



COPYRIGHT AND RIGHT OF REPRODUCTION OF THIS DRAWING
OR ANY PORTION THEREOF IS RESERVED BY THE ARCHITECTS

- The Contractor is responsible for the correct setting out of the buildings and all external and internal walls with particular reference to boundaries, building lines and setting out points.
- The Contractor is to verify all levels, heights and dimensions on site and is to check these against the drawing before putting any work in hand.
- The Contractor is to locate and identify existing services on the site and protect these from damage throughout the duration of the contract.
- The Contractor is referred to the Standard Guidelines for Quality Control issued by this office for all minimum requirements for workmanship and materials. This document is to be used in conjunction with this drawing.
- Any errors, discrepancies or omissions are to be reported to the Architect immediately.
- Any errors, discrepancies or omissions are to be reported to the Architect immediately.
- The Contractor is to build in Approved D.P.C.'s, whether or not these are shown on drawings, to all external walls at each floor, beam or parapet level and to all windows, doors, grilles or other opening in external walls. Cavity walls to have stepped D.P.C.'s.
- Any queries arising from all the above must be reported to the Architects for clarification before any work is put in hand.
- Do not scale this drawing; refer to figured dimensions only

GENERAL NOTES

Landrains may not be visible from the street or any common area.

Refuse storage areas to remain fully concealed.

Areas for storage of boats, trailers, caravans etc. to be screened from public view.

No Wendy Houses or freestanding storage units will be allowed.

Aerials and satellite dishes are to be below the roof overhanging and unobtrusive to the colour and colour.

Satellite dishes may not be fixed against any projecting architecture.

A feature of the house e.g. the chimney, and may not interfere with the aesthetics of the house.

Solar panels will be allowed. A data or specification sheet of the units must be provided for aesthetic approval by the design review committee.

Solar panels to lie flush with the roof with all pipes concealed. The frame and fittings to be the same colour as the roof.

Air conditioning units must be hidden at lower level or demarcated areas.

No air conditioning units are allowed. The piping used should be the same colour as the wall. If air conditioning units can't be installed as per above, new plans must be submitted to the design review committee, for approval.

No radio masts to be erected.

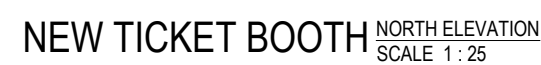
Generators must be installed in such a way that it does not create a nuisance to neighbours. Generators must be visibly screened and indicated on plans.

External waste or water pipes are not allowed above one metre from ground level or in an unsecured area visible from the street, pathway or park.

Sub vent stacks and auto vents are encouraged to achieve the above result.

External sewerage ducts to be min. 220mm deep and min. 440mm wide. No external ducts will be allowed.

Gas bottle installations, including roof covering are to be obscured from public view and behind a min. 1.8m screen wall.



REVISIONS					REFERENCE DRAWINGS					CLIENT APPROVAL					Client:		PROJECT DESCRIPTION	
REV No.	DESCRIPTION		DATE	APPROVED	DRG No.	DESCRIPTION		NAME	DESIGNATION	SIGN	DATE	<div>SANBI</div> <div>South African National Biodiversity Institute</div>		SANBI Kirstenbosch Maintenance Works ERF 178088 CAPE TOWN		TITLE		
A	Issue for client review		2023-10-10											GATE 02 TICKET BOOTH		Date:		
							</											