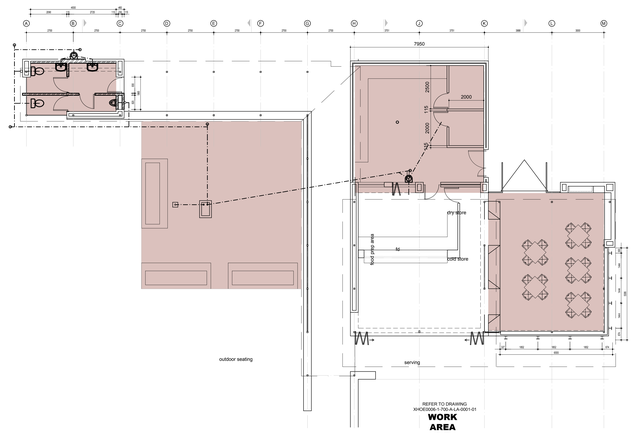
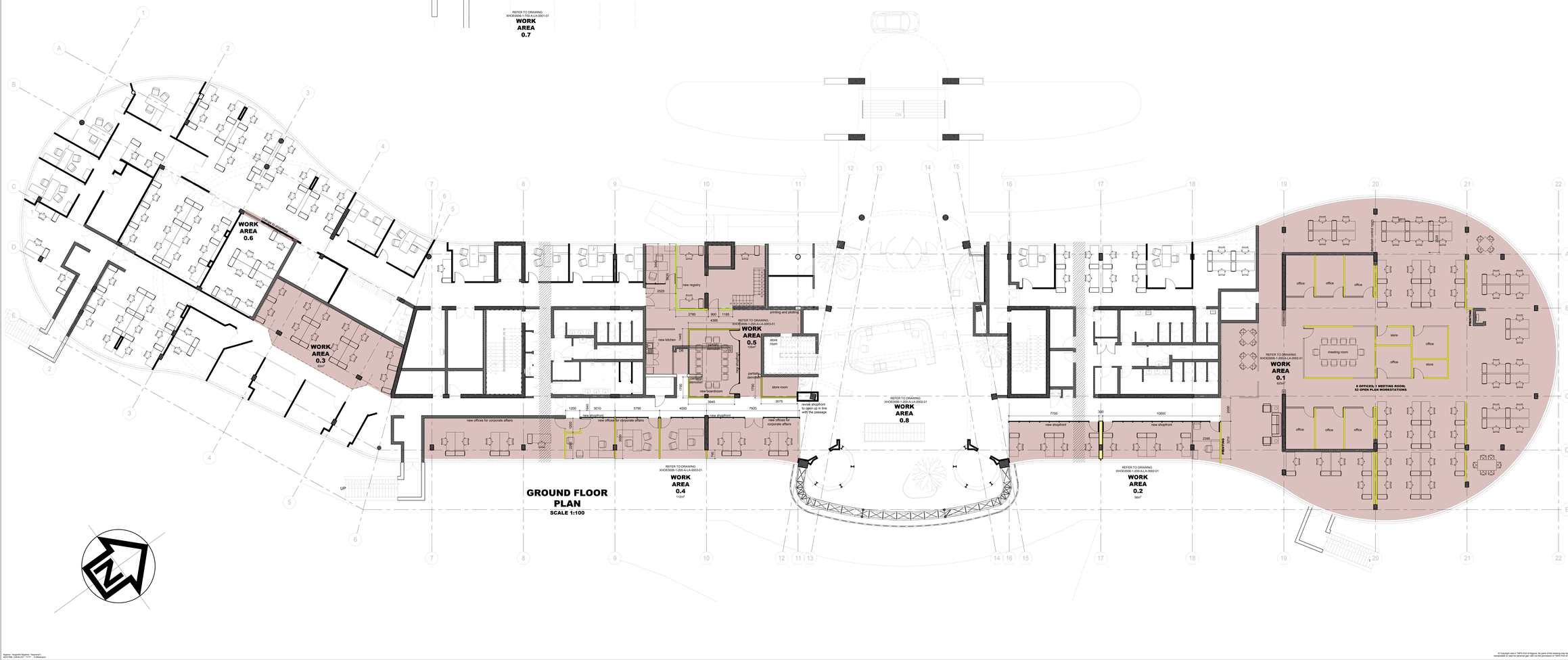
Annexture F 2





SCOPE OF WORKS

Work Area 0.1 - CONVERT ELIVANDLE AUDITORIUM TO OFFICE SPACE
REFER TO SEPARATE DRAWING (XHOE0006-1-200-A-LA-0002-01) FOR DETAILED DRAWINGS
- Remove ceiling to ensure no damage to services
- Remove divider panels with system and track
- Blank off / disconnect all necessary building services
- Supply & Install dry wall partitions as per layouts.
- Supply & Install dry all partitions as per layouts.
- Design Supply & Install glazed shopfront partitions including 900mm wide single glass doors, from floor to ceiling, to match existing shopfronts in the building
- Allow for privacy film
- Make good to affected finishes and install new ceiling
- Install new carpet tiles
- Install new timber screens at the kitchen to match others in the building
- Allow for new kitchen extraction system
- Allow for electrical point for Hydrobot above kitchen sink
- Allow for alteration to Electrical, HVAC and Fire Layouts
- Allow for alteration to Access Control Systems
- Allow for signage to doors, to match that on existing doors
- Make good to affected floors walls and ceiling
- Allow for A/V fit-out in boardroom
- Allow for additional office furniture to match existing open plan furniture (as per TNPA guidelines)

Work Area 0.2 - CONSTRUCT OFFICES IN EXHIBITION SPACE
- Supply & Install dry all partitions as per layouts
- Design Supply & Install glazed shopfront partitions including 900mm wide glazed aluminium single doors
- Allow for privacy film / decals
- Allow for signage to doors, to match that on existing doors
- Make good to affected floors walls and ceiling
- Allow for alteration to Electrical, HVAC and Fire Layouts
- Allow for additional office furniture to match existing open plan furniture (as per TNPA guidelines)

Work Area 0.3 - CONVERT OPERATIONS CENTRE TO OFFICE SPACE
- TNPA to remove all equipment before work can commence
- Remove raised (access) floor and support structure for equipment
- Make good other affected floors, walls and ceilings
- Install new carpet tiles in affected areas
- Allow for alteration to ICT, Electrical, HVAC and Fire Layouts
- Allow for privacy film / decals
- Allow for signage in passage and to doors, to match existing signage in the building
- Allow for additional office furniture to match existing open plan furniture (as per TNPA guidelines)

Work Area 0.4 - CONSTRUCT OFFICES IN CANTEEN SEATING AREA
REFER TO SEPARATE DRAWING (XHOE0006-1-200-A-LA-0003-01) FOR DETAILED DRAWINGS
- Remove floor tiles and prepare floor for carpet tiles
- Supply & Install drywall partitions as indicated on the layouts
- Design Supply & Install glazed shopfront partitions and glazed aluminium single doors
- Allow for privacy film / decals
- Allow for signage to doors, to match that on existing doors
- Make good to affected floors walls and ceiling
- Allow for alteration to Electrical, HVAC and Fire Layouts
- Allow for additional office furniture to match existing open plan furniture (as per TNPA guidelines)

Work Area 0.5 - CONSTRUCT MEETING ROOM AND OFFICES IN CANTEEN KITCHEN AREA
REFER TO SEPARATE DRAWING (XHOE0006-1-200-A-LA-0003-01) FOR DETAILED DRAWINGS
- Remove all floor and wall tiles and make good affected floors and walls
- Remove ceiling to de-commission and remove extractors and other services
- Blank off / disconnect all necessary building services
- Demolish brick walls as indicated on the plans
- Supply & Install drywall partition as indicated on the layouts
- Design Supply & Install glazed shopfront partitions including 900mm wide single and 1500mm wide double glazed aluminium doors
- Install new ceiling to match existing
- Allow for alteration to Electrical, HVAC and Fire Layouts
- Make good to affected floors walls and ceiling
- Allow for privacy film / decals
- Allow for signage to doors, to match that on existing doors
- Allow for additional office furniture to match existing open plan furniture (as per TNPA guidelines)

Work Area 0.6 - REPLACE DRYWALL WITH SHOPFRONT IN WEST WING OFFICE AREA
- Demolish existing drywall as indicated on the layouts
- Design Supply & Install glazed shopfront partitions and 1500mm wide glazed aluminium double door.

Work Area 0.7 - CONVERT RECREATION CENTRE TO CANTEEN
REFER TO SEPARATE DRAWING (XHOE0006-1-700-A-LA-0001-01) FOR DETAILED DRAWINGS
- Extend the recreational facility adjacent the Admin Building
- Masonry work: Design and construct kitchen addition (as guided by TNPA drawings)
- Design and construct concrete floor slab
- Design and construct concrete surface bed for kitchen
- Allow for floor drains in the kitchen
- Allow for design and installation of ELECTRICAL, HVAC, (including extraction) and FIRE services associated with restaurant kitchens
- Allow for design and installation of new services in other areas, where deemed necessary
- Move existing manhole at proposed kitchen
- Move existing gulley (drain) and grease trap
- Design and construct external seating area (as guided by TNPA drawings) complete with steel roof, planter bowls, paved floor, etc.
- Extend curved steel roof over the BBQ area
- Design and construct new entrance with sliding shopfronts
- Service / Repair glass / aluminium sliding doors in glazed shopfront
- Make good to affected floors walls and ceiling
- De-commission / repair cladding services
- Relocate services where required
- Allow for alteration to Electrical, HVAC and Fire Layouts
- Design and construct covered walkway (as guided by TNPA drawings)

Work Area 0.8 - REMOVE MASONRY PLANTERS IN LOBBY TO ALLOW FOR MEETING PODS
- Demolish brick walls as indicated on the plans
- Make good to affected floors and prepare screed for carpet tiles
- Install new carpet tiles to match existing

NH - HARBOUR MASTER		NH - FINANCIAL MANGER	
SIGNATURE	DATE	SIGNATURE	DATE
NH - RISK MANAGER		NH - ENVIRONMENTAL MANAGER	
SIGNATURE	DATE	SIGNATURE	DATE
NH - SECURITY MANAGER		NH - PROPERTY MANAGER	
SIGNATURE	DATE	SIGNATURE	DATE
NH - CORPORATE AFFAIRS MANAGER		NH - MARINE OPERATIONS MANGER	
SIGNATURE	DATE	SIGNATURE	DATE
NH - MARKETING MANAGER		NH - CHIEF FIRE OFFICER	
SIGNATURE	DATE	SIGNATURE	DATE

No.	DESCRIPTION / REVISIONS	DATE
01	ISSUED FOR PROCUREMENT	2023-02-06
00	ISSUED FOR APPROVAL	2012-10-15

TRANSNET national ports authority

PROJECT / AREA / ASSET / SUBJECT

PORT OF NGQURA

eMENDI BUILDING

DRAWING TITLE

GROUND FLOOR AS-IS LAYOUT CURRENT SPACE USAGE

DATE	2012-10-15	NH - DESIGN CENTRE MANAGER	DESIGN & DRAWING SIGN OFF
SCALE	AS SHOWN	SIGNATURE DATE	
DESIGNED BY	TA	NH - DEPUTY PORT ENGINEER	
CHECKED BY	LDP	SIGNATURE DATE	
DRAWN BY	TA	NH - PORT ENGINEER	
CHECKED BY	LDP	SIGNATURE DATE	

PAPER SIZE	TRANSNET DRW. NO.	SHEET	REV.
A0+	PoN-A0000-003-01		

CONSULTANT / CONTRACTOR DRW. NO.

XHOE0006-1-200-A-LA-0001-01

© Copyright vest in TNPA Port of Ngqura. No parts of this drawing may be copied, manipulated or used for personal gain with out the permission of TNPA Port of Ngqura

Scales: Horizontal 1Scales : Horizontal 1
ACCTABL CATALOG (*.ctb) : X:\Mike\ctb