aggregate Conductance & SHGC of Glazing to be Calculated in Accordance with SANS 204 Section 4.3.4.1.3
3. Worst-Case Whole Glazing Element Performance Values to be Used in Calculations in Accordance with Table 6 or Provided by Glazing Manufacturer as per SANS 204 Section 4.3.4.1.4
4. Aggregate Air-Conditioning Energy Value Attributable to the Value Shall not Exceed the Allowance Obtained through the Implementation of Table 7 as per SANS 204 Section 4.3.4.2.2
5. Aggregate Air Conditioning Energy Value to be Calculated in Accordance with SANS 204 Section 4.3.4.2.3

SHADING

1. All Values Obtained from Shading Elements of Glazing Shall be in Accordance with SANS 204 Section 4.3.5.1 (a)(1)(2), (b)(1)(2) & Section 4.3.5.2

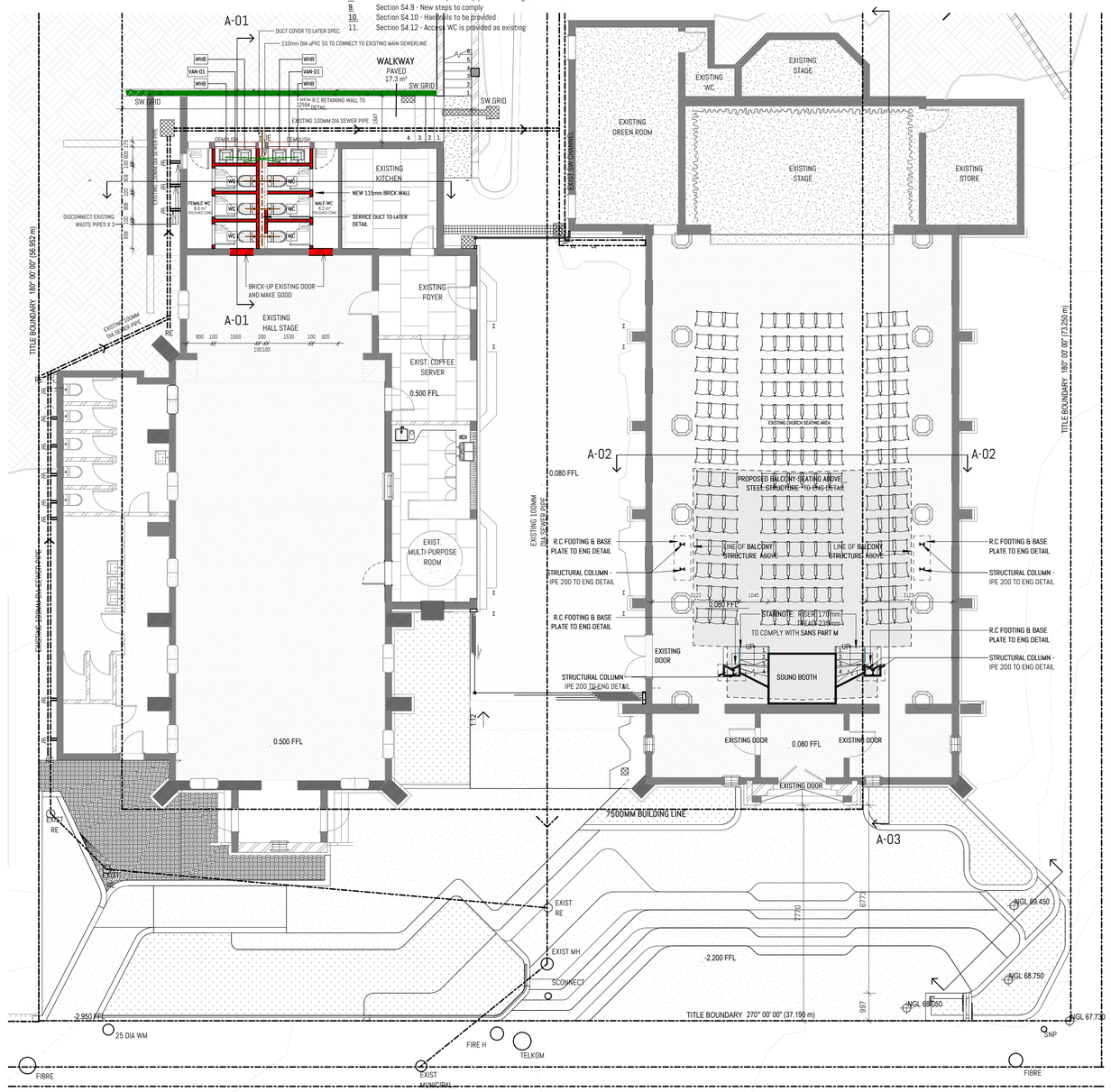
ROOF ASSEMBLIES

1. Roof Assemblies are to Achieve a Min. R-value of 2,7m²·K/W with a Downward Heat Flow as per Table 8 in Accordance with SANS204 Section 4.3.6.1.1



CS_SITE PLAN

SCALE: 1 : 200



CS _ GROUND FLOOR PLAN

SCALE: 1 : 100

PROJECT SUMMARY		
OCCUPATION CLASSIFICATION	:	GR 01
Site Area	:	2740 m²
ERF R/687 DURBAN:		ETHEKWINI
Allowable FAR	: 1	2740 m²
Exisiting FAR	: (41.2% x Site Area)	1131 m²
Proposed FAR	: (2.2% x Site Area)	60 m²
TOTAL NEW FAR	: (43.4% Site Area)	1191 m²
Allowable COV.	: (40% of Site Area)	1096 m²
Existing COV.	: (35.3% of Site Area)	971 m²
Proposed COV.	: (18.2% of Site Area)	496.2 m²
TOTAL NEW COV.	: (53.5% of Site Area)	1467,2 m²

KEYNOTE CODES & DESCRIPTIONS

CATEGORY	PLUMBING - SANITARY - DRAINAGE
CODE	DESCRIPTION
WC	WATER CLOSET : WC 110mm Ø uPVC WP _ WALL MOUNTED CISTERN : GEBERIT CONCEALED CISTERN WITH FLUSH PLATE ACCESS
WHB	WASH HAND BASIN : WHB 50mm Ø uPVC WP _ VANITY MOUNTED
VAN-01	WALL HUNG VANITY: MARBLE / GRANITE COUNTERTOP AT 700MM ABOVE FFL WHB MOUNTED ONTO SURFACE. TAP MOUNTED ONTO WHB
SS	STUB STACK: 110mm Ø uPVC STUB STACK TO PLUMBING SPECIALIST DETAIL
RWDP	RAINWATER DOWNPIPE:
SRS	STORMWATER RETICULATION SYSTEM:
FB-01	FULBORE OUTLET
ACP-01	ACCESS PANEL : 300mm X 300mm

SANS NBR	ALL WORKS TO COMPLY WITH SANS NBR 10400

PIPING LEGEND	
COLD WATER MAIN	COLD >
COLD WATER : SUPPLY	
HOT WATER MAIN	HOT >
HOT WATER : SUPPLY	
WASTEWATER : 50mm DIA uPVC PIPE	
SEWERAGE : 110mm DIA uPVC PIPE TO SS AND MAIN SEWERAGE LINE	
SEWERAGE : 110mm DIA uPVC PIPE LAID TO MIN 1:40 FALL TO WATER TREATMENT PLANT	SEWERAGE >
STORMWATER : 110mm DIA uPVC PIPE LAID AT MIN 1:40 TO DISCHARGE TO GARDEN	STORMWATER >
GAS SUPPLY : 20mm DIA uPVC FLEX PIPE LAID BY SPECIALIST	GAS >

PARKING 'Annexure B'

EXIST no. of Seats:	100	(0.15 PARK/SEAT)
PROP no. of Seats:	100	(0.15 PARK/SEAT)
TOTAL BAYS REQUIRED:		35 Bays
TOTAL BAYS PROVIDED:		35 Bays

SANITARY SCHEDULE

(Based on a XXXXXX and a population calculation of 100 persons, Table X used as guide)

SANITARY COUNT:

	MALES			
	WC PANS	URINALS	WHB	BATH/SH
TOTAL REQUIRED	4	8	6	6
PROVIDED	9	3	10	7
	FEMALES			
	WC PANS		WHB	BATH/SH
TOTAL REQUIRED	12		6	6
PROVIDED	12		10	7

THE AREA OF THE BUILDING WHICH IS APPLICABLE FOR SANITARY SCHEDULE PROVISONS IN ORDER TO INFORM TABLE 5-

STORAGE AREAS, BATHROOMS, REFUSE AREAS AND SERVICE YARDS NOT APPLICABLE AS THEY WOULD NOT BE CONSTANTLY OCCUPIED BY INHABITANTS

AS OPPOSED TO WARDS, RECEPTIONS, WALKWAYS AND COMMON AREAS WHICH WILL ALWAYS BE OCCUPIED BY THE INHABITANTS.

ELP

REVISION	DATE	DESCRIPTION

PROJECT NOTES:

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THE LIABILITY OF BOSHOFF ARCHITECTS PTY LTD TO THE CLIENT ARISING OUT OF THE PERFORMANCE OF THE SERVICES, WHATEVER UNDER THE LAW OF CONTRACT, TORT OR OTHERWISE (INCLUDING STATUTE) SHALL BE LIMITED TO THE COST OF RECTIFYING THE WORKS OR THE AMOUNT OF FEE PAID BY THE CLIENT FOR THE SERVICES.

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BOSHOFF ARCHITECTS PTY LTD UNDERTAKES TO EXERCISE REASONABLE CARE IN CARRYING OUT THE SERVICES. THERE SHALL BE NO LIABILITY IN RESPECT OF ANY FAILURE BEYOND REASONABLE CARE.

ALL EXISTING SITE CONDITIONS INDICATED ON PLANS ARE TO BE VERIFIED ON SITE. THE ARCHITECT HEREWITH INDEMNIFIES HIMSELF/HERSELF OF ANY IMPLICATIONS OF INCORRECTLY INDICATED EXISTING SERVICES. ALL SPECIALISTS TO ENSURE THAT EXISTING SITE CONDITIONS ARE VERIFIED BEFORE COMMENCEMENT OF WORK.

ARCHITECTURAL DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ENGINEERS DRAWINGS

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, 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 SERVITUDES 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 ATENTION IMMEDIATELY

THE CONTRACTOR IS TO INSPECT THE OFFICIAL APPROVED COPIES OF THE DRAWINGS TO ENSURE THAT ALL AMENDMENTS HAVE BEEN TAKEN INTO ACCOUNT

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.

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

ARCHITECTS SIGNITURE

CLIENT AUTHORIZATION

STATUS
INFORMATION ONLY

BOSHOFF ARCHITECTS

ADDRESS 3 MILLAR ROAD, WINDERMERE, 4001
EMAIL LOUIS@BOSHOFFARCHITECTS.COM
TELEPHONE +27 83 304 9277

SACAP REG. Pr Arch 43092991
CIPRO. 2019/315079/07
PRAC NO. PB 5125

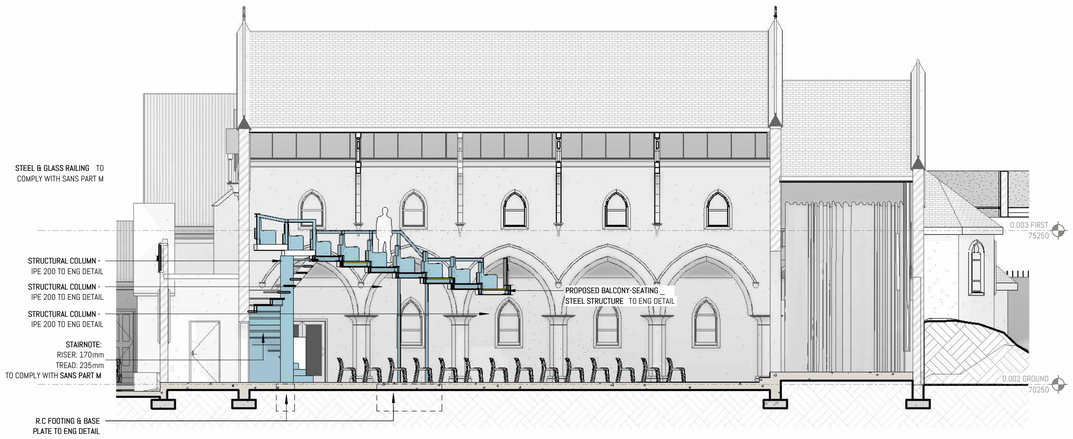
284 FLORIDA RD - INCITE EXPAND

PROJECT NAME

ERF NO.
LOCATION 288 FLORIDA ROAD, DURBAN
CLIENT INCITE CHURCH

SITE & GF PLAN

SCALE (A1)	DRAWING NO.	DATE
As indicated	LUA_CS_100-01	22/08/10
DRAWN BY	CHECKED BY	SIGNED BY
Author	Checker	Approver
PROJECT NUMBER	WORK STAGE	REVISION
ZA.1905-01	INFORMATION ONLY	



SECTION 02
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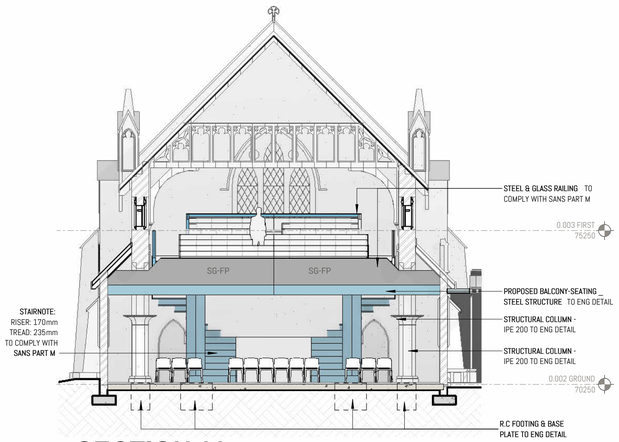

SECTION 03
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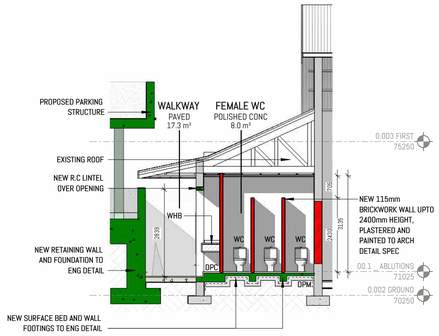

SECTION 01
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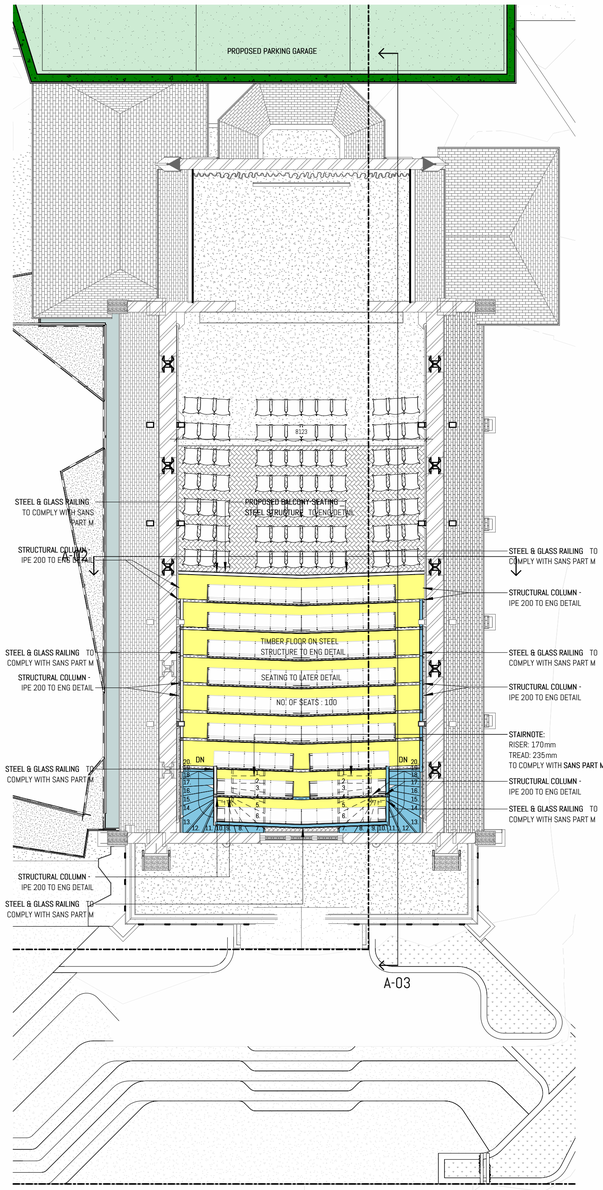
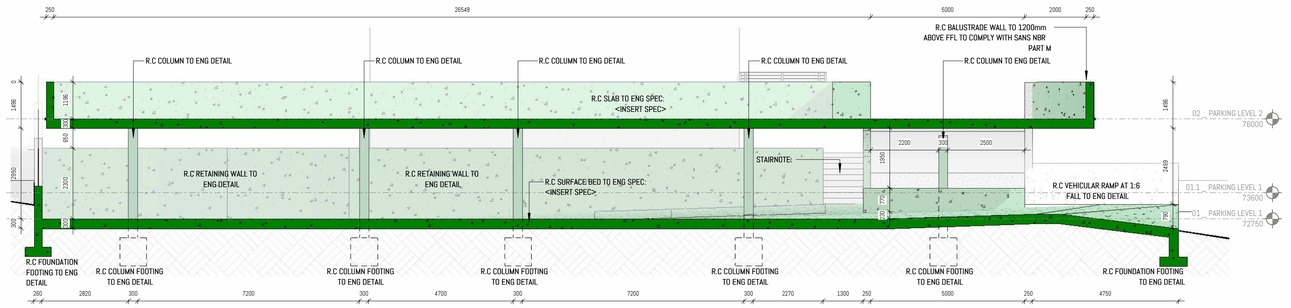


CS _ FIRST FLOOR PLAN
SCALE: **1 : 100**



SECTION 01
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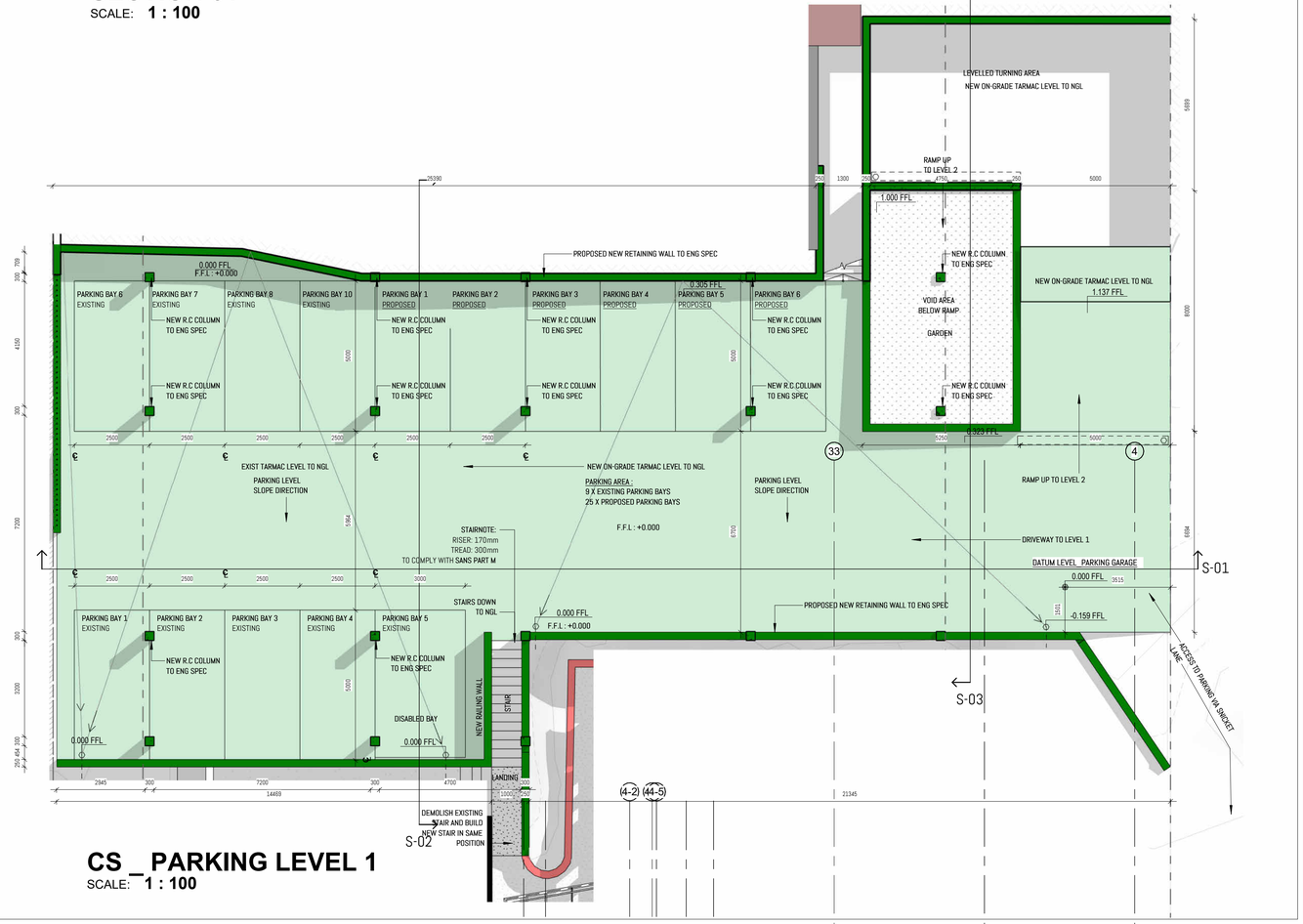

CS _ PARKING LEVEL 1
SCALE: **1 : 100**

REVISION	DATE	DESCRIPTION

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CORNER BEACONS TO BE LOCATED AND EXPOSED BEFORE WORK ON SITE COMMENCES

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ARCHITECTS SIGNITURE | CLIENT AUTHORIZATION

STATUS
INFORMATION ONLY

BOSHOFF ARCHITECTS

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CIPRO. 2019/315079/07
PRAC NO. PB 5125

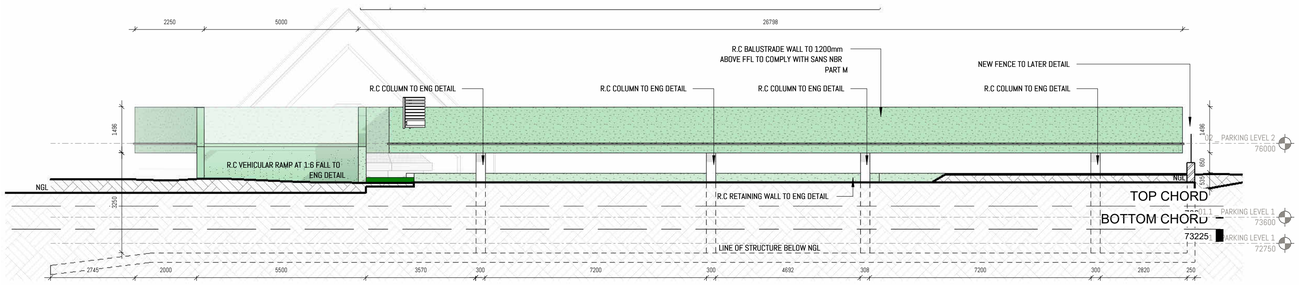
284 FLORIDA RD - INCITE EXPAND

PROJECT NAME

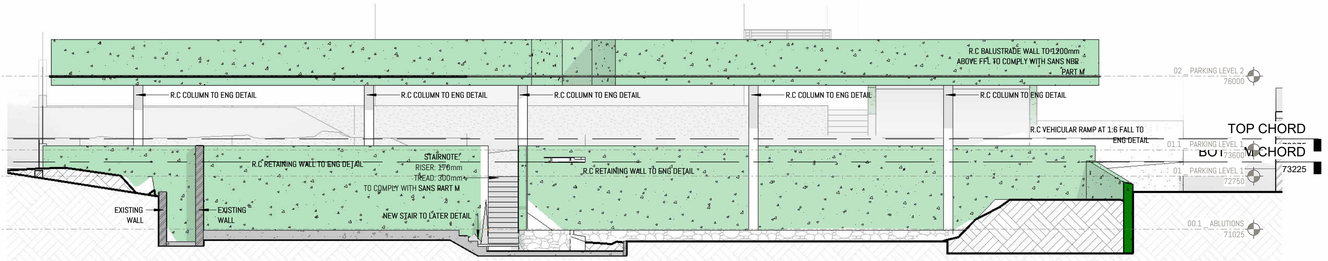
ERF NO.
LOCATION 288 FLORIDA ROAD, DURBAN
CLIENT INCITE CHURCH

FF PLAN & BALCONY SECTIONS

SCALE (A1)	DRAWING NO.	DATE
1 : 100	LUA_CS_100.02	22/08/10
DRAWN BY: Author	CHECKED BY: Checker	SIGNED BY: Approver
PROJECT NUMBER: ZA.1905-01	WORK STAGE: INFORMATION ONLY	REVISION



NORTH ELEVATION



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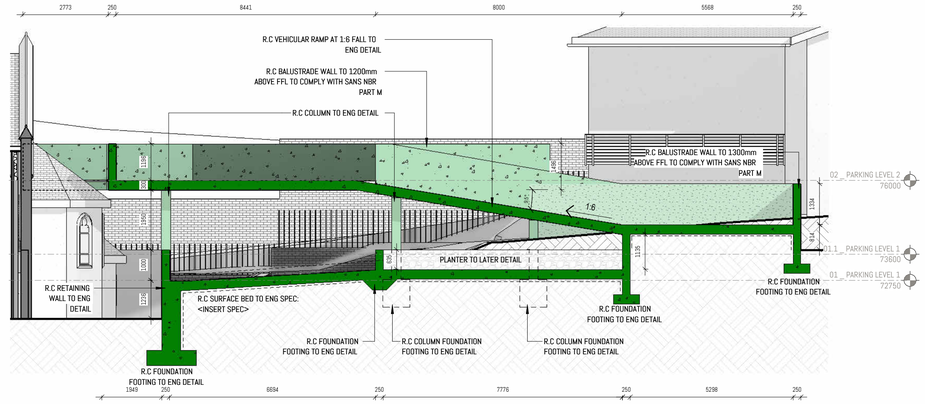

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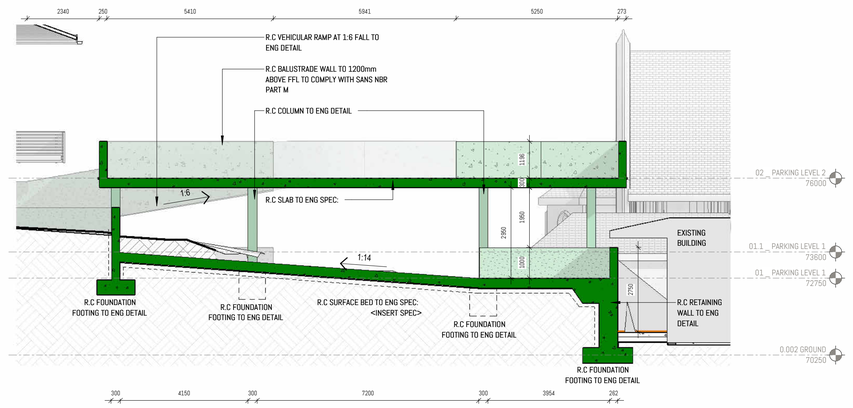

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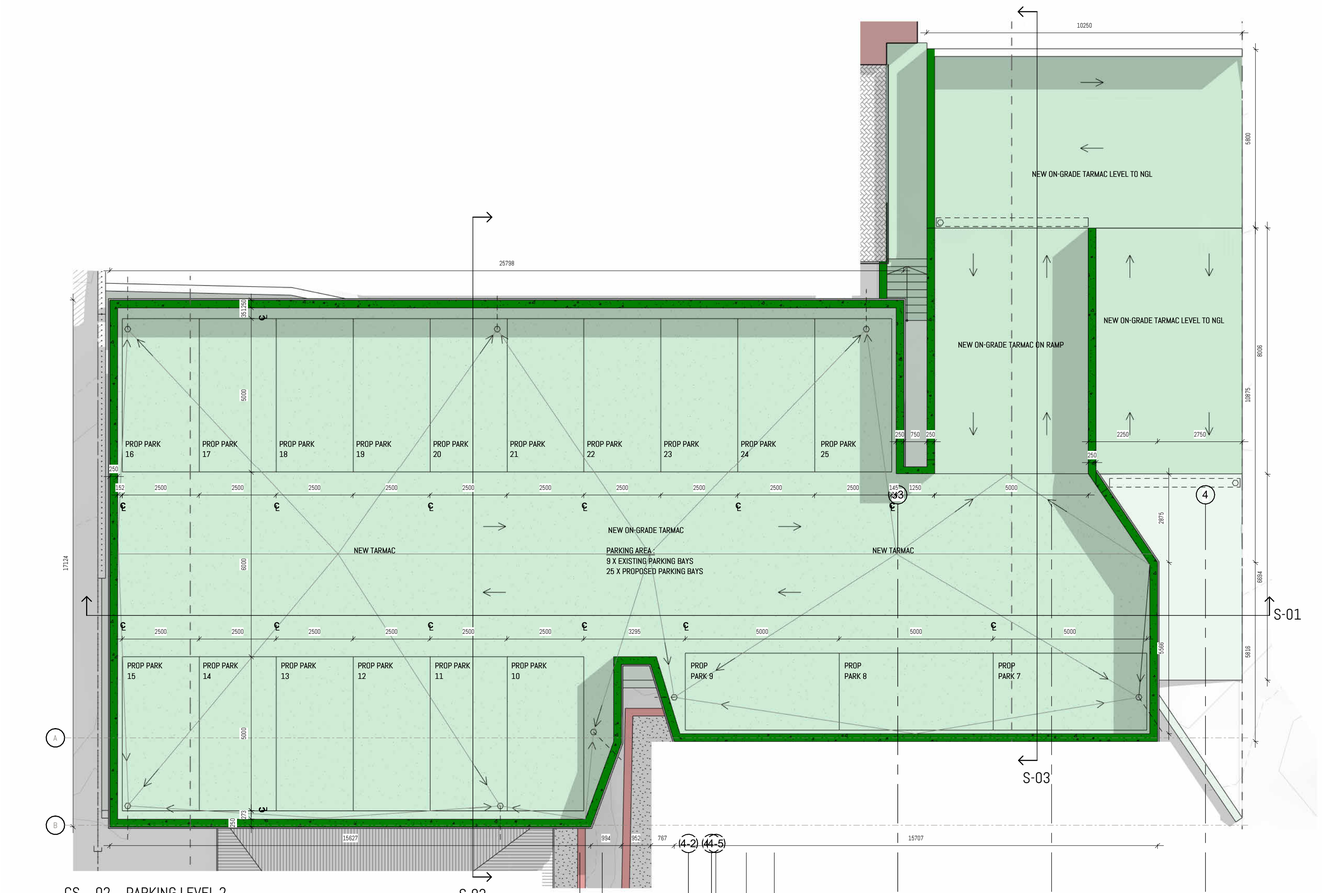
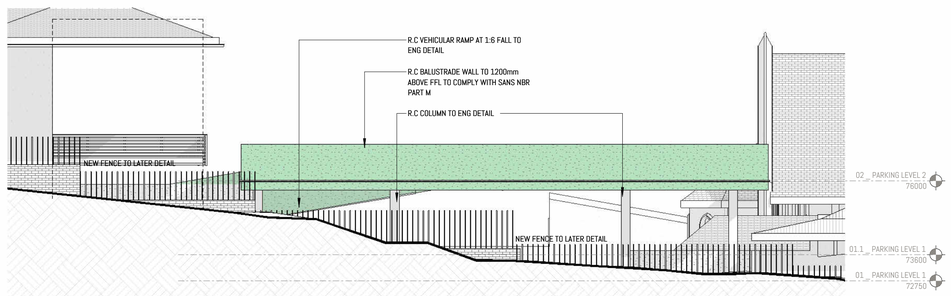


CS 02 PARKING LEVEL 2



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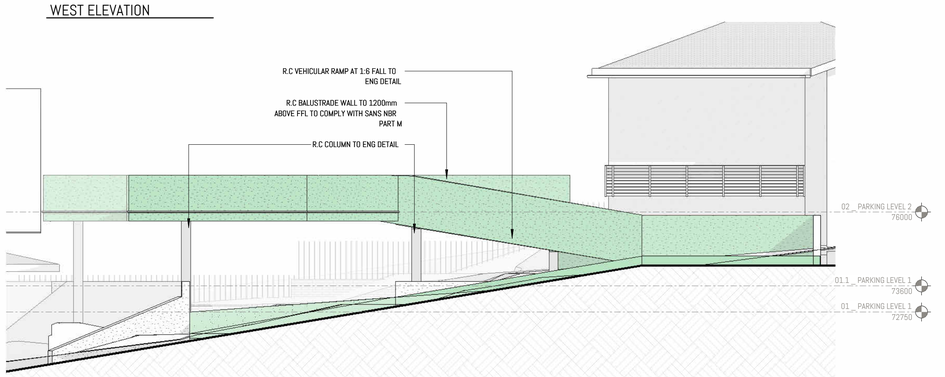

EAST ELEVATION

REVISION	DATE	DESCRIPTION

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SACAP REG. Pr Arch 43092891
CIPRO 2015/311507/9/07
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284 FLORIDA RD - INCITE EXPAND

PROJECT NAME

ERF NO.
LOCATION 288 FLORIDA ROAD, DURBAN
CLIENT INCITE CHURCH

PARKING LVL 2 - SEC- ELEV

SCALE (A1)	DRAWING NO.	DATE
1 : 100	LUA_CS_100.04	22/08/10
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Author	Checker	Approver
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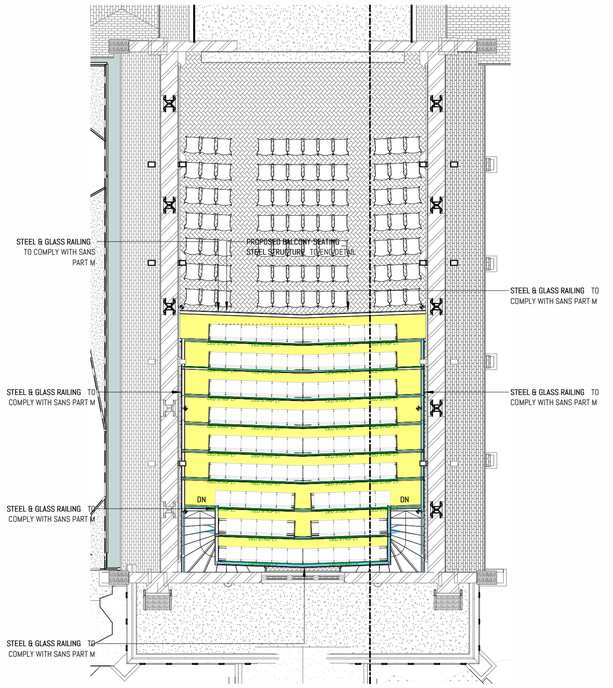
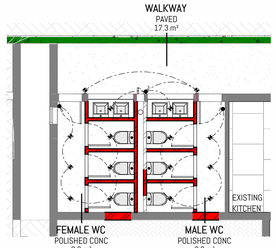


CS _ CHURCH _ FF - ELEC

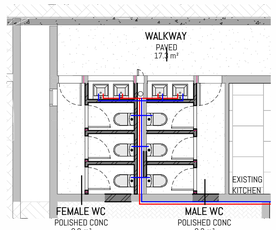
SCALE: 1 : 100



CS _ ABLUTIONS _ GF - ELEC

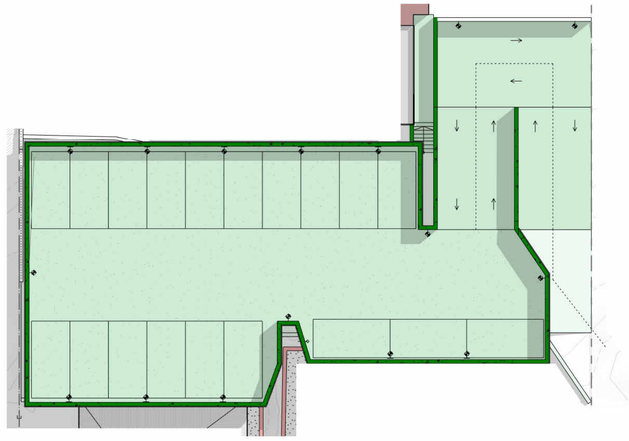
SCALE: 1 : 100

Electrical Legend	
	Single Switch
2	Two way Switch
D	Dimmer Switch
	Recessed Downlight
	Ceiling Bulkhead Light
P	Pendant
	Internal wall light
EW	External wall light (waterproof)
GL	Garden light
Brick	Recessed Brick Light
	New Dbl Plug
WP	New Waterproof Plug
	Fluorescent dbl light
	Fluorescent Sngl light
	Solar LED Ground Lights
	Solar LED Ground Lights
	Distribution Board
LED STRIP LT	LED STRIP LIGHT STAIR



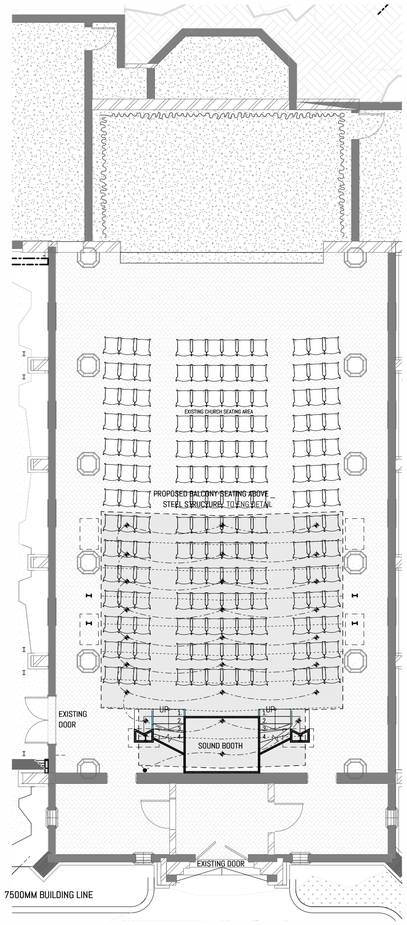
CS _ ABLUTIONS _ GF - WATER

SCALE: 1 : 100



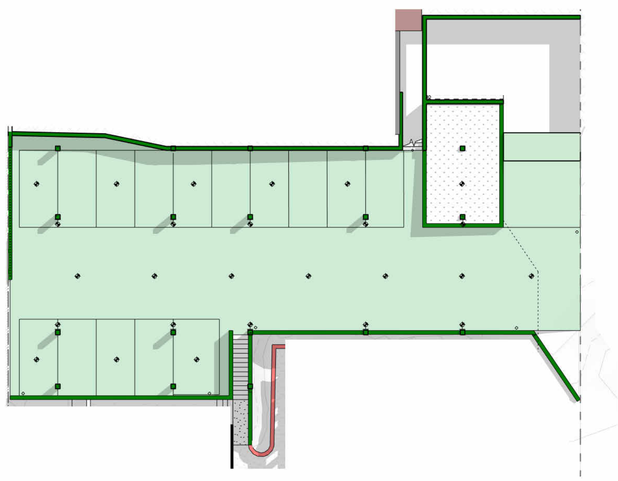
CS _ 02 _ PARKING LEVEL 2 _ ELEC

SCALE: 1 : 200



CS _ CHURCH _ GF - ELEC

SCALE: 1 : 100



CS _ PARKING LEVEL 1 _ ELEC

SCALE: 1 : 200

MAIN HOUSE

OCCUPANCY CODE	----
BUILDING DESCRIPTION	RELIGIOUS STRUCTURE
PROVINCE	KWAZULU - NATAL
CITY / TOWN	ETHEKWINI - DURBAN
CLIMATIC ZONE	05
ORIENTATION	NORTH
TOTAL AREA	---- m ²
NETT AREA	---- m² (INTERNAL FLOOR AREA)

SANS 10400 XA - PART 1 + SANS 204 ENERGY EFFICIENCY CALCULATIONS

RENOVATIONS AND ADDITIONS:
INCITE CHURCH

ESTIMATED ENERGY CONSUMPTION

NOTES:
1. INSTALLATION TO BE ENDORSED BY SPECIALIST BEFORE CONSTRUCTION STARTS.
2. ALL LIGHT FITTINGS IN THE EXISTING HOUSE WHICH DO NOT FORM PART OF THE RENOVATION, MUST BE RETRO-FITTED WITH ENERGY EFFICIENT LIGHT BULBS AND FITTINGS

LIGHTING LEGEND AND CALCULATIONS

Symbol	Description	Watts	Qty	Actual Wattage [W X QTY]	Allowed Wattage
	Ceiling Bulkhead Light	10 W	0	0 W	NET Area : 70 m²
	Recessed Downlight	7 W	24	154 W	
	Fluorescent dbl light	36 W	0	0 W	W per SQM Allowed 5 W
EW	External wall light (waterproof)	10 W	10	100 W	
GL	Garden light	20 W	0	0 W	Total Watts Allowed 350 W
	LED Strip Lights	15 W	6	90 W	
	Total NEW Watts			344 W	350W > 344W

ESTIMATE MAXIMUM ENERGY DEMAND AS PER SANS 10420	5W/SQM X 99 = 495W
ESTIMATE MAXIMUM ANNUAL ENERGY DEMAND AS PER SANS 10420	5KW/SQ M .a X 99 SQ M = 0.49 KW.a [a - 1(YEAR)]
ESTIMATED ANNUAL ENERGY CONSUMPTION: ASSUME LIGHTS ARE ON FROM 17:00 - 22:00 EACH DAY/YEAR (5H/DAY) 52(WEEKS) 7 (DAYS) X 4 (H) = 1820H.a LIGHTS =351W OR 0.35KW 0.49KW X 1820H.a = 891.8 KWH.a - Regulation / Allowed 0.351KW X 1820H.a = 637 KWH.a - Provided / Proposed	Proposed Allowed 637 KWH.a < 891.8 KWH.a **THEREFORE COMPLIES**

NOTES:
OTHER LIGHT FITTINGS AS PER OWNERS APPROVAL ON CONDITION THAT THE WATT USAGE PER LIGHT FITTING DOES NOT CHANGE.
ALL GARDEN AND EXTERIOR LIGHTS MUST TAKE POWER FROM A SOLAR / RENEWABLE SOURCE.
CONCLUSION: THE DESIGN COMPLIES WITH THE REQUIREMENT OF SANS 10400 - XA FOR ENERGY CONSUMPTION.

FLOOR

SPECS:
- FLOOR AREA LESS THAN 500 SQ M.
- STANDARD CONCRETE STIP FOUNDATION AS PER ENGINEER.
- NO IN FLOOR OR UNDER FLOOR HEATING

DWELLING ATTRIBUTES:
INSULATION TO BE INSTALLD AROUND VERTICAL EDGE OF BUILDINGS PERIMETER: WHICH SHALL
A) HAVE A R VALUE OF NOT LESS THAN 1.
B) RESIST WATER ABSORPTION IN ORDER RETAIN ITS WATER ABSORPTION PROPERTIES, AND
C) BE CONTINUOUS FROM THE ADJACENT FINISHED GROUND LEVEL
1) TO A DEPTH OF NOT LESS THAN 300MM, OR
2) FOR THE FULL DEPTH OF VERTICAL EDGE OF CONCRETE SLAB-ON-GROUND.

ROOF

ROOF TO BE DESIGNED - INSPECTED AND ENDORSED BY ENGINEER

SPEC:
ACCORDING TO SANS 10400 XA AND SANS 204 THE MINIMUM THERMAL RESISTITY VALUE IS AS FOLLOWS

ROOF 1: R C SLAB - 170 - 255 MM THICK - 25-30 MPA TO ENG SPEC - LAMDABOARD CEILING SOFFIT ON THE INTERNAL UNDERSIDE OF SLAB.
ROOF 2 : KLIPLOK 700 WITH 80MM LAMBDABOARD INSULATION LAID ON TOP OF THE PURLINS. 12MM NUTEC CEILING BOARDS, SKIMMED WITH RHINOLITE PLASTER.

NOTES:	Climatic Zone	Total required resistivity R = (m²K/W)	Direction of heat flow
Total R value is a combination of roof assembly & insulation	05	3.7	UP
R value of roof & ceiling material calculated for concrete tiles & plaster board ceiling		0.4	
Minimum value of added thermal resistivity for required insulation		3.3	
EPS INSULATION : THICKNESS OF INSULATION D=R X K= 3.35 X 23=0.77M		77 mm	

EXTERNAL WALL CALCULATIONS

WALLS TO BE DESIGNED - INSPECTED AND ENDORSED BY ENGINEER

NOTES:

OCCUPANCY CODE	H 4	WALL TYPE:
BUILDING DESCRIPTION	DWELLING HOUSE	DOUBLE SKIN MASONRY WITH CAVITY, PLASTERED INTERNALLY AND EXTERNALLY
CLIMATIC ZONE	05	
R VALUE - MINIMUM	0.35	
R VALUE - WALL		R=1/U= 0.05+0.14 +0.14 + 0.026 + 0.026+ 0.11= 0.6 > 0.35
CONCLUSION	WALL TYPE COMPLIES WITH MINIMUM TOTAL R - VALUE OF 0.35 FOR EXTERNAL WALLS.	

HOT WATER SYSTEM

HOT WATER SYSTEM TO BE DESIGNED - INSPECTED AND ENDORSED BY ENGINEER

ACCOMODATION	DWELLING HOUSE 80 - 115L/CAPITA/DAY
ASSUMED HOT WATER CONSUMPTION	115L
NO. OF PERSONS	2 PER DAY
ASSUMED DAILY HOT WATER CONSUMPTION	230 L
ASSUMED ANNUAL HOT WATER CONSUPTION	200 KL (BASED ON DAILY DESIGN OCCUPANCE PER WEEK)
50% OF DAILY HOT WATER CONSUMPTION	115L (PROVIDED BY MEANS OTHER THAN ELECTRICAL RESISTANCE)
INSTALLATION REQUIREMENTS	INTERN DIAMETER OF HOT WATER SERVICE PIPES MINIMUM REQUIRED R - VALUE FOR VESSEL
HOT WATER VESSELS/ TANKS	MINIMUM REQUIRED R - VALUE OF PIPE INSULATION

CONCLUSION:
DWELLING TO BE PROVIDED WITH **1 X 300L HOT WATER TANK (GEYSER)** TO COMPLY WITH SANS 10254.
HOT WATER PUMP TO BE INSTALLED TO HOT WATER TANK BY SPECIALIST TO COMPLY WITH SANS 10400.

THE DESIGN COMPLIES WITH THE REQUIEMENTS OF SANS 10400-XZ:2011 AND SANS 10252 - 1:2004 FOR HOT WATER CALCULATIONS.

REVISION	DATE	DESCRIPTION

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PRAC NO. PB 5125

284 FLORIDA RD - INCITE EXPAND

PROJECT NAME

ERF NO.
LOCATION 288 FLORIDA ROAD, DURBAN
CLIENT INCITE CHURCH

LIGHTING - SANS

SCALE (A1) As indicated	DRAWING NO. LUA_CS_100.05	DATE 22/08/10
DRAWN BY Author	CHECKED BY Checker	SIGNED BY Approver
PROJECT NUMBER ZA.1905-01	WORK STAGE INFORMATION ONLY	REVISION