

FOUNDATIONS & FLOORS:
800x300 Concrete strip foundations, min depth 600mm according to engineer's specifications. No foundation footings shall encroach any boundary or servitude line. 25mm Thick cement screed on 75mm thick Concrete surfaced on DPM 350micron on hardcore filling compacted in layers of 150mm thickness poisoned soil.

ROOF:
 Prefab timber roof trusses, by Timber truss manufacture
 Chromadeck Roof Sheeting on S.A Pine Purlins at
 1 200mm max C/C. on 38x152 S.A.Pine trusses (Grade 6)at 1 200mm max.
 C/C on 114x38 S.A.Pine wallplate.Pitch=22|

DRAINAGE:
All installations to comply with SABS 0400-1990. Provide ie to all changes of direction/gradient. Provide re for every 25m length of soil pipe. Provide marked covers to all waste fitting.
Provide re-seal taps to all waste fittings. All waste pipes to be accessible along entire length. Bends & Juntions shall not be under buildings. Soil pipes under buildings to be encased in 300mm [

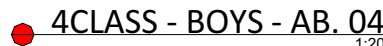
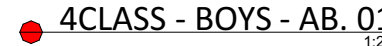
WARM WATER
Warm water/ gysier installation to be according to SABS 0254/21

Distances, T15-Fire Behavior, T17-Fire Stability of structure, elements or Components, T18-Tenancy Partition Elements, T19-Partition Walls and Partitions, T10-Protection of Openings, T12-Roof Compositions and Coverings, T13-Ceilings, T14-Floor Finishes, T15-Wall Finishes, T16-Provision of Escape Routes, T17-Supply Routes, T19-Emergency Routes, T20-Dimensions of escape routes, T21-Width of Escape Routes, T23-Stairs and other Levels Changes Along Escape Routes, T24-Ventilation of Stairs in a Emergency Exit, T25-Width of Stairs, T26-Width of Stairs, T24-Ventilation of Stairs in a emergency Route, T27-External Stairs, T24-Protection in Service Ducts in Structure or Division Elements, to Buildings for Fire Extinguishing and Components, T257-Non-Combustible Building Material.

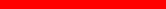
GLAZING:
All glazing must comply with section 'N' of the NBR and SABS Code 0137. Safety glass required if glass in window is lower than 300mm above floor level and 800mm in the case of all doors.

Nominal Thickness	Maximum size
3mm	0.75m ²
4mm	1.50m ²
5mm	2.10m ²
6mm	3.20m ²

Standard window frames according to window schedule with burglar bars. Aluminium sliding doors with safety glass.



LEGEND

PROPOSED BLOCKS	
BLOCKS TO BE REFURBISHED	
EXISTING PAVING	