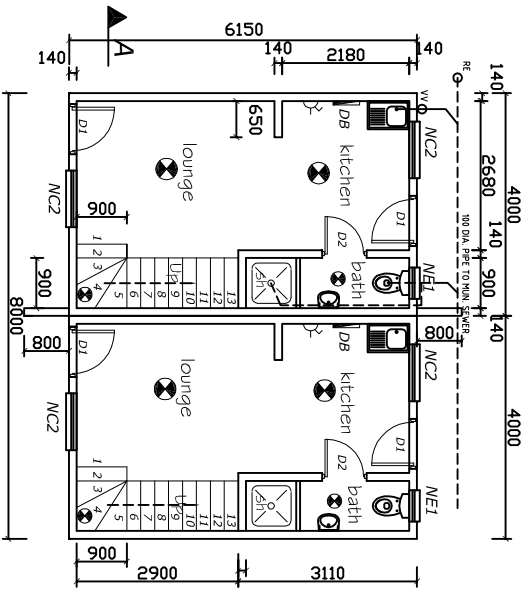
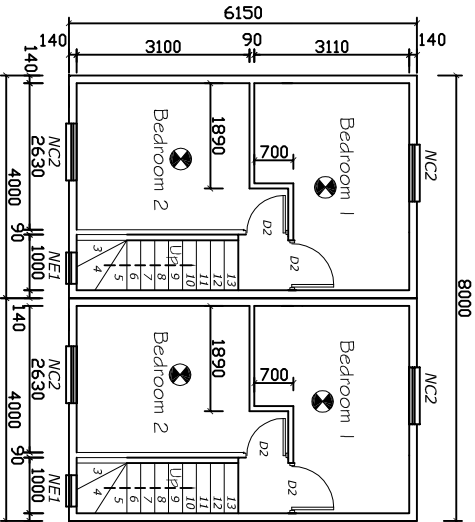


All walls on ground floor to be 140mm block
7Mpa block

Electrical fixtures shown for future reference
Currently there are no electricals in the unit

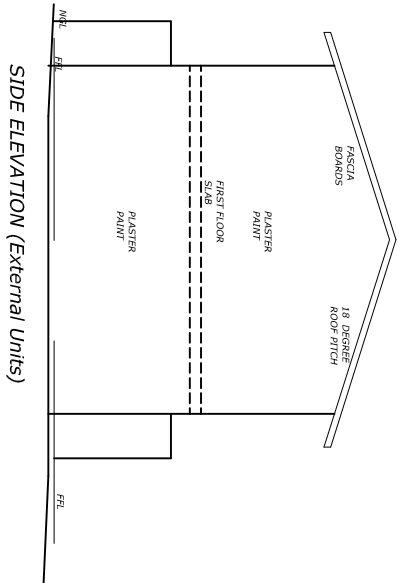
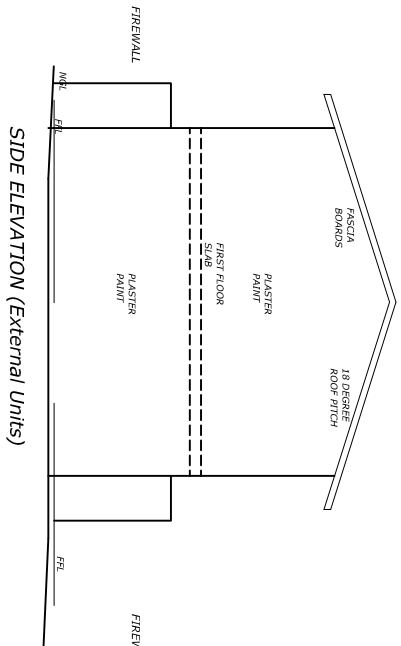


Ground Storey



First Storey

Staircase
Risers 200mm max
Treads 250mm min



CAROLINE/TO EXPOSED
RAFTERS AT EAVES

Notes

Roof

Concrete tiles on damp-proofing on 38x38 timber trusses.
Mild steel wire to be built-in min. 4 courses into brickwork
to the down trusses. (can use galvanised hoop iron ties)
Ceilings - 6.5mm gypsum ceiling plasterboard on 5.A.
38x38mm brackening at max. 750mm centres.
50 mm Sisalation between ceiling brackening

Stormwater (Options)

75mm Concrete Apron slab (construct only after service connections
are constructed.
UPVC Gutter and downpipe (only if there is domestic midblock 5.W at back
of unit)

Composite first floor slab-submit suppliers specs to engineer for approval
1m High Mild steel balustrade to staircase (galvanised and painted
to spec (refer to standard specification drgs)
Foundations - reinforced concrete raft foundation to
eng. on compacted backfill with soil poison by specialist.
250 micron DPC under raft foundation

External finish - 10mm plaster and paint.

Internal finish - Bagwash

Windows - Steel frame. Hot dipped Galvanised 1.2mm thk Clisco type
Opaque glass to bath room window. See window schedule

External doors - 8 l 3x2032mm Hardwood doors fitted to
1.2mm thick steel frame to be factory galvanised and SITE touch up
with cold galv. with 3-lever mortice locks

Internal doors - 762x2032mm Masonite hollowcore, fitted
1.2mm thick steel frame to be factory galvanised and SITE touch up
with cold galv. with 2-lever mortice locks

Precast concrete lintols over all openings.

140mm /90mm hollow block work, 7 MPa compressive strength to
comply with SANS 10400.

2 courses brickforce above all window cill and door level.

All dimensions to be confirmed on site.

All work to comply with SANS 10400.

Electrical (See Spec)

1 number 12 way ready DB board in kitchen

1 Switch /light fixture per room

1 plug point in kitchen

1 plug point in sitting room

Drainage :

MH surrounds to be 75mm above ground.

Invert level of first RE to be 450 deep.

Provide IES to all bends and junctions.

All sewer connection pipes to be Ø 110 uPVC at min 1:60 fall.

All waste pipes to be Ø 50 PVC.

Internal plumbing fitted to wall with holder bats

Provide Rodding Eye at head of line and before connecting into

Municipal main line

2 Coats Sika Cemcrete with membrane to all shower walls 1.6m high

PER UNIT		SAMPLES : Doors , doorframes and Window frames *To Be* made available for approval before construction Commences.
2100		
#1		
Type	D1	D2
No. of	2 - entr. & kitchen	3 - internal
Door	standard 813x2032mm solid timber HARDWOOD door	standard 813x2032mm hollow core timber door
Frame	galv. mild steel double rebated painted (See Std drg for spec.)	galv. mild steel single rebated painted (See Std drg for spec.)
Ironmongery	to later spec.	to later spec.

Door schedule per Unit

V. GOVENDER

NTUZUMA D HOUSING PROJECT

HOUSE TYPE
DOUBLE STOREY
SEMI-DETACHED

PER UNIT		1022	533	533
2100				
#1				
Type	NC2	NC1	NE1	
No. of	4	0	1 - bathroom	
Glazing Material	4mm annealed glass	6mm safety glass	4mm annealed glass	
Glass Finish	CLEAR	CLEAR	OPAQUE	
Frame	Hot Dipped Galvanised			
Ironmongery	Frames to be painted (See Std drg for spec.)			
	to later spec.			

Window & glazing schedule Per Unit

ALL WINDOWS FACTORY HOT DIPPED GALVANISED
CLISCO TYPE WINDOWS

DRG No. 13-06-23-05 Rev A

13-09-23 Rev A. Specifications on drg revised.