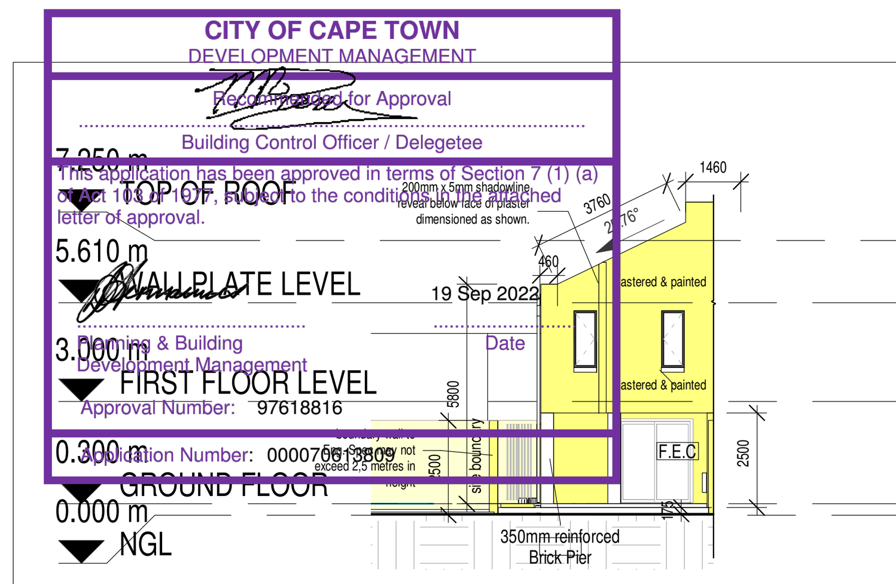
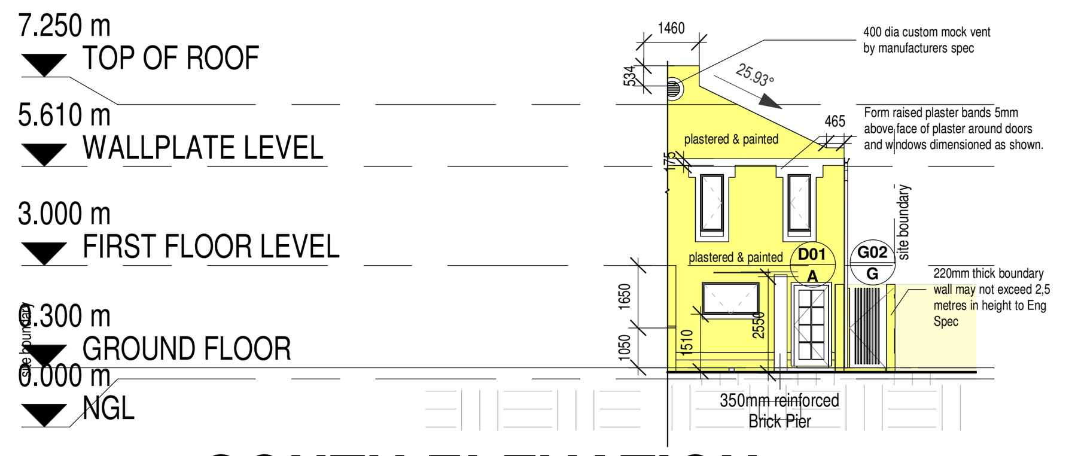
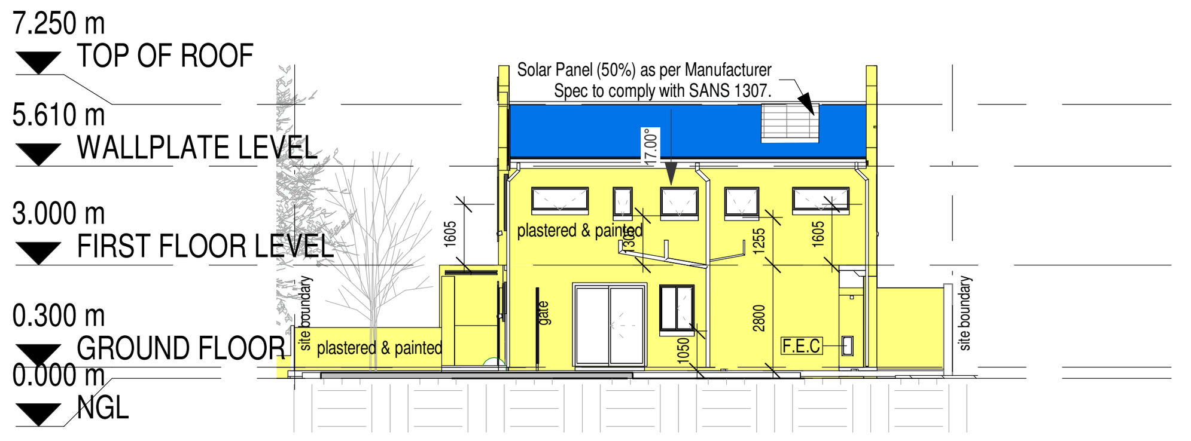


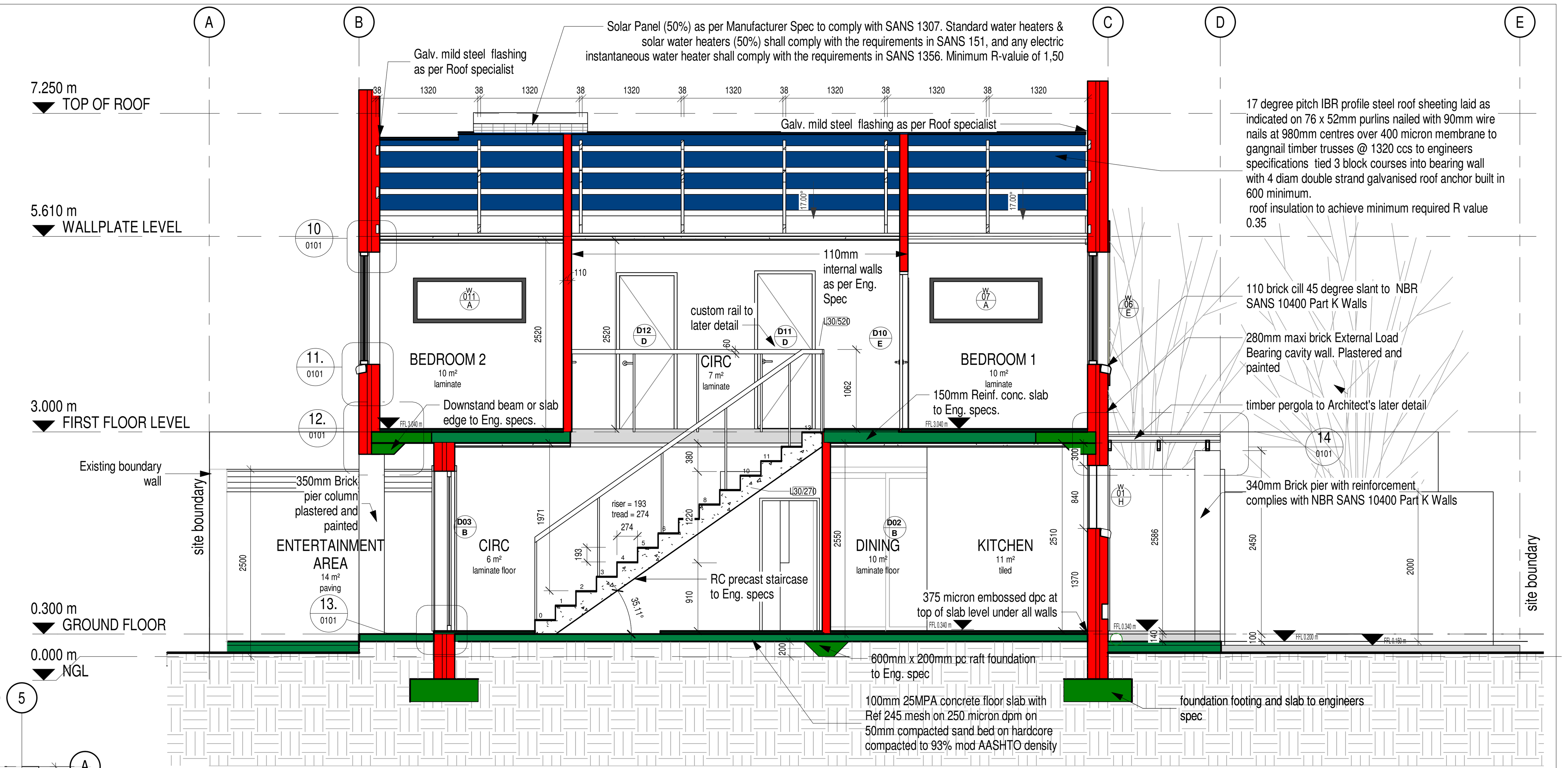
01 **NORTH ELEVATION**
1 : 200



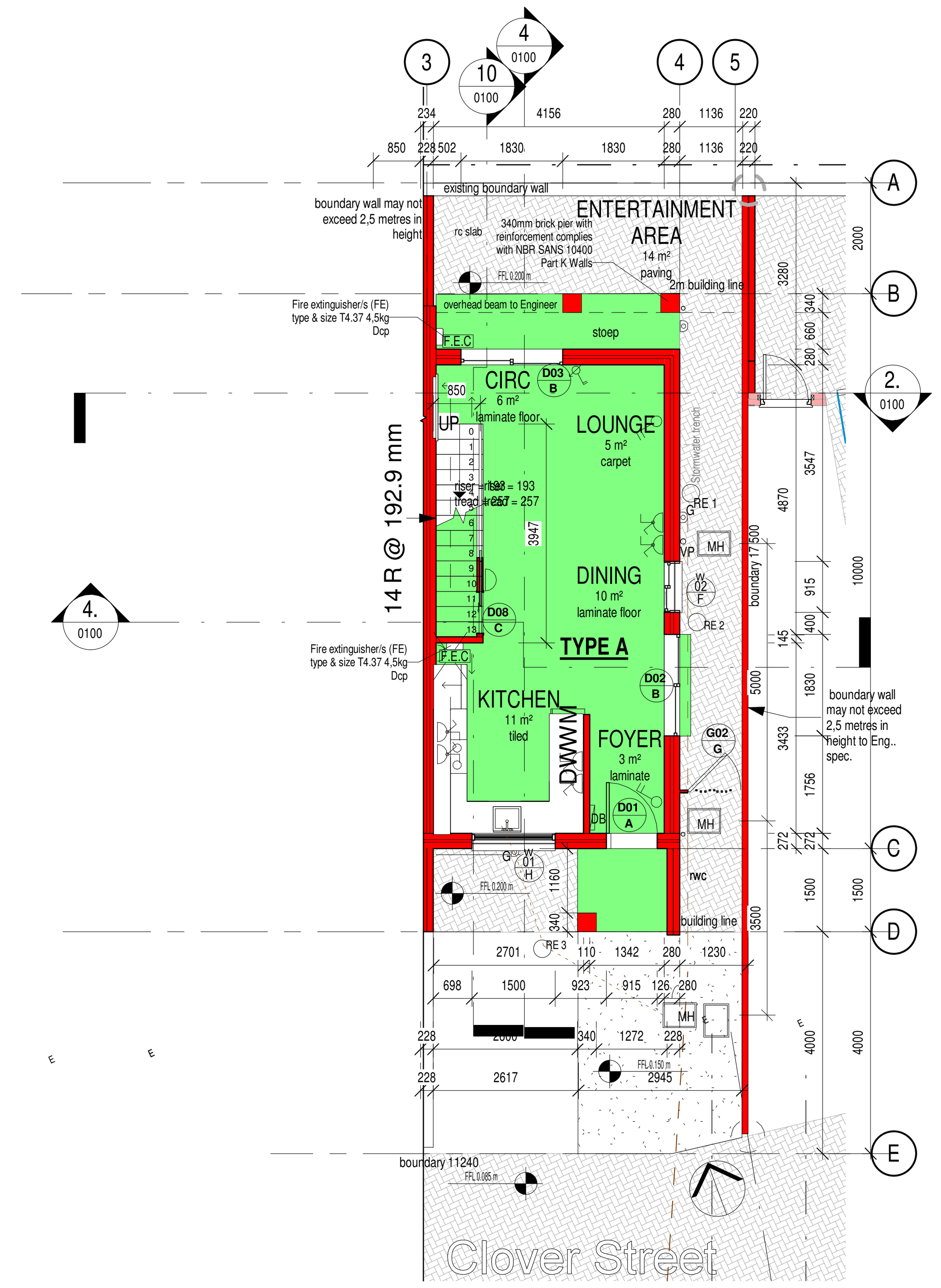
02 **SOUTH ELEVATION**
1 : 200



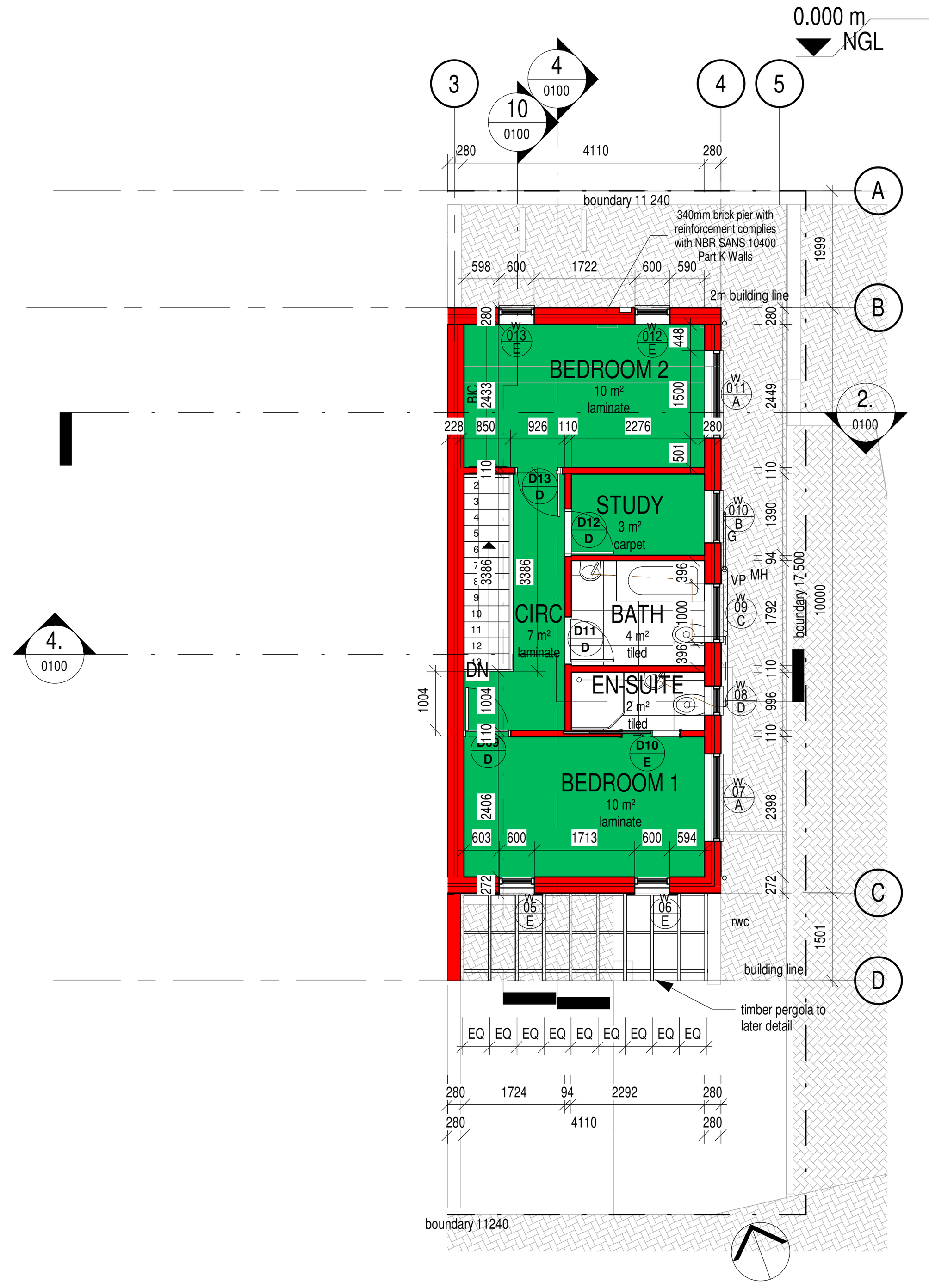
3 **EAST ELEVATION**
1 : 200



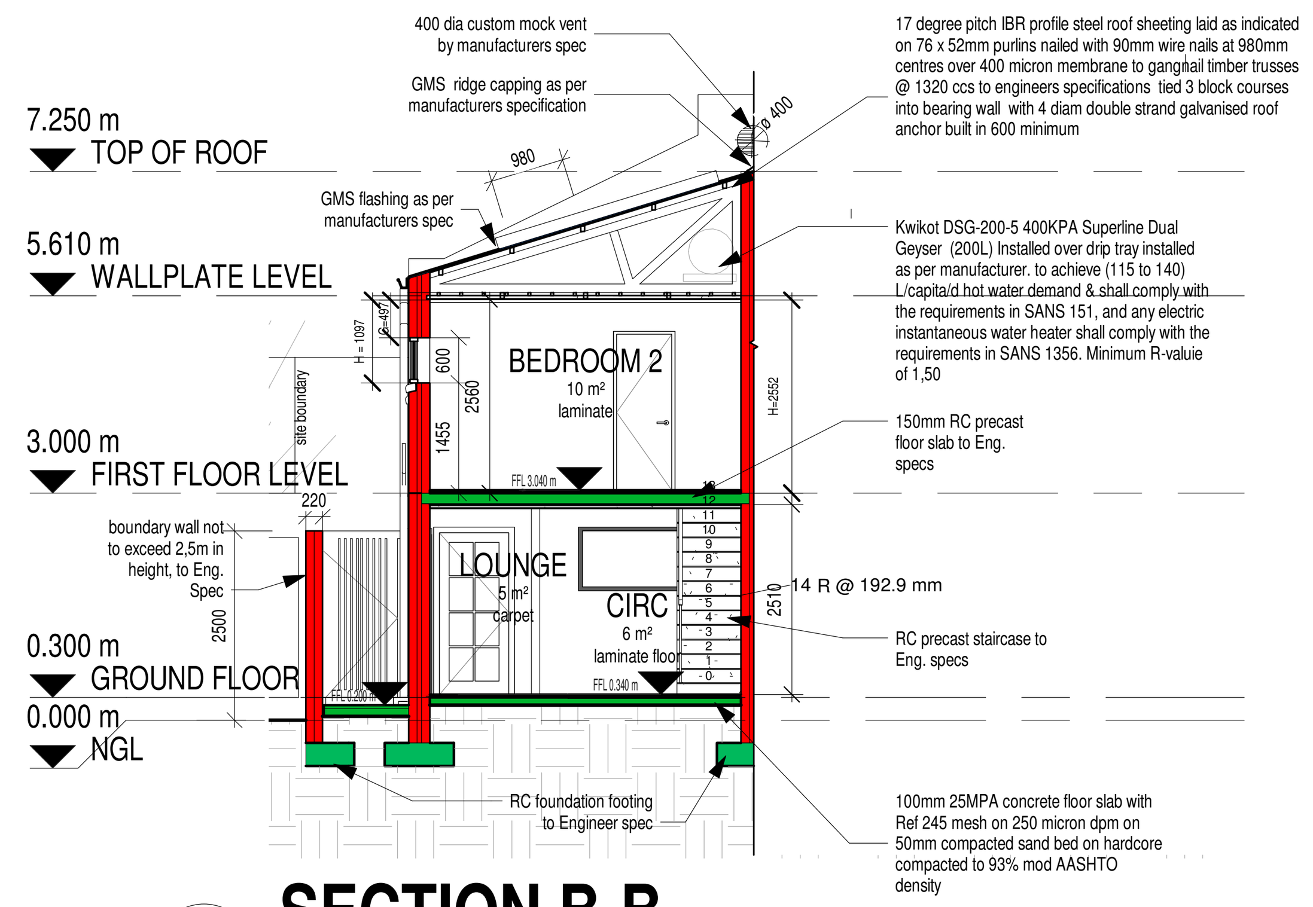
10 **SECTION A-A_UNIT 1**
0100 1 : 50



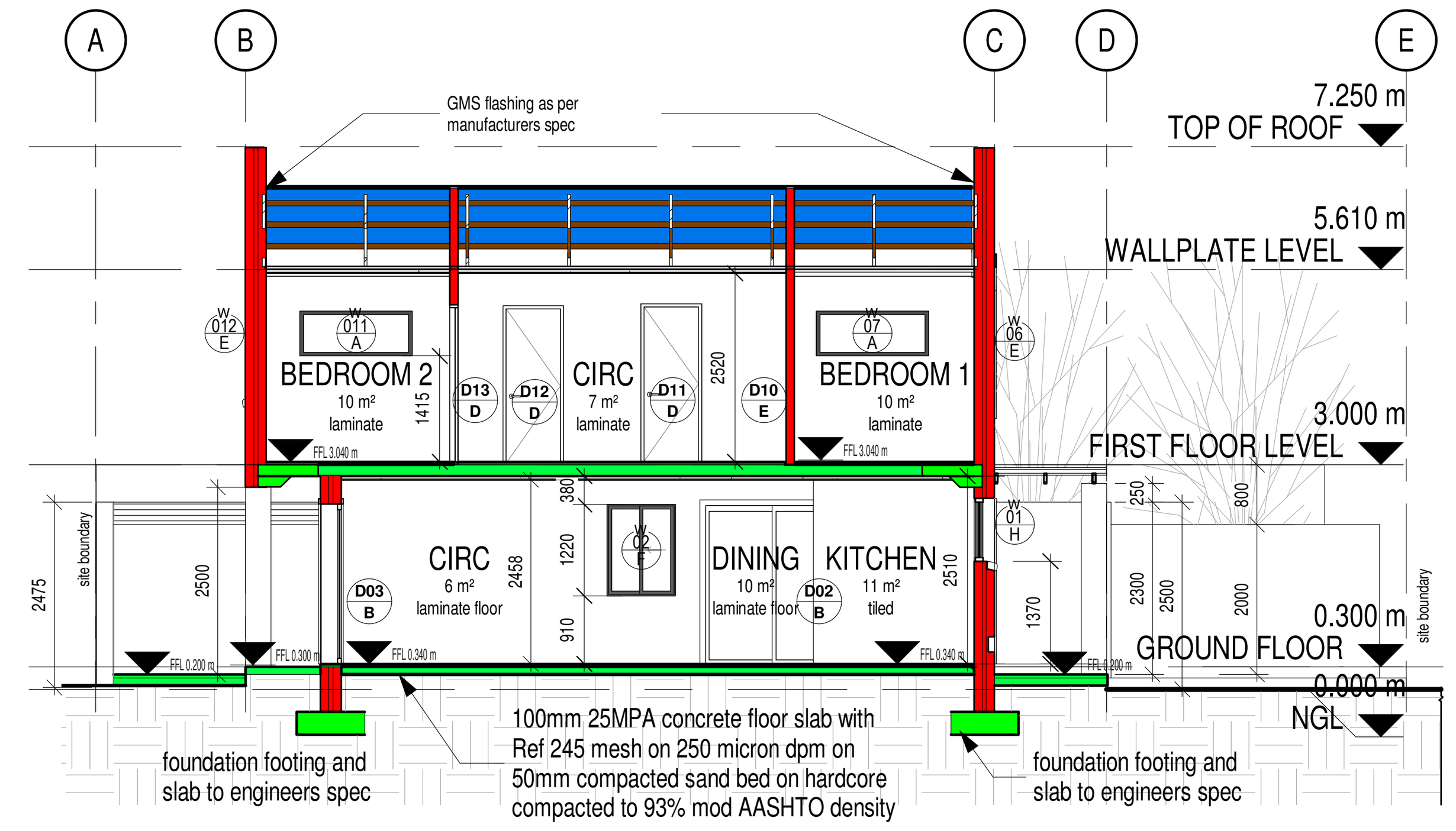
1 **GROUND FLOOR**
0100 1 : 100



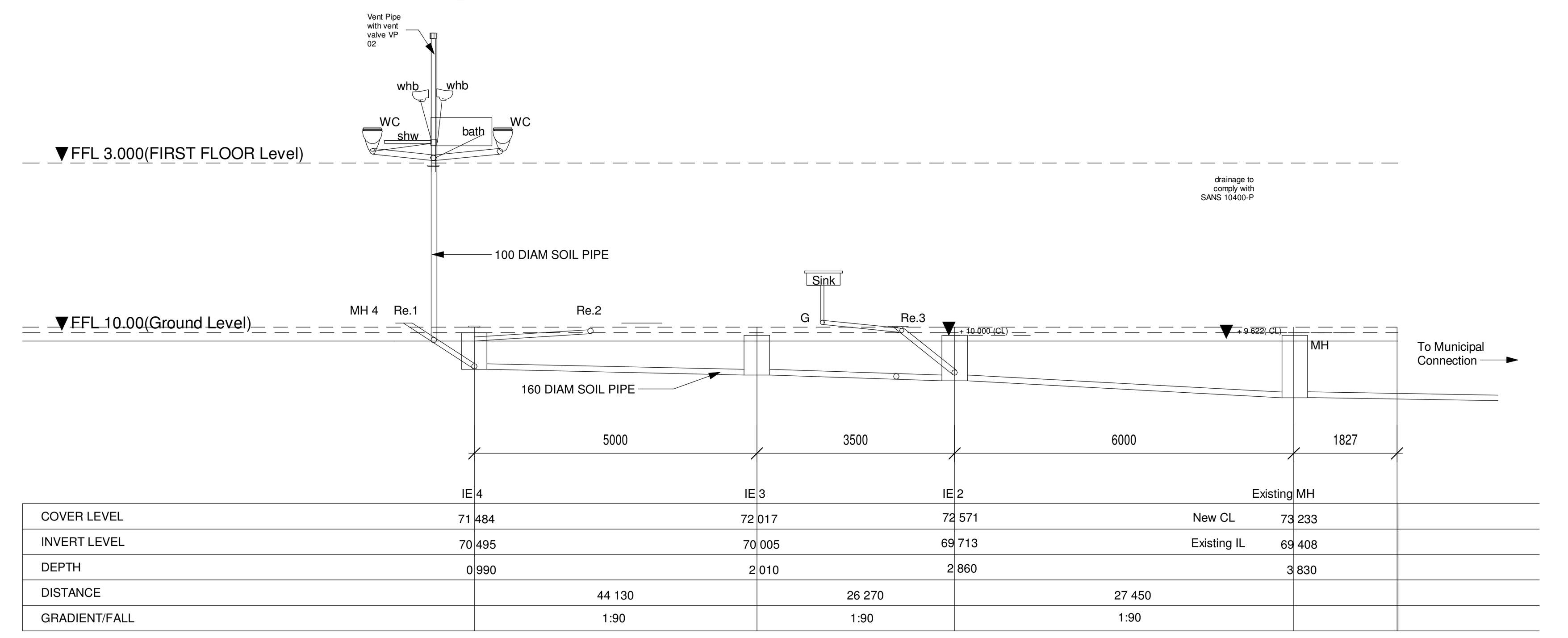
2 **FIRST FLOOR LEVEL**
0100 1 : 100



2. **SECTION B-B**
0100 1 : 100

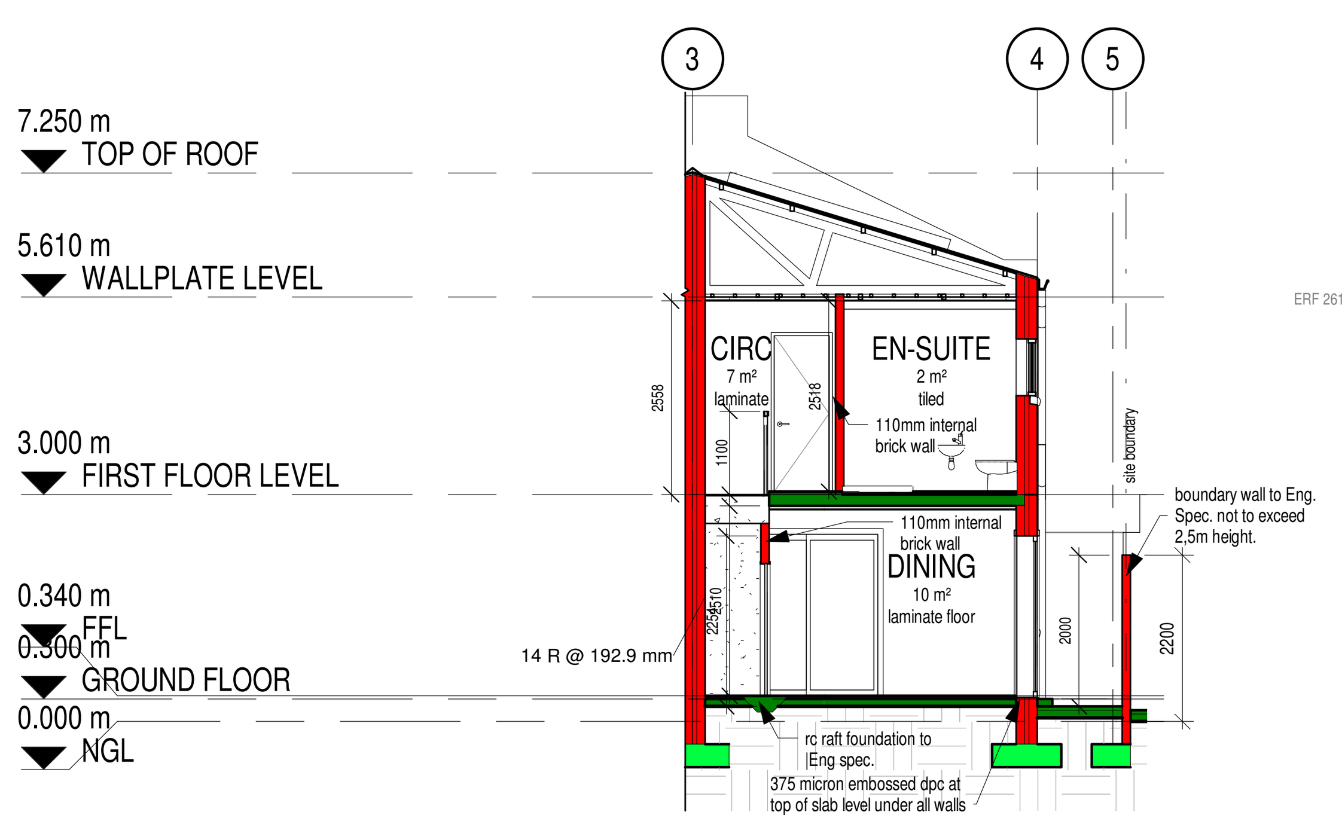


4 **SECTION C-C_UNIT 1**
0100 1 : 100

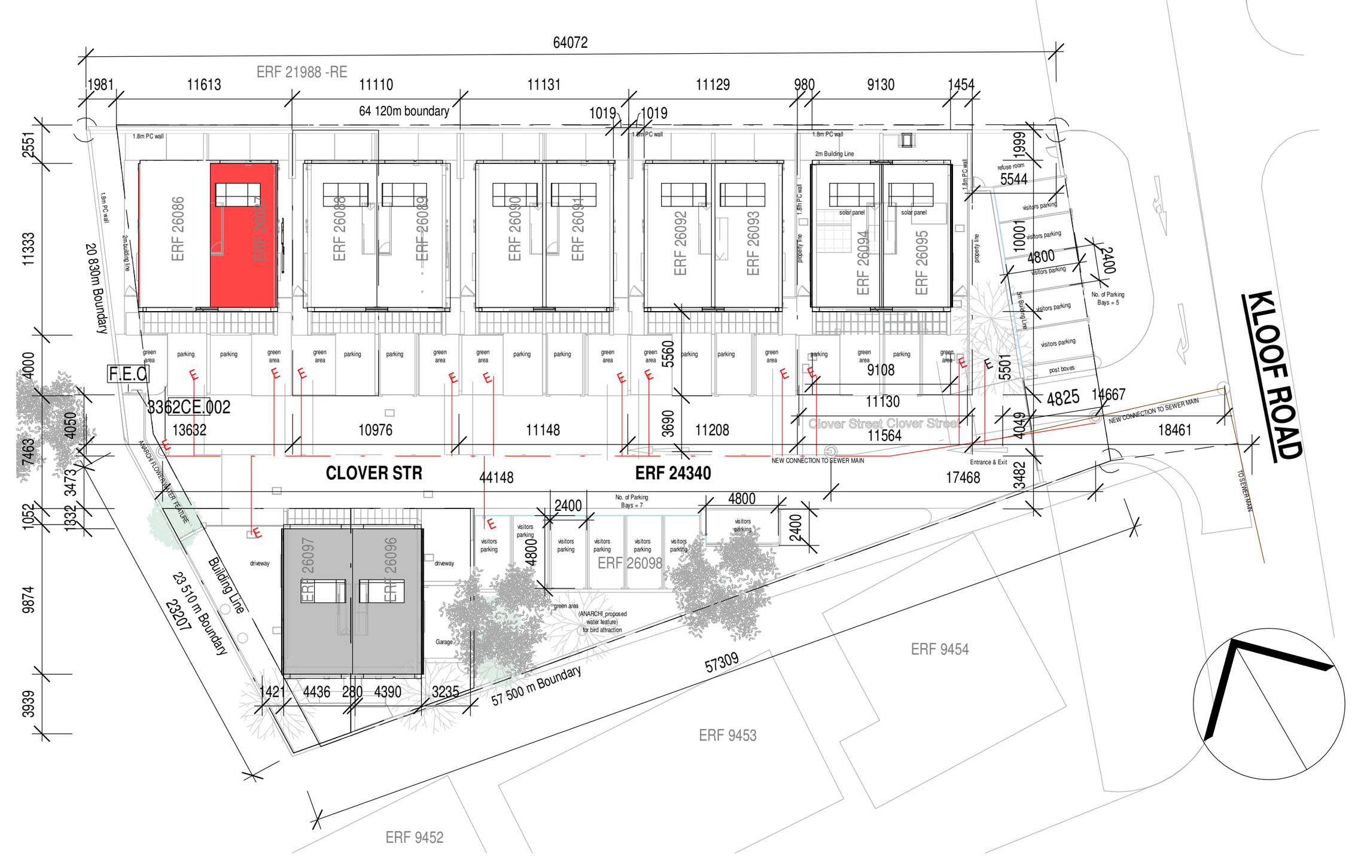


5 **DRAINAGE SECTION**
1 : 100

COVERAGE CALCULATIONS	
Zoning	GR1
Occupancy	H3
Site Area	$103m^2$
Floor Factor	1,0
Coverage 60%	$43m^2$
Proposed dwelling on Erf	$98m^2$
Proposed House Floor Area	$103m^2$
Proposed Stoep	$1.5m^2$
Parking Bays	$7.13m^2$
Total New Area	$103m^2$



4. **SECTION D-D**
0100 1 : 100



6 **SITE PLAN**
0100 1 : 500

7 **STREETSCAPE SECTION**
1 : 200

notes

All dimensions to be checked on site and on drawings, any discrepancies to be reported to the architect before work is put to hand. Only figured dimensions are to be taken.
All levels to be checked on site and on drawings and any discrepancies must be reported to the architect before any work is put to hand. All levels shown are finished floor levels.
Soil and founding conditions must be checked and verified by a geotechnical engineer.
All work must be completed in accordance with SANS 10400 and the current National Building Regulations.
All structural work must be checked by a structural engineer and must be read in conjunction with their drawings.

drainage notes

RE's to all changes in direction of soil pipes. IE's to all bends and junctions. Reseal traps to all waste fittings. Waste pipes are to be entirely accessible along entire length. Bends and junctions are not to be located under the building. Soil pipes located under building to be protected from load. All work to comply with Local Authority by-laws.

Pipe sizes:			
Soil Pipe	160mmø		
Soil Pipe	110mmø	whb	38mmø
Vent Pipe	110mmø	sink	38mmø
waste shower	50mmø	wm	38mmø
waste bath	50mmø	dw	38mmø

GENERAL NOTES :

SITE PREPARATION:
Site to be cleared of all vegetation, rubbish etc. prior to construction. Cut and fill to new levels (where applicable). Fill to be consolidated, well compacted and free of vegetation and rubbish.

FOOTINGS:
All footings as per Structural Engineer's Drawings. Foundations not to project beyond boundary lines.

FOUNDATION WALLING :
Concrete filled cavity to underside of stepped DPC. Brickforce every course and wall ties at 600mm centres.
· To be constructed in accordance with Part H of SANS 10400

FLOORS:
Finish as per specifications on 30mm/50mm cement screed on RC slab to Structural Engineer's specifications. Slab on 250micron dpm on 50mm sand blinding on well-compacted earth. Fill where required to be authorised by Engineer and well compacted to their approval.

FOUNDATIONS:
· To be constructed in accordance with Part J of SANS 10400
· Re-inforced concrete footings to Structural Engineers details & spec

TIMBER STRUCTURE:
All timber shall be of correct size and shape as specified in the design. Pieces that are damaged or no longer comply with appropriate grade requirements of SANS1783-2 and SANS 1460, or any relevant standard specified by the designer, shall be rejected unless the structural strength is proven to be acceptable

WALLS:
To be constructed in accordance with Part K of SANS 10400. MPa strength to engineers specifications.
· External : 228 mm brick wall· Internal : 228 mm & 110 mm brick walls. Finish to Architects Designer specification
· DPM and DPC to be 375 micron, high quality, SABS approved, laid to manufacturers specification at a minimum of 150mm above adjacent ground level
Cavity walls tied together with 2,5 wire ties per sq. meter and to be filled up to DPC level. Provide weepholes to external walls every third perpend. External sills to be sloped to a suitable fall. Damp course to be placed under all sills. Pre-stressedt concrete lintols SABS approved are to be used over all openings not exceeding 3m in length. To extend min. 230mm beyond both sides of openings with brickforce 4 coarses above lintol.
· Finishes: Plaster & Paint, bagged & Paint (refer drawings)

DOORS & WINDOWS:
All doors & windows to be aluminium framed by specialist. Internal doors to be semi-solid and timber frames or as indicated, by specialist. Where artificial lighting is not supplied, natural light to comprise 10% of floor area and ventilation to be5%. Artificial ventilation to comply with SANS XA. All glazed sections larger than one square meter or closer than 500mm to F.F.L. to be safety glass. (Part N of SANS 10400 XA).Glazing within 500mm from ffl to be safety glass specified. Window within 1,8m from bath or shower cubicle to be provided with safety glass.

CEILINGS:
Rooms to have 9,2mm 'Rhinoboard' ceilings/bulkheads unless otherwise indicated, fixed to 38x38mm sap brandering @max 400mm centers.Skimmed and painted, min 3 coats to later spec. Skimmed and painted soffits to rc slabs.

ROOF:
· To be constructed in accordance with Part L of SANS 10400 as well as SABS 062
RC slabs to Structural Engineer's detail with waterproofing laid to manufacturer's spec.
Timber roof decking to Structural Engineer's detail, with waterproofing to manufacturer's specification.

RAINWATER GOODS:
Flat rc roofs to have fullbores where indicated leading to75mm pvc downpipes to discharge into Stormwater system. SWC to be led away from building and to discharge into stormwater sytem. To be concealed in ducts- all to later detail

DAMP PROOFING :
Brick grip at floor level. Brick grip at window and door frames.DPM to slab to be min. of 250 micron.Damp proof coarse to be min. of 150mm above groundlevel.

STORMWATER DISPOSAL:
To be in accordance with Part P of SANS 10400 method to be determined on site, according to actual site conditions. The site is to be shaped to avoid ponding where possible.Paved areas to be graded to the on-site stormwater system. The roof stormwater run-off is to be taken to the roador connected to a communal stormwater system. Min. 75mm rainwater downpipes (rwdp). All rwdp's and sumps connected to stormwatersystem.

FIRE NOTES:
All in accordance with SANS 10400 PART T. All structural elements to comply with a fire resistance stability period of not less than 90 minutes when tested in accordance with SANS 10177-2.
An automatic Sprinkler system designed, maintained and installed by a competent person in accordance with SANS10287 may be used instead of a tenancy separating element.
Where there is an opening in any wall that is required to have a fire resistance of 60min or more,such openings shall be provided with a fire door or fire shutter of Class A accordance with to SANS 10400-T.
Where roof space is formed between any ceiling and any roof covering, such space shall be divided by means of non-combustible fire stops with stability and integrity rating of 20mins.
Timber construction shall be coated with fire retardant coating to comply with fire resistance stability period in accordance with SANS 10400-T. ***Fire extinguisher/s (FE) type & size T4.37 4,5kg Dcp***

ROOF
.R. Values (flow up) Roof ceiling = 0.35Isotherm insulation/as specified =3.88

FLOOR
1) Have an R-value of not less than 1.5. 2) Resist water absorption in order to retain thermal insulationproperties. 3)Be continuous from the adjacent finished ground level, to a depth of 30mm, or the full depth of the concrete.

THERMAL INSULATION
Insulation shall comply with the minimum required R-Values and be installed so that it;(a) Abuts or overlaps adjoining insulation, or is sealed.(b)Forms a continuous barrier with ceilings, walls, bulkheads or floors that contribute to thermal barrier.(c)Does not affect the safe or effective operation of any surfaces, insulation, equipment or fittings.

AIR LEAKAGE
Maximum permissible AL for open able glazing shall be 2.0L/SM with a pressure difference of 75PA, when tested in accordance with SANS 613.The maximum AL for non-opening glazing shall be 0.31 L/SM with a pressure difference of

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+27 71 224 3713
anvil@anarchi-consulting.co.za

DESIGN PRODUCTIONS

client — signature
Mr. Jeff Daniels

project title
ERF 26087_CLOVER MANOR DEVELOPMENT

drawing title
LOCAL AUTHORITY SUBMISSION-PLANS, SECTIONS & ELEVATIONS

location
Clover Street, Kuilsriver ERF 26087_CLOVER MANOR DEVELOPMENT

date
05 September 2022

scale	designed by	drawn	checked
As indicated	AD	ANVIL	VDB

project number	stage	series	dwg no.	revision
2201	4.1	PL	0100	15

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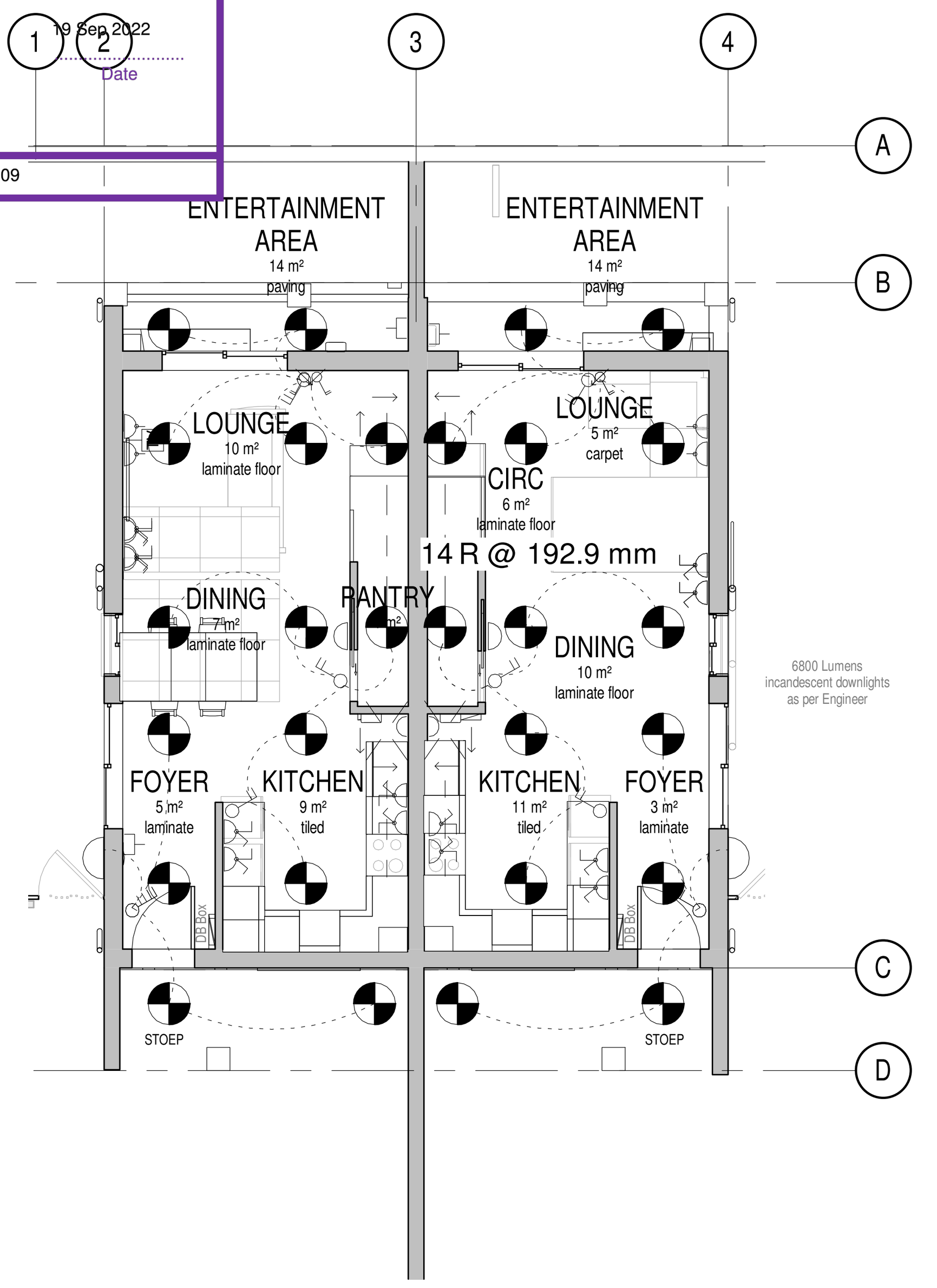
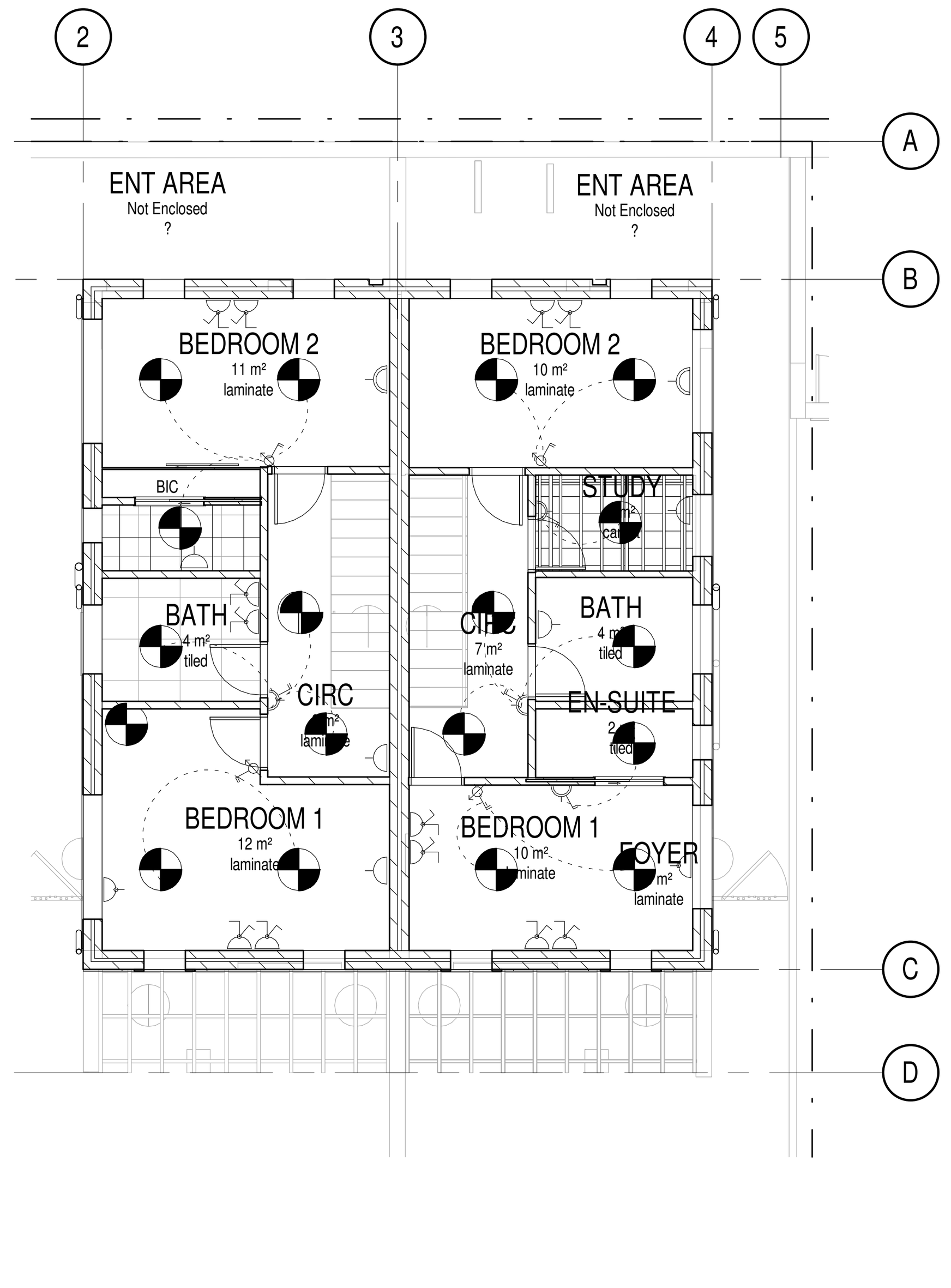
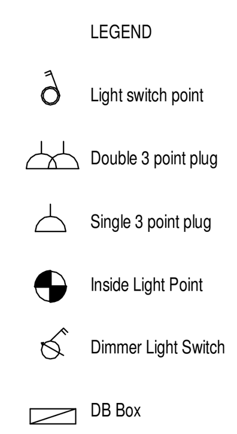


GROUND FLOOR LIGHTING LAYOUT

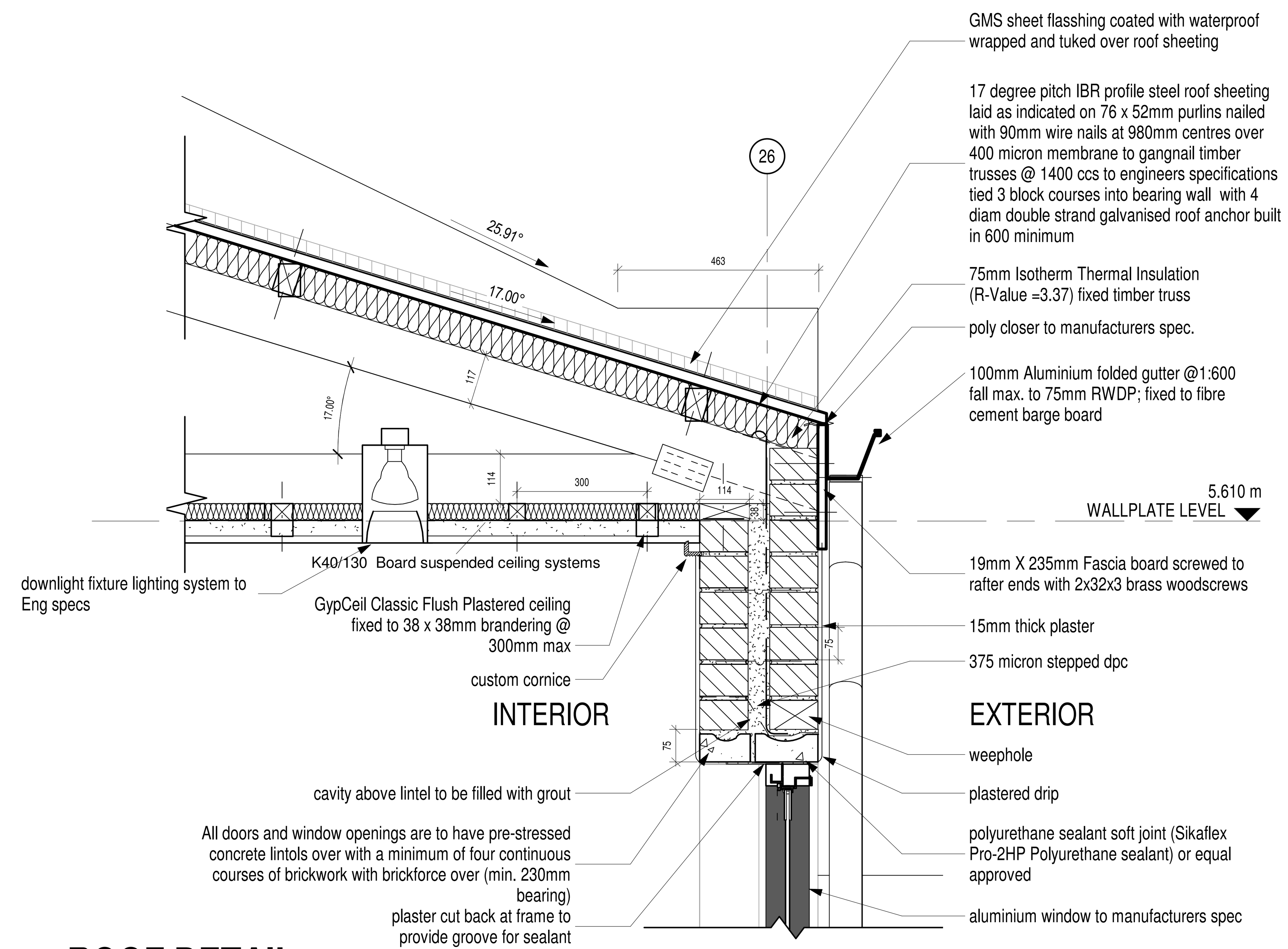
1 0100 1 : 100





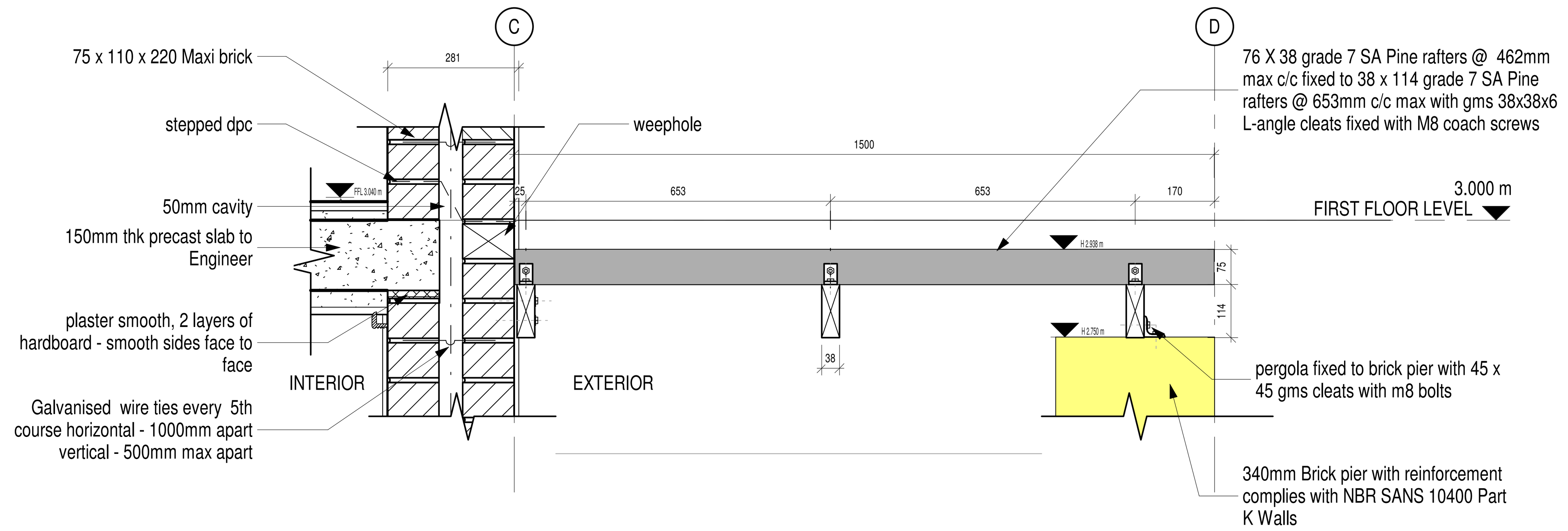
FIRST FLOOR LEVEL LIGHTING LAYOUT

2 0100 1 : 100



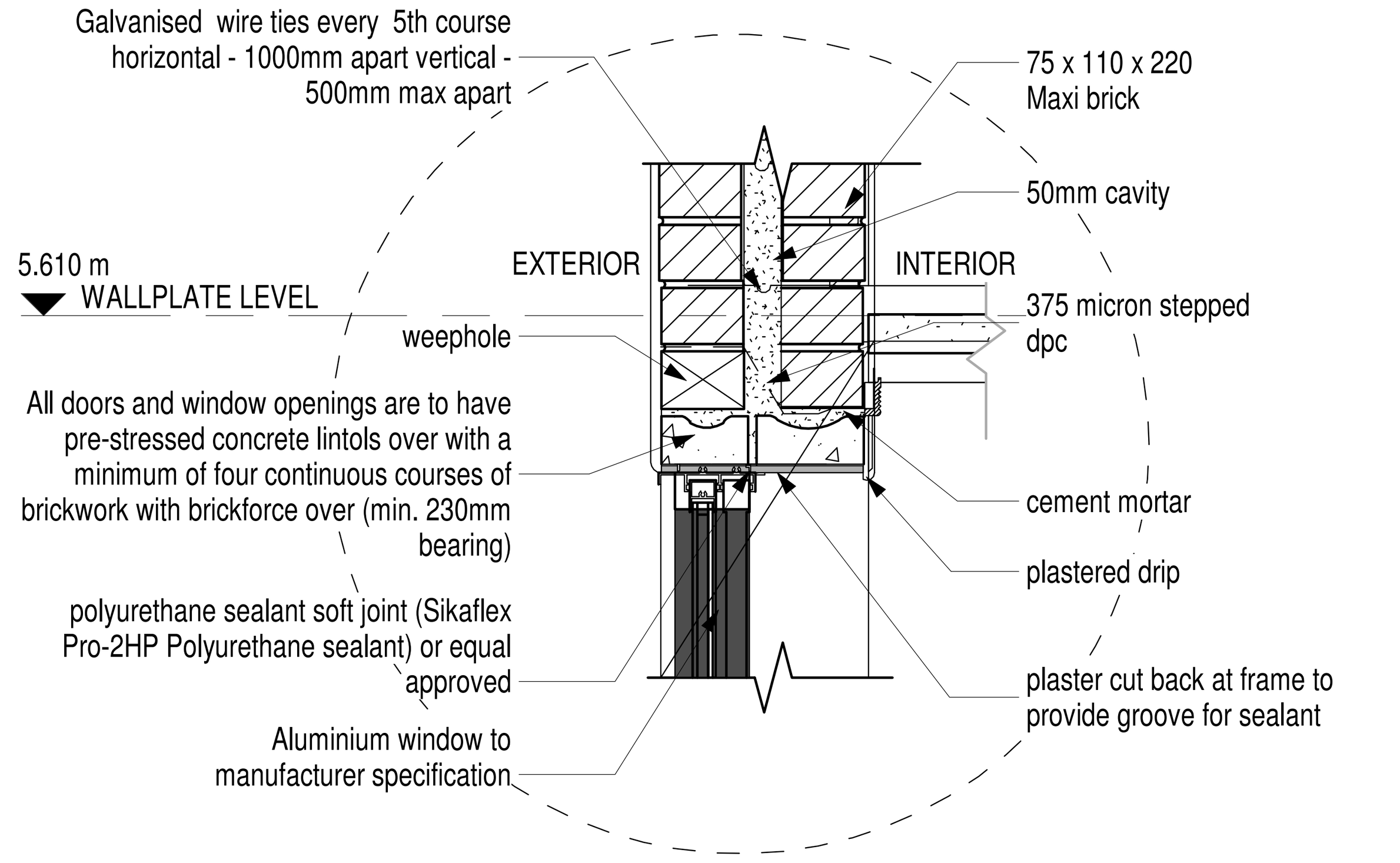
9. ROOF DETAIL

1 : 10



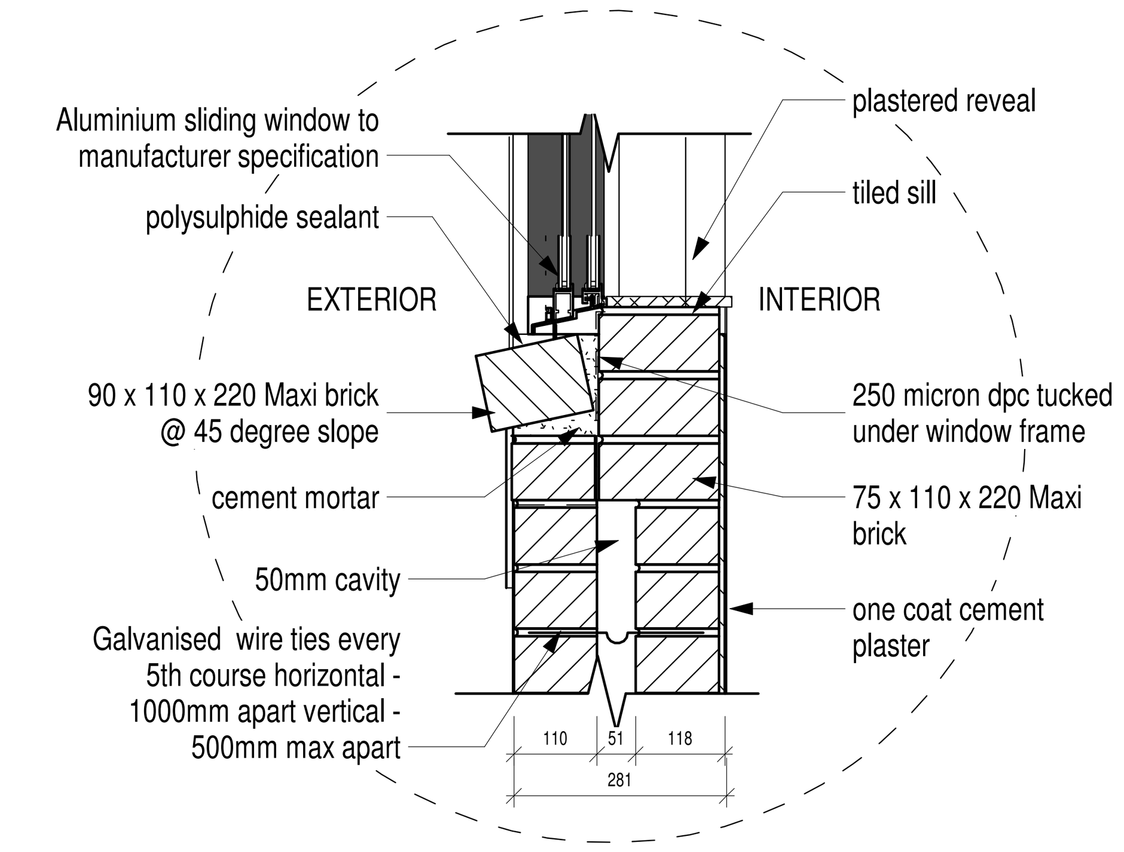
14 PERGOLA DETAIL

1 : 10



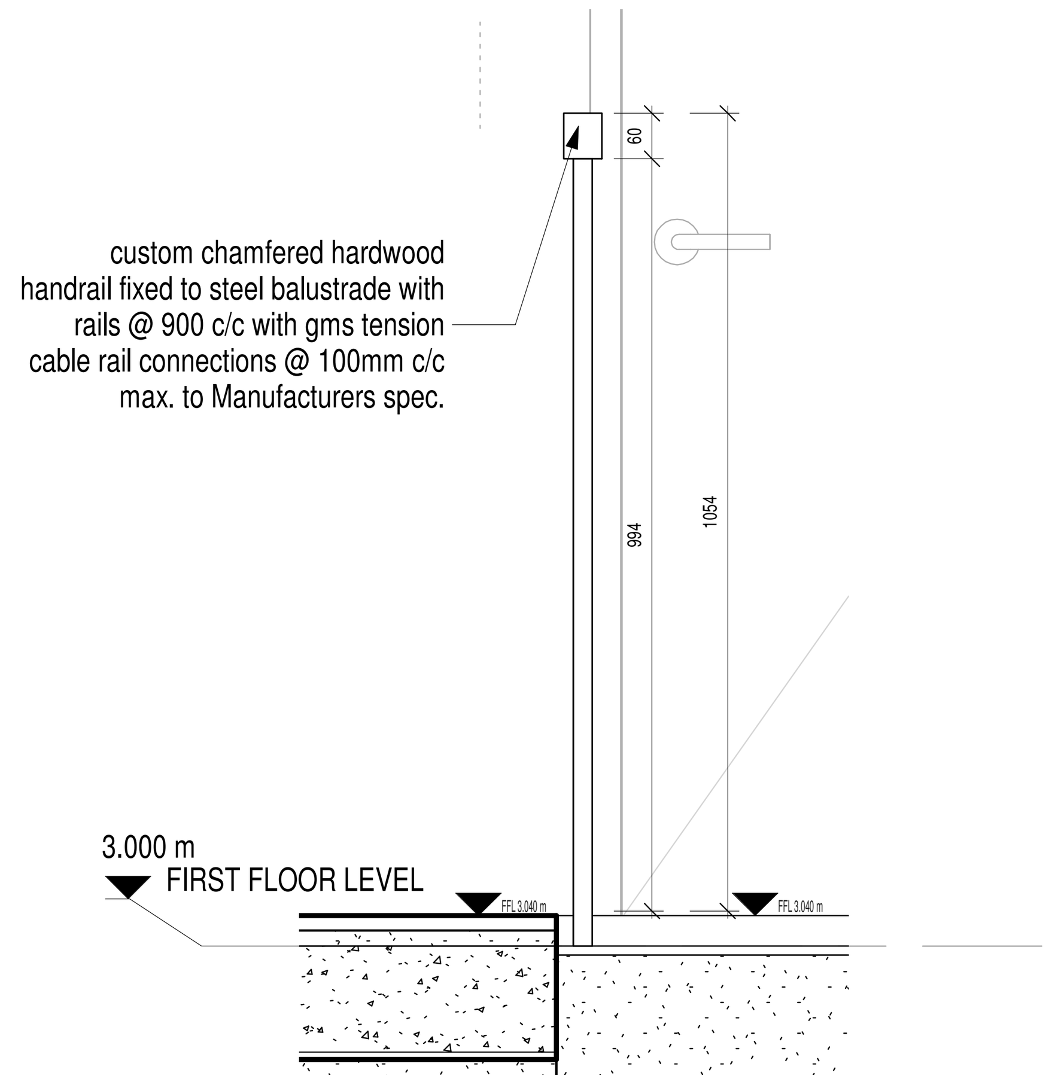
10 TYPICAL LINTOL DETAIL

1 : 10



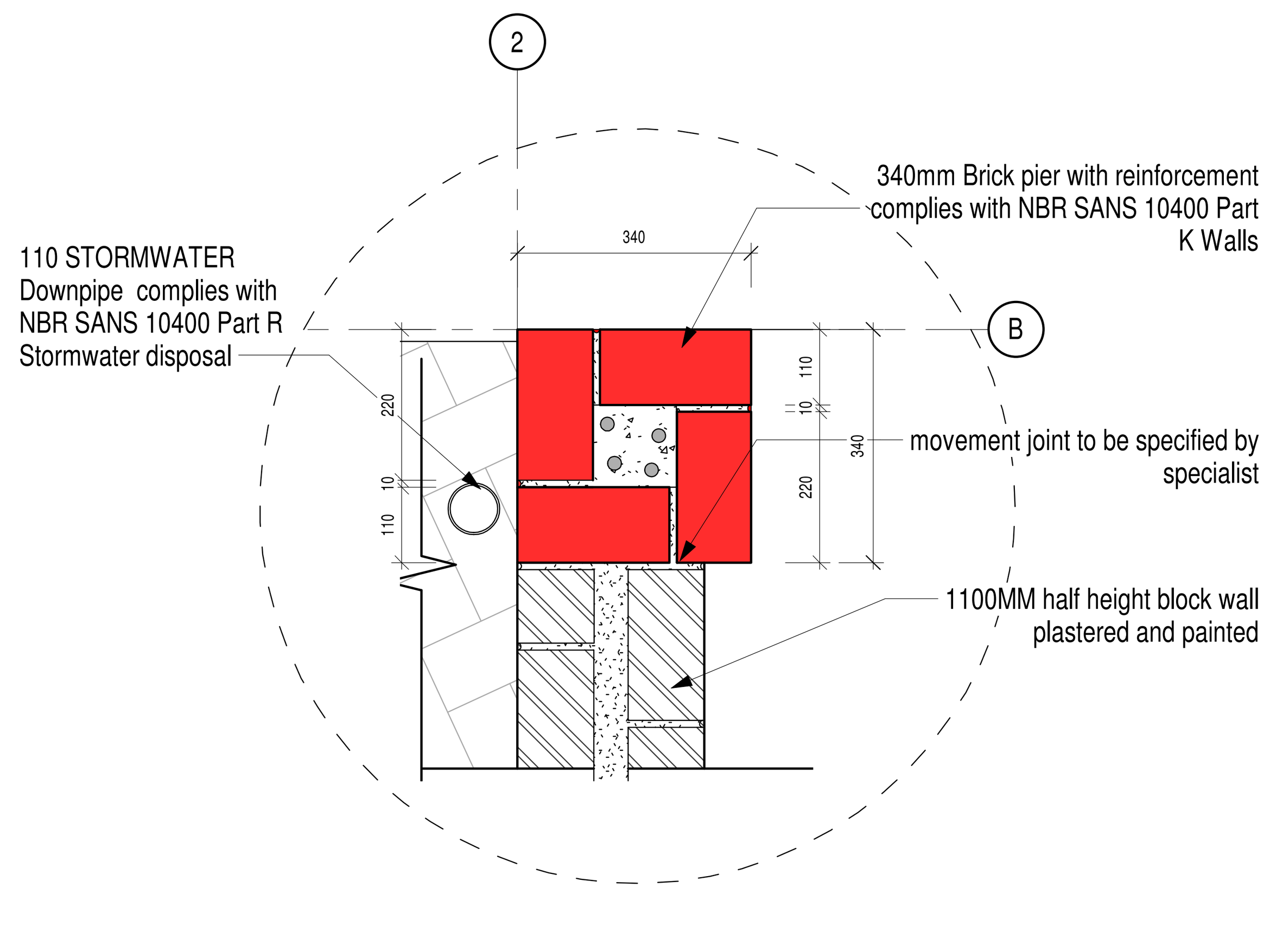
11. WINDOW CILL DETAIL

1 : 10



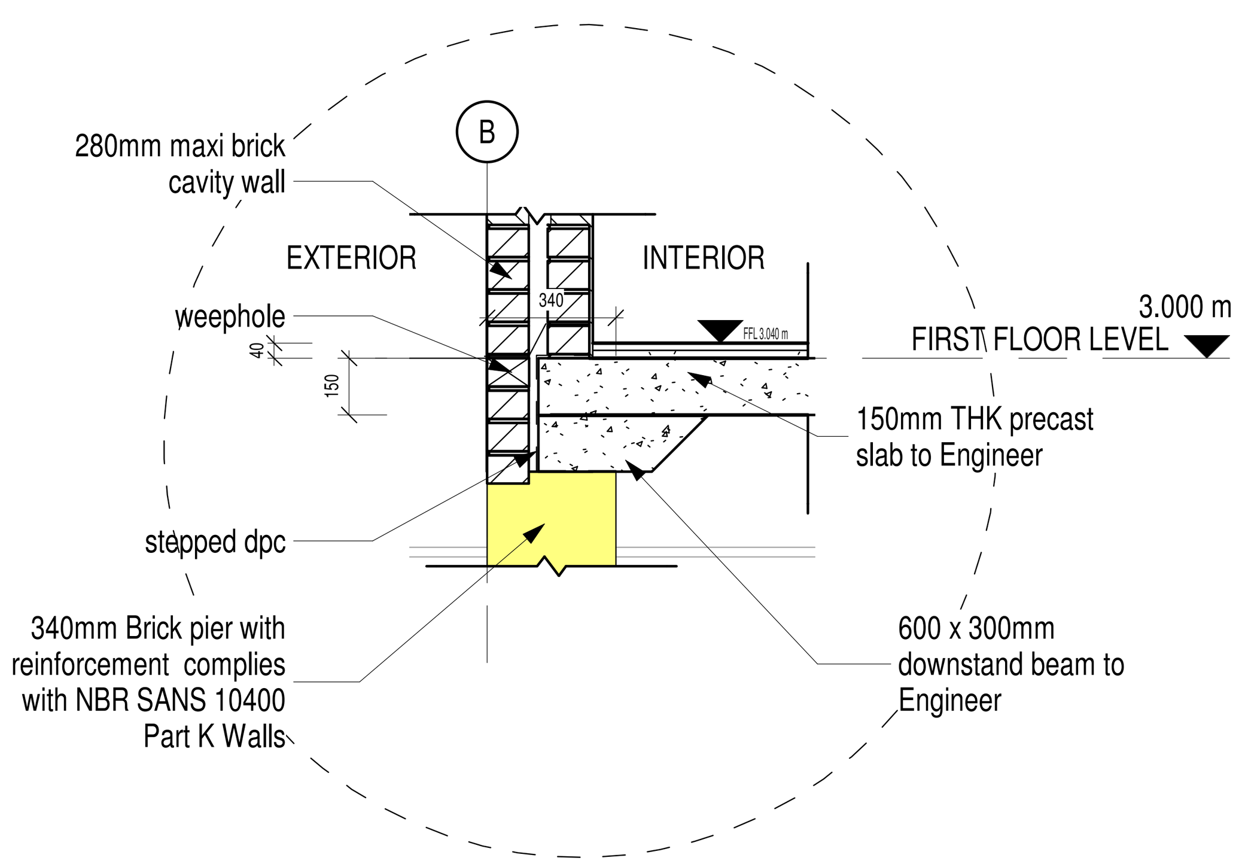
3 HANDRAIL DETAIL

1 : 10



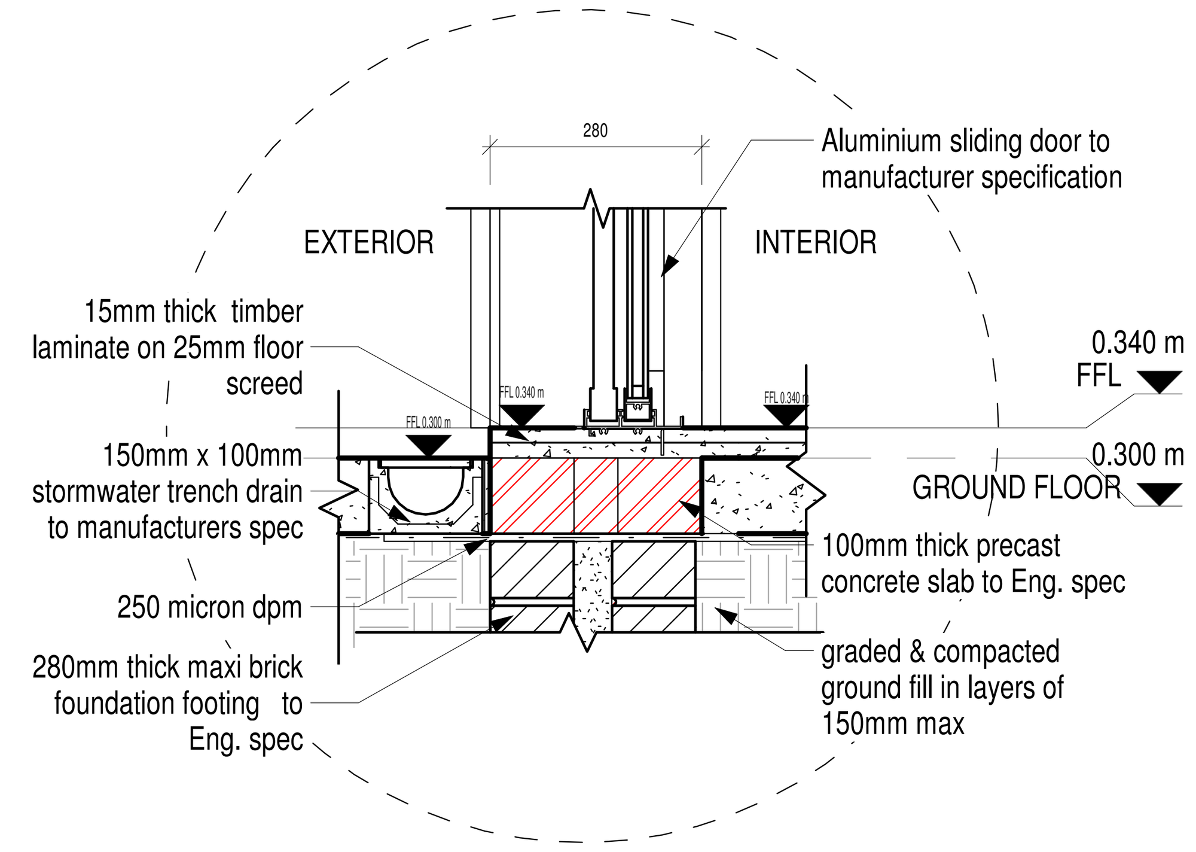
8 BRICK PIER/COLUMN DETAIL

0100 1 : 10



12. FIRST FLOOR DETAIL

1 : 20



13. THRESHOLD DETAIL

1 : 10

notes

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drainage notes

RE's to all changes in direction of soil pipes. IE's to all bends and junctions. Reseal traps to all waste fittings. Waste pipes are to be entirely accessible along entire length. Bends and junctions are not to be located under the building. Soil pipes located under building to be protected from load. All work to comply with Local Authority by-laws.

Pipe sizes:

Soil Pipe	160mmø		
Soil Pipe	110mmø	whb	38mmø
Vent Pipe	110mmø	sink	38mmø
waste shower	50mmø	wm	38mmø
waste bath	50mmø	dw	38mmø

GENERAL NOTES :

SITE PREPARATION:
Site to be cleared of all vegetation, rubbish etc. prior to construction. Cut and fill to new levels (where applicable). Fill to be consolidated, well compacted and free of vegetation and rubbish.

FOOTINGS:
All footings as per Structural Engineer's Drawings. Foundations not to project beyond boundary lines.

FOUNDATION WALLING :
Concrete filled cavity to underside of stepped DPC. Brickforce every course and wall ties at 600mm centres.
· To be constructed in accordance with Part H of SANS 10400

FLOORS:
Finish as per specifications on 30mm/50mm cement screed on RC slab to Structural Engineer's specifications. Slab on 250micron dpm on 50mm sand blinding on well-compacted earth. Fill where required to be authorised by Engineer and well compacted to their approval.

FOUNDATIONS:
· To be constructed in accordance with Part J of SANS 10400
· Re-inforced concrete footings to Structural Engineers details & spec

TIMBER STRUCTURE:
All timber shall be of correct size and shape as specified in the design. Pieces that are damaged or no longer comply with appropriate grade requirements of SANS1783-2 and SANS 1460, or any relevant standard specified by the designer, shall be rejected unless the structural strength is proven to be acceptable

WALLS:
To be constructed in accordance with Part K of SANS 10400. MPa strength to engineers specifications.
· External : 228 mm brick wall· Internal : 228 mm & 110 mm brick walls. Finish to Architects Designer specification
· DPM and DPC to be 375 micron, high quality, SABS approved, laid to manufacturers specification at a minimum of 150mm above adjacent ground level
Cavity walls tied together with 2,5 wire ties per sq. meter and to be filled up to DPC level. Provide weepholes to external walls every third perpend. External sills to be sloped to a suitable fall. Damp course to be placed under all sills. Pre-stressedt concrete lintols SABS approved are to be used over all openings not exceeding 3m in length. To extend min. 230mm beyond both sides of openings with brickforce 4 coarses above lintol.
· Finishes: Plaster & Paint, bagged & Paint (refer drawings)

DOORS & WINDOWS:
All doors & windows to be aluminium framed by specialist. Internal doors to be semi-solid and timber frames or as indicated, by specialist. Where artificial lighting is not supplied, natural light to comprise 10% of floor area and ventilation to be5%. Artificial ventilation to comply with SANS XA. All glazed sections larger than one square meter or closer than500mm to F.F.L. to be safety glass. (Part N of SANS 10400 XA).

CEILINGS:
Rooms to have 9,2mm 'Rhinoboard' ceilings/bulkheads unless otherwise indicated, fixed to 38x38mm sap brandering @max 400mm centers.Skimmed and painted, min 3 coats to later spec. Skimmed and painted soffits to rc slabs.

ROOF:
· To be constructed in accordance with Part L of SANS 10400 as well as SABS 062
RC slabs to Structural Engineer's detail with waterproofing laid to manufacturer's spec.
Timber roof decking to Structural Engineer's detail, with waterproofing to manufacturer's specification.

RAINWATER GOODS:
Flat rc roofs to have fullbores where indicated leading to75mm pvc downpipes to discharge into Stormwater system. SWC to be led away from building and to discharge into stormwater sytem. To be concealed in ducts- all to later detail

DAMP PROOFING :
Brick grip at floor level. Brick grip at window and door frames.DPM to slab to be min. of 250 micron.Damp proof coarse to be min. of 150mm above groundlevel.

STORMWATER DISPOSAL:
To be in accordance with Part P of SANS 10400 method to be determined on site, according to actual site conditions. The site is to be shaped to avoid ponding where possible.Paved areas to be graded to the on-site stormwater system. The roof stormwater run-off is to be taken to the roador connected to a communal stormwater system. Min. 75mm rainwater downpipes (rwdp). All rwdp's and sumps connected to stormwatersystem.

FIRE NOTES:
All in accordance with SANS 10400 PART T. All structural elements to comply with a fire resistance stability period of not less than 90 minutes when tested in accordance with SANS 10177-2.
An automatic Sprinkler system designed, maintained and installed by a competent person in accordance with SANS10287 may be used instead of a tenancy separating element.
Where there is an opening in any wall that is required to have a fire resistance of 60min or more,such openings shall be provided with a fire door or fire shutter of Class A accordance with to SANS 10400-T.
Where roof space is formed between any ceiling and any roof covering, such space shall be divided by means of non-combustible fire stops with stability and integrity rating of 20mins.
Timber construction shall be coated with fire retardant coating to comply with fire resistance stability period in accordance with SANS 10400-T.

ROOF
.R. Values (flow up) Roof ceiling = 0.35Isotherm insulation/as specified =3.88

FLOOR
1) Have an R-value of not less than 1.5. 2) Resist water absorption in order to retain thermal insulationproperties. 3)Be continuous from the adjacent finished ground level, to a depth of 30mm, or the full depth of the concrete.

THERMAL INSULATION
Insulation shall comply with the minimum required R-Values and be installed so that it;(a) Abuts or overlaps adjoining insulation, or is sealed.(b)Forms a continuous barrier with ceilings, walls, bulkheads or floors that contribute to thermal barrier.(c)Does not affect the safe or effective operation of any surfaces, insulation, equipment or fittings.

AIR LEAKAGE
Maximum permissible AL for open able glazing shall be 2.0L/SM with a pressure difference of 75PA, when tested in accordance with SANS 613.The maximum AL for non-opening glazing shall be 0.31 L/SM with a pressure difference of 75PA. When tested in accordance with SANS 613.

signature

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client: Mr. Jeff Daniels
signature

project title: ERF 26087_CLOVER MANOR DEVELOPMENT

drawing title: LOCAL AUTHORITY SUBMISSION - SECTIONS

location: Clover Street, Kuilsriver ERF 26087_CLOVER MANOR DEVELOPMENT

date: 07 September 2022

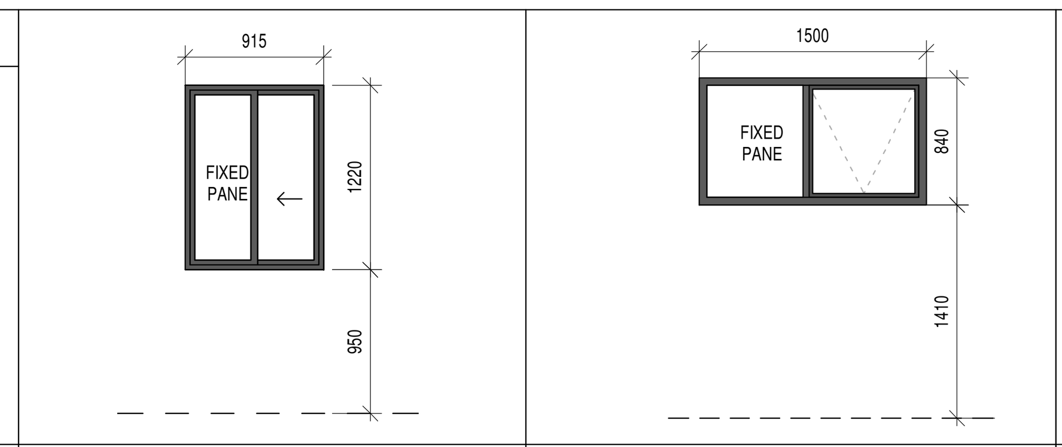
scale	designed by	drawn	checked
As indicated	AD	ANVIL	VDB

project number	stage	series	dwg no.	revision
2201	4.1	SE	0101	15

Door Schedule

Level	Mark	Type Mark	Height	Width	Count
GROUND FLOOR					
GROUND FLOOR	D01	A	2134	915	1
GROUND FLOOR	D02	B	2134	1830	1
GROUND FLOOR	D03	B	2134	1830	1
GROUND FLOOR	D05	B	2134	1830	1
GROUND FLOOR	D06	A	2134	915	1
GROUND FLOOR	D07	C	1750	750	1
GROUND FLOOR	D08	C	1750	750	1
GROUND FLOOR	D18	B	2134	1830	1
GROUND FLOOR	D19	B	2134	1830	1
GROUND FLOOR	D20	B	2134	1830	1
GROUND FLOOR	D21	A	2134	915	1
GROUND FLOOR	D22	A	2134	915	1
GROUND FLOOR	D23	B	2134	1830	1
GROUND FLOOR	D24	E	2000	1000	1
GROUND FLOOR	D25	E	2000	1000	1
FIRST FLOOR LEVEL					
FIRST FLOOR LEVEL	D09	D	2110	810	1
FIRST FLOOR LEVEL	D10	E	2000	1000	1
FIRST FLOOR LEVEL	D11	D	2110	810	1
FIRST FLOOR LEVEL	D12	D	2110	810	1
FIRST FLOOR LEVEL	D13	D	2110	810	1
FIRST FLOOR LEVEL	D14	D	2110	810	1
FIRST FLOOR LEVEL	D15	F	2000	1000	1
FIRST FLOOR LEVEL	D16	D	2110	810	1
FIRST FLOOR LEVEL	D17	D	2110	810	1
FIRST FLOOR LEVEL	D26	D	2110	810	1
FIRST FLOOR LEVEL	D27	D	2110	810	1
FIRST FLOOR LEVEL	D28	D	2110	810	1
FIRST FLOOR LEVEL	D29	E	2000	1000	1
FIRST FLOOR LEVEL	D30	D	2110	810	1
FIRST FLOOR LEVEL	D31	D	2110	810	1
FIRST FLOOR LEVEL	D32	D	2110	810	1
FIRST FLOOR LEVEL	D33	D	2110	810	1
FIRST FLOOR LEVEL	D34	E	2000	1000	1
33					

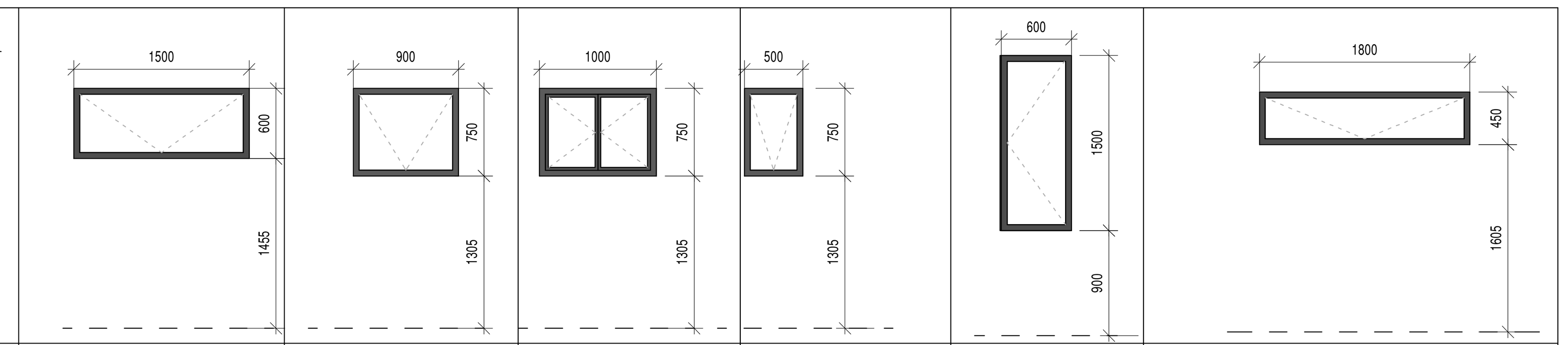
GROUND FLOOR



WINDOW NO.	W06_F	W08_H	GLAZED AREA OF WINDOWS	GLAZED AREA OF WINDOWS
WINDOW SIZE	1220 x 915mm	840 x 1500mm	Total Ground Floor Glazed Areas = 2.0m2	Total First Floor Glazed Areas = 3.6m2
WINDOW AREA	1.12m2	1.26m2		
OPENING AREA	0.6m2	0.7m2		
GLAZED AREA	0.94m2	1.06	AREA OF GROUND FLOOR	AREA OF FIRST FLOOR
LOCATION	DINING	KITCHEN	Total Floor Area = 93.18m2 15% of 93.18m2 =13.98m2	Total Floor Area = 77.62m2 15% of 77.62m2 = 11.64m2
ROOM AREA	7sqm	10.1m2		
LIGHT & VENTILATION REQUIREMENTS	Natural Light 10% - 0.7m2 Natural ventilation 5% - 0.35m2	Natural Light 10% - 1.01m2 Natural ventilation 5% - 0.05m2	2.0m2 < 13.98m2 XA REQUIREMENTS SATISFIED	3.6m2 < 11.64m2 XA REQUIREMENTS SATISFIED

FIRST FLOOR

NOTE:
Safety glazing within 500mm and not 300mm of the ffl and bathroom windows within 1.8m to a bath/shower cubicle to be fitted with safety glazing.

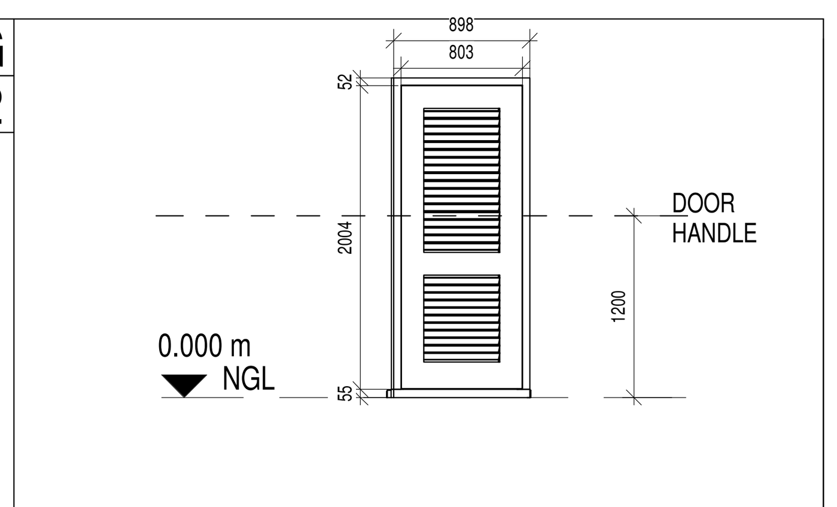


WINDOW NO.	W01_A	W02_B	W03_C	W04_D	W05_E	W07_G
WINDOW SIZE	600 x 1500mm	750 x 900mm	1000 X 75mm	500 x 750mm	600 x 1500mm	600 x 1500mm
WINDOW AREA	0.9m2	0.68m2	0.75m2	0.37m2	0.9m2	0.9m2
OPENING AREA	0.9m2	0.68m2	0.75m2	0.37m2	0.9m2	0.9m2
GLAZED AREA	0.7m2	0.6m2	0.55m2	0.35m2	0.7m2	0.7m2
LOCATION	BEDROOM: First Floor w033/w016/w019	STUDY	BATHROOM: w09/w018 w026/w034	First Floor: EN-SUITE w08/w017/w	BEDROOM	BEDROOM: First Floor w024/w028/ /w036/w011/w07
ROOM AREA	13sqm	3m2	4sqm	2sqm	10sqm	10m2
LIGHT & VENTILATION REQUIREMENTS	Natural Light 10% - 7m2 Natural ventilation 5% - 0.35m2	Natural Light 10% - 0.3m2 Natural ventilation 5% - 0.15m2	Natural Light 10%-0.4m2 Natural ventilation 5% -0.20m2	Natural Light 10%-0.2m2 Natural ventilation 5%-0.05m2	Natural Light 10% - 1.01m2 Natural ventilation 5% - 0.05m2	Natural Light 10% - 1.01m2 Natural ventilation 5% - 0.05m2

006 XA CALCULATIONS

1 : 20

DOOR TYPE	G
TOTAL NO.	2

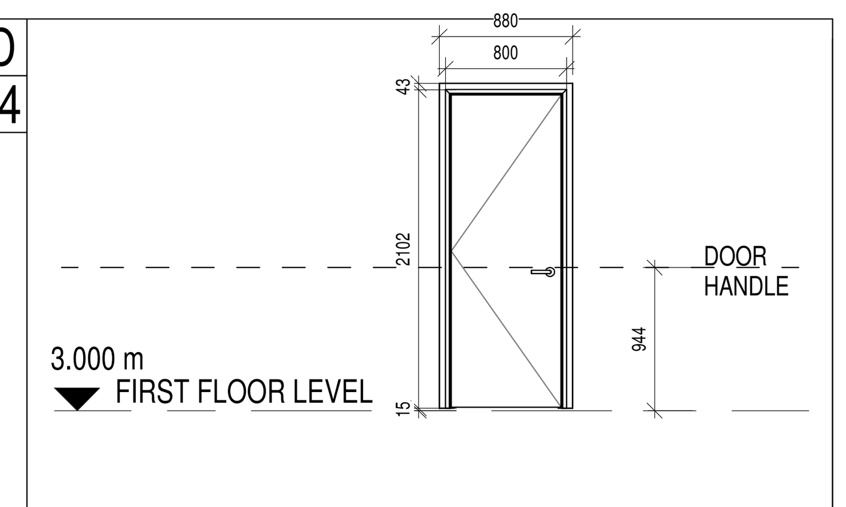


NOTE:	CHECK DIMENSIONS ON SITE BEFORE COMMENCING WITH WORK	
REF TAG LOCATION:	UNIT 1 - G01 / G02 Ground Floor	
FRAME:	1.6mm profiled pre-galvanised steel frame with 25mm rebate, steel straps wall anchor at Max. 500 c/c with mortar infill behind door frame, structural opening 918mm. 1 Coat self-etch primer, 1 Coat undercoat, 2 Coats Matt enamel	
DOOR:		
OTHER		
IRONMONGERY	TO LATER MANUFACTURES SPECIFICATION	

005 DOOR TYPE G

1 : 20

DOOR TYPE	D
TOTAL NO.	14

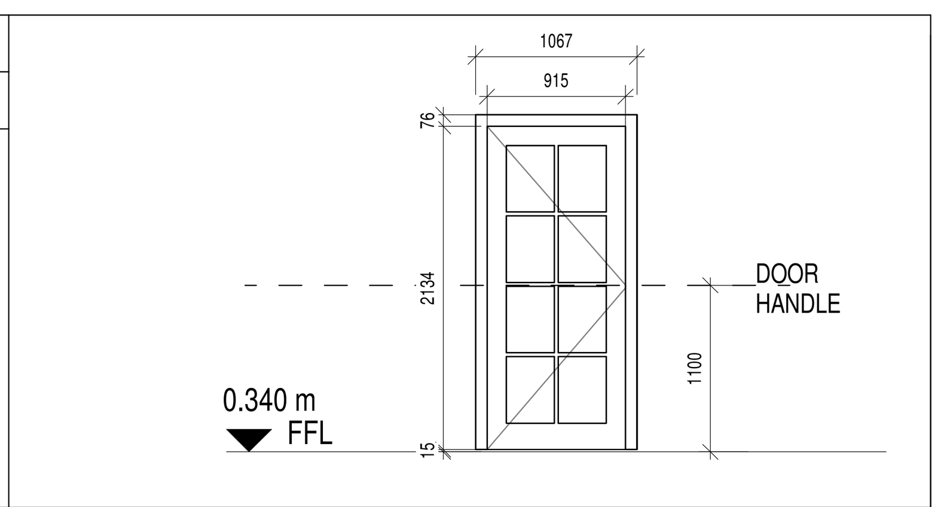


NOTE:	CHECK DIMENSIONS ON SITE BEFORE COMMENCING WITH WORK	
REF TAG LOCATION:	UNIT 1 - D09/D11/D12/D13/D14/D16/D17 First Floor	UNIT 2 - D26/D27/D28/D30/D31/D32/D33 First Floor
FRAME:	1.6mm profiled pre-galvanised steel frame with 25mm rebate, steel straps wall anchor at Max. 500 c/c with mortar infill behind door frame, structural opening 918mm. 1 Coat self-etch primer, 1 Coat undercoat, 2 Coats Matt enamel	
GLAZING:		
DOOR:	Hardboard faced, paint quality semi-solid flush door. FINISH: Woodwork must be clean, dry and well sanded, apply one coat wood primer, one coat universal undercoat and two coats satin sheen polyurethane acrylic, allow 24hrs drying time between coats. Colour to Architect specification. Hardwood of 3mm nominal thickness 44mm thick door with hardwood timber edging and flush 25mm deep timber rebate with 2 heavy duty fire hinges to be provided for each leaf	
IRONMONGERY	TO LATER MANUFACTURES SPECIFICATION	

004 DOOR TYPE D

1 : 20

DOOR TYPE	A
TOTAL NO.	4

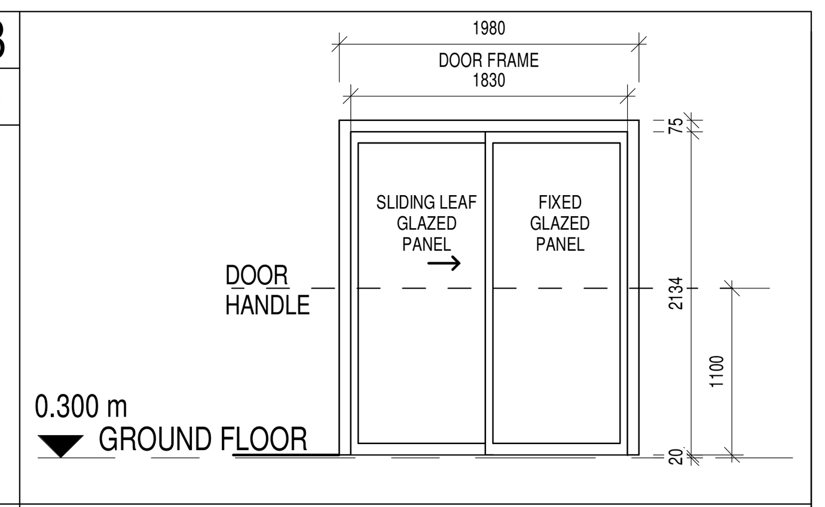


NOTE:	CHECK DIMENSIONS ON SITE BEFORE COMMENCING WITH WORK	
REF TAG LOCATION:	UNIT 1 - D01/ D06 Ground Floor	UNIT 2 - D21 / D22 Ground Floor
FRAME: GLAZING:	Constructed out of extruded aluminium alloy of 2mm primary wall thickness frame including sill and complete with all ironmongery. All screws, rivets and fasteners must be of a non-rusting material. All frame and sash member joints ,ust be neatly mitred and securelt connected with mechanical cleats, all mitred joints must have an application of epoxy adhesive seal, producing a weather-tight corner. All anodising to AAAMSA specifications. Colour to Architects Specification	
DOOR:	6.38mm thick clear laminated safety glass. Doors to be factory glazed with Neoprene push-in and press-in gaskets, locked in position with matching anodized aluminium glazing beads.	
IRONMONGERY	TO LATER MANUFACTURES SPECIFICATION	

001 DOOR TYPE A

1 : 20

DOOR TYPE	B
TOTAL NO.	8

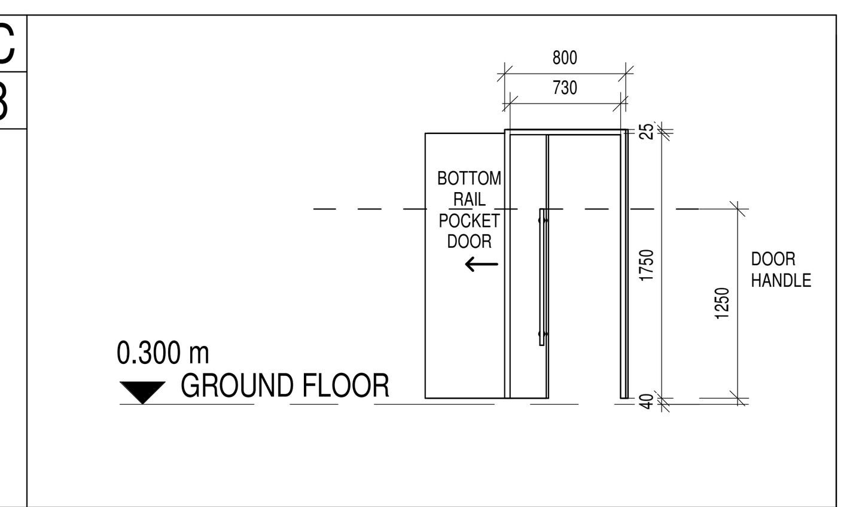


NOTE:	CHECK DIMENSIONS ON SITE BEFORE COMMENCING WITH WORK	
REF TAG LOCATION:	UNIT 1 - D02/ D03/ D04/ D05/ Ground Floor	UNIT 2 - D18/ D19/ D20/ D23 Ground Floor
FRAME: GLAZING:	Constructed out of extruded aluminium alloy of 2mm primary wall thickness frame including sill and complete with all ironmongery. All screws, rivets and fasteners must be of a non-rusting material. All frame and sash member joints ,ust be neatly mitred and securelt connected with mechanical cleats, all mitred joints must have an application of epoxy adhesive seal, producing a weather-tight corner. All anodising to AAAMSA specifications. Colour to Architects Specification	
DOOR:	6.38mm thick clear laminated safety glass. Doors to be factory glazed with Neoprene push-in and press-in gaskets, locked in position with matching anodized aluminium glazing beads.	
OTHER		
IRONMONGERY	TO LATER MANUFACTURES SPECIFICATION	

002 DOOR TYPE B

1 : 20

DOOR TYPE	C
TOTAL NO.	8



NOTE:	CHECK DIMENSIONS ON SITE BEFORE COMMENCING WITH WORK	
REF TAG LOCATION:	UNIT 1 - D07/ D08/ Ground Floor	UNIT 2 - D24/ D25 Ground Floor
	UNIT 1 - D10 / D15 First Floor	UNIT 2 - D29 / D34 First Floor
FRAME:	1.6mm profiled pre-galvanised steel frame with 25mm rebate, steel straps wall anchor at Max. 500 c/c with mortar infill behind door frame, structural opening 818mm. 1 Coat self-etch primer, 1 Coat undercoat, 2 Coats Matt enamel	
GLAZING:		
DOOR:	Hardboard faced, paint quality semi-solid bottom rail pocket sliding door. FINISH: Woodwork must be clean, dry and well sanded, apply one coat wood primer, one coat universal undercoat and two coats satin sheen polyurethane acrylic, allow 24hrs drying time between coats. Colour to Architect specification. Hardwood of 3mm nominal thickness 44mm thick door with hardwood timber edging and flush 25mm deep timber rebate with 2 heavy duty fire hinges to be provided	
IRONMONGERY	TO LATER MANUFACTURES SPECIFICATION	

003 DOOR TYPE C

1 : 20

Window Schedule 2

Level	Mark	Type Mark	Width	Height	Sill Height	Heat Transfer Coefficient (U)
GROUND FLOOR						
GROUND FLOOR	01	H	1500	840	1410	
GROUND FLOOR	02	F	915	1220	950	5.9050 W/(m²·K)
GROUND FLOOR	03	F	915	1220	950	5.9050 W/(m²·K)
GROUND FLOOR	04	H	1500	840	1410	
GROUND FLOOR	039	F	915	1220	950	5.9050 W/(m²·K)
GROUND FLOOR	040	H	1500	850	1400	
GROUND FLOOR	042	F	915	1220	950	5.9050 W/(m²·K)
FIRST FLOOR LEVEL						
FIRST FLOOR LEVEL	05	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	06	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	07	A	1500	600	1455	5.9050 W/(m²·K)
FIRST FLOOR LEVEL	08	D	500	750	1305	
FIRST FLOOR LEVEL	09	C	1000	750	1305	5.9050 W/(m²·K)
FIRST FLOOR LEVEL	010	B	900	750	1305	
FIRST FLOOR LEVEL	011	A	1500	600	1455	5.9050 W/(m²·K)
FIRST FLOOR LEVEL	012	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	013	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	014	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	015	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	016	G	1800	450	1605	
FIRST FLOOR LEVEL	017	D	500	800	1250	
FIRST FLOOR LEVEL	018	C	1000	750	1305	5.9050 W/(m²·K)
FIRST FLOOR LEVEL	019	G	1800	600	1605	
FIRST FLOOR LEVEL	020	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	021	E	600	1500	900	1.9873 W/(m²·K)
FIRST FLOOR LEVEL	022	1	600	1500	900	
FIRST FLOOR LEVEL	023	1	600	1500	900	
FIRST FLOOR LEVEL	024	G	1500	600	1500	
FIRST FLOOR LEVEL	025	B	900	750	1350	
FIRST FLOOR LEVEL	026	G	1000	750	1350	
FIRST FLOOR LEVEL	027	G	500	750	1350	
FIRST FLOOR LEVEL	028	G	1500	600	1500	
FIRST FLOOR LEVEL	029	1	600	1500	900	
FIRST FLOOR LEVEL	030	1	600	1500	900	
FIRST FLOOR LEVEL	031	1	600	1500	900	
FIRST FLOOR LEVEL	032	1	600	1500	900	
FIRST FLOOR LEVEL	033	G	1500	600	1500	
FIRST FLOOR LEVEL	034	G	1000	750	1350	
FIRST FLOOR LEVEL	035	G	500	750	1350	
FIRST FLOOR LEVEL	036	G	1500	600	1500	
FIRST FLOOR LEVEL	037	1	600	1500	900	
FIRST FLOOR LEVEL	038	1	600	1500	900	
FIRST FLOOR LEVEL	041	E	600	1500	900	1.9873 W/(m²·K)

LIGHT & VENTILATION CALCULATIONS

ZONE	AREA	LIGHT	VENTILATION
UNIT 1	170.8m2	17%	8.5%
UNIT 2	161.75m2	16.2%	8.09%

007 LIGHT & VENTILATION CALCULATIONS

1 : 20

notes

All dimensions to be checked on site and on drawings, any discrepancies to be reported to the architect before work is put to hand. Only figured dimensions are to be taken.
All levels to be checked on site and on drawings and any discrepancies must be reported to the architect before any work is put to hand. All levels shown are finished floor levels.
Soil and founding conditions must be checked and verified by a geotechnical engineer.
All work must be completed in accordance with SANS 10400 and the current National Building Regulations.
All structural work must be checked by a structural engineer and must be read in conjunction with their drawings.

drainage notes

RE's to all changes in direction of soil pipes. IE's to all bends and junctions. Reseal traps to all waste fittings. Waste pipes are to be entirely accessible along entire length. Bends and junctions are not to be located under the building. Soil pipes located under building to be protected from load. All work to comply with Local Authority by-laws.

Pipe sizes:

Soil Pipe	160mmø		
Soil Pipe	110mmø	whb	38mmø
Vent Pipe	110mmø	sink	38mmø
waste shower	50mmø	wm	38mmø
waste bath	50mmø	dw	38mmø

BLACK EARTH ARCHITECTS
PrArch57521098
signature

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DESIGN PRODUCTIONS

client: Mr. Jeff Daniels — signature

project title: ERF 26087_CLOVER MANOR DEVELOPMENT

drawing title: LOCAL AUTHORITY SUBMISSION - DOOR & WINDOW SCHEDULES

location: Clover Street, Kuilsriver ERF 26087_CLOVER MANOR DEVELOPMENT

date: 26 August 2022

scale	designed by	drawn	checked
As indicated	AD	ANVIL	VDB

project number	stage	series	dwg no.	revision
2201	4.1	SC	0103	13