

Erf 273
1100sqm

EXISTING HOUSE

AS BUILT ADDITION

SEPTIC TANK

SITE PLAN
Scale 1:200

STEENBRAS STREET 15.74

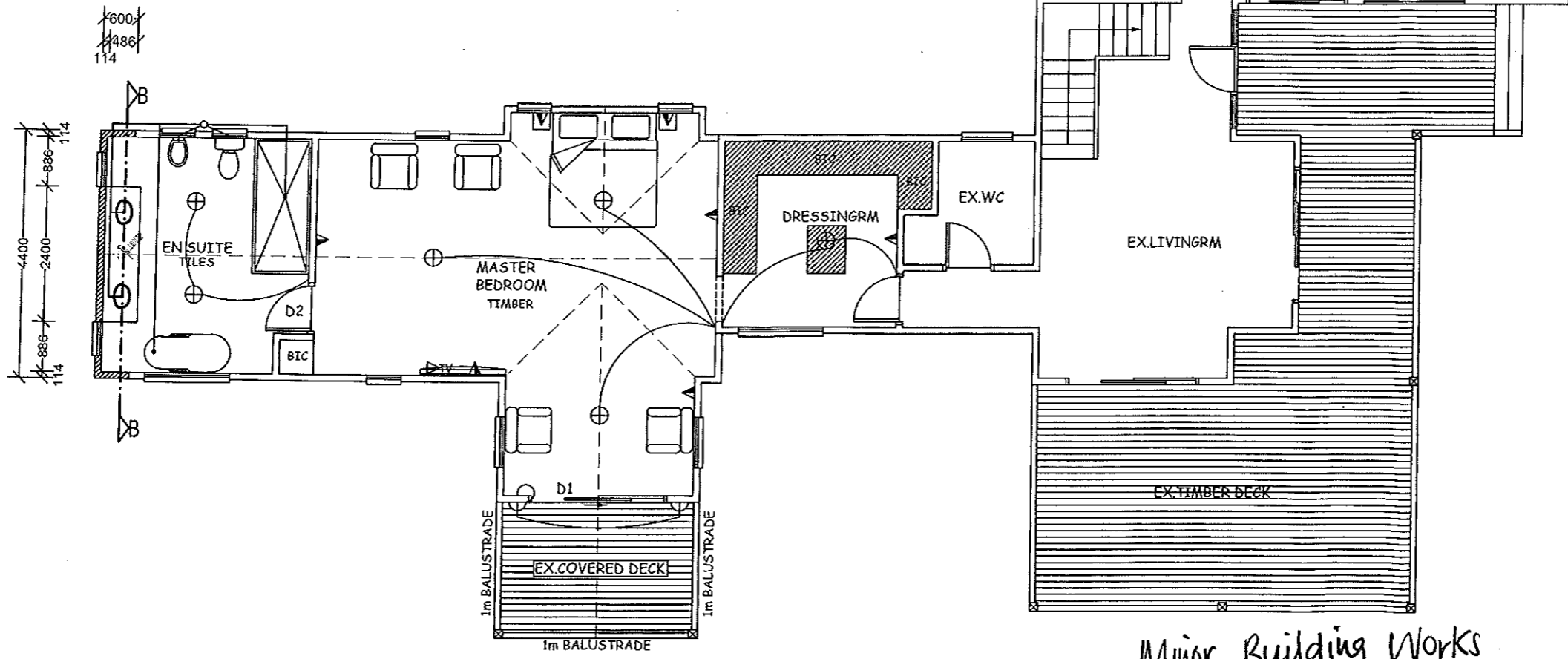
STEENBRAS STREET 15.74

Minor building Works
KNYSNA MUNICIPALITEIT PLAN No 2017/1287
GOEDGEKEUR / APPROVED

Volgens die NBR, WET No 103 van 1977 soos gewysig
According to NBR, ACT No 103 of 1977 as amended
BCO / TE: DATE: 17/11/2017

<p>N.GENADE ARCHITECTURAL DRAUGHTING & DESIGN SERVICES</p> <p>PO BOX 346 KNYSNA 6570 CELL : 082 215 7709 TEL : 044-3822673 TEL : 044-3825086 E.MAIL : ngenade@gmail.com</p>		
<p>DRAWINGS: N.GENADE REG. NO. D0049</p>		
<p>PROJECT AS BUILT ADDITIONS ERF 273 STEENBRAS STREET BRENTON ON SEA</p>		
<p>CLIENT DR.W.GERBER</p>		
<p>TITLE SITE PLAN</p>		
<p>SCALE 1:200</p>		
<p>DRW. NO. N005/04/2016</p>	<p>REV. 0</p>	<p>DATE 25-05-2017</p>

LEGEND	
⊕	CEILING PENDANT
⊖	WALL LIGHT
●	DOWNLIGHT LED
⊙	GARDEN LIGHT
▽	15 amp DOUBLE PLUG
▽	15 amp SINGLE PLUG
▽	15 amp W/PROOF SINGLE PLUG
▷	TV PLUG
▷	TELEPHONE
▷	STOVE CONNECTION
⊠	DISTRIBUTION BOARD
⊠	SATELITE DISH
⊠	MOTION SENSOR WALL LIGHT
⊠	DOUBLE FLOURESCENT



- NOTES :**
1. Drawings may not be scaled.
 2. Any discrepancies on drawings are to be reported to the architect.
 3. All dimensions & levels must be verified on site.
 4. Timber structure to be by engineers.
 5. All work to be in accordance with SABS, NBR, local building practice, bye-laws, health & fire requirements.
 6. Contractor to advise client of any underground services which are to be avoided or removed & to accept instructions before proceeding.
 7. **TIMBER :**
All timber to be weather and insect treated and to carry the SABS mark.
 8. **FOUNDATIONS :**
Foundations to be 600x600x100 RC padfootings. Foundations to be inspected by engineer & building control.
 9. **TIMBER FRAMING:**
External cladding on 405 Sisalation on 8mm OSB board on 38x114mm timber wall frame, studs @ 450mm c/c with required cross bracing & 38x228mm timber lintols above all openings.
100mm Think Pink Aerolite in all wall cavities.
12.5mm Skimmed rhinoboard walls, primed and painted to owner's choice.
Waterproof membrane for all windows & sliding doors.
 10. **ELECTRICAL :**
All electrical work to be tested & approved by Local Electrical Authority.
 11. All plumbing & drainage work & installation of sanitary fittings to comply with relevant Local Authority bye-laws, regs & requirements. Min. falls to drain pipes to 1 : 60.
Provide approved reseal traps to all waste fittings. Provide IE's at foot of all soil stacks. IE's to waste pipes to be fully accessible at all times. All soil pipes passing under buildings or footings to be encased in concrete of min. 100mm thickness all round pipe.
 12. Any changes to approved plans, must be submitted to local authority for approval.

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PROJECT AS BUILT ADDITIONS ERF 273 STEENBRAS STREET BRENTON ON SEA		
CLIENT DR.W.GERBER		
TITLE GROUND STOREY PLAN		
SCALE 1:100		
DRW. NO. N005/04/2016	REV. 0	DATE 25-05-2017

GROUND STOREY PLAN
 Scale 1:100

NOTE:
 TIMBER STRUCTURES TO COMPLY
 WITH SANS 10082, SANS 10400 &
 SANS 1400XA

Minor Building Works

KNYSNA MUNISIPALITEIT PLAN No 2014/7287
 GOEDGEKEUR / APPROVED

Volgens die NBR, WET No 103 van 1977 soos gewysig
 According to NBR / ACT No 103 of 1977 as amended

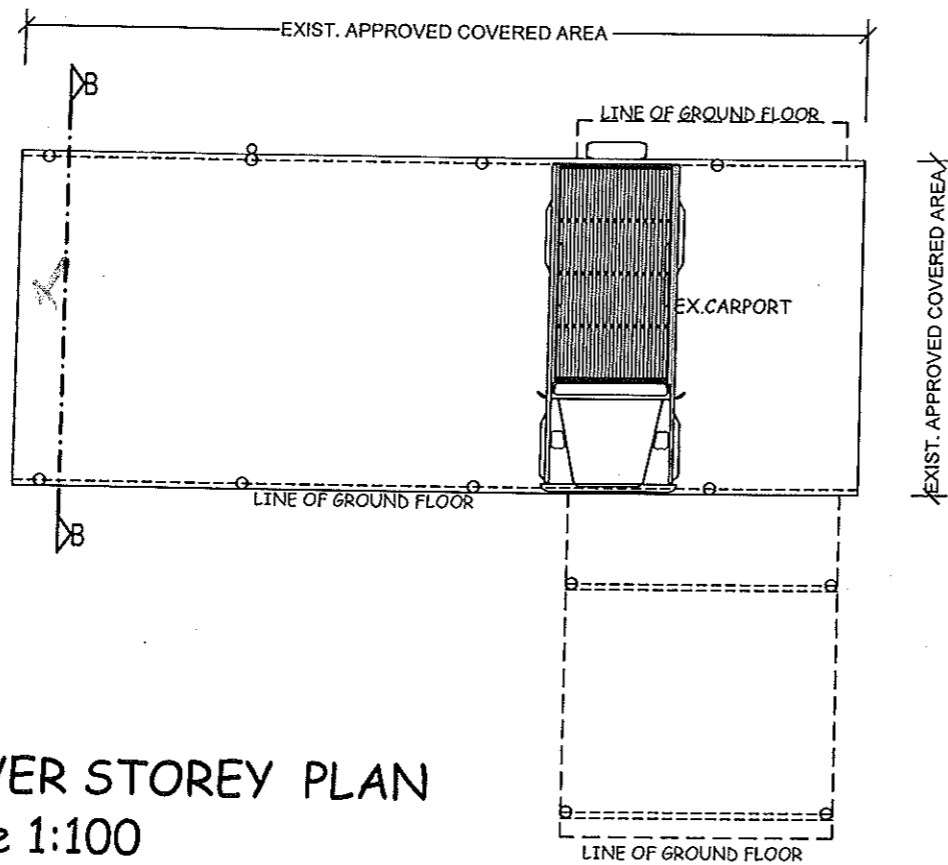
DCO / TE: DATE: 17/4/2017

AREAS

EX. TOTAL AREAS: 507.2m²
 ADDITIONS GROUND FLOOR: 2.6m²
 NEW TOTAL AREAS: 509.8m²
 EX. FOOTPRINT: 222.8m²
 NEW FOOTPRINT: 222.8m²
 ERF AREA: 1106m²
 COVERAGE: 20.14%
 ALLOWABLE COVERAGE: 50%

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LOWER STOREY PLAN
 Scale 1:100

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Minor building Works

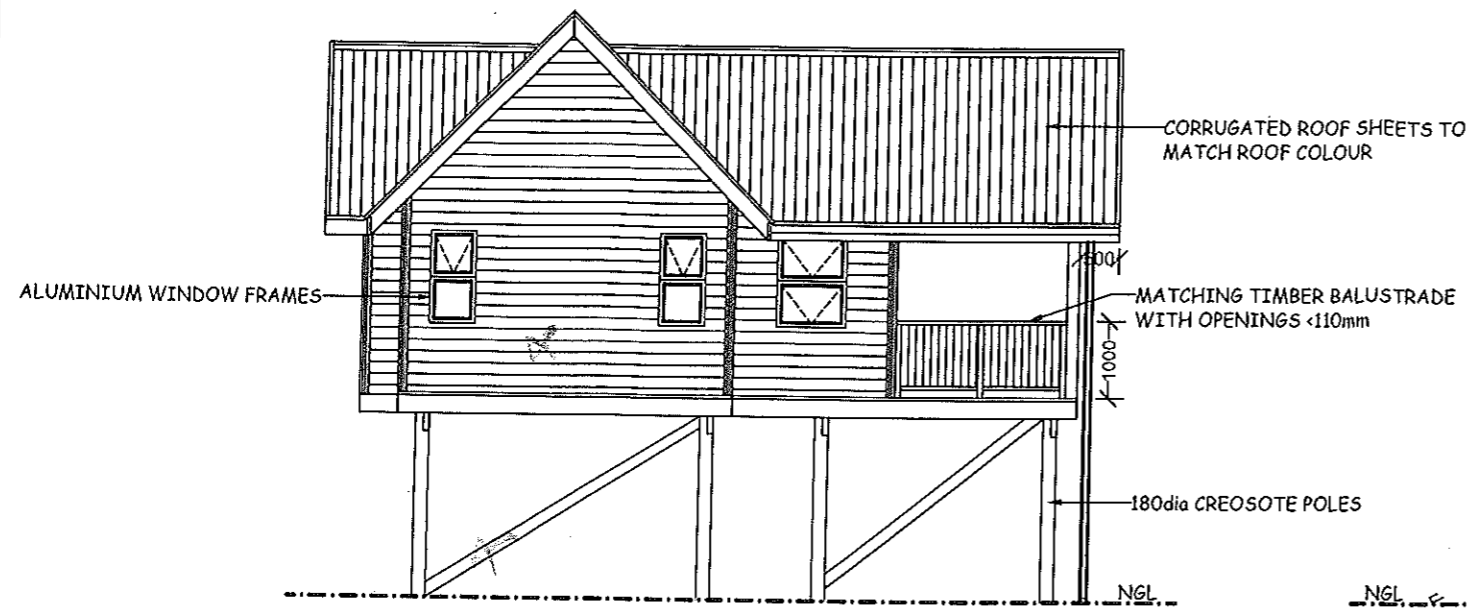
2017/2287

os gewysig amended

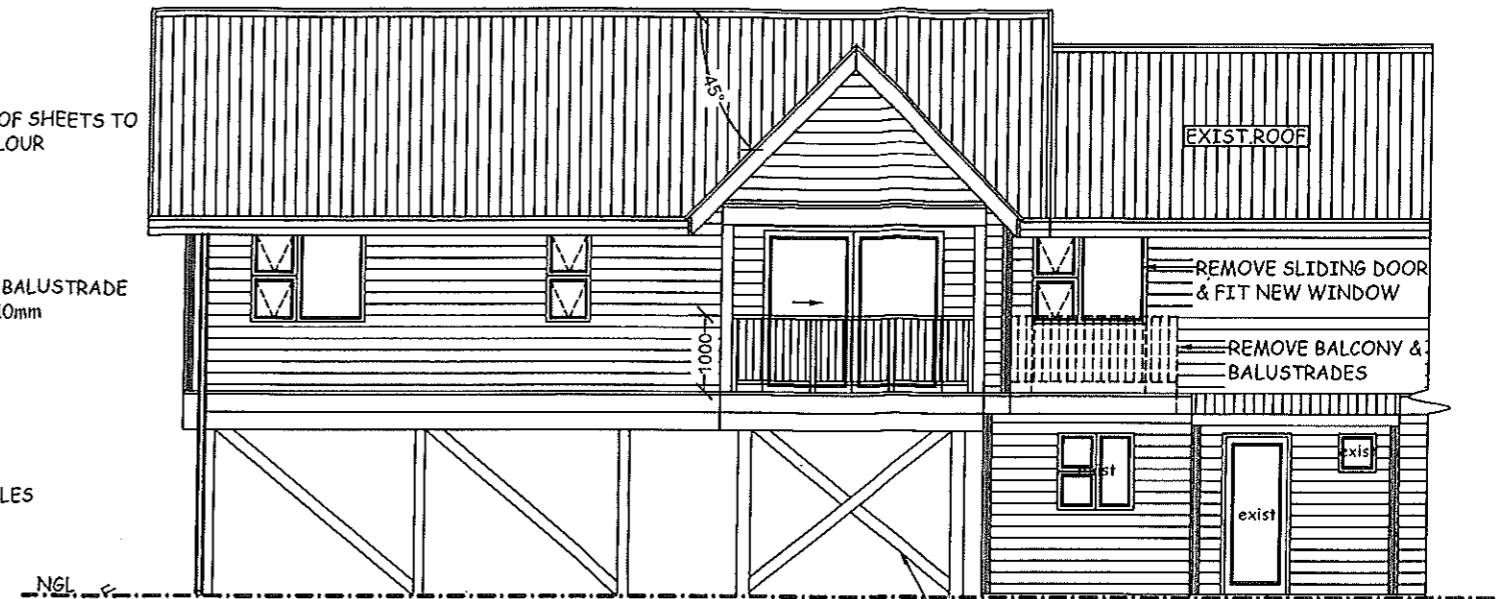
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 Volgens
 EKO/TE:

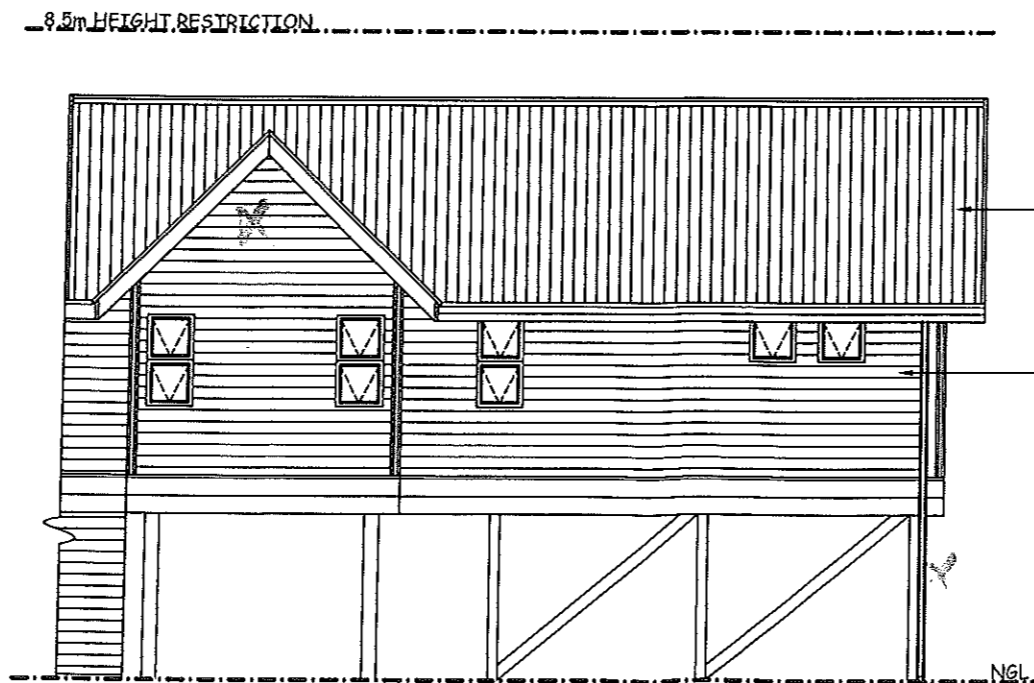
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SCALE 1:100		
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NORTH ELEVATION
Scale 1:100



WEST ELEVATION
Scale 1:100



EAST ELEVATION
Scale 1:100

NOTE:
TIMBER STRUCTURES TO COMPLY
WITH SANS 10082, SANS 10400 &
SANS 1400XA

Minor building Works

RE: KNYSNA MUNICIPALITEIT
GEBIED ERF 273
ED 2017/7287

Volgens die NBR, WAT 100 1977 soos gewysig
Aansluiting op NBR, ACT 100 1977 as amended

ECCO/TE: DATE: 17/05/2017

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1:100

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