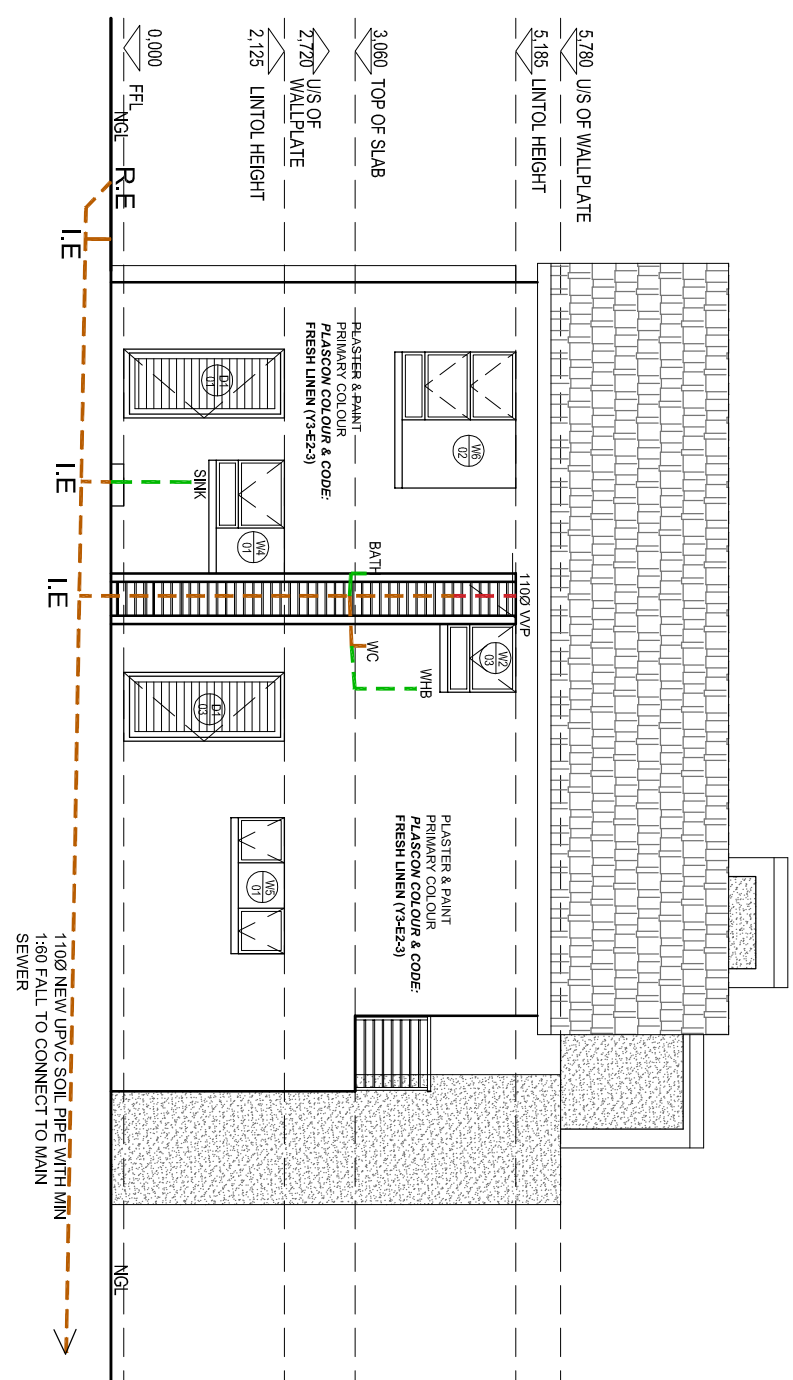
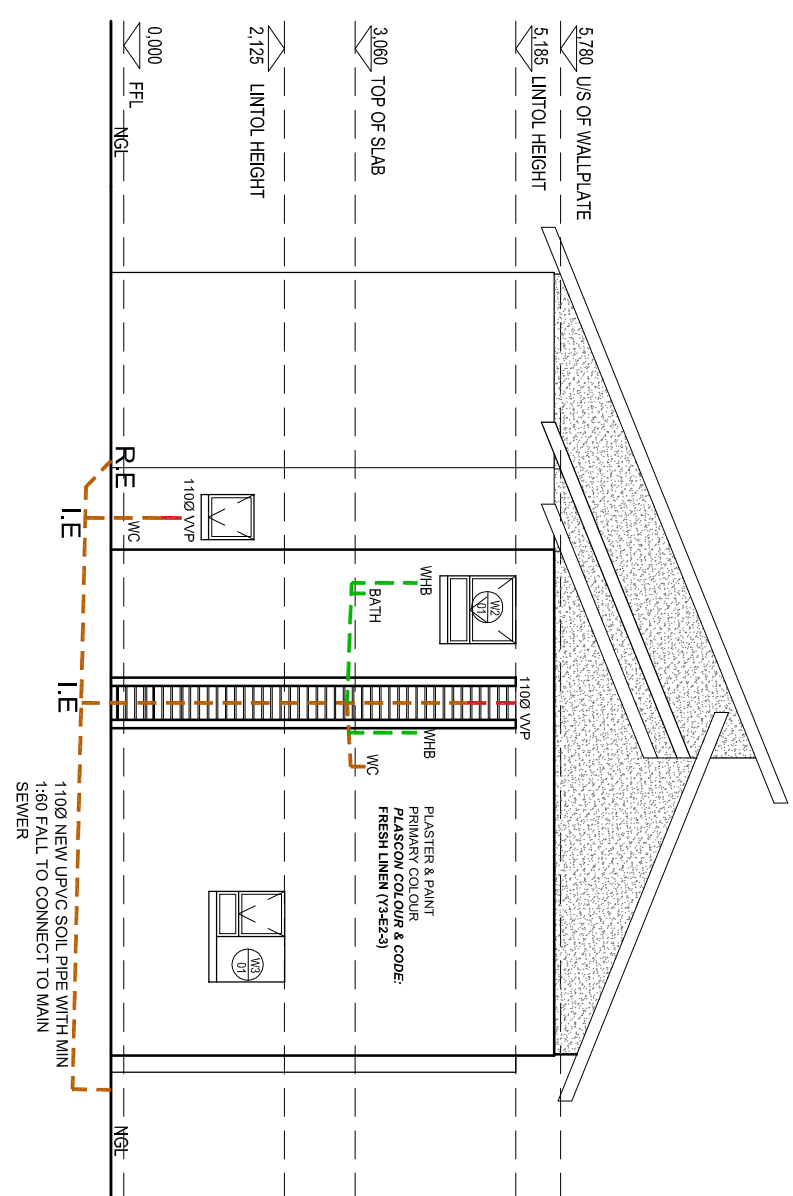


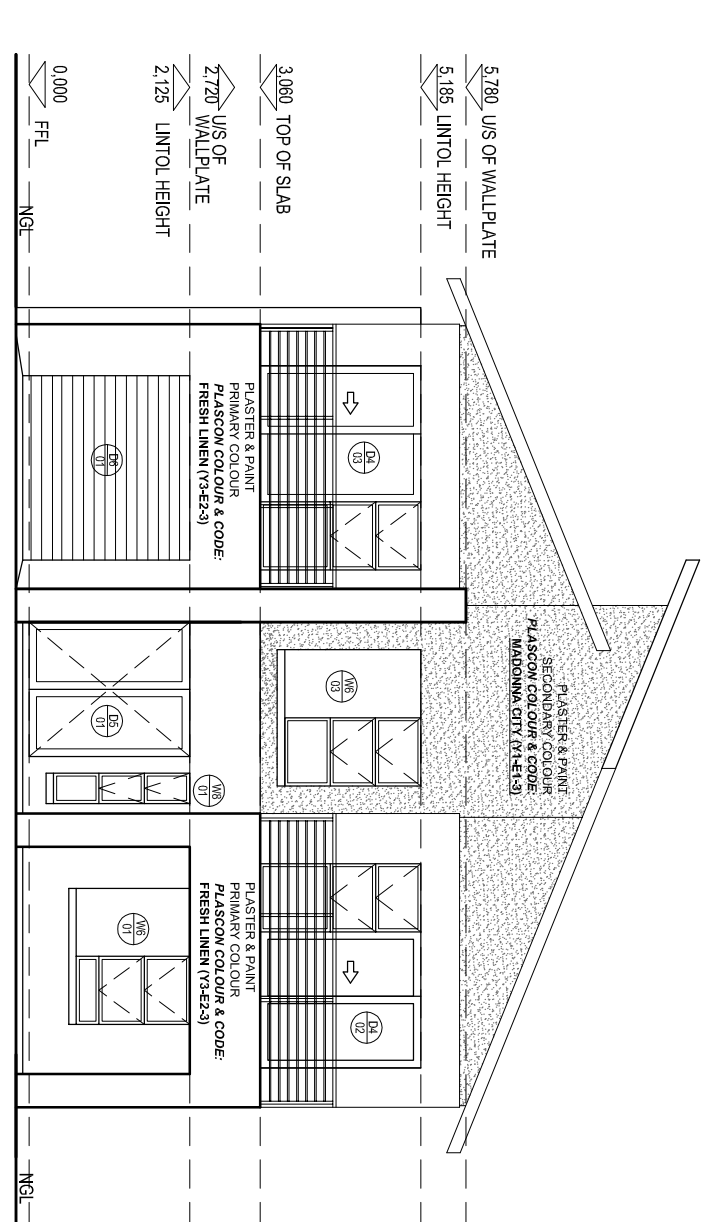
## TYPE B



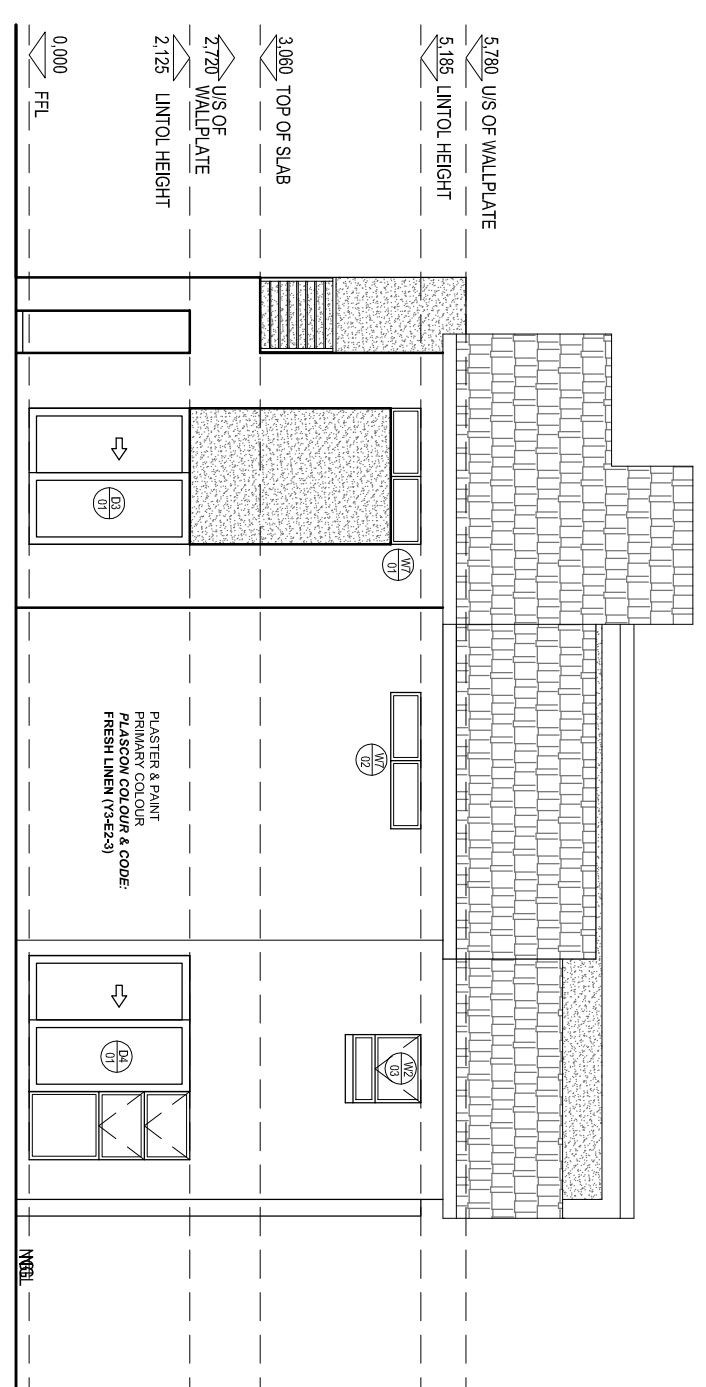
**NORTH-WEST ELEVATION**  
SCALE 1:100



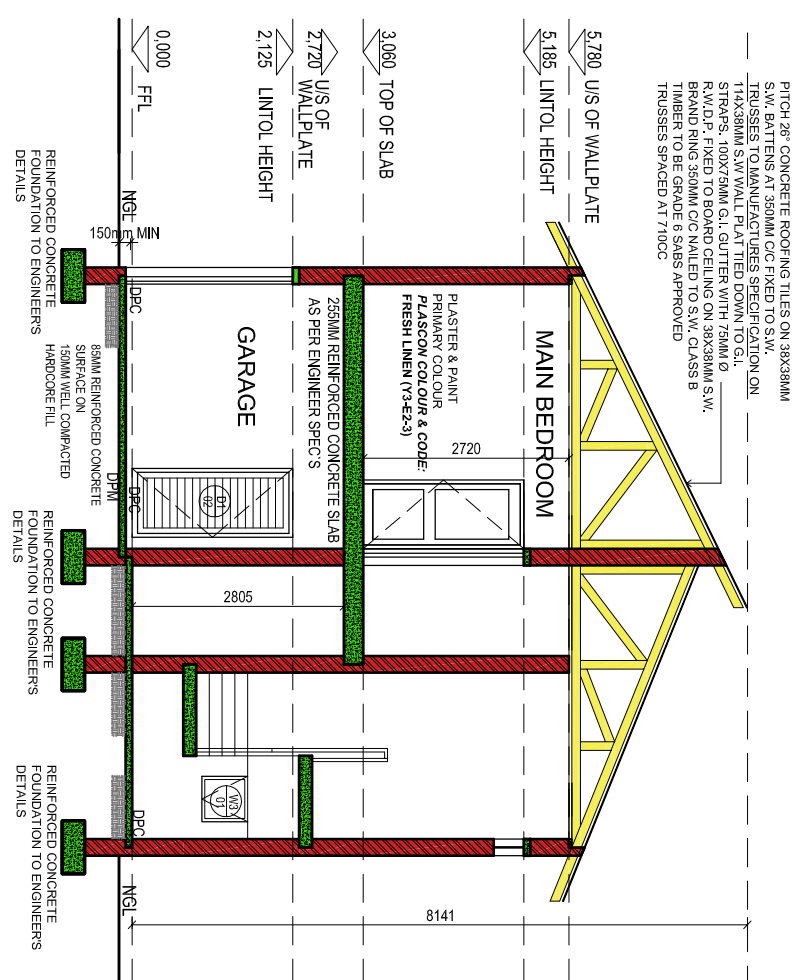
**NORTH-EAST ELEVATION**  
SCALE 1:100



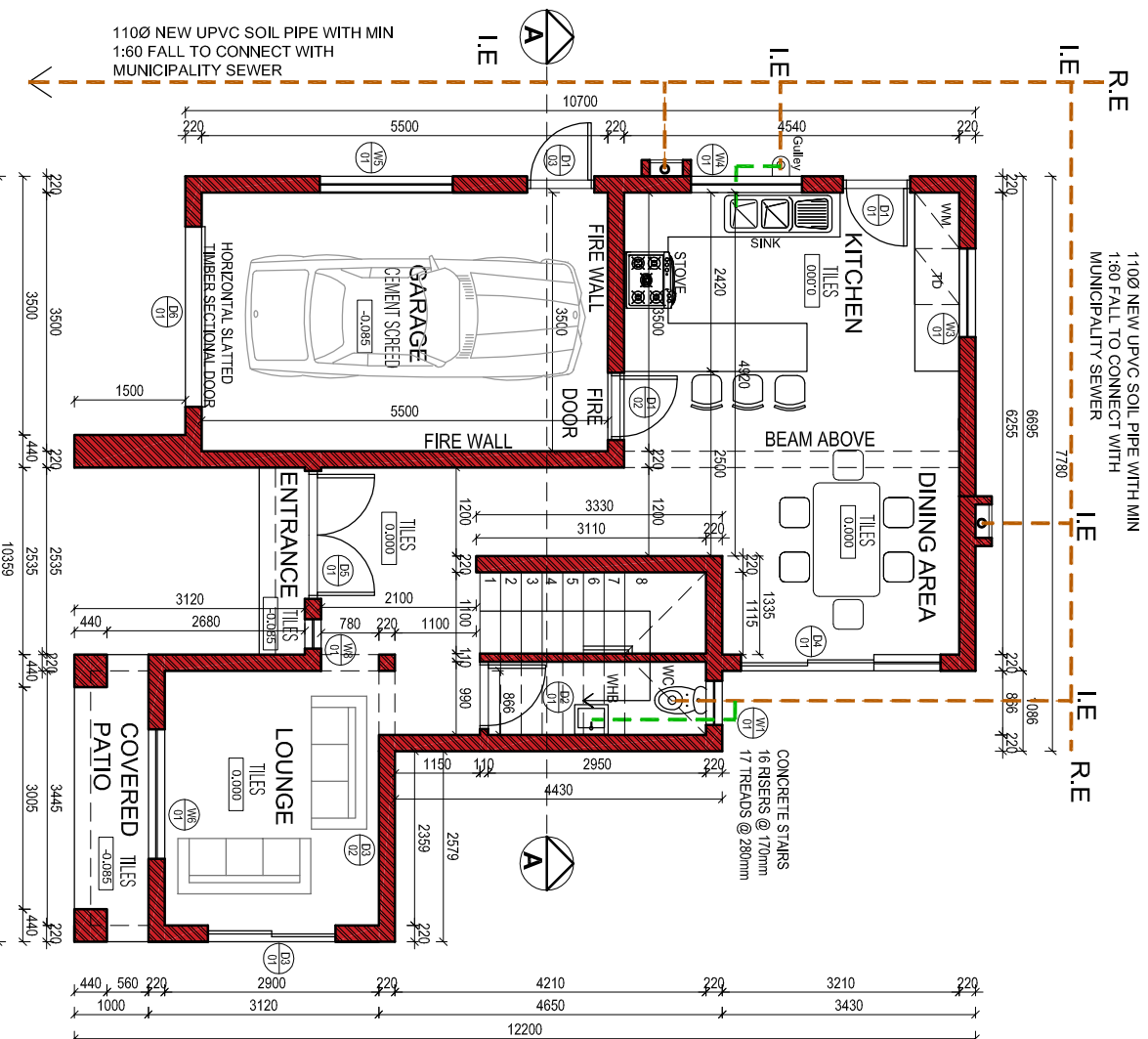
**SOUTH-EAST ELEVATION**  
SCALE 1:100



**SOUTH-WEST ELEVATION**  
SCALE 1:100

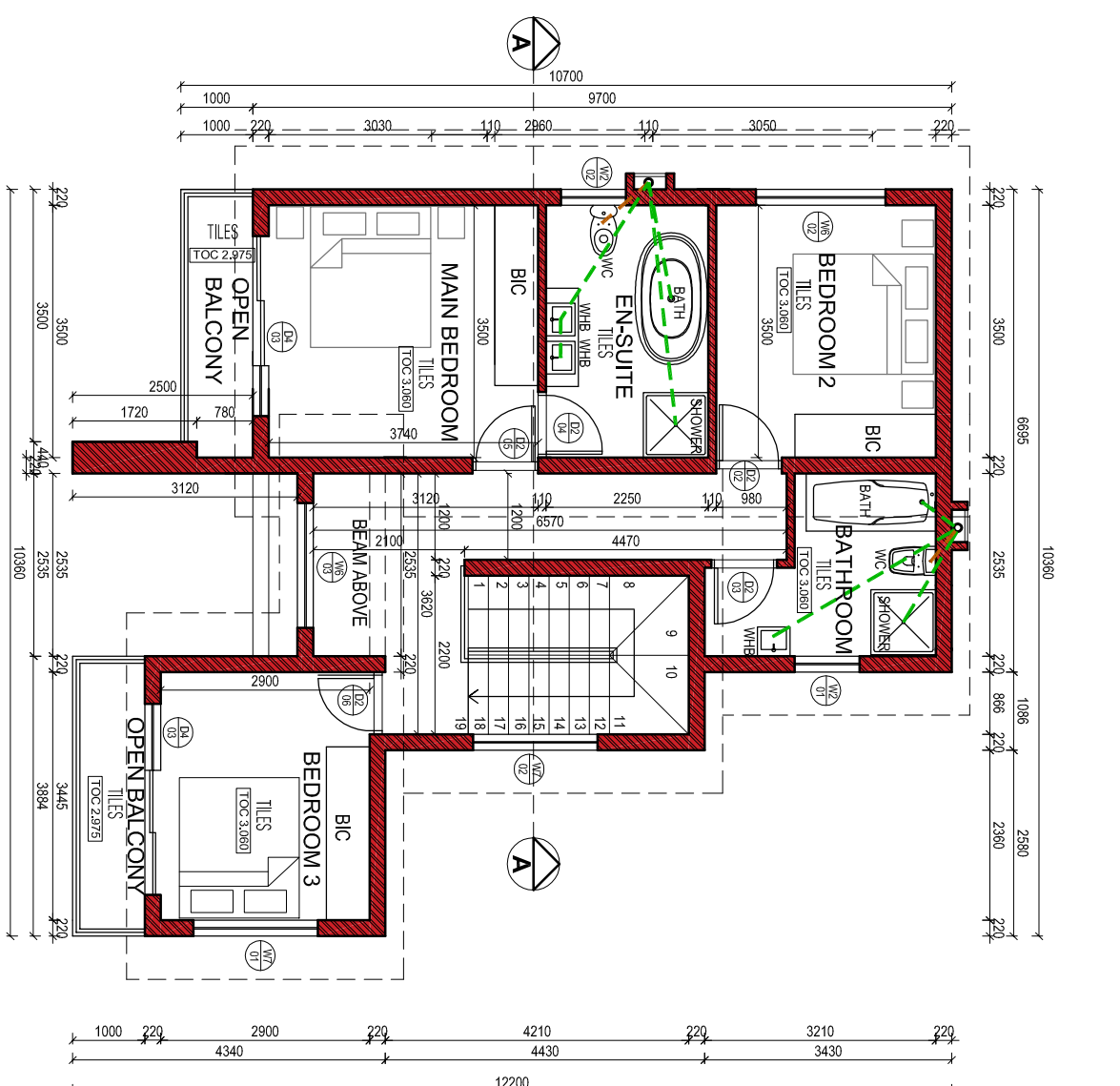


**SECTION A-A**  
SCALE 1:100

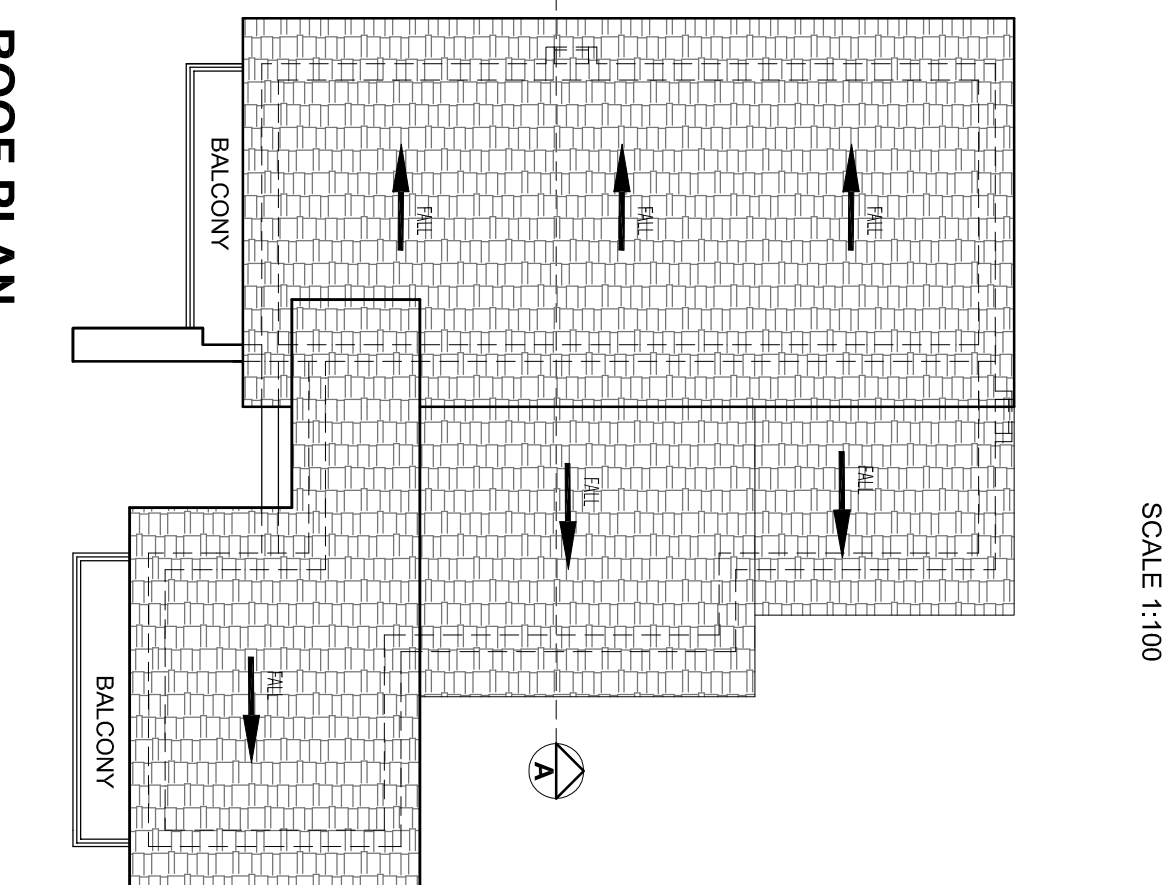


# GROUND FLOOR PLAN







(SCALE 1:100)



**FIRST FLOOR PLAN**  
SCALE 1:100



**ROOF PLAN**  
SCALE 1:100

EXTERNA FINISHING SCHEDULE	
CONCRETE IN THE ROOF @ 30° COLOR: 2 CODE GREY	 <p>PLASTER &amp; PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR</p>
PLASTER & PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR	 <p>PLASTER &amp; PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR</p>
PLASTER & PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR	 <p>PLASTER &amp; PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR</p>
PLASTER & PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR	 <p>PLASTER &amp; PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR</p>
PLASTER & PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR	 <p>PLASTER &amp; PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR</p>
PLASTER & PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR	 <p>PLASTER &amp; PAINT PRIMER COLOR PRIMER COLOR PRIMER COLOR FRESH WHITE (MCCO) PRIMER COLOR</p>

50 dia. sink, veg. basin, shower, washing machine, dishwasher, wash trough, bath.	1.25	2.5
50 mm dia. bidet	2.5	5
100 mm min. to toilets	5	14
50 mm min. combined wastes		
100 mm min.-vent to toilets		

REVISIONS[illegible][illegible]

## GENERAL NOTES

- **GENERAL**
- Boundary pages to be pointed out by owner.
- Contractor must check all levels, dimensions steps etc. on site, and report all discrepancies to Architectural Design Lab before work commences.
- All materials to be SABS or Agreement Board approved.
- All work to comply with the National Building Regulations (SABS) 0400, the applicable SABS codes & building society regulations.
- Figured dimensions to be taken in preference to scaling.

### FLOORS & WATERPROOFING

- Ground floor slab: a concrete slab which shall have a compressive strength of not less than 25 MPa at 28 days, or be mixed in the proportions by volume of one part cement, four parts sand & two parts coarse aggregate, & the parts sand & two parts shall be 80 mm diameter with an acrylic waterproof membrane or well compacted bitumen. Top surface shall be a min. of 150 mm above ground level.
- Suspended concrete floors to engiers details.
- Ground floor slab: a concrete slab which shall have a compressive strength of not less than 25 MPa at 28 days, or be mixed in the proportions by volume of one part cement, four parts sand & two parts coarse aggregate, & the parts sand & two parts shall be 80 mm diameter with an acrylic waterproof membrane or well compacted bitumen. Top surface shall be a min. of 150 mm above ground level.

\* Any material used as a damp-proof course shall conform to the relevant requirements contained in SABS 248, SABS 952 or SABS 928.

Transverse joints in the damp-proof course shall be overlapped to a minimum distance of 150 mm & at junctions & corners to a distance equal to the thickness of the wall or the leaf, as the case may be.

- 23 mm thick screeds laid level with finishes as indicated.
- Flashing to all parapets & changes in roof levels.
- Attiums & courtyards to be fitted with at least x 100 dia.PVC outlet pipe from catchpit fitted with grating & slit trap.
- Planners to be waterproof & drainage installed.

**FOUNDATIONS, BRICKWORK & PARTITIONS:**

\* Boundary wall foundations must not encroach on boundary & are to be plastered & painted both sides.

- Parapet walls to be at least 300 high & max 500 mm, with brickwork in every course.
- All screen walls to be at least 1.8 M high above ground level.
- Urinals to be supported min. 150 for opening up to 3.0 M & at least 220 mm for opening up to 4.8 M.
- 3 courses brickwork to build in above floor level & above window level & every third course between in continuous bands.
- No teething or block bonding will be allowed under any circumstances.

**FIRE PREVENTION:**

- Any roof surface between garage & habitable areas shall be covered with a 30 minute fire rating.
- Any door between garage & habitable areas to be a solid
- Timber door core, 40 mm thick.

**ARCHITECTURAL  
DESIGN LAB**

ARCHITECTS. SPACE PLANNING. INTERIOR DESIGN

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CLIENT  
SIBONESIYA ENTERPRISES

**SIBONESIYA ENTERPRISES**

**PROJECT**  
**PROPOSED HOUSE ON ERF .....**  
**CRYSTAL PARK EXTENSION 47**

SITE, GROUND, FIRST FLOOR & ROOF PLANS  
ELEVATIONS AND SECTION

AREA & COVERAGE		SCALE
STAND SIZE	38sqm	1:100
		DATE
		01/02/2024
DESIGNED BY		DRAWN BY
COLLEN K		COLLEN K
DRAWING #		REVISION
101		0
HOUSE GROUND FLOOR		
TOTAL GF AREA		
91sqm		
HOUSE FIRST FLOOR		
74sqm		
TOTAL AREA		
165sqm		
COVERAGE		
FAR		
AUTHORISED SIGNATURE		