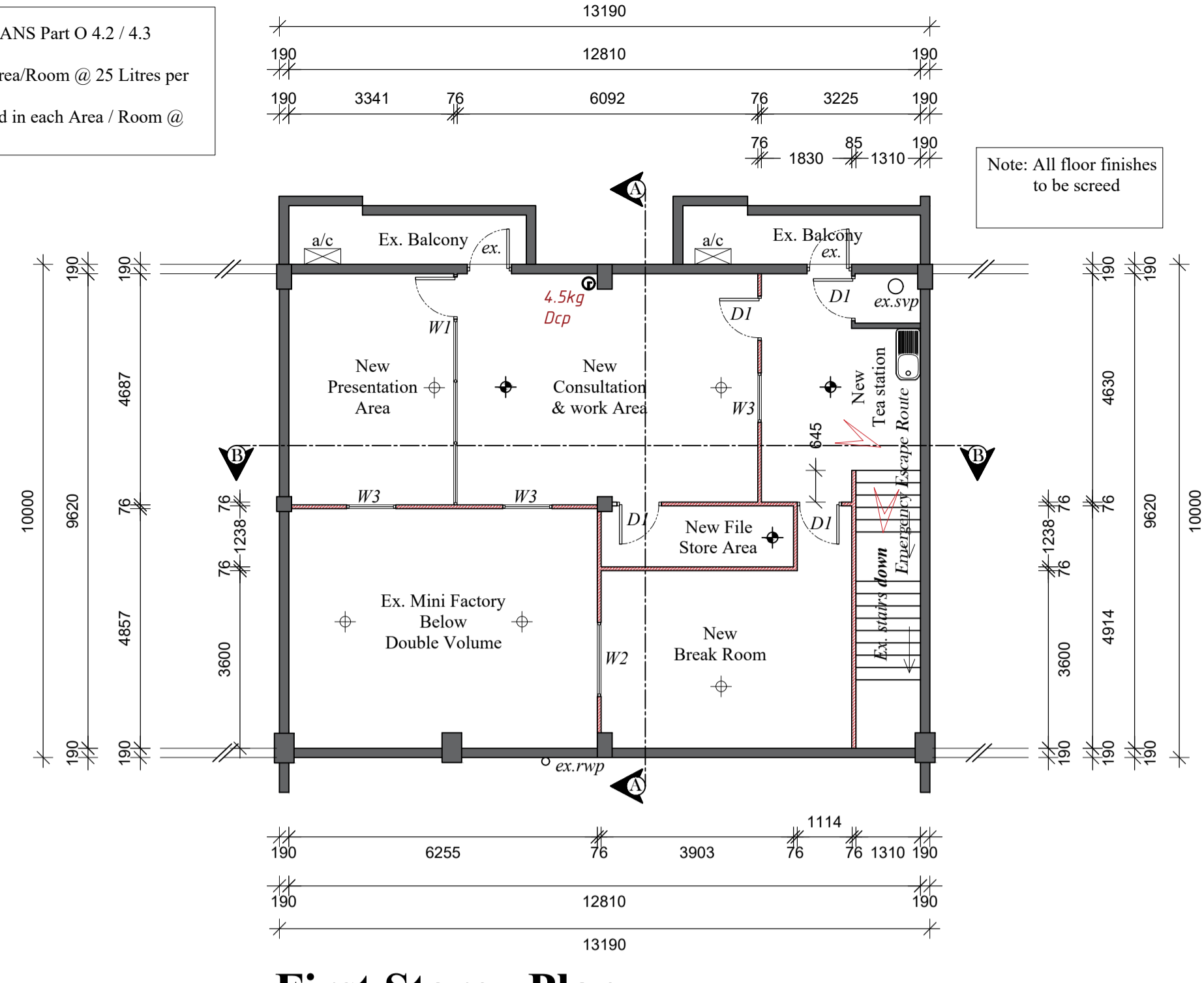
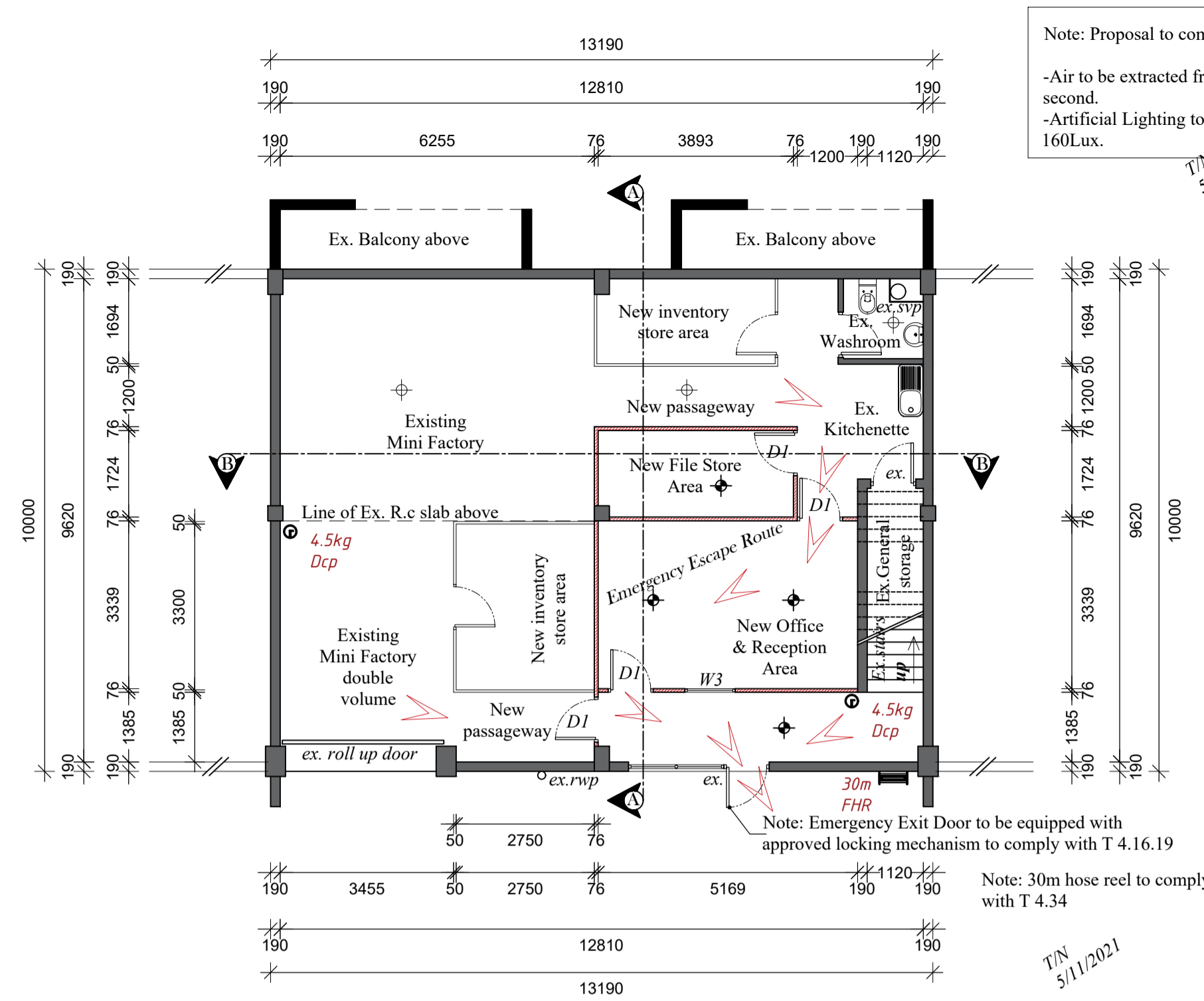


Plans to be read in conjunction with Engineers Specifications



**General Notes:**

All work to comply with the national building regulation & building standards act & local council requirements & all relevant specifications & codes.  
 Figured dimensions to be taken in preference to scaling. Overall dimensions (external) to take precedence.  
 All dimensions, levels and heights to be checked on site and any discrepancies to be reported to the architects before any work takes place.  
 Finished floor levels to be a minimum of 150mm above natural ground level unless otherwise shown. firewalls to underside of roof covering.  
 All doors to the exterior that open outward are to have a 50mm step up along the longitudinal centre line of the door leaf. brass or aluminium strip is to be installed to the threshold.  
 All reinforced concrete to be to structural engineers certificate & detail to be submitted.  
 Vertical tanking to all level changes to be in strict accordance with engineers detail and specialist's specification.  
 Final ground levels to be discussed with architect prior to any excavation on site.  
 Any discrepancies in regards to the architectural plans and site construction to be reported to the architect or engineers before any work takes place.

**Schedule of Areas:**

Site Area	15 261.00 m <sup>2</sup>
Coverage:	
Permissible	80% of 15 261 m <sup>2</sup> = 12 208.80 m <sup>2</sup>
Existing Coverage	= 6 972.94 m <sup>2</sup>
Proposed Coverage	= 000.00 m <sup>2</sup>
New Total Coverage	= 6 972.94 m <sup>2</sup>
Floor Area Ratio:	
Permissible	= N/a
Existing Floor Area	= 8 716.18 m <sup>2</sup>
Proposed Floor Area	= 000.00 m <sup>2</sup>
New Total Floor Area	= 8 716.18 m <sup>2</sup>
Submission Area	= 000.00 m <sup>2</sup>

**Notes:**

**Foundations**  
 all Foundations to comply with geotechnical eng's report.  
 not to encroach on adj. property.  
 foundations to be taken down to solid ground. all foundations on filled ground to be to engineer's details.

**Floors**  
 100mm concrete slab with brc mesh reinforcing  
 250 mic. dpm on poisoned compacted soil.

**Windows & Door**  
 all windows to be galvanized steel colour to owners spec.  
 internal doors and door frames to be anodised aluminium colour to owner's spec.  
 sliding doors and door frames to be anodised aluminium colour to owners spec.

**Walls**  
 Drywalls to engineers detail  
 All dry walls to be installed by specialist

**Civil Engineer**  
 All existing structural elements to be inspected and certified by a registered civil engineer.  
 All new structural elements and work to be designed and certified by a registered civil engineer.

**General**  
 dimensions +levels to be checked prior construction.  
 should there be any discrepancies it should be brought to the architect and engineer's attention prior construction.  
 ag+dpc to be provided.  
 all building to comply with nbr.  
 all building material to be sabs approved.  
 temporary sanitary facilities to be provided on site throughout construction period.  
 engineer to verify all dimensions & levels onsite physically prior to designing.  
 engineer to do structural drawings of approved plan only.

**Door Schedule**

Name	D1
Type	Side Hung where shown
Frames	Treated Timber colour to owners spec.
Glass	No Glass
Quantity	x8
Area	1.89m <sup>2</sup>

**Window Schedule**

Name	W1
Type	Fixed & Side Hung where shown
Frames	Powder coated aluminium colour to owners spec.
Glass	12mm Toughened safety glass
Quantity	x1
Area	11.196m <sup>2</sup>

**Window Schedule**

Name	W2
Type	Fixed where shown
Frames	Powder coated aluminium colour to owners spec.
Glass	6mm Toughened safety glass
Quantity	x1
Area	1.8m <sup>2</sup>

**Window Schedule**

Name	W3
Type	Fixed where shown
Frames	Powder coated aluminium colour to owners spec.
Glass	6mm Toughened safety glass
Quantity	x3
Area	1.2m <sup>2</sup>

**Brickwork Legend**

Symbol	Description
--- ---	Demolished Walls
▨	Location of Unit - Block C
▬	New Dry Walls
▬	Existing Walls
▬	Gms Cage Fencing

**Electrical Legend**

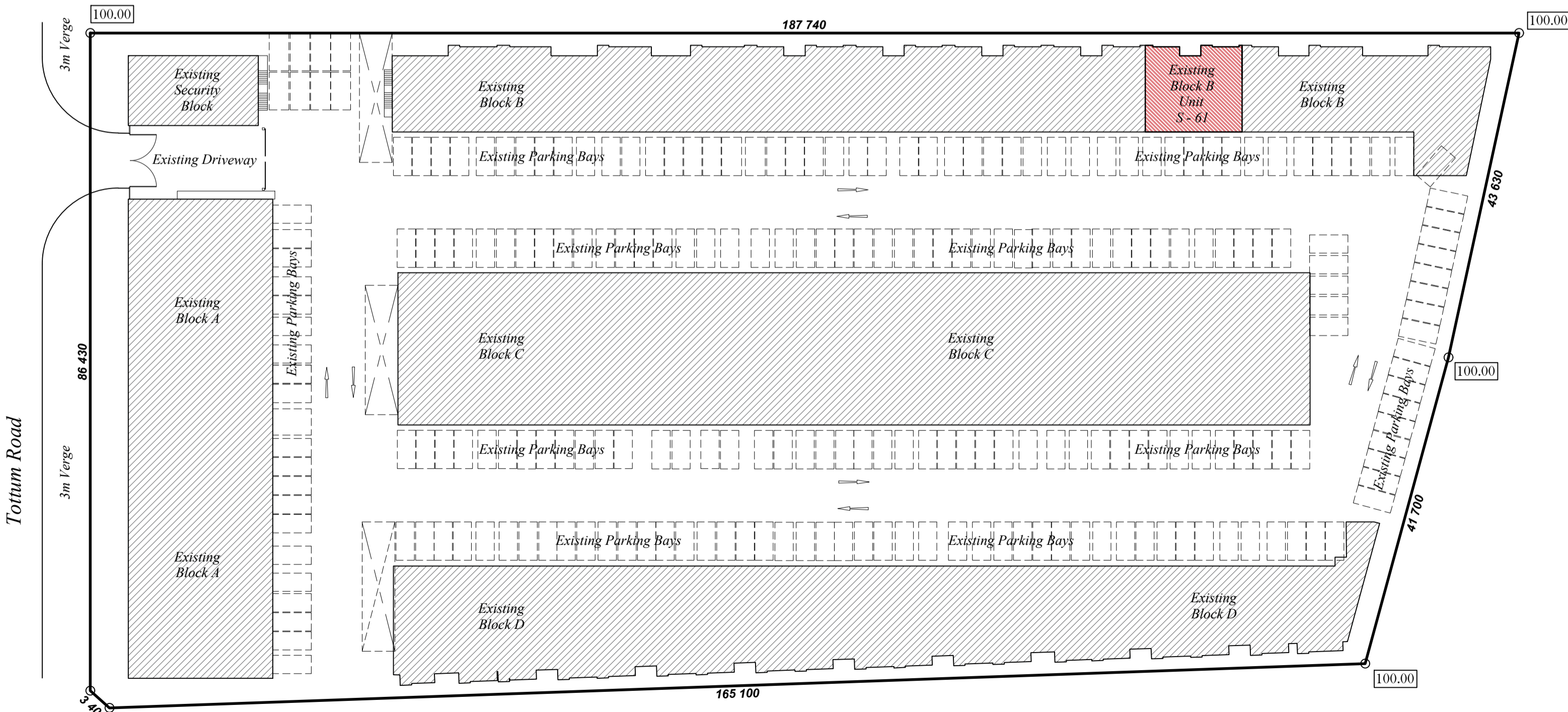
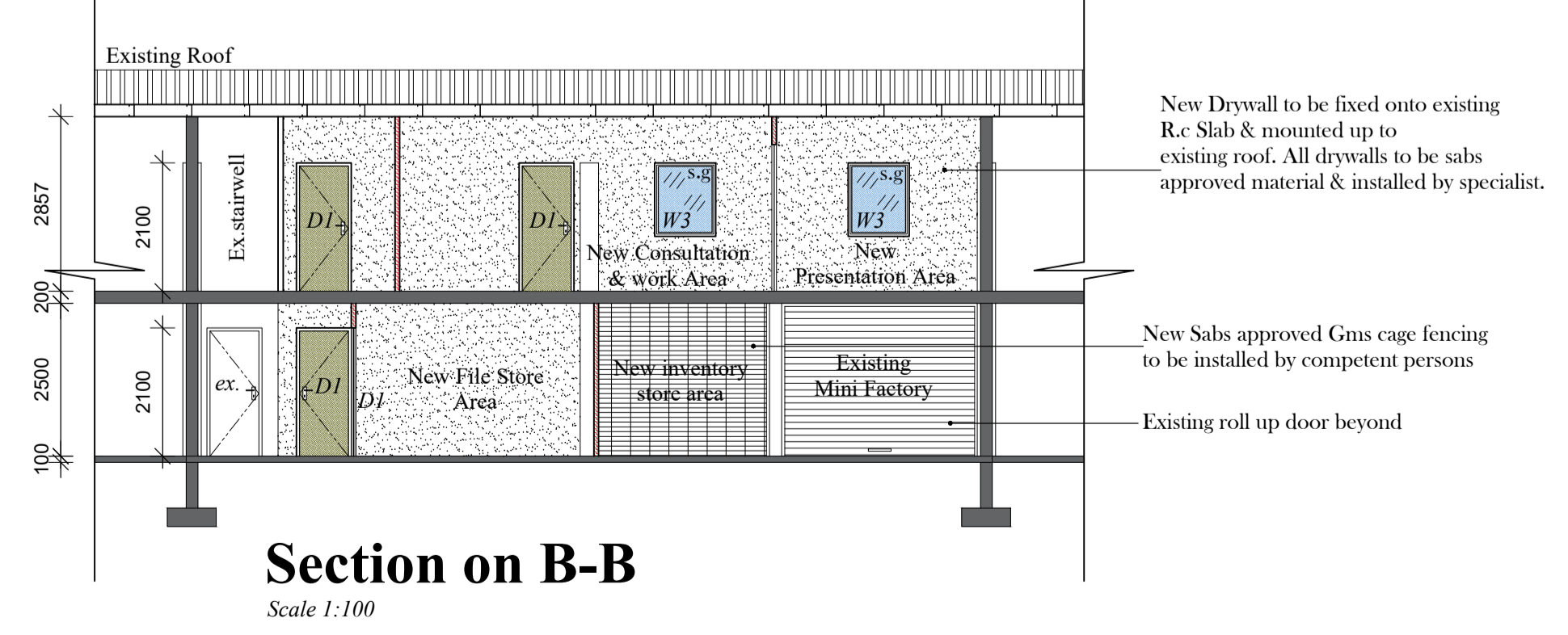
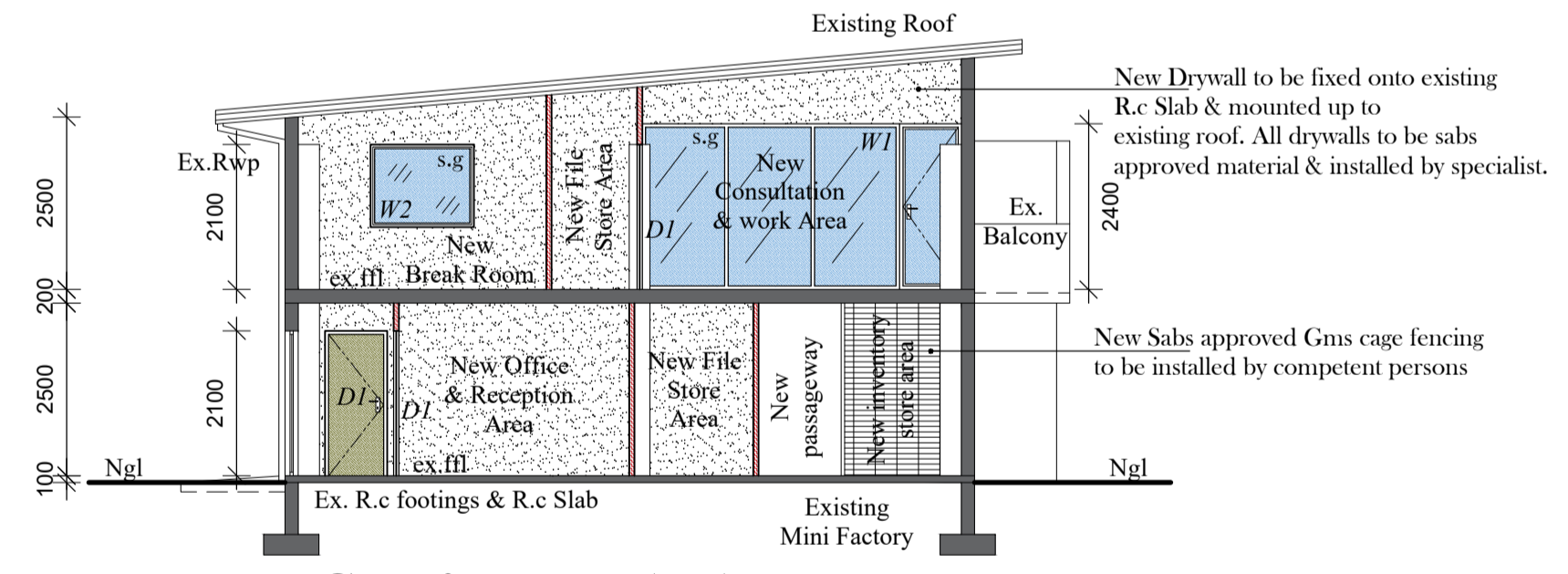
Symbol	Description
⬤	11w Ceiling Mounted Fitting
⊕	Ex. Ceiling Mounted Fitting
⬤	Wall Mounted Solar Powered Fitting

**Fire Notes: Occupational classifications - J2 Medium risk storage**

J2:  
 - Portable fire extinguishers to comply with part T4.37  
 - Structural stability to comply with part T4.7 to T4.9  
 - Division separating elements to comply with part T4.6  
 - Wall finishes to comply with part T4.15  
 - Access for fire fighting to comply with part T4.54  
 - All combustible roof elements not to penetrate separating walls.

**Tenancy separation:**  
 - Internally separating elements to comply with part T4.8  
 - Division firewalls as per plan.

T/N 5/11/2021



**Site Location Plan - Ground Storey**  
**Foundry Park : Block B -S - 63**  
Scale 1:500

**ROCKFORD DESIGNERS (PTY) LTD.**  
 BRING YOUR VISION TO REALITY  
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