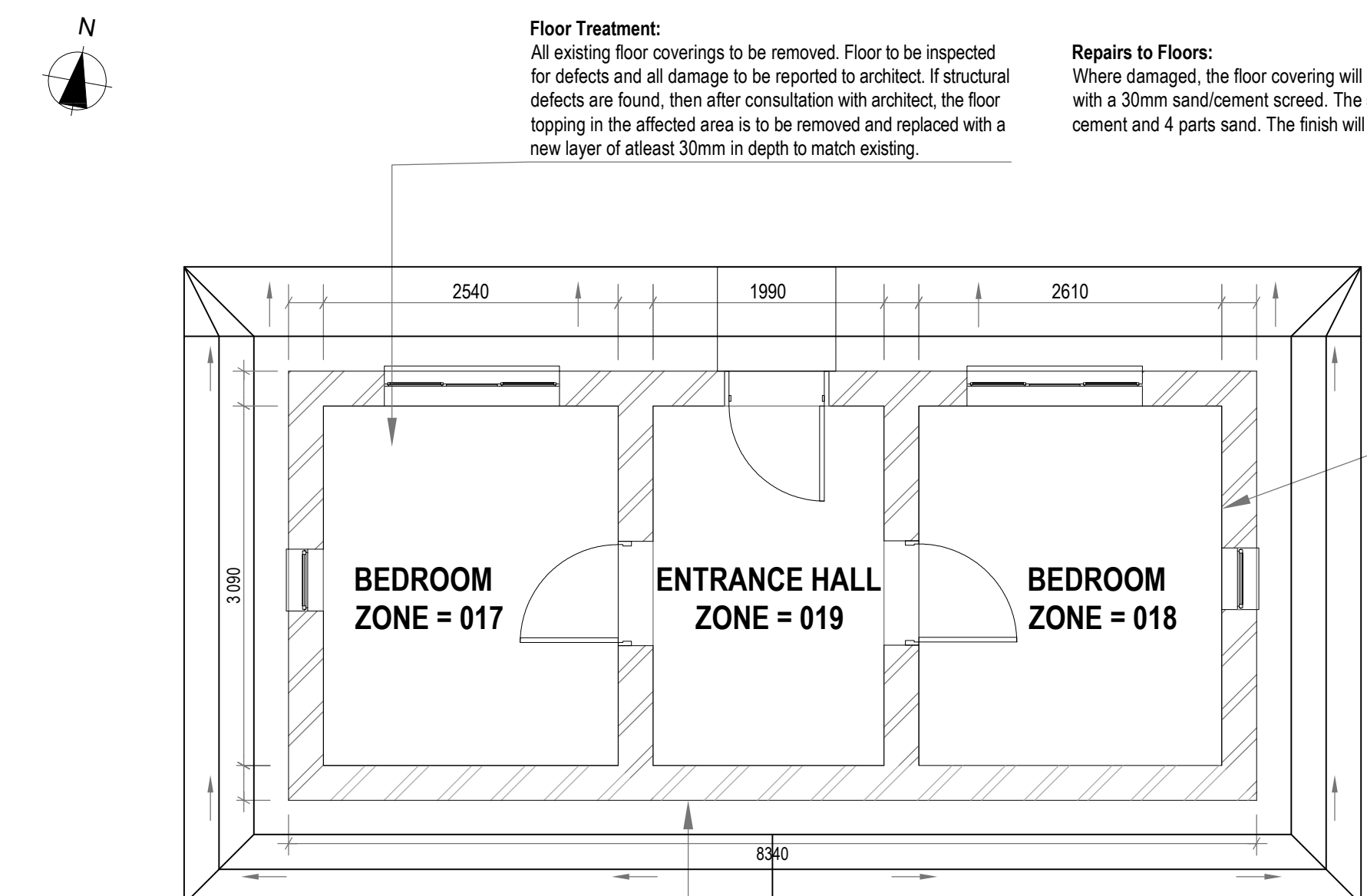


**ROOF PLAN**  
SCALE 1:50

**ROOF RESTORATION:**  
Carefully replace damaged and rotting roofing members with selected timber members to match existing. Architect and Engineer to be consulted on the selection of timber roofing members prior to erection. Corrugated iron roof to be carefully replaced with sheeting to match existing. Care to be taken as to not disturb the building integrity in any way. All jointing to be sealed to ensure water tightness. Gutter to be replaced with new gutter to match existing. Existing timber fascia to be replaced to match existing. Rough sawn timber fascia to be 152x38mm in size to match size of existing fascia. Purlins 76x50 S6 SA Pine. Rafters 114x38 and 152x38 S6 SA Pine to match existing sizes.



**FLOOR PLAN**  
SCALE 1:50

**Floor Treatment:**  
All existing floor coverings to be removed. Floor to be inspected for defects and all damage to be reported to architect. If structural defects are found, then after consultation with architect, the floor topping in the affected area is to be removed and replaced with a new layer of at least 30mm in depth to match existing.

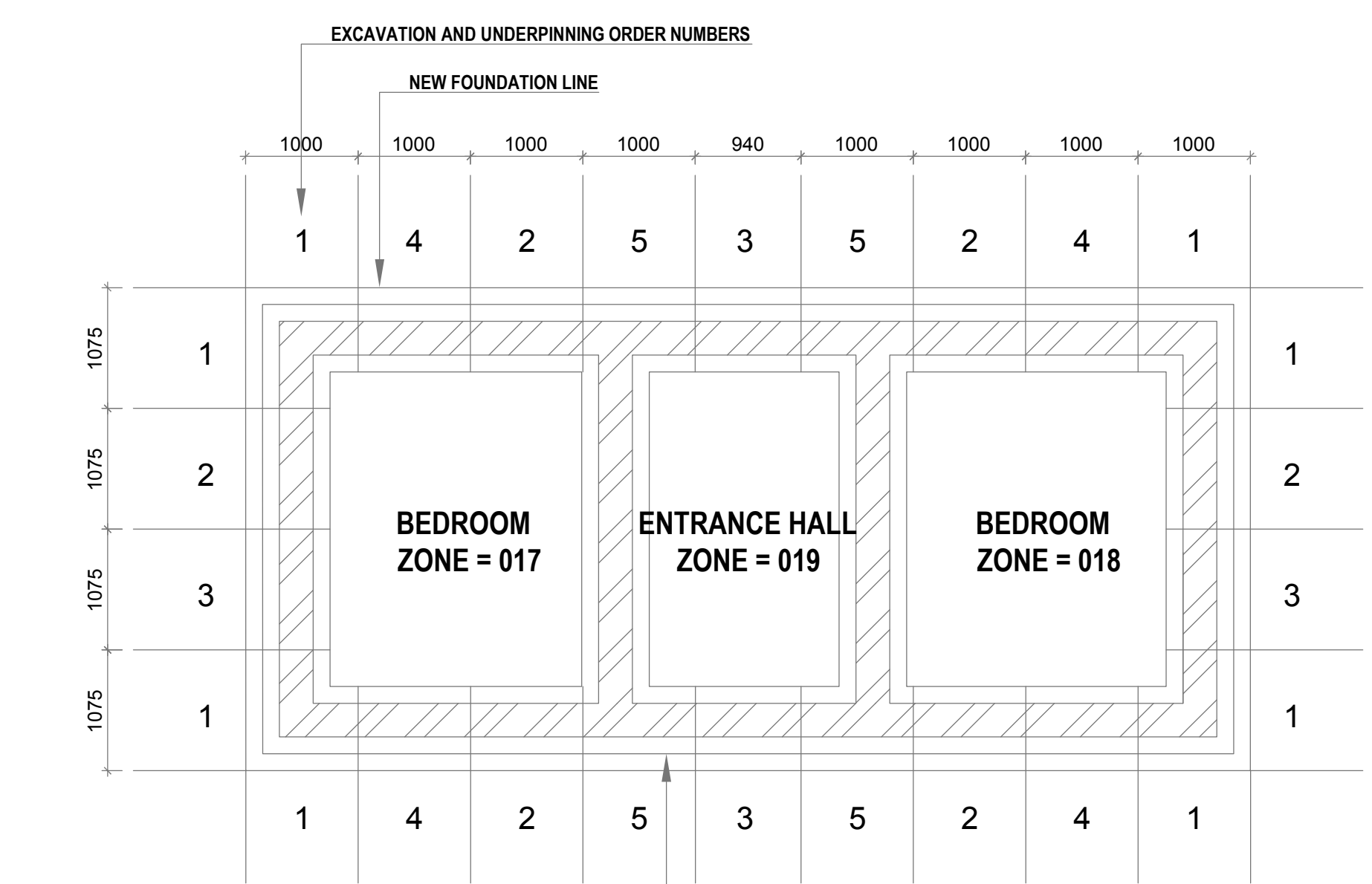
**Repairs to Floors:**  
Where damaged, the floor covering will be chipped back and refilled with a 30mm sand/cement screed. The screed will be mixed as 1 part cement and 4 parts sand. The finish will match existing.

**Interior:**  
Interior walls to be softly cleaned using sugar soap and steel wool. Furniture to be softly cleaned using sugar soap and steel wool.

**Repair to Walls:**  
1) Walls which exhibit plaster cracking only will have the plaster chipped back and re-plastered with a standard mortar mix of 1 part sand to 4 parts building sand.  
2) Walls which are cracked into the blocks will have the blocks removed and replaced. The mortar lines will have Y10mm reinforcement bars placed in them such that 500mm extends either side of the crack. Once fixed in the wall will be plastered as usual.

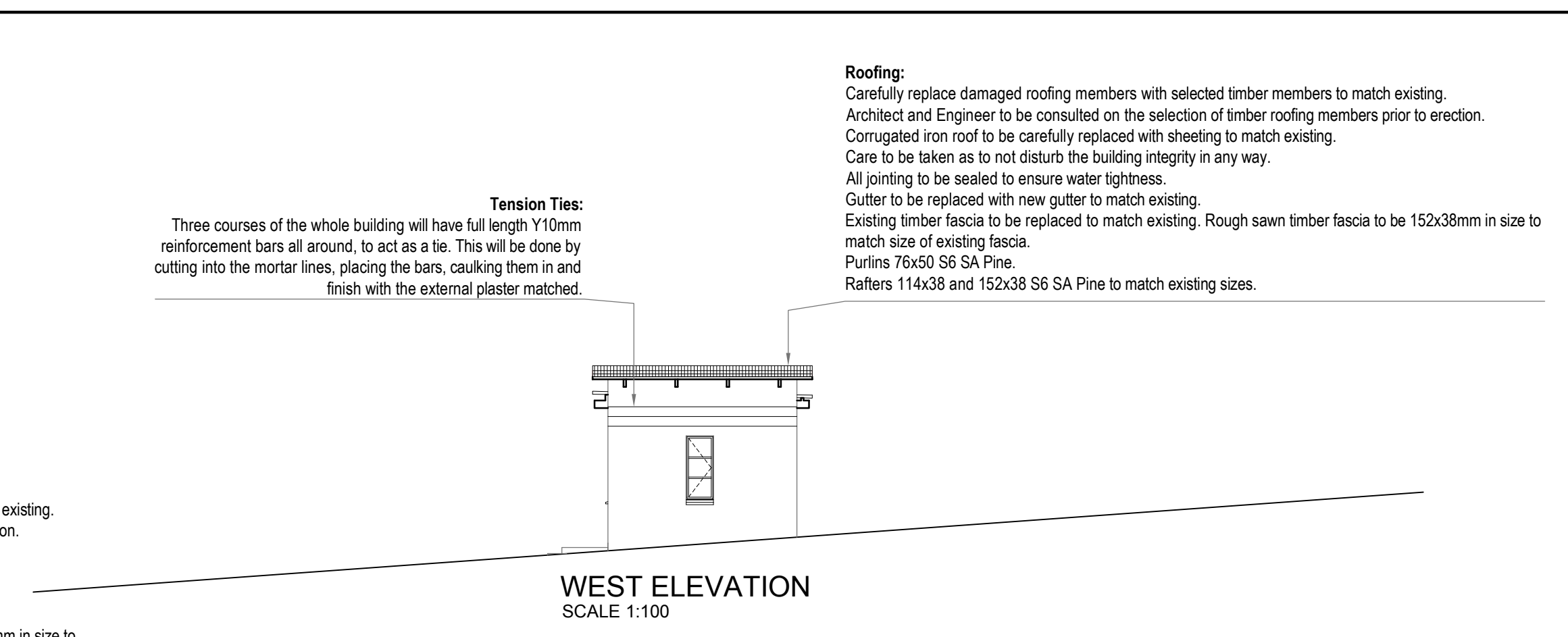
**Area around House:**  
Ground within 900 mm band of the building circumference to be dug out to a depth 120 mm and replaced 300 mm wide with 25MPa concrete benching and 2 rows of COMPACT CONCRETE GRASS BLOCKS sloped towards each other as Drainage channel.

**Existing Foundation:**  
Expose the existing foundations all around to confirm the structural integrity. Areas which exhibit stress or cracked will have to be underpinned. Use 20MPa concrete under the existing foundations where necessary to add support.



**FOUNDATION PLAN**  
SCALE 1:50

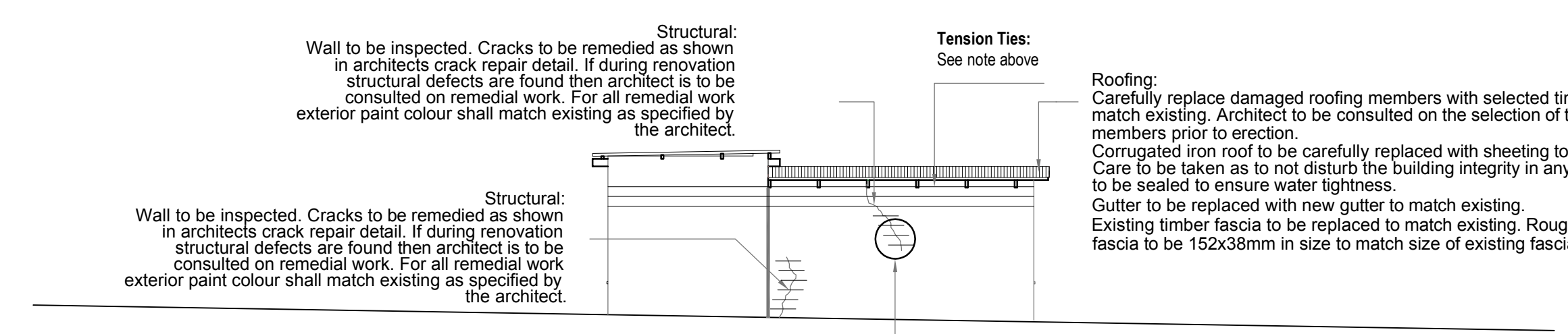
**METHODOLOGY FOR UNDERPINNING**  
1. EXCAVATE WHERE DAMAGED 250mm BELOW. IN NUMBER ORDER AS SHOWN ON PLAN.  
2. PLACE SOLID CONCRETE BRICKS AS PROPS AND PROP WALLS TO MAINTAIN BALANCE.  
3. CAST 25MPa CONCRETE TO UNDERSIDE OF EXISTING BASE AND UP TO 100mm HIGHER THAN THE NEW BASE TO PREVENT SHRINKAGE.  
4. THIS IS TO BE DONE ALL ROUND IN NUMBER ORDER.



**WEST ELEVATION**  
SCALE 1:100

**Tension Ties:**  
Three courses of the whole building will have full length Y10mm reinforcement bars all around, to act as a tie. This will be done by cutting into the mortar lines, placing the bars, caulking them in and finish with the external plaster matched.

**Roofing:**  
Carefully replace damaged roofing members with selected timber members to match existing. Architect and Engineer to be consulted on the selection of timber roofing members prior to erection. Corrugated iron roof to be carefully replaced with sheeting to match existing. Care to be taken as to not disturb the building integrity in any way. All jointing to be sealed to ensure water tightness. Gutter to be replaced with new gutter to match existing. Existing timber fascia to be replaced to match existing. Rough sawn timber fascia to be 152x38mm in size to match size of existing fascia. Purlins 76x50 S6 SA Pine. Rafters 114x38 and 152x38 S6 SA Pine to match existing sizes.

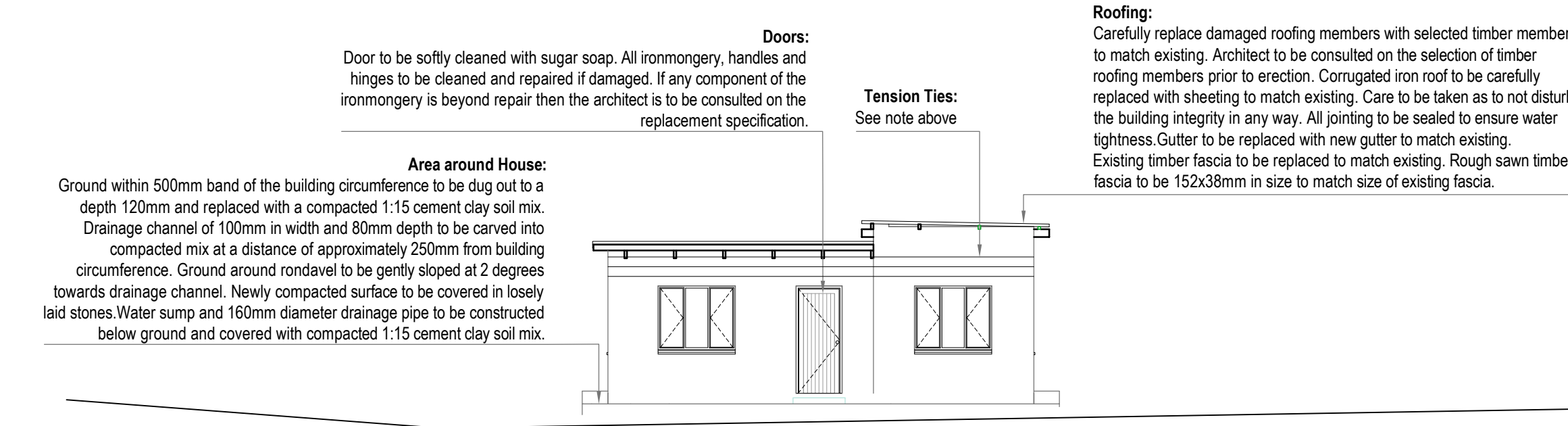


**SOUTH ELEVATION**  
SCALE 1:100

**Structural:**  
Wall to be inspected. Cracks to be remedied as shown in architects crack repair detail. If during renovation structural defects are found then architect is to be consulted on remedial work. For all remedial work exterior paint colour shall match existing as specified by the architect.

**Tension Ties:**  
See note above

**Roofing:**  
Carefully replace damaged roofing members with selected timber members to match existing. Architect to be consulted on the selection of timber roofing members prior to erection. Corrugated iron roof to be carefully replaced with sheeting to match existing. Care to be taken as to not disturb the building integrity in any way. All jointing to be sealed to ensure water tightness. Gutter to be replaced with new gutter to match existing. Existing timber fascia to be replaced to match existing. Rough sawn timber fascia to be 152x38mm in size to match size of existing fascia.

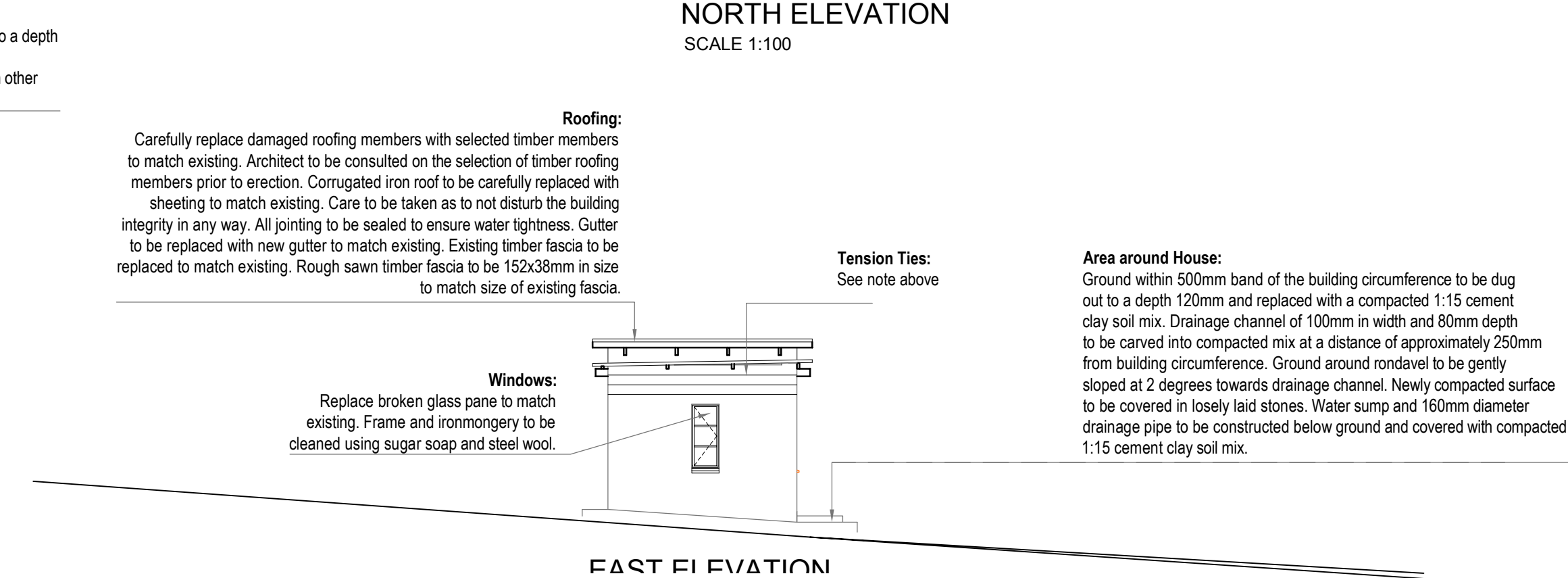


**NORTH ELEVATION**  
SCALE 1:100

**Doors:**  
Door to be softly cleaned with sugar soap. All ironmongery, handles and hinges to be cleaned and repaired if damaged. If any component of the ironmongery is beyond repair then the architect is to be consulted on the replacement specification.

**Tension Ties:**  
See note above

**Roofing:**  
Carefully replace damaged roofing members with selected timber members to match existing. Architect to be consulted on the selection of timber roofing members prior to erection. Corrugated iron roof to be carefully replaced with sheeting to match existing. Care to be taken as to not disturb the building integrity in any way. All jointing to be sealed to ensure water tightness. Gutter to be replaced with new gutter to match existing. Existing timber fascia to be replaced to match existing. Rough sawn timber fascia to be 152x38mm in size to match size of existing fascia.

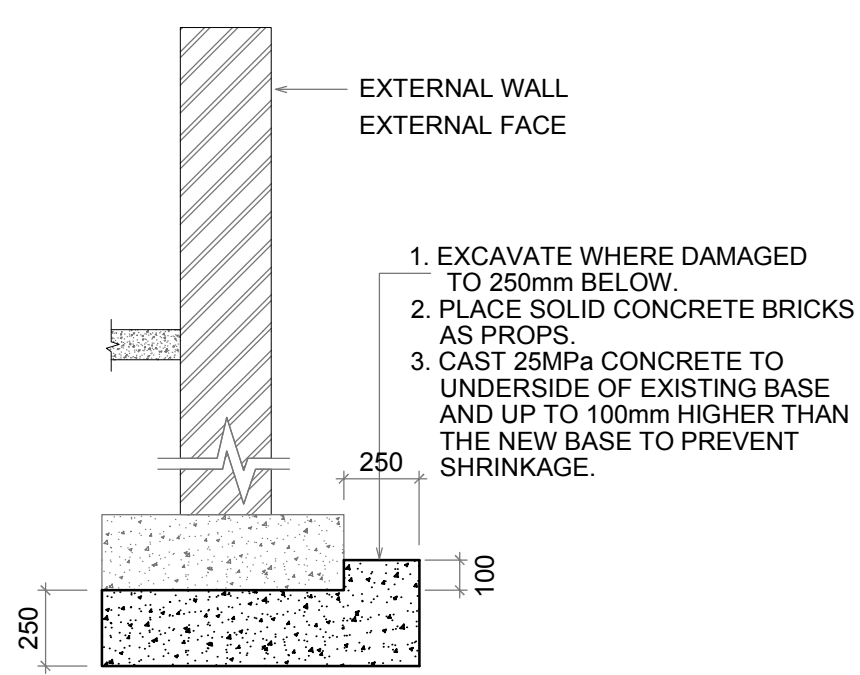


**EAST ELEVATION**

**Roofing:**  
Carefully replace damaged roofing members with selected timber members to match existing. Architect to be consulted on the selection of timber roofing members prior to erection. Corrugated iron roof to be carefully replaced with sheeting to match existing. Care to be taken as to not disturb the building integrity in any way. All jointing to be sealed to ensure water tightness. Gutter to be replaced with new gutter to match existing. Existing timber fascia to be replaced to match existing. Rough sawn timber fascia to be 152x38mm in size to match size of existing fascia.

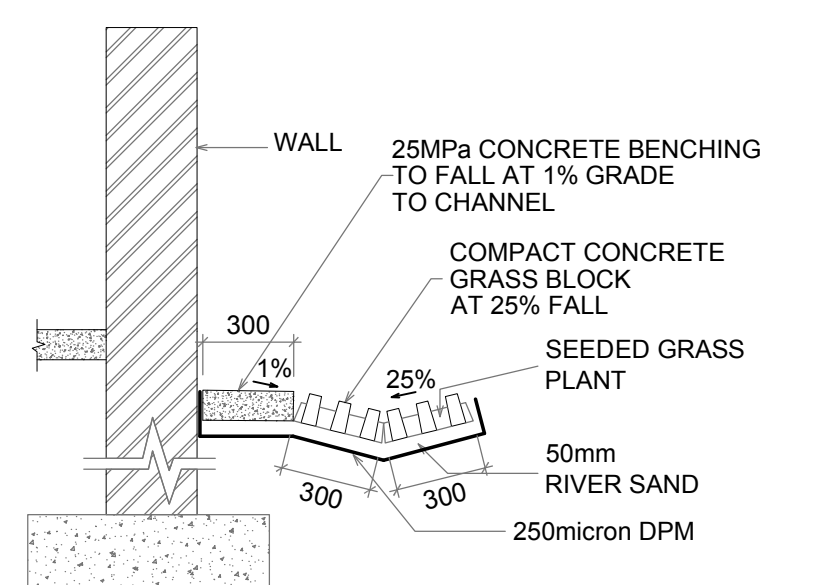
**Area around House:**  
Ground within 500mm band of the building circumference to be dug out to a depth 120mm and replaced with a compacted 1:15 cement clay soil mix. Drainage channel of 100mm in width and 80mm depth to be carved into compacted mix at a distance of approximately 250mm from building circumference. Ground around ravel to be gently sloped at 2 degrees towards drainage channel. Newly compacted surface to be covered in loosely laid stones. Water sump and 160mm diameter drainage pipe to be constructed below ground and covered with compacted 1:15 cement clay soil mix.

**Area around House:**  
Ground within 500mm band of the building circumference to be dug out to a depth 120mm and replaced with a compacted 1:15 cement clay soil mix. Drainage channel of 100mm in width and 80mm depth to be carved into compacted mix at a distance of approximately 250mm from building circumference. Ground around ravel to be gently sloped at 2 degrees towards drainage channel. Newly compacted surface to be covered in loosely laid stones. Water sump and 160mm diameter drainage pipe to be constructed below ground and covered with compacted 1:15 cement clay soil mix.



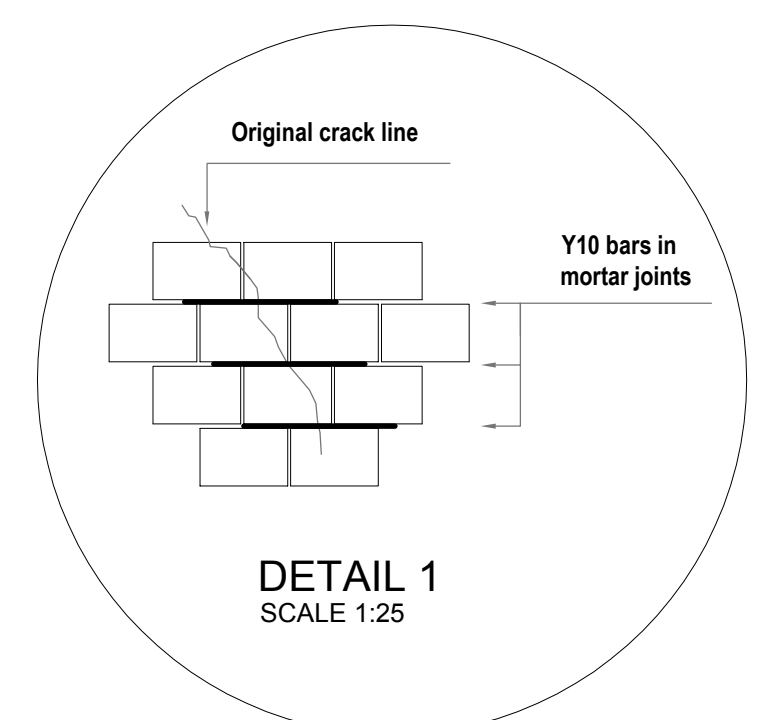
**UNDERPINNING DETAIL**  
SCALE 1:25

1. EXCAVATE WHERE DAMAGED TO 250mm BELOW.  
2. PLACE SOLID CONCRETE BRICKS AS PROPS.  
3. CAST 25MPa CONCRETE TO UNDERSIDE OF EXISTING BASE AND UP TO 100mm HIGHER THAN THE NEW BASE TO PREVENT SHRINKAGE.



**CHANNEL DETAIL**  
SCALE 1:25

**Windows:**  
Replace broken glass pane to match existing. Frame and ironmongery to be cleaned using sugar soap and steel wool.



**DETAIL 1**  
SCALE 1:25

**KEY PLAN**

CONSULTANTS	DRAWN	CHECKED
ARCHITECTURAL		
CIVIL		
ELECTRICAL		
MECHANICAL		
STRUCTURAL		
SURVEY		

Stamped by plans approval committee

**REVISIONS**

Rev. no.	Date	Description	Rev. by
01	2013/06/04	ISSUED FOR INFORMATION	SK
01	2013/03/11	ISSUED FOR INFORMATION	SK
00	2013/02/11	ISSUED FOR INFORMATION	NL

Checked by consultant

Name \_\_\_\_\_

Signature \_\_\_\_\_ Date \_\_\_\_\_

Checked by project leader

Implementing Agent:



Site description: OR TAMBO MEMORIAL SITE  
BIZANA MBIZANA  
EASTERN CAPE



Project:  
**O.R. TAMBO HOMESTEAD**

Drawing title:  
**TWO BEDROOM DWELLING FLOOR PLAN & ELEVATIONS RESTORATION CONSTRUCTION DETAIL**

Institution No. \_\_\_\_\_ Cod file name: ORTH-100 TWO BEDROOM DWELLING

Drawn	NL	Date	FEB 2013
<b>AS SHOWN</b>			
Consultant Dwg. No.	1200079/100/STR/100	REVISION	02
DOW Dwg. No.		REVISION	

**ISSUED FOR INFORMATION**