

NEW TOTAL GROSS BUILDING AREA: INCLUDED: EXTERNAL WALL AREA STAIR AND DOUBLE VOLUME CALCULATED ONCE **GROUND LEVEL** 47m² **EW (COVERAGE** FIRST LEVEL 17m² XISITNG OVERED PATIO 10m² TOTAL EXISTING GBA OTAL NEW GBA

NETT FLOOR AREA:

MEASURED TO INSIDE OF EXTERNAL WALLS

GROUND LEVEL 43m² FIRST LEVEL TOTAL GFA: 56m²

GENERAL NOTES

* All building work to comply with SABS 0400 No dimensions to be scaled or scanned from drawing

* All dimensions to be checked on site before any work is put to * Where applicable the contractor is to check on site the size of components to be manufactured prior to installation * Contractor is responsible for correct setting out of the buildings, all external and internal walls with particular reference to

boundaries, building lines, etc. * Contractor to verify all levels, heights and dimensions on site and to check the same against the drawings before putting any work in hand. * Contractor is to locate and identify existing services on the site

and protect these from damage throughout the duration of the * Any errors, discrepancies or omissions to be reported * Contractor is to build in approved 4 ply D.P.C. weather or not

these are shown on drawings, to all walls at each floor, beam or parapet level and to all windows, doors, grilles or other openings in external walls. * Any queries arising from all the above must be reported and clarified before any works is put in hand. * This drawing to be read in conjunction engineers drawings when applicable.

DRAINAGE NOTES

fittings to comply with the relevant Local Authority by-laws, regulations and requirements. * Provide I.E. 's to all bends and junctions with suitable markers at ground level and to be fully accessible at all times. * Minimum 1:60 fall to all drain pipes. * Provide approved reseal traps to all waste fittings * Provide A.E. 's to foot of all soil stacks. * All soil pipes passing under buildings or footings to be

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without notification and written approval being issued by arcxl REGISTERED OWNER DETAILS: SIGNATURE OF OWNER/ CLIENT REGISTERED ARCHITECT DETAILS: DATE: 3/28/2023
SORINA VAN DEVENTER SIGNATURE OF ARCHITECT:

REVISIONS

REV 0 3/28/2023

DRAWING STATUS

MUNICIPAL SUBMISSION

PROJECT TITLE

PROPOSED ALTERATIONS AND ADDITIONS TO UNIT G 176

FOR THE PROPOSED NEW RETIREMENT RESORT PTN 41 THE FARM RONDE VALLEY 187

> SEDGEFIELD DRAWING DESCRIPTION

UNIT G 176 LAYOUTS

| SCALE | AS SHOWN |
|------------|-------------------|
| DATE | DATE OF 1ST ISSUE |
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| DRAWN BY | Andrew Schenk |
| CHECKED BY | Andrew Schenk |
| ARCHITECT | Andrew Schenk |
| | |

A R C X L ARCHITECTS

www.arcxl.co.za PROJECT NO: DRAWING NO: REVISION