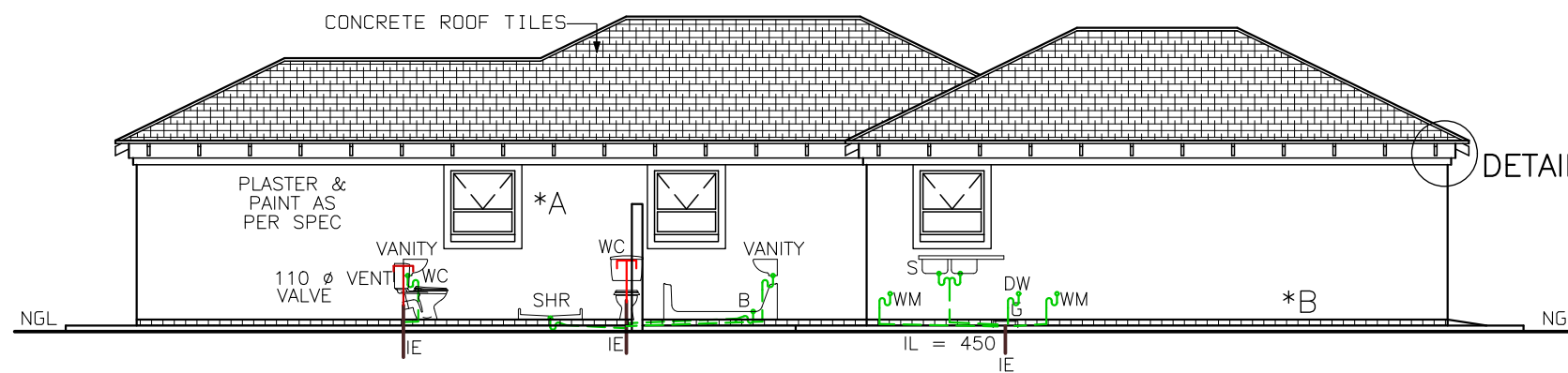




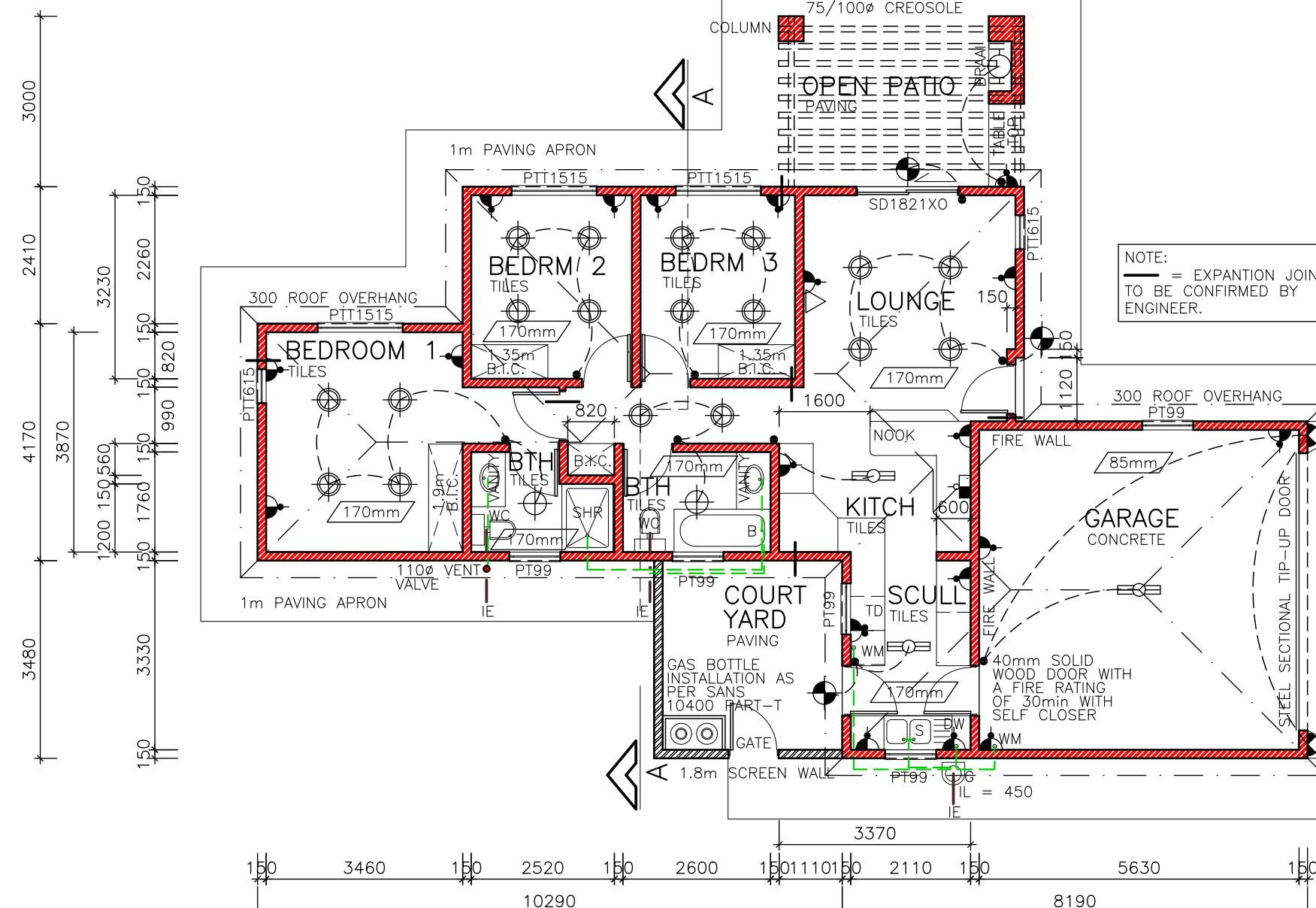
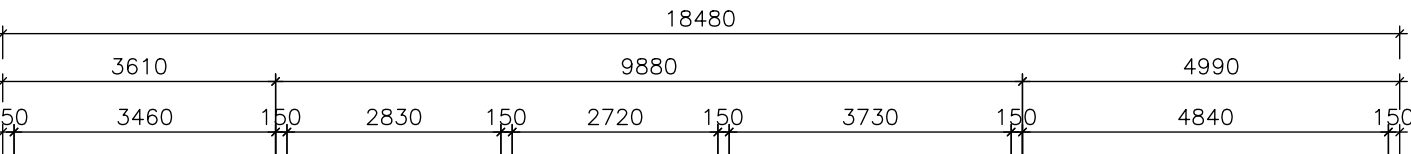
ELEVATION 1:100



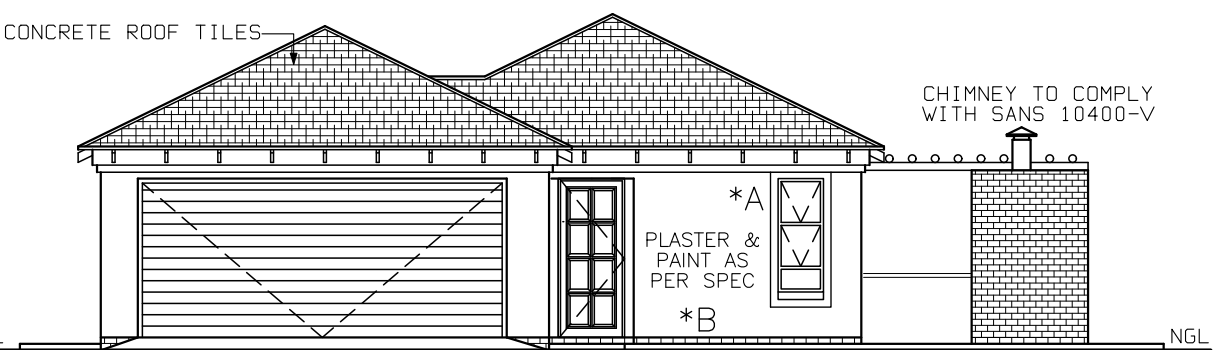
ELEVATION 1:100

50mm Ø WASTE WATER PIPES  
SEWER FALL TO BE  
1 : 60 MIN AND 1 : 40 MAX

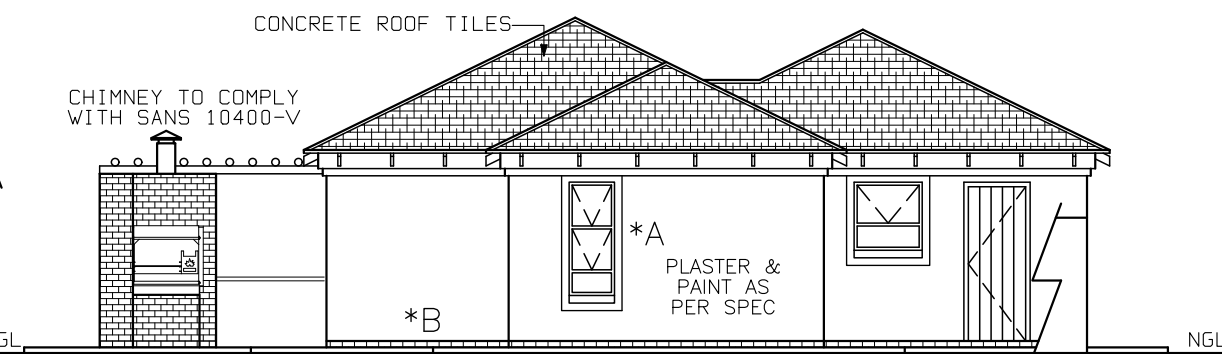
\*A 100mm PLASTER BANDS  
AROUND WINDOWS.  
ALL TO COMPLY  
WITH SABS 0137



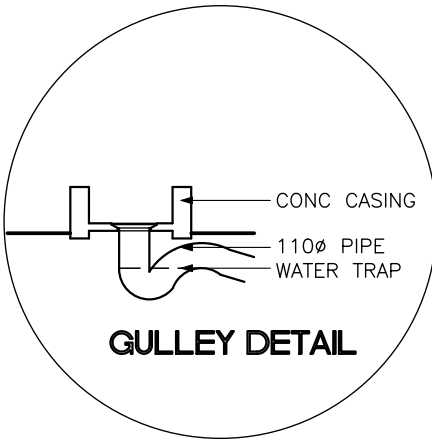
FLOOR PLAN SCALE 1:100



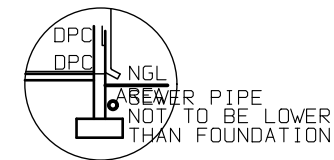
ELEVATION 1:100



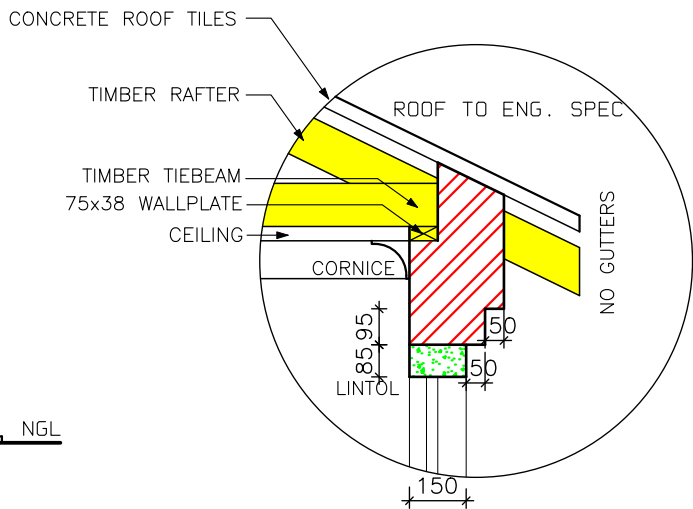
ELEVATION 1:100



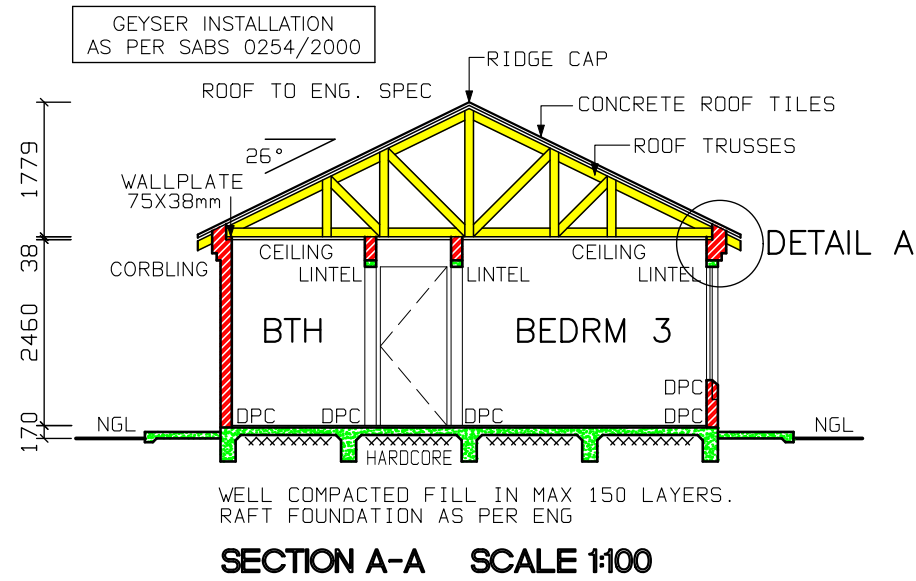
GULLY DETAIL



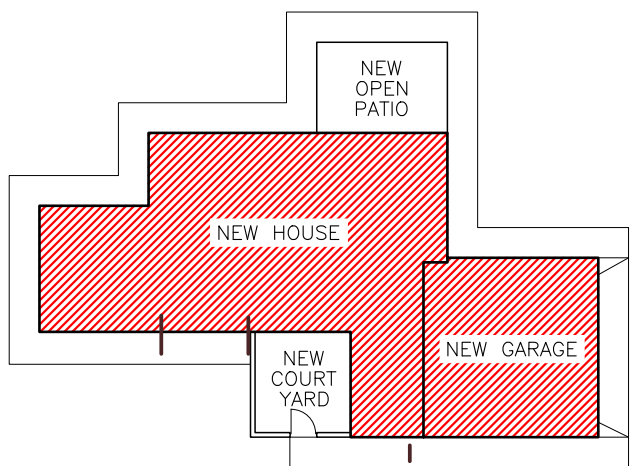
SEWER SECTION 1:100



DETAIL A SCALE: 1:20



SECTION A-A SCALE 1:100



SITE PLAN SCALE 1:250

## NOTES

1. THE DEVELOPER RESERVES THE RIGHT TO ADAPT AND ADJUST ALL LEVELS ON SITE
2. ALL DIMENSIONS MUST BE VERIFIED
3. ALL GLAZING TO COMPLY WITH SECTION N OF SABS 0400 IN ACCORDANCE WITH SABS 0137.WINDOW AREAS TO BE 10% OF FLOOR AREA
4. D.P.C.UNDER ALL WINDOWS, WALLS & FLOORS
5. ALL TO COMPLY WITH NBR. AND THE MUNICI= PALITY BY-LAWS
6. ALL MATERIALS TO MANUFACTURERS SPEC'S & ALL FINISHES IN ACCORDANCE WITH DEVELOPERS SPEC.
7. PLAN TO BE CHECKED BY DEVELOPER PRIOR TO CITY COUNCIL SUBMISSION AND CONSTRUCTION ANY DISCREPANCIES TO BE BROUGHT TO THE AUTHOR'S NOTICE
8. **ROOF CONSTRUCTION**  
CONCRETE ROOF TILES (ROOF COVERING TYPE B)ON 38X38mm BATTENS (BATTENS TO BE AT MAX 380mm) TO MANUFACTURERS SPACING ON 114X38mm RAFTERS, POSTS & STRUTS AND 152X38 TIE BEAMS AT 750mm MAX SPACING ON 75X38mm WALL PLATES VALLEYS TO BE MITERED WITH GALVANISED SHEET METAL WITH FLASHINGS VALLEY GUTTER UNDERNEATH.RIDGES & HIPS TO COMPRISE OF STANDARD RIDGE TILE BEDDED IN MOTAR
9. 170mm FIBRE CEMENT FASCIA BOARDS WITH G.S.I. RINOBORD CEILING ON 38X38mm BRANDING. 2X4mm WIRE ROOF TIES @ 300mm DEEP AT 750mm CENTERS
10. PREFABRICATED TRUSSES ENG DESIGN TO SABS0160 & SABS0136.TIMBER AS SPECIFIED IS GRD 5
11. IE'S TO ALL BENDS, JUNCTIONS & CHANGE OF DIRECTION LAST TO HAVE MARKED GROUND COVERS
12. DRAIN PASSING UNDER BUILDING TO BE PROTECTED AGAINST LOAD. ALL DRAINS TO COMPLY WITH NBR RE-SEAL TRAPS TO ALL WASTE FITTINGS (ACCESSIBLE FOR REPAIR AND MAINTENANCE)
13. WASTE PIPES EXCEEDING 6m TO BE VENTED
14. GRADIENT OF DRAINS TO BE 1:60 FALL MINIMUM TO 1:40 MAXIMUM. INVERT LEVEL TO BE 450mm
15. ALL TRAPS TO WASTE FITTINGS ON A ONE PIPE SYSTEM TO BE FITTED WITH VENT VALVE'S
16. SP - 110Ø PVC PIPE  
WP - 50Ø WASTE WATER PIPE  
VENT - 110Ø 2 WAY VENT VALVE
17. **WINDOWS AND DOORS**  
STANDARD RESIDENTIAL ALUMINIUM WINDOW FRAMES. ALL DOORS & LOCKS TO SPEC

## ELECTRICAL

- |                            |                                  |
|----------------------------|----------------------------------|
| CEILING LIGHT              | STOVE CONNECTION                 |
| WATERTIGHT LIGHT           | DISTRIBUTION BOARD               |
| 30 amp WALL PLUG           | 5 amp LIGHT SWITCH               |
| 30 amp DOUBLE PLUG         | FLUORESCENT LIGHT                |
| RECESSED DOWNLIGHTER       | TV POINT                         |
| HEAT RESISTANT BRAAI LIGHT | WATERTIGHT WALL-MOUNTED BULKHEAD |



TEL (012) 653-8080  
FAX (012) 653-8049

PROJECT  
NEW HOUSE FOR XXXXXXXXXXXX  
ON STD XXXX

DRAWING TITLE  
FLOOR PLANS, SITE PLAN,  
ELEVATIONS & DETAILS

AREA	86.63m²
HOUSE	34.16m²
GARAGE	12.96m²
OPEN PATIO	11.52m²
COURT YARD	120.79m²
<b>TOTAL COVERED</b>	<b>120.79m²</b>
STAND	####
COVERAGE	####
F.A.R	####

ARCHITECTURAL & PROJECT SERVICES	J.A. VENTER PR ARCH TECH SACAP NR: T0547	DRAWN P H S	SCALE AS SHOWN
tel: (011) 486 2602 fax: 086 684 6864		DATE 14/08/24	REV:0
		HOUSE TYPE	MDV 121 BR PATIO (21)