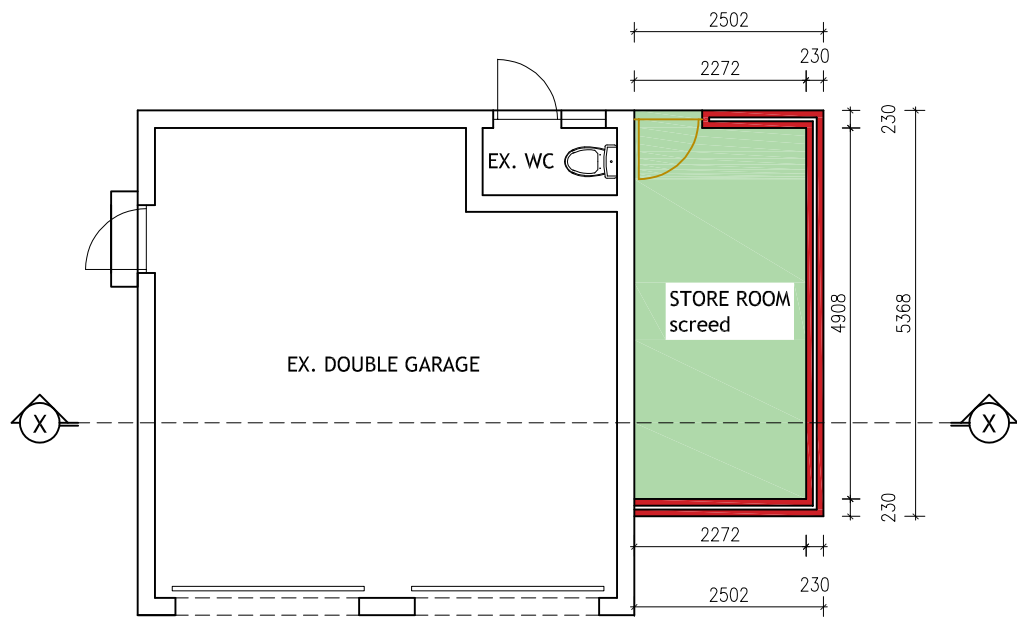
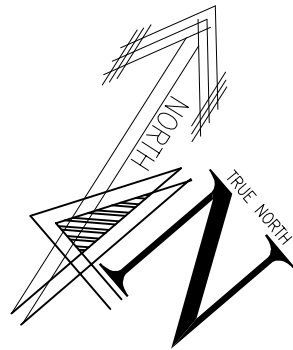
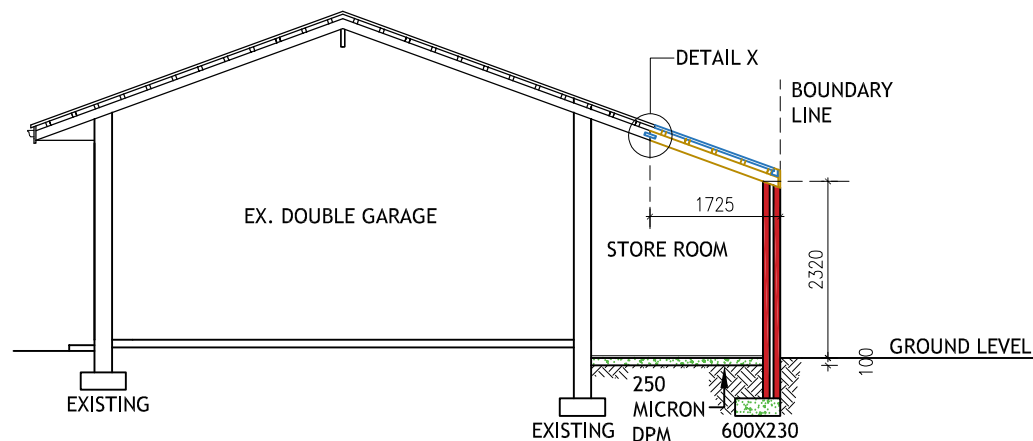


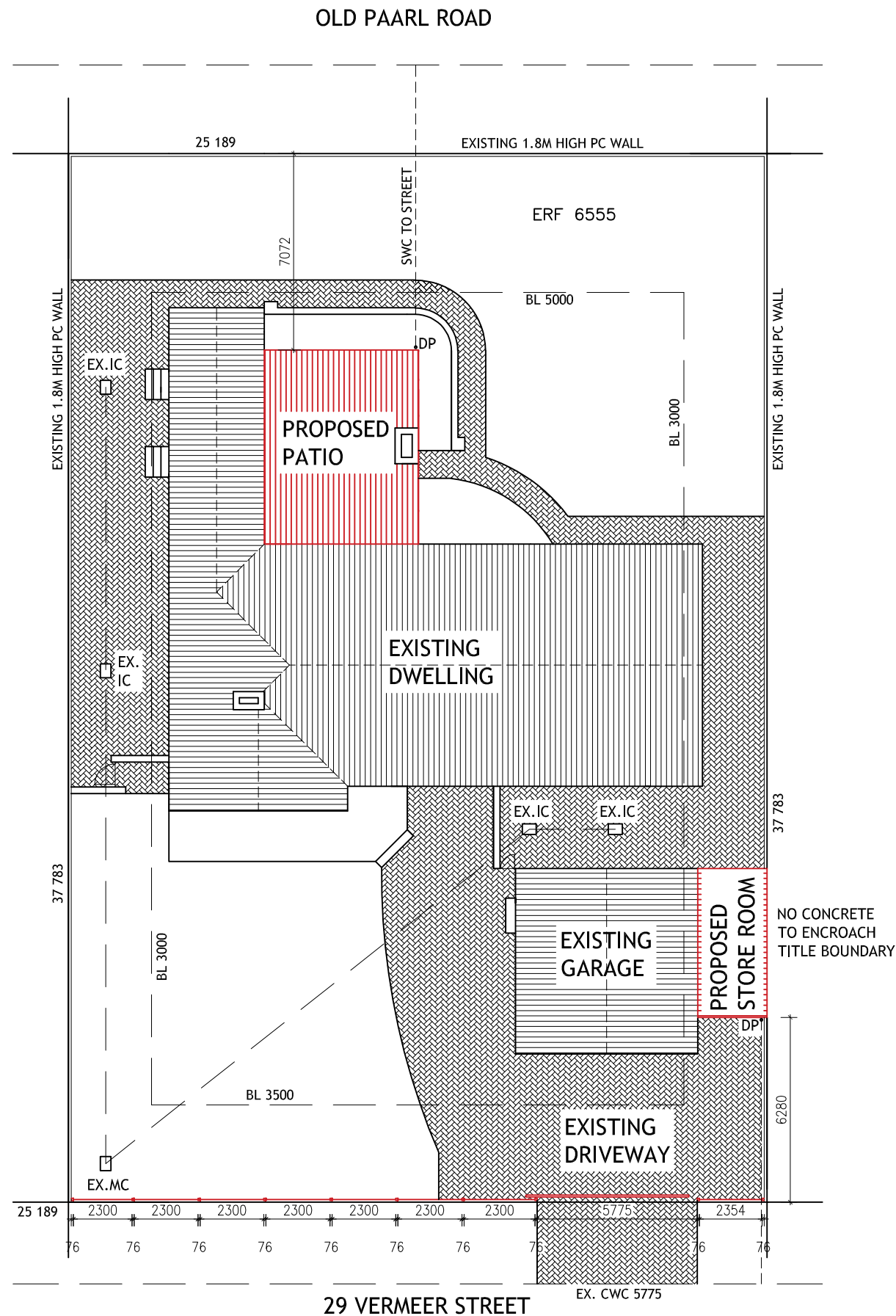


GROUND STOREY PLAN OF THE EXISTING
DOUBLE GARAGE AND NEW STORE ROOM
SCALE 1:100

STORE ROOM ROOF : CEMENT ROOF TILES WITH
300MM OVERHANG AT 20 DEGREES ON 38 X 38MM
BATTENS AT 320 CENTRES ON PVC UNDERLAY ON
114X38MM RAFTERS AT 760MM CENTRES. STRAPPED
TO 114X38MM WALLPLATES BOLTED TO THE
EXISTING TRUSSES OF THE DOUBLE GARAGE



SECTION X-X
SCALE 1:100



SITE PLAN
SCALE 1:200

GENERAL NOTES:

MATERIAL USED IN THE ERECTION OF A BUILDING
SHALL BE SUITABLE FOR THE PURPOSE FOR WHICH IT
IS TO BE USED.

ALL TIMBER USED IN THE ERECTION OF A BUILDING
SHALL BE TREATED AGAINST TERMITE AND WOOD
BORER ATTACK AND FUNGAL DECAY IN ACCORDANCE
WITH THE REQUIREMENTS OF SANS 10005 AND SHALL
BEAR THE PRODUCT CERTIFICATION MARK OF A BODY
CERTIFIED BY THE SOUTH AFRICAN NATIONAL
ACCREDITATION SYSTEM.

THE CONSTRUCTION OF ANY BUILDING OR ELEMENT
SHALL BE SUCH THAT THE BUILDING OR ELEMENT AS
CONSTRUCTED DOES NOT COMPRISE THE DESIGN
INTENT OF ANY DESIGN SOLUTION THAT SATISFIES
THE REQUIREMENTS OF A FUNCTIONAL REGULATION.

FLOORS IN ANY LAUNDRY, KITCHEN, SHOWER ROOM,
BATHROOM OR ROOM CONTAINING A TOILET PAN
OR URINAL MUST COMPLY WITH SANS 10400-J-4.2

ANY COMBUSTABLE MATERIAL TO BE 200MM AWAY
FROM CHIMNEY FLUE.

THE CONTRACTOR, SUB-CONTRACTOR AND
SUPPLIERS MUST VERIFY ALL DIMENSIONS AND LEVELS
ON-SITE BEFORE COMMENCING ANY WORK.
ALL BUILDING WORK TO COMPLY WITH SANS 10400
EDITION 3 AND MUNICIPAL BYLAWS.

THE REQUIREMENTS OF THE NATIONAL BY-LAWS AND
ANY OTHER APPLICABLE AUTHORITY MUST BE
COMPLIED WITH, THE BUILDERS MUST COMPLY WITH
THE NHBRC BY-LAWS.

AREA CALCULATION:

ERF: 952 sq.m
EX. DWELLING: 203 sq.m
EX. DOUBLE GARAGE: 44 sq.m
NEW STORE ROOM: 13 sq.m
NEW PATIO: 33 sq.m
TOTAL: 293 sq.m (31%)
NEW FENCE: 25.189M

OCCUPANCY H4

SCALE	SUBURB	DATE	DWG NO.	SHEETS
AS SHOWN	THALMEN	SEP. 2024	2024/09/23	1 OF 4

PROJECT :
PROPOSED PATIO, STORE ROOM
AND PALISADE FENCE
ERF : 6555 BELLVILLE

OWNERS : C.J. & C.S. COETZEE

OWNERS SIGNATURE :

DESIGNER SIGNATURE :

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ARCHITECTURE cc
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PROFESSIONAL ARCHITECTURAL
TECHNOLOGIST
SACAP- PAT20688
tel: 021 981 4788
cell: 072 446 5054

e-mail: karel@lifestylearchitecture.co.za
www.lifestylearchitecture.co.za

SPECIFICATIONS:

CHIMNEYS: IT SHALL BE DESIGNED AND ERECTED FROM NON-COMBUSTIBLE MATERIALS AND IN SUCH MANNER THAT IT WILL NOT CAUSE A FIRE HAZARD TO THE ADJACENT MATERIAL. IT SHALL NOT BE INSTALLED IN SHAFT OR DUCT IN WHICH SERVICES WHICH MIGHT BE ADVERSELY AFFECTED BY HEAT ARE SITUATED. COMBUSTIBLE MATERIAL SHALL NOT BE BUILT WITHIN 200MM OF THE INSIDE OF A CHIMNEY. CHIMNEYS OPENINGS MUST BE AT LEAST 1M ABOVE THE NEAREST ROOF LINE.

CEILINGS: 6MM SKIMMED RHINOBOARD ON 38 X 38 MM BRANDING AT 350 C/C WITH 75MM COVERED RHINO CORNICE.

WALLS: 230MM CEMENT BRICKS PLASTER AND PAINTED WITH BRICKFORCE EVERY 4TH COURSE AND 2.5 TIE WIRES PER SQUARE METER ON 600 X 230MM CONCRETE STRIP FOOTING AND MUST COMPLY WITH SANS 10400-B, SANS 10400-T AND 4.4 OF SANS 10400-K

FOUNDATIONS: 600 X 230 MM CONCRETE STRIP FOOTING TO BE LAID IN A SOLID AND UNIFORM TRENCH AND MUST COMPLY WITH SANS 10400-B AND SANS 10400-H

FLOOR : 25MM CEMENT SCREED ON 100MM 20MPA CONCRETE SLAB ON 250 MIKRON DPM ON 150MM WELL COMPACTED ON CLEAN BACKFILL.

RAINGOODS: 100MM DIAMETER ALUMINIUM GUTTERS WITH 75MM ALUMINIUM DOWNPIPES ON 225 X 32 MM SA NUTEC FASCIA.

ANY SANITARY FIXTURE SHALL BE MADE OF IMPERABLE, NON-CORROSIVE MATERIAL, SHALL HAVE A SMOOTH AND READILY CLEANABLE SURFACE AND SHALL BE SO CONSTRUCTED AND FITTED AS TO DISCHARGE THROUGH A TRAP INTO A SOIL PIPE OR WASTE PIPE, AS THE CASE MIGHT BE.

THE WATER SUPPLY OUTLET TO ANY WASTE FIXTURE SHALL BE SITUATED NOT LESS THAN 20MM ABOVE THE FLOOD-LEVEL RIM OF SUCH FIXTURE.

ANY DRAINAGE SYSTEM INSTALLATION MUST BE ABLE TO WITHSTAND AN INTERNAL WATER PRESSURE OF 50kPa AND AN EXTERNAL WATER PRESSURE OF 30kPa WITHOUT LEAKING, IT MUST REMAIN WATERTIGHT IN ACCORDANCE WITH THE REQUIREMENTS OF 4.24 OF SANS 10400-P, UNDER NORMAL WORKING CONDITIONS.

OCCUPANCY H4

SCALE	SUBURB	DATE	DWG NO.	SHEETS
AS SHOWN	THALMEN	SEP.2024	2024/09/23	2 OF 4

PROJECT :
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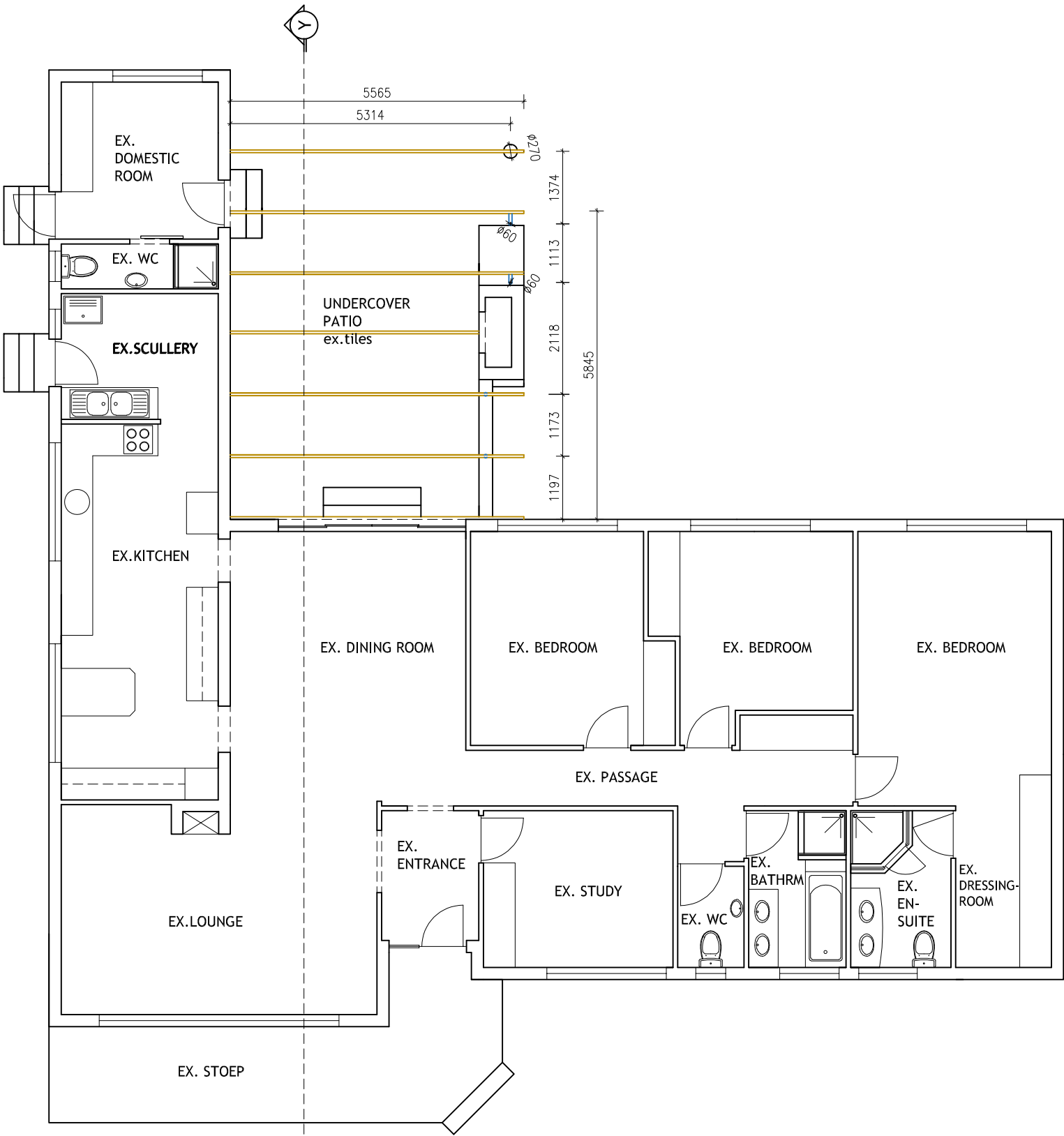
OWNERS SIGNATURE :

DESIGNER SIGNATURE :



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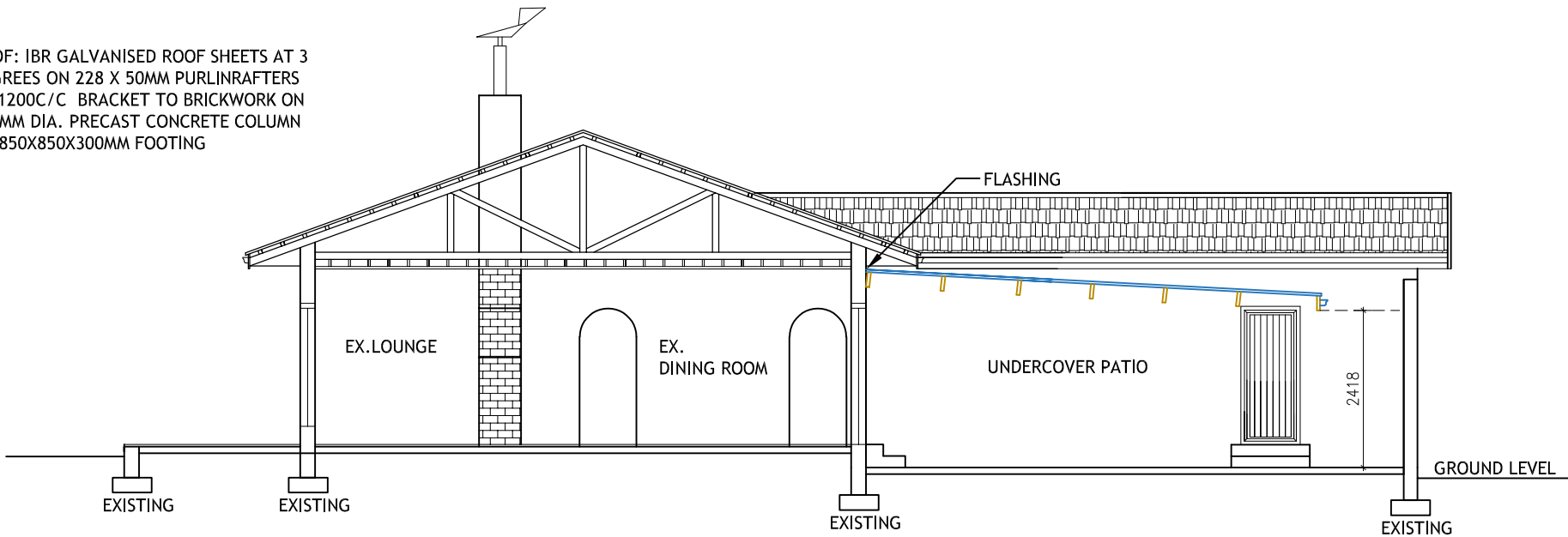
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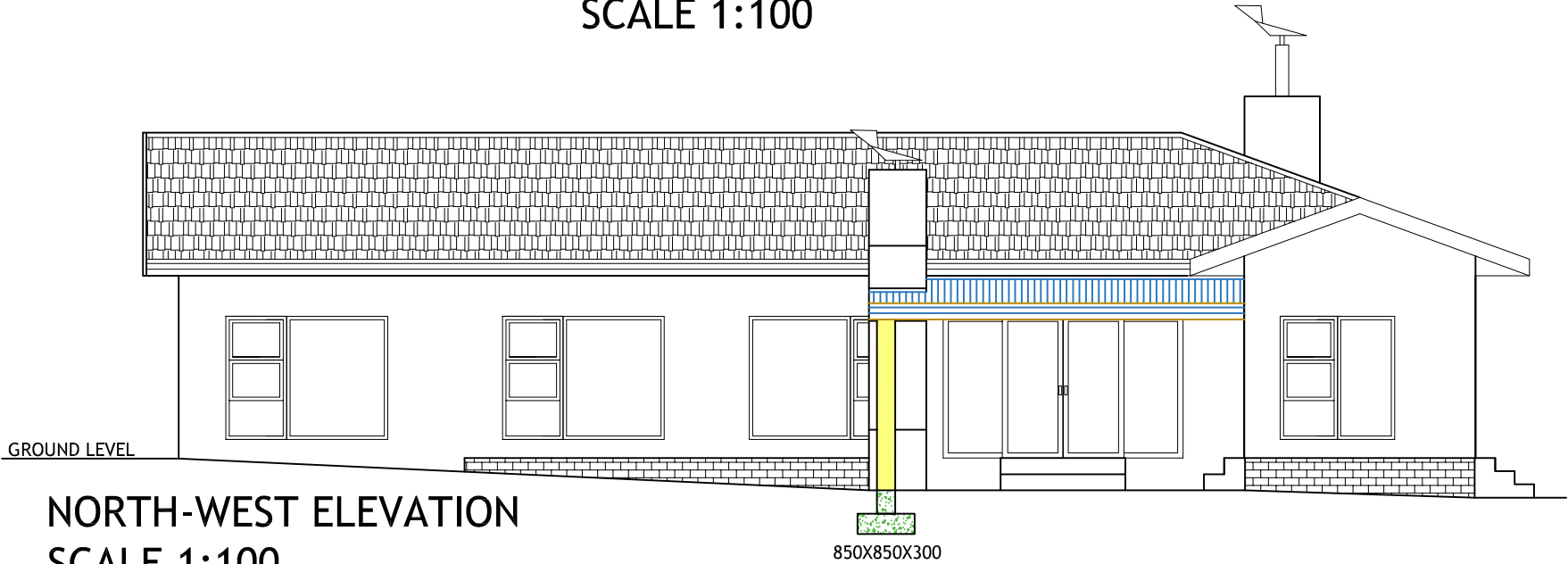
GROUND STOREY PLAN OF THE EXISTING DWELLING AND NEW PATIO
SCALE 1:100

DETAIL X
N.T.S

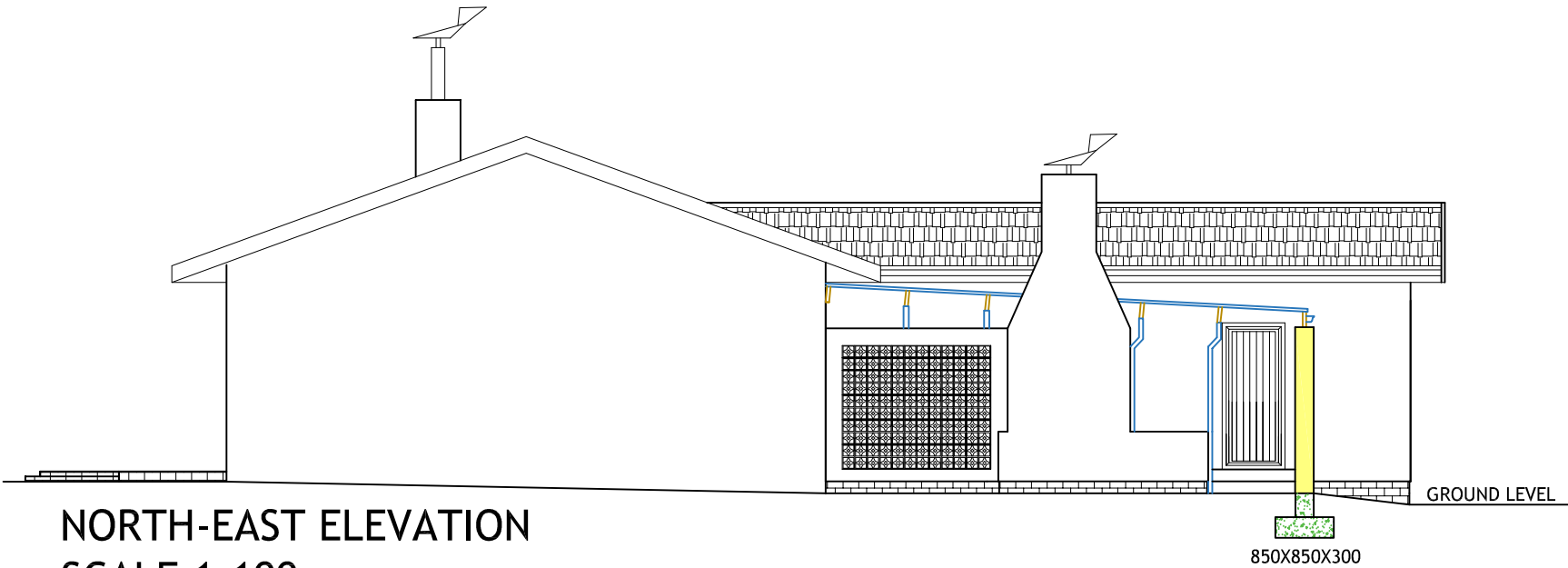
ROOF: IBR GALVANISED ROOF SHEETS AT 3 DEGREES ON 228 X 50MM PURLINRAFTERS AT 1200C/C BRACKET TO BRICKWORK ON 270MM DIA. PRECAST CONCRETE COLUMN ON 850X850X300MM FOOTING



SECTION Y-Y
SCALE 1:100



NORTH-WEST ELEVATION
SCALE 1:100



NORTH-EAST ELEVATION
SCALE 1:100

SPECIFICATIONS:

BRICKFORCE SHALL BE PLACED ABOVE WINDOWS AND DOORS WITHIN BETWEEN EACH LAYER OF BRICKS AND SHALL BE IN ACCORDANCE WITH SANS 935 FOR A GRADE 2 COATING.

LINTELS: LINTELS SHALL BE PROVIDE ABOVE ALL WINDOW AND DOORS OPENINGS IN ACCORDANCE WITH THE REQUIREMENTS OF 4.2.9 OF SANS 10400-K

LINTELS: LINTELS OVER DOUBLE GARAGE OPENINGS WHICH DO NOT EXCEED 5,0M SHALL BE REINFORCED IN ACCORDANCE WITH FIGURES 31 AND 32 AND TABLE 28 OF THE REQUIREMENTS OF 4.2.9.4.1 OF SANS 10400-K

ANY MATERIAL USED AS A DAMP-PROOF COURSE SHALL COMPLY WITH THE RELEVANT REQUIREMENTS CONTAINED IN SANS 248,SANS 298 OR SANS 952-1, OR SHALL BE THE SUBJECT OF AN AGREEMENT CERTIFICATE IF THE PRODUCT IS NOT COVERED BY THESE STANDARDS.

IN CASE OF A CAVITY WALL THE DAMP-PROOF COURSE SHALL EXTEND THE FULL THICKNESS OF SUCH LEAF, IN WHICH CASE THE CAVITY SHALL EXTEND 150MM BELOW THE DAMP-PROOF COURSE.

ALL WALL FINISHES SHALL COMPLY WITH THE REQUIREMENTS OF 4.15 OF SANS 10400-T

VENTILATION:THE TOTAL AREA OF AN OPENING, A DOOR OR AN OPENABLE GLAZED WINDOW THAT COMPLIES WITH THE REQUIREMENTS OF 4.3.1.1.2 (a) OR (b) OF SANS 10400-O SHALL NOT BE LESS THAN 5% OF THE FLOOR AREA OF THE ROOM.

NATURAL LIGHTING:THE TOTAL AREA OF SUCH OPENING,OR TOTAL AREA OF OPENINGS,INCLUSIVE OF FRAMES AND GLAZING BARS, SHALL NOT BE LESS THAN 10% OF THE FLOOR AREA OF THE ROOM

GLAZING: GLAZING MATERIALS SHALL COMPRISE EITHER GLASS THAT COMPLIES WITH THE REQUIREMENTS OF PARTS 1 TO 5 OF SANS 50572, OR POLYCARBONATE SHEETING. FRAMES TO RECEIVE GLAZING MATERIALS SHALL EITHER COMPLY WITH THE REQUIREMENTS OF SANS 727 OR SANS 1553-2, OR BE CAPABLE OF WITHSTANDING THE WIND AND IMPACT LOAD DETERMINED IN ACCORDANCE WITH THE REQUIREMENTS OF SANS 10400-B WITHOUT DEFLECTING MORE THAN 1/175th OF THEIR SPAN. A WINDOW THAT HAS A SILL HEIGHT LOWER THAN 500MM FROM THE FLOOR MUST BE SAFETY GLAZING MATERIAL, THAT COMPLIES WITH THE REQUIREMENTS OF SANS 1263-1

OCCUPANCY H4

SCALE	SUBURB	DATE	DWG NO.	SHEETS
AS SHOWN	THALMEN	SEP.2024	2024/09/23	3 OF 4

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ERF : 6555 BELLVILLE

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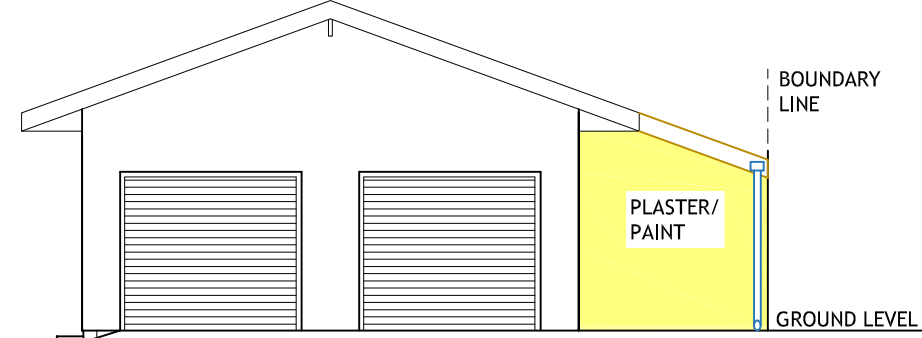
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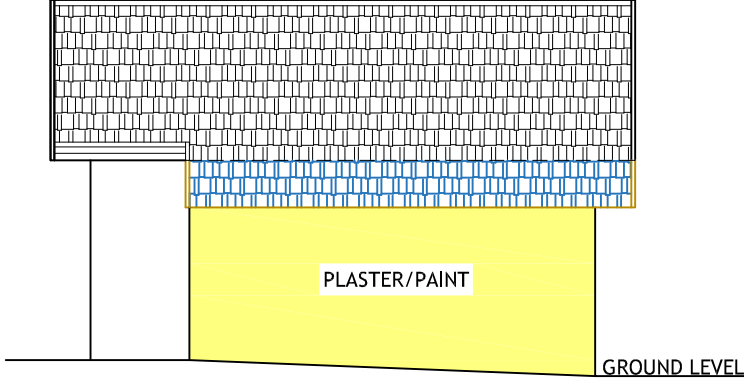
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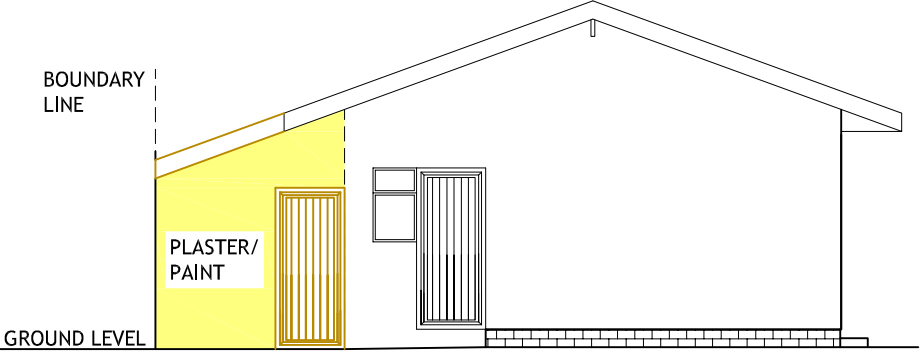
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SOUTH-EAST ELEVATION
SCALE 1:100

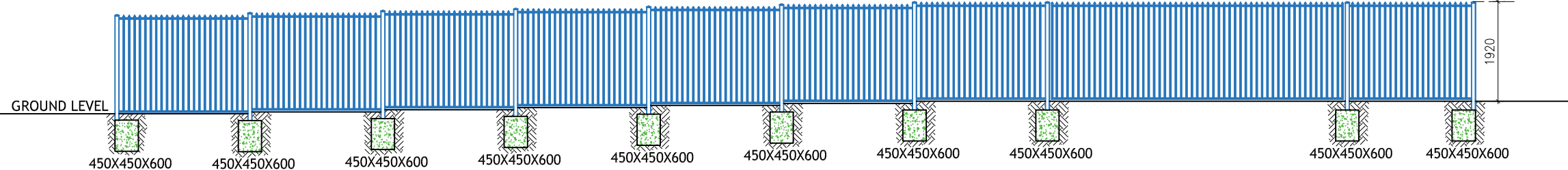


NORTH-EAST ELEVATION
SCALE 1:100



NORTH-WEST ELEVATION
SCALE 1:100

FENCE: WHITE POWDER COATED 76X76MM SQUARE STEEL POSTS
PLANTED IN 450X450X600MM FOUNDATION AT CENTRES AS
INDICATED 38X38X2MM WHITE POWDER COATED BRACES BOLTED IN
BETWEEN THE POSTS



ELEVATION OF PALISADE FENCE
SCALE 1:100

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OCCUPANCY H4

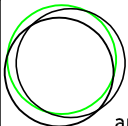
SCALE	SUBURB	DATE	DWG NO.	SHEETS
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