



GENERAL NOTES:
 Attention is drawn to section 4 of the national Building Regulations Act 1977 which provides that no work must commence until plans have been approved or written permission has been obtained. The designer accepts no responsibility for any work completed prior to plan approval. This drawing is not to be scaled - figured dimensions only to be used.
 All levels and dimensions to be checked on site before putting any work in hand.
 Any discrepancies to be reported to the designer immediately.
 Builders specifications to comply with the National Building Regulations.

DRAINAGE NOTES:
 E.L.10 at bends and junctions.
 E.L.10 to have suitable covers at ground level.
 Waste fittings to have reveal traps.
 All waste fitting traps on one pipe system to be fitted with vent valves.
 No drainage bends or junctions in or under slabs.
 Soil pipes passing under buildings to be protected from loads.
 100mm - 0320 mm - 0320 mm - 0320 mm - 0320 mm - 1000 mm
 Drainage to comply with part F of the NBR.

FLOOR NOTES:
 Specified floor finish on 25mm screed on 100 mm concrete surface bed on well compacted fill.
 DPC below all walls and cills.
 Vertical DPC at all changes in floor level.
 Floor level to be min. 170mm above ground level.
 Floor to comply with Part J of the NBR.

ROOF NOTES:
 25° PITCH
 Concrete roof tiles on 38 x 38 mm battens on 152 x 38 mm grade 6 tie beams and rafters on Roof trusses to comply with Part K of the NBR.
 114 x 38 mm wallplates.
 6 x 32 mm ceiling bracing and ceiling.
 Trusses to be designed by roof specialist.

ENGINEER:
 Entire structural system by structural Engineer
 Foundations, I.T. concrete slabs to engineer details

ELECTRICAL LEGEND

SYM	DESCRIPTION	REQD.
⊗	CEILING LIGHT POINT	12
⊗	EXTERNAL WALL LIGHT	3
⊗	LIGHT SWITCH - ONE WAY	
TV	TELEVISION POINT	1
T	TELEPHONE POINT	2
IC	INTERCOM	1
ISO	ISOLATOR STOVE SWITCH	1
DB	DISTRIBUTION BOARD	1
Δ	SINGLE P/P	12
Δ	DOUBLE P/P	3
⊙	POWER POINT FOR GEYSERS	1

WINDOW SCHEDULE

W No	WINDOW SIZE	LOCATION	9	10
W1	545 X 300	GW/C	1	1
W2	545 X 900	EN-SUITE	1	1
W3	1045 X 900	BATHROOM	1	1
W4	1545 X 900	KITCHEN	1	1
W5	1545 X 1200	BEDROOM 3	1	1
W6	545 X 1500	BED 1, LOUNGE	1	2
W7	1545 X 1500	DININGRM, BEDROOM 2	2	2
W8	2045 X 1500	LOUNGE	1	1
W9	1045 X 2100F	STAIRWELL	1	1
W10	2100 S/D	BEDROOM 1	1	1

UNIT 9	UNIT 10
GROUND FLOOR 60.8m ²	GROUND FLOOR 60.8m ²
FIRST FLOOR 60.8 m ²	FIRST FLOOR 60.8 m ²
GARAGE 20.0 m ²	GARAGE 20.0 m ²
CARPORT 18.0 m ²	CARPORT 18.0 m ²
TOTAL 159.6 m²	TOTAL 159.6 m²

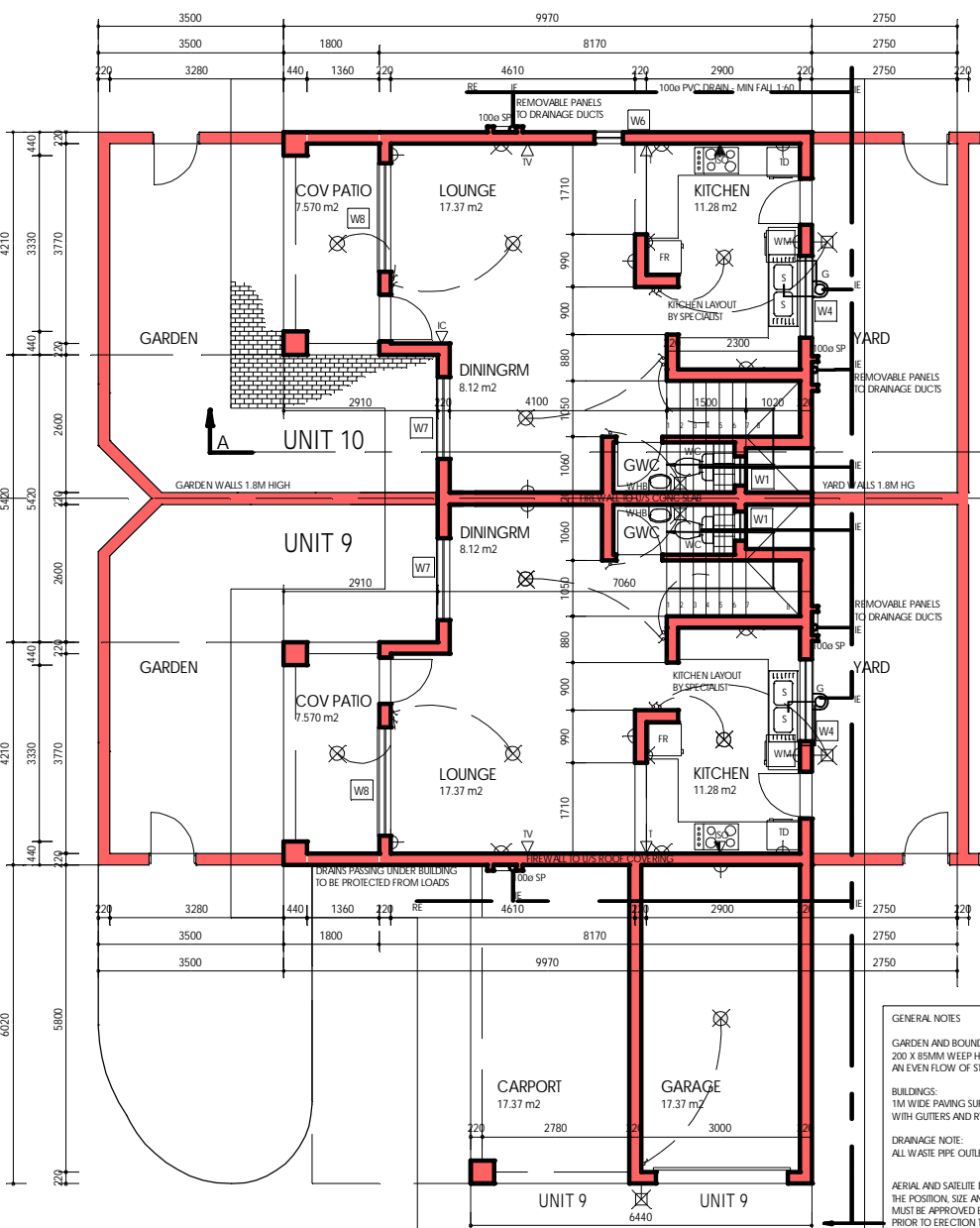
UNIT 9 & 10

PROPOSED NEW SECTIONAL TITLE TOWNHOUSE DEVELOPMENT ON ERF 3, HELDERWYK FOR MNANDI PROPERTY DEV

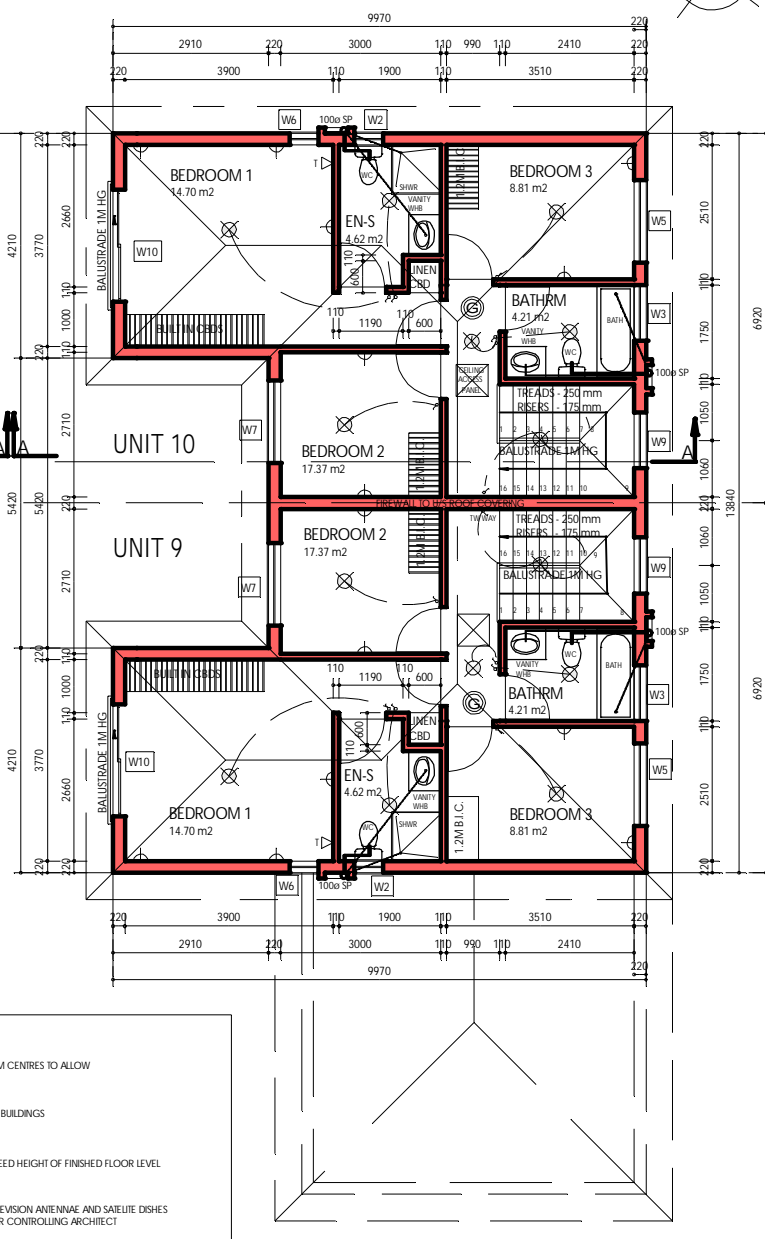
owner's signature: _____
 Date - OCT 2010 Drawn - EILEEN
 Scale - 1:50 / 1:100 Dwg No - 2/10 / 3/9w

Eileen P Loftus
 (Incorporated in South Africa) - Reg No 59028

 P.O. BOX 1783 Glenvista 2028 Tel: 011 662-3000 Fax: 011 662-3001



GENERAL NOTES
 GARDEN AND BOUNDARY WALLS:
 200 X 80MM WEEP HOLES AT MAX 5M CENTRES TO ALLOW AN EVEN FLOW OF STORMWATER.
 BUILDINGS:
 1M WIDE PAVING SURROUND TO ALL BUILDINGS WITH GUTTERS AND RW/DPS.
 DRAINAGE NOTE:
 ALL WASTE PIPE OUTLETS NOT TO EXCEED HEIGHT OF FINISHED FLOOR LEVEL.
 AERIAL AND SATELLITE DISH NOTES:
 THE POSITION, SIZE AND SITING OF TELEVISION ANTENNAE AND SATELLITE DISHS MUST BE APPROVED BY THE SELLER OR CONTROLLING ARCHITECT PRIOR TO ERECTION THEREOF.
 ANTENNAE MUST BE INSTALLED INSIDE THE ROOF AS PER HELDERWYK ARCHITECTURAL GUIDELINES CLAUSE 16.1



FIRST STOREY PLAN
 SCALE 1:50

GROUND STOREY PLAN
 SCALE 1:50

ENTIRE STRUCTURAL SYSTEM BY STRUCTURAL ENGINEER
 Structural Engineer