

A. ROOF: 1. Refer to sections

1. Reinforced concrete roof to professional engineer's details and topped with insulating screed to falls and covered with waterproofing laid in accordance with manufacturers recommendations.

2. Waterproofing to be covered with 50mm layer of 20mm white gravel.

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DEPARTMENTAL NOTES:

HEALTH AND VENTILATION NOTES:

- REASYS TO BE NATURAL LIGHTING & VENTILATION TO COMPLY WITH RELEVANT REGULATIONS AND CODES.

- ALL APPLICABLE LIGHTING TO BE SPECIFIED BY THE CONTRACTOR WITH ALL RELEVANT REGULATIONS.

- ALL APPLICABLE VENTILATION TO BE SPECIFIED BY THE CONTRACTOR WITH ALL RELEVANT REGULATIONS.

- THE MECHANICAL VENTILATION ENGINEER IS TO VIEW PLANS AND DESIGN AND DETERMINE WHERE APPLICABLE VENTILATION IS REQUIRED AND THROUGH THE PROPER MEANS.

PART D, PUBLIC SAFETY

- ALL SITE OPERATIONS TO COMPLY WITH PART D, PARTE A AND PART F.

FOUNDATIONS TO COMPLY WITH PART H:

- REINFORCED CONCRETE FOUNDATIONS TO STRUCTURAL ENGINEER'S DETAIL.

FLOORS TO COMPLY WITH PART J:

- CONCRETE FLOOR SLABS WITH BRG MESH ON 250 MICRON GUNPLAS GREEN UNDERLAY ON WELL COMPACTED AND POURED SOIL. SOIL ROSSING BY SPECIALIST TO LOCAL AUTHORITY'S REQUIREMENTS.

- ALL SUBTENDED REINFORCED CONCRETE SLABS BY ENGINEER.

WALLS TO COMPLY WITH PART K:

- EXTERNAL WALLS - 230MM THICK CLAY BRICK, PLASTER AND PAINT FINISH.

- BRICKWORK EVERY COURSE FOR MIN 5 COURSES ABOVE UNDES.

- CONTINUOUS DPC AND ANT GARD AT S/LAB LEVEL AND AT WINDOW SILLS AS REQUIRED BY THE LOCAL AUTHORITY AND IN ACCORDANCE WITH NBR AND WINDOW SYSTEMS.

- GALVANIZED WIRE TIE OR EQUAL TO BE BUILT INTO ALL EXTERNAL WALLS AT A RATE OF 3 PER SQUARE METRE 800MM CENTRE HORIZONTALLY AND EVERY 4TH COURSE VERTICALLY. CAVITY WIDTH NOT TO EXCEED 100MM.

ROOF TO COMPLY WITH PART L:

- REINFORCED CONCRETE ROOF SLABS, BY ENGINEER, TO CONFORM TO SANS 10400 TO BE LAID WITH A FALL OF NOT LESS THAN 1:30. ROOF IS TO RECEIVE A 25 MM COVERING OF GRAVEL, COLOUR TO ARCHITECT'S APPROVAL.

- ALL PROJECTIONS THROUGH THE ROOF AND EDGES MUST BE PROTECTED WITH SUITABLE FLASHINGS TO CONFORM TO SANS 10400.

GLAZING TO COMPLY WITH PART N:

- UNDESIGNABLE ALL GLAZING TO BE LAMINATED / TOUGHENED SAFETY GLASS TO COMPLY WITH PART N OF SANS 10400.

- ALL NEW WINDOWS TO BE CHARCOAL, POWER COATED ALUMINIUM SECTIONS.

- COOL, GREY GLAZING THROUGHOUT, SELECTED GLAZING ON FACADE TO BE SMARTGLASS COOLWIE, TO REDUCE HEAT LOADING.

- SOLID GLAZING PANELS AND SPANDRELS TO BE SMARTGLASS AMOLICLAD OPAQUE GLASS, COLOUR: GUNWEL.

- ALL WINDOWS FACING ONTO WALKWAYS TO BE LAMINATED / TOUGHENED SAFETY GLASS.

LIGHTING AND VENTILATION TO COMPLY WITH PART O:

- NATURAL LIGHT 10% OF FLOOR AREA OR 0.2M² AS PER PART O - 4.2.1.

- LIGHTING AND VENTILATION TO COMPLY WITH ALL LOCAL AUTHORITY AND SANS 10400 REQUIREMENTS.

- ALL AREAS TO BE VENTILATED IN COMPLIANCE WITH SANS 10400 - 4.2.2.

- ALL HABITABLE ROOMS MINIMUM OF 3.80 UTA.

- NATURAL VENTILATION 5% OF FLOOR AREA OR 0.2M² AS PER PART O - 4.3.1.

- FRESH AIR TO BE SUPPLIED AT RATE 1/15/SEC/8 TO BE UNIFORMLY DISTRIBUTED THROUGHOUT HABITABLE AREAS.

DRAINAGE TO COMPLY WITH PART P:

- ALL SANITARY FITTINGS TO BE TRAPPED IN ACCORDANCE WITH SANS 10400 REGULATIONS.

- ALL PLUMBING AND DRAINAGE WORK AND INSTALLATION OF SANITARY FITTINGS TO COMPLY WITH RELEVANT LOCAL AUTHORITY BYLAWS, REGULATIONS, CODES AND REQUIREMENTS.

- PLUMBING TO EXPOSE ALL SEWER MAINS AND TO ASCERTAIN CORRECT LEVELS OF ENTRY AND FALL FOR DRAINAGE PRIOR TO COMMENCING.

- RADIATIONS DETERMINED AS PER CLAUSE 4.11.

- EXCEEDING 2500MM TO JUNCTION, TO BE FITTED WITH ANTI-SIPHON VENT.

- INSPECTION EYES TO BE FITTED TO ALL BRIDS AND JUNCTIONS AND TO BE MARKED AT GROUND LEVEL.

- RIDDING EYES TO BE PROVIDED AT ALL BRIDS AND JUNCTIONS OF SOIL AND WASTE PIPES.

- ALL SOIL PIPES TO BE MIN 100MM Ø.

- ALL SOIL VENTILATION PIPES (SVP) MUST BE TAKEN TO A MINIMUM HEIGHT OF 1800MM ABOVE THE NEAREST ADJACENT WINDOW HEAD, AND 100MM ABOVE THE CLOSEST PART OF THE ROOF COVERING IF IT PASSES THROUGH.

- ALL SOIL AND WASTE PIPES TO BE VENTED TO EXTERNAL AIR.

- VENT STAKES TO COMPLY WITH CLAUSE 4.19. ALL VENT VALVES TO BE 2 WAY VENT VALVES.

- WHERE THE MAINS PASS UNDER THE ROAD SURFACE, THE SVP MUST BE PROTECTED BY A CONCRETE IN 150MM CONCRETE AT EACH END AT A MINIMUM OF 400MM. BEYOND THE BUILDING.

- WHERE A DRAIN PASSES UNDER A TRAFFICABLE AREA IT MUST BE HIGH DENSITY DOUBLE WALLED PVC RIBBON IN 150MM CONCRETE ALL ROUND.

- WHERE THE VERTICAL DROP FROM SOIL FITTINGS TO THE MAIN DRAIN EXCEEDS 1200MM, THESE FITTINGS ARE TO BE ANTI-SIPHON FITTED.

- ACCESS PANELS TO BE FITTED TO ALL DUCTS & TO HAVE A 2 HOUR F.R.

- THE RADIUS OF THE CENTRE LINE OF ANY BEND AT THE FOOT OF A DISCHARGE STACK SHALL NOT BE LESS THAN 300 MM.

- WASTE WATER PIPES TO BE MIN DIAMETER OF 50MM, PVC PIPES AT MINIMUM FALL OF 1:46 AND A MAXIMUM OF 1:1.5 AS PER SANS 10400.

- SOIL WATER PIPES TO BE MIN DIAMETER OF 100MM, PVC PIPES AT MINIMUM FALL OF 1:11.5 AND A MAXIMUM OF 1:4 AS PER SANS 10400.

STORMWATER TO COMPLY WITH PART R:

- STORMWATER TO BE ATTENDED ON SITE AS PER ENGINEERS DESIGN AND THE REQUIREMENTS OF THE LOCAL AUTHORITY.

- TYPICAL STORM WATER CHANNEL DETAIL TO BE DESIGNED AND DETAILED BY ENGINEER.

- WATERPROOFING TO SPECIALIST DETAILS.

- ALL STORM WATER TO RUN OFF FROM CONCRETE APRON, TO LEAD TO STORM WATER CHANNELS AS DETAILED.

- ACCESS TO STORM WATER DRAINS TO BE PROVIDED AT INTERVALS SO THAT NO PART OF THE DRAIN MEASURED ALONG THE CENTRE LINE OF THE DRAIN IS MORE THAN 40M FROM SUCH ACCESS AS PER SANS 10400.

- DURING CONSTRUCTION CONTRACTOR TO ENSURE PROPER RUN OFF INTO STORM WATER CHANNELS, APRONS, GRIDS AND OTHER MEASURES AS INDICATED BY THE ENGINEER.

- AGRICULTURAL DRAINS FOR REMAINING WALLS TO BE POSITIONED AND GRADED TO FALL TO SURFACE WATER DISPOSAL SYSTEM OR EQUIVALENT SYSTEM.

- HEAVY DUTY DOUBLE WALLED PVC, 750 STORM WATER PIPE IN COLUMNS.

- RAINWATER GOOD FLAT REINFORCED CONCRETE ROOF (AND OTHER SLABS, WHERE APPLICABLE) TO BE FITTED WITH FULL-BORE DRAINAGE FITTINGS AND CONNECTED TO MIN 75 MM Ø.

- STORM WATER PIPES FROM ROOF ARE TO BE SEPARATE FROM OTHER STORM WATER PIPES TO BALCONIES, WALKWAYS AND OTHER SIMILAR AREAS.

- THE END SEALS OF PIPES TO CONNECT SEPARATELY TO THE STORM WATER ATTENUATION SYSTEM.

- MINIMUM OF 300 MM WIDE TRENCH DRAINS TO BE PROVIDED AT BASE OF SELECTED PAVES.

- MINIMUM OF 300 MM WIDE TRENCH DRAINS WITH GWS GRID ACROSS DRIVE WAY WITHIN PROPERTY BOUNDARY.

- 300 MM WIDE TRENCH DRAINS WITH GWS GRID AT BASE OF SELECTED PAVES.

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FACTURES FOR DISABLE PERSONS TO COMPLY WITH PART S:

- RAMPAGE TO COMPLY WITH PART S, CLAUSE 4.2.

- RAYS SHALL BE A MINIMUM OF 3500 MM WIDTH AND MINIMUM LENGTH OF 4500MM AND SHALL HAVE A LEVEL SURFACE.

- EXTERNAL AND INTERNAL RAMPAGE TO COMPLY WITH PART S, CLAUSE 4.4.

- MINIMUM CLEARANCE TO BE PROVIDED WITHIN THE BOUNDARY OF THE SITE.

- FLOOR OR GROUND SURFACES TO BE COMPLY WITH SANS 10400 PART S, CLAUSE 4.5.

- FLOORS NEED TO BE STABLE, FIRM AND SLIP RESISTANT UNDER WET CONDITIONS.

- CHANGE IN LEVELS AND THRESHOLDS TO BE LESS THAN 50MM IN HEIGHT.

- DOORWAYS AND DOORS TO COMPLY WITH PART S, CLAUSE 4.6.

- DOORWAYS MUST HAVE A MINIMUM CLEAR OPENING OF 750MM.

- MINIMUM ACCESS DIMENSION TO BE DETERMINED BY FIGURE 7 CLAUSE 4.6.1.3

- MINIMUM DISTANCE BETWEEN DOORS SHALL BE DETERMINED AS SHOWN IN FIGURE 9 AND 10 PART S, CLAUSE 4.6.1.5

- DOOR HANDLES TO BE HORIZONTALLY ALIGNED AND MUST COMPLY WITH