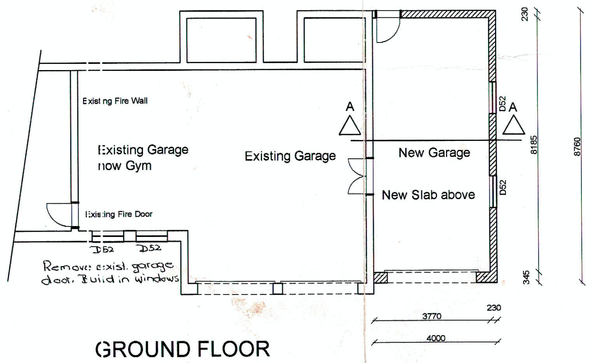
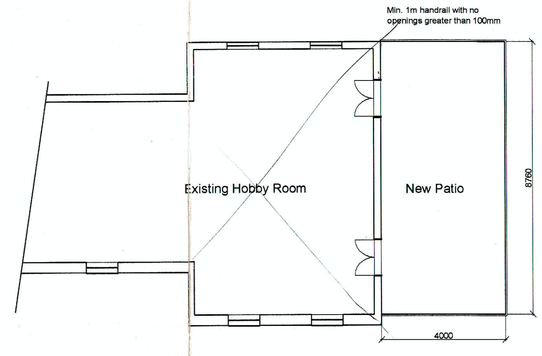
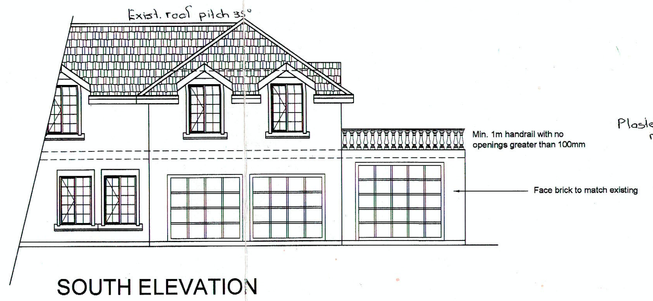


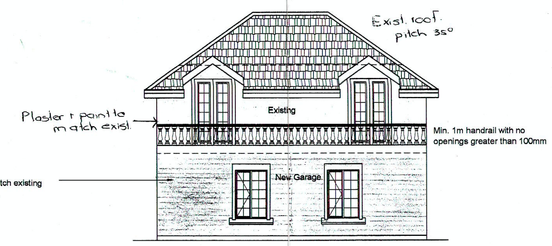
GROUND FLOOR
Scale 1:100



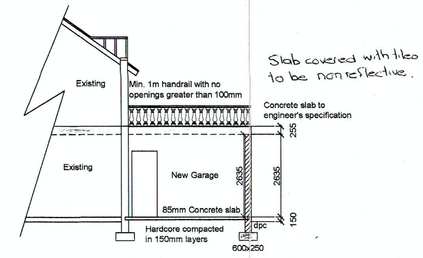
FIRST FLOOR
Scale 1:100



SOUTH ELEVATION
Scale 1:100



EAST ELEVATION
Scale 1:100



SECTION A:A
Scale 1:100

General:

All levels, dimensions, depths of excavations, heights of plinths, number of steps and size of foundations to be determined on site.
Read figured dimension in preference to scaling.
Drawing prepared on surface examination only.
All work done should comply with standard and local building regulations.

Notes on walls:

Roof anchors: Galvanised straps to be build deep into walls 6-8 courses deep.
Pre-stressed concrete lintels over all flat openings.
Brick on edge / soldier course above openings on face brick walls, with brickforce between every three courses.

Glazing notes:

All glass sections to be in accordance with section 'N' of the National Building Regulations and SABS 0137.

Nominal thickness of glass	Maximum size of glass
3mm	0.75 m²
4mm	1.50 m²
5mm	2.10 m²
6mm	3.20 m²

Floor Notes:

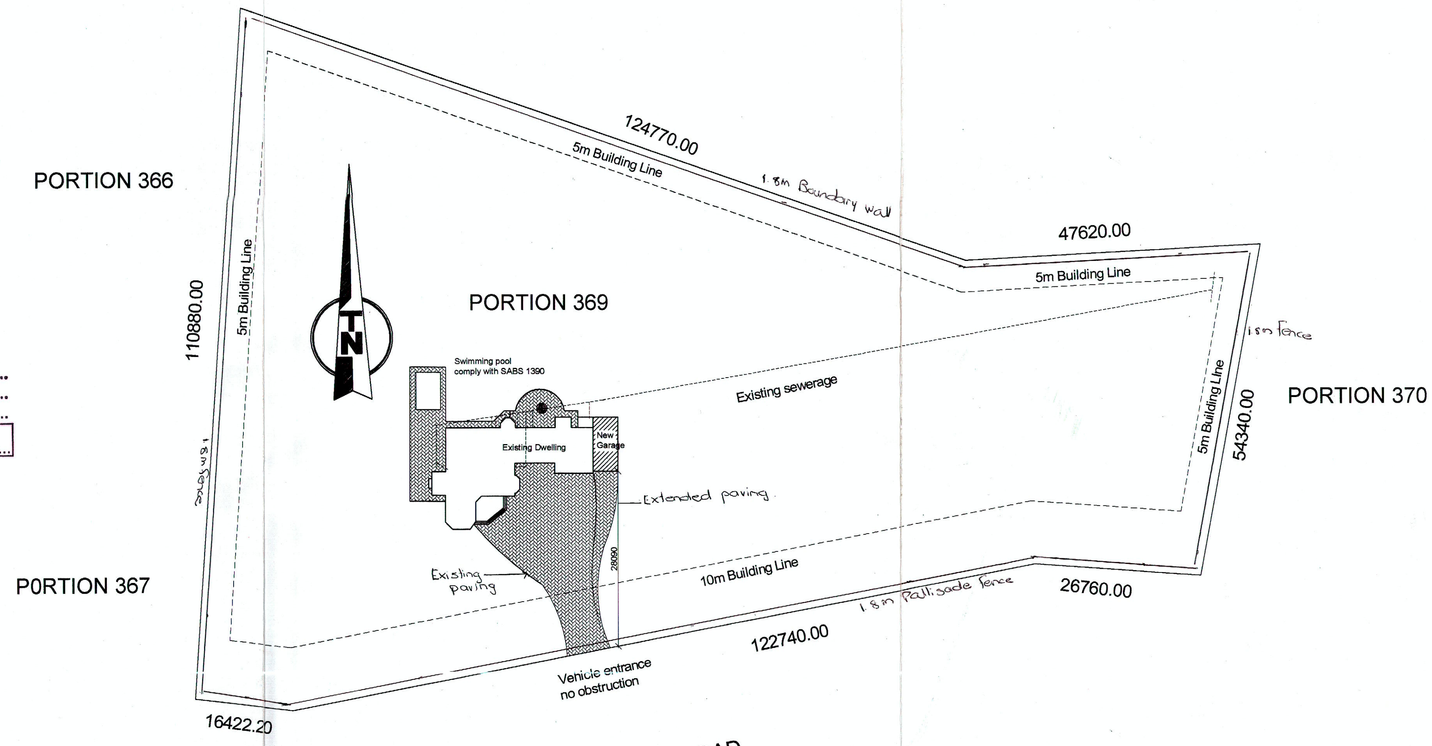
150x19mm hardwood skirting with 19mm quadrant.
Floor finish as indicated on plan.
25mm min sand / cement screed.
85mm concrete floor slab surface bed on 250 micorn damp proof membrane on well compacted earth fill.
Reinforced concrete slabs to engineer's detail.

Drainage notes:

Inspection eyes to all connections.
Rodding eyes at all change of direction & head of drain with marked covers at ground level.
Drain pipes exceeding 6mm to junction shall have own Ø110 OVP.
Drainage under wall / foundations or concrete floors to be adequately protected against load.
Min invert level of drain 460mm.
Ø100 OVP at head of drain.
One pipe systems: Ø Elf bottle traps to whb.
Ø 50 AAV's to shower and bath
Ø 100 GIVV to WC.
Min fall of drain: 1:60
Where fall exceeds 1:10, back drops to be provided (encased inconcrete) to ensure max. fall only 1:10.

Roof Notes:

Cement roof tiles.
38x38mm grade 7 battens at 320c/c.
"TARCON" white damp / dust membrane by Gundle.
152x38mm grade 6 timber tie-beams at 760c/c.
152x38mm grade 6 timber rafter.
114x38mm wall plate.
38x38mm brandering.
6mm thick "RHINOBOARD" ceiling.
Rhino or similar approved cornice.



SITE PLAN
Scale 1:500

CORNWALL HILL HOA
APPROVED BY
a) .....
b) .....
Date ...7.../...10.../ 2009.....

Budget	Actual
.....	.....

architectural services
Talita Harmse
Cell: 082 631 6189
Fax: 086 627 4824
E-mail: talita@iburst.co.za
SACAP Reg No: D1515
Plan it | Live it | Draw it

CITY OF TSHWANE METROPOLITAN MUNICIPALITY APPROVED S7 2009 -11- 27 BUILDING CONTROL

NEW GARAGE FOR MR AND MRS McMASTER ON STAND 369 CORNWALL A POR OF POR 338 OF FARM DOORNKLOOF 391

COVERAGE:

SITE AREA	12579.64 m²
EXISTING DWELLING	580.24 m²
NEW GARAGE	35.00 m²
NEW PATIO	35.00 m²
TOTAL NEW	70.00 m²
TOTAL	650.24 m²
COVERAGE:	5.16%

CITY OF TSHWANE METROPOLITAN MUNICIPALITY RECEIVED S1 2009 -11- 04 BUILDING CONTROL

9/02/11

Rs/2182/09

OWNER'S APPROVAL