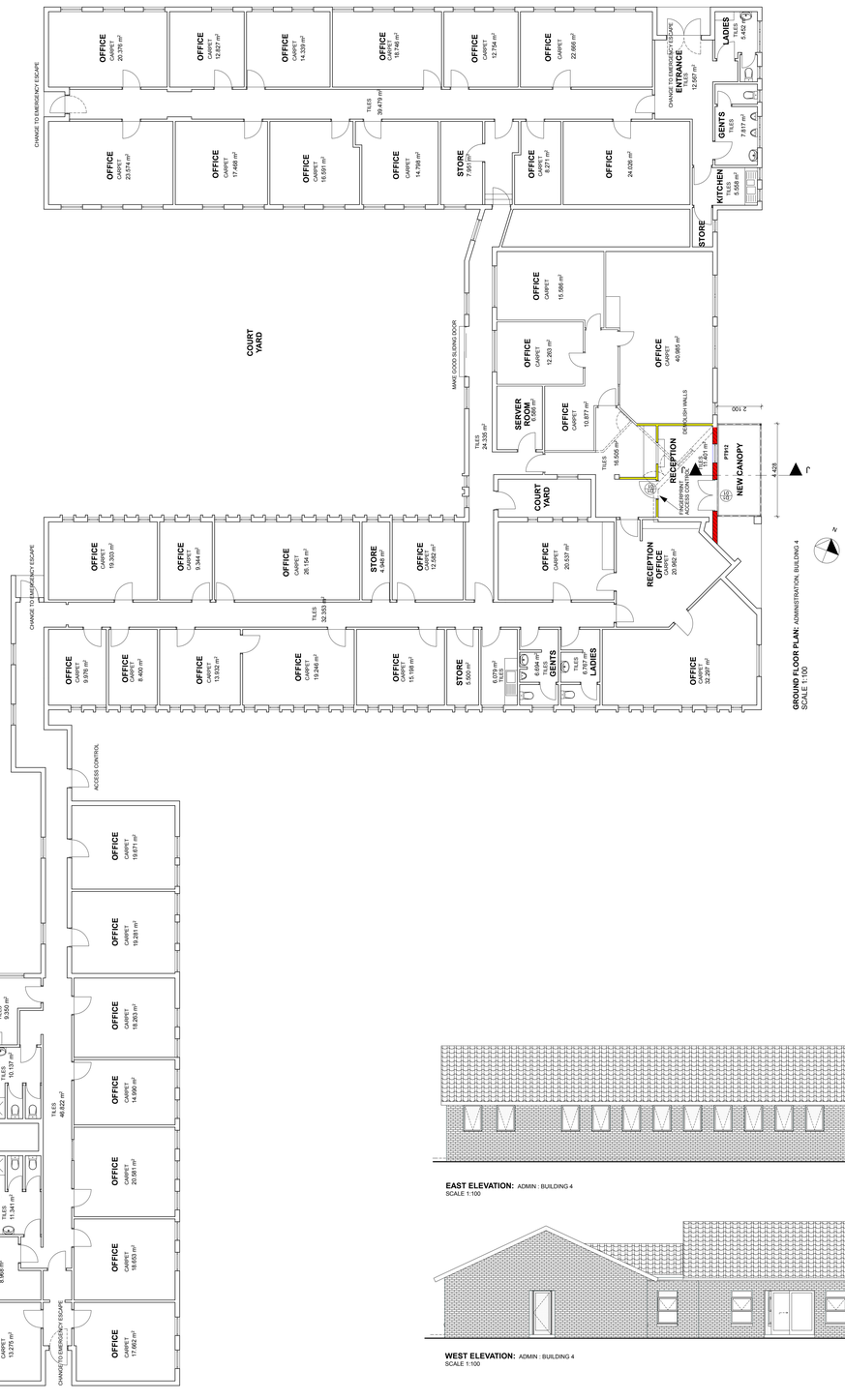


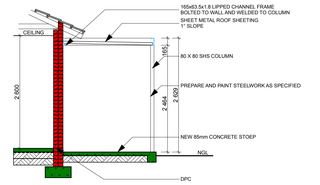

**GROUND FLOOR PLAN:** ADMINISTRATION BUILDING 4
SCALE 1:100

**NOTE:**

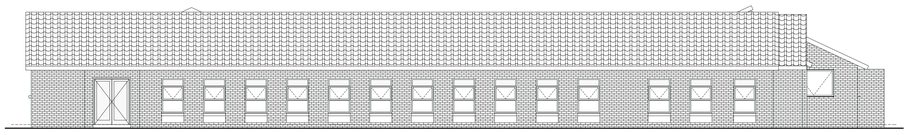
RENOVATE EXISTING BUILDINGS
PREPARE AND PAINT INTERIOR WALLS
PREPARE AND PAINT PLASTERED EXTERIOR WALLS
TILE FLOORS AND LAY CARPET WHERE INDICATED
REPAIR BROKEN WINDOWS AND PREPAIR AND PAINT
WINDOW FRAMES
PREPARE AND PAINT FASCIAS
INSTALL ACCESS CONTROL WHERE INDICATED
REMOVE ALL EXISTING DOOR FURNITURE AND REPLACE
WITH AS SPECIFIED
PREPARE AND PAINT ALL DOORS
PREPARE AND PAINT ALL DOOR FRAMES WITH EGGSHELL ENAMEL

**NOTE:**

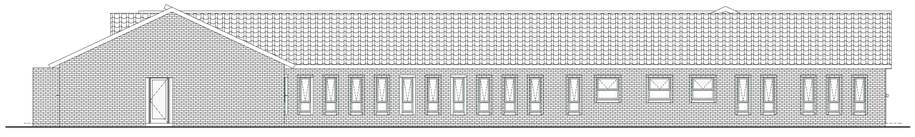
ALL EXISTING DOORS TO BE SANDED AND PREPARED FOR
TWO COATS OF VARNISH OR PAINT AS SPECIFIED BY ARCHITECT. REPLACE ALL EXISTING HANDLES WITH:
DCLSA SANFORD 19MM LEVER HANDLE SATIN STAINLESS STEEL FINISH CODE EDD1040069
WITH 76MM LATCH LOCK 350/51 WITH CHROME PLATED STEEL FOREND, NICKEL PLATED
REBATE CONVERSION SET 130/81 AND SATIN CHROME LEVER FLUSH BOLT 120/150.



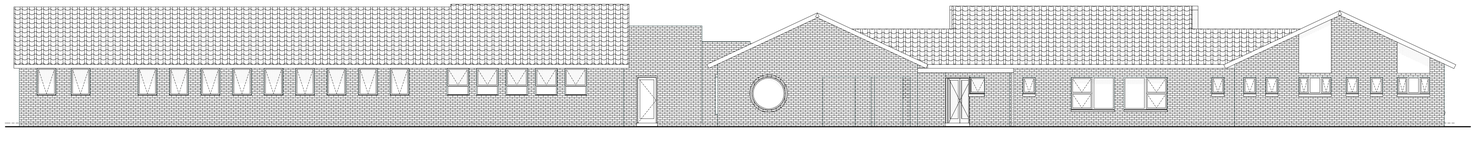

**SECTION J-J:** ADMIN BUILDING ENTRANCE CANOPY
SCALE 1: 50



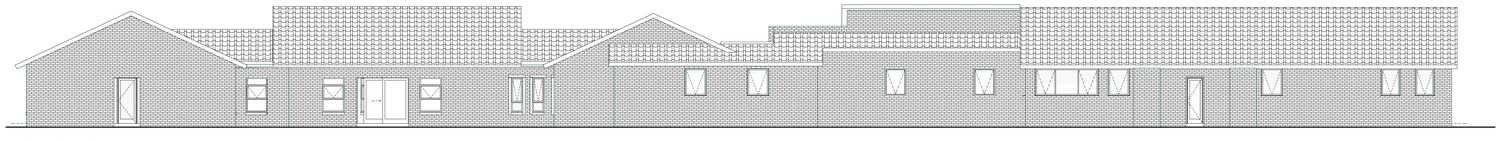
**NORTH ELEVATION:** ADMIN : BUILDING 4
SCALE 1:100



**SOUTH ELEVATION:** ADMIN : BUILDING 4
SCALE 1:100



**EAST ELEVATION:** ADMIN : BUILDING 4
SCALE 1:100



**WEST ELEVATION:** ADMIN : BUILDING 4
SCALE 1:100

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GENERAL:

* This drawing is copyright reserved and remains the property of the architect.
* All work to be executed in strict compliance with SABS 0400
* All dimensions to be checked on the site and any discrepancies to be reported to the Architect immediately before commencing with any work.
* Written dimensions to be used in preference to scaled dimensions.
* Drawings may not be scaled from prints.
* All electrical and drainage work to be executed by registered artisans.
* Where required, Architect's drawings to be read in conjunction with Engineer's drawings.
* Where required, Architect's drawings to be read in conjunction with Manufacturer's specification.
* All specified or equal approved specifications to be used.
* Finished floor levels to be a minimum of 150mm above natural ground level unless otherwise shown. Firewalls to undersides of roofs and to be 150mm above finished floor. Threshold plus fire door to garage where interleading with house.
* All doors to the exterior that open outwards are to have a 15mm step up to the inside on the inside of the door leaf, and those opening inward are to have a 15mm step up along the longitudinal centreline of the door leaf.
* All concrete foundations to be a minimum of 600mm x 200mm unless shown otherwise. Top of concrete foundation to be a minimum of 300mm below ground level unless otherwise shown.

DRAINAGE
* All plumbing work to be carried out by licensed Drainlayers and plumbers.
* IE's to all bends and junctions to be easily accessible. IE's to have marked covers at ground level. Rodding eyes to be provided at ends of runs.
* All sewer pipes to be 100mm diameter glazed earthenware or pvc drains and to have a minimum fall of 1 : 60. Top of drain to be at least 300mm below G.L.
* All waste pipes to be 50mm internal diameter. All waste fittings to have deep "P" resealed traps and to be fully accessible for repairs and cleaning.
* All vent pipes to extend 900mm above roof level. Waste pipes to be ventilated by means of 'P' 's to all W.C's having more than 1200mm vertical discharge.
* All soil and waste fittings to be accessible along their entire length for maintenance and repairs. All drains are to be accessible at 24m centres by means of M.H's or cleaning eyes. A manhole to be provided within 1.2m of the stand boundary.
* All drains under building to be straight runs, with IE's at the ends. The works to be encased in 100mm concrete. (15MPa min.)
* Stormwater to run naturally with slope.
* All paving to be laid to falls.

WATERPROOFING AND DAMPPROOFING
* 375 micron brickgrippolythene D.P.C.
* D.P.C.'s under all walls and screen walls to be 150mm above finished ground level.
* D.P.C.'s under cills, behind weather boards and under ridge tiles.
* D.P.C.'s to be 375 micron polythene and to be laid on beds to be on approved waterproofing forming a continuous leakless membrane with the D.P.C.'s under walls. Flashings to all changes of roof levels and to chimneys. Impervious copings to all parapets.
* Remove stormwater from building and site.
* Waterproofing to roof slabs: All waterproofing to roof slabs to be 'Derbigum SP4' sheeting, all to be laid (incuding flashing and counter-flashing) strictly in accordance with manufacture's instructions, with UB7 bituminous paint to all exposed surfaces and guaranteed unconditionally for ten years.

NATURAL LIGHT AND GLAZING
* All habitable rooms to have a minimum 10% natural light.
* All glazing to comply with part N of the N.B.R. and SABS 0137:2000 Code of Practice: safety and laminated glass to conform to SABS 1263.
* All external doors and windows to conform to A.A.A.M.S.A. standards.
* Minimum thickness of glazing panes:
panes not exceeding 0.75sq.m=3mm thick, panes not exceeding 1.5sq.m= 4mm thick, panes exceeding 1.5sq.m=6mm thick.
* Safety glass to window panes lower than 300mm from finished floor level.

| No | REVISION | DATE | APPROVED |
|---|---|---|---|
| | | | |

HOWARTH PEDRI ARCHITECTS CC TRADING AS
INCLINE ARCHITECTS
21 DROMEDARIS STREET, DAN PIENAAR, BLOEMFONTEIN
SUITE 158 PRIVATE BAG X01, BRANDHOF 9324
TEL/FAX 051 4444702 E-MAIL ADMIN@INCLINEPEDRI.CO.ZA

CLIENT
ESKOM, WELKOM, ALMA

PROJECT
ADDITIONS AND UPGRADING OF EXISTING BUILDINGS
#Custom 1

DRAWING
BUILDING 4 ADMIN

| | | | |
|---|---|---|---|
| INCLINE ARCHITECTS | DESIGN | | DATE |
| D.H | DRAWN | | DATE |
| Y.VH | CHECKED | | DATE |
| AS SHOWN | SCALE | 25 05 2011 | DATE ISSUED |
| P | DRAWING STATUS | BO87-P-ARC- | DRAWING No |