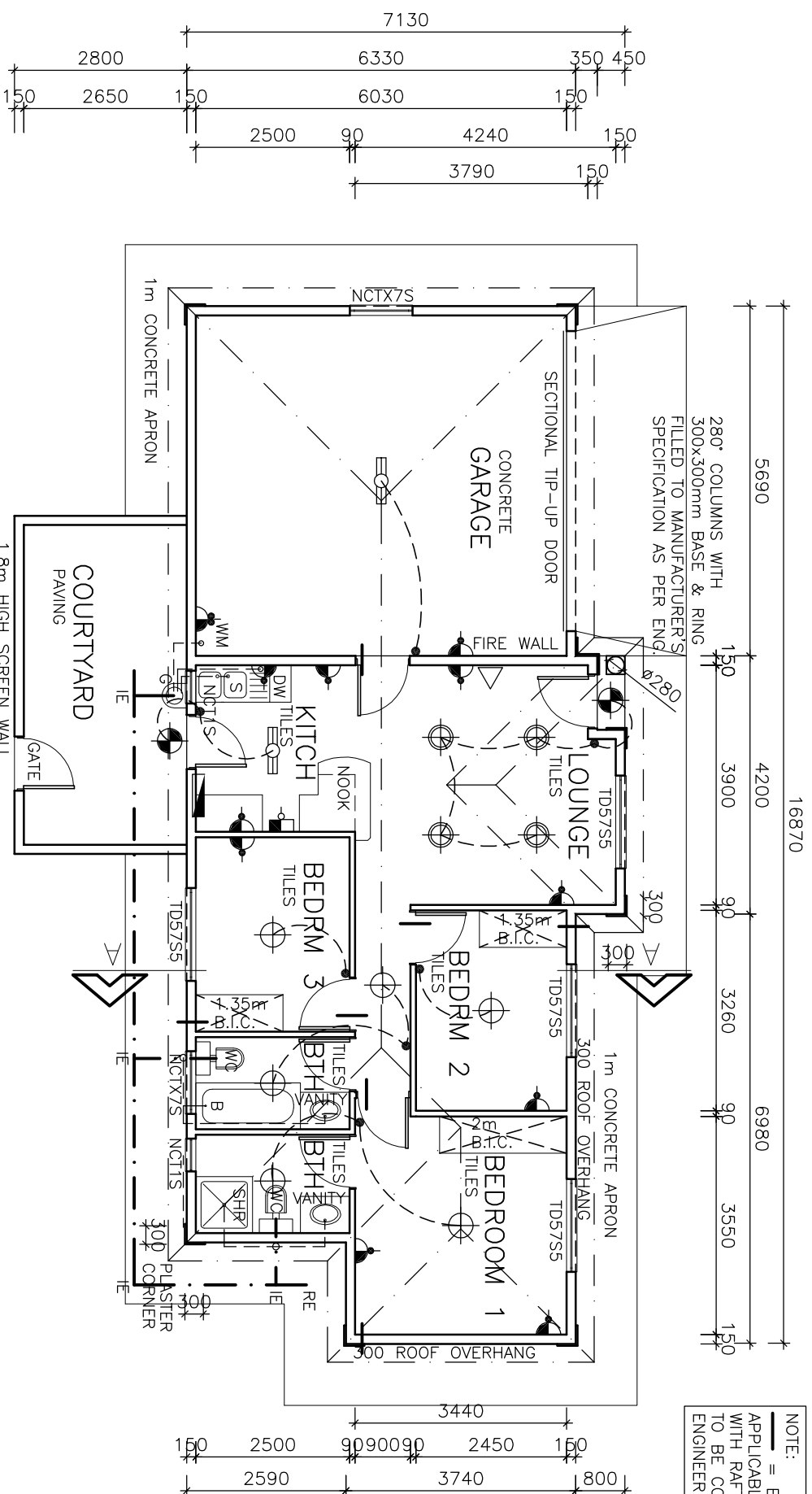
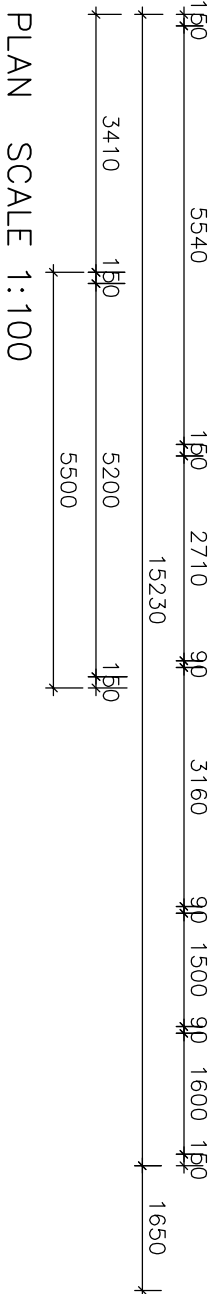


SITE PLAN SCALE 1:500



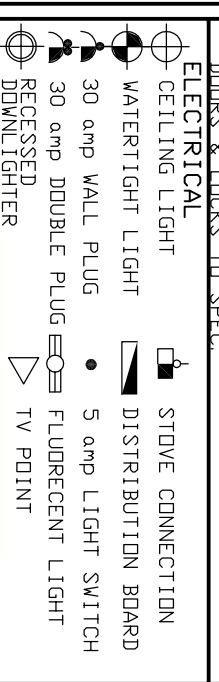
NOTE:
 = EXPANTION JOINT.
 APPLICABLE FOR HOUSE WITH RAFT FOUNDATION. TO BE CONFIRMED BY ENGINEER.



PLAN SCALE 1:100

NOTES

1. THE DEVELOPER RESERVES THE RIGHT TO ADAPT AND ADJUST ALL LEVELS ON SITE
2. ALL DIMENSIONS MUST BE VERIFIED
3. ALL GLAZING TO COMPLY WITH SECTION N OF SABS 0400 IN ACCORDANCE WITH SABS 0137. WINDOW AREAS TO BE 10% OF FLOOR AREA
4. D.P.C. UNDER ALL WINDOWS, WALLS & FLOORS ALL TO COMPLY WITH NBR. AND THE MUNICI-PALITY BY-LAWS
5. ALL MATERIALS TO MANUFACTURERS SPEC'S & ALL FINISHES IN ACCORDANCE WITH DEVELOPERS SPEC. PLAN TO BE CHECKED BY DEVELOPER PRIOR TO CITY COUNCIL SUBMISSION AND CONSTRUCTION ANY DISCREPANCIES TO BE BROUGHT TO THE ATTENDANT'S NOTICE
6. **ROOF CONSTRUCTION**
 CONCRETE ROOF TILES (ROOF COVERING TYPE B) ON 38X38mm BATTENS (BATTENS TO BE AT MAX 380mm) TO MANUFACTURERS SPACING ON 114X38mm RAFTERS, POSTS & STRUTS AND 152X38 TIE BEAMS AT 760mm MAX SPACING ON 76X38mm WALL PLATES. VALLEYS TO BE MITERED WITH GALVANISED SHEET METAL, WITH FLASHINGS VALLEY GUTTER UNDERNEATH, RIDGES & HIPS TO COMPRISE OF STANDARD RIDGE TILE BEDED IN MORTAR 170mm FIBRE CEMENT FASCIA BOARDS WITH G. S. 1. RINDBARD CEILING ON 38X38mm BRANDERING. 24mm WIRE ROOF TIES @ 300mm DEEP AT 760mm CENTERS
7. 10. PREFABRICATED TRUSSES ENG DESIGN TO SABS0160 & SABS0136. TIMBER AS SPECIFIED IS GRD 5
8. **DRAINAGE**
 11. IE'S TO ALL BENDS, JUNCTIONS & CHANGE OF DIRECTION LAST TO HAVE MARKED GROUND COVERS
 12. DRAIN PASSING UNDER BUILDING TO BE PROTECTED AGAINST LOAD. ALL DRAINS TO COMPLY WITH NBR RE-SEAL TRAPS TO ALL WASTE FITTINGS (ACCESSIBLE FOR REPAIR AND MAINTENANCE)
 14. WASTE PIPES EXCEEDING 6m TO BE VENTED
 15. GRADIENT OF DRAINS TO BE 1:60 FALL MINIMUM TO 1:40 MAXIMUM. INVERT LEVEL TO BE 450mm
 16. ALL TRAPS TO WASTE FITTINGS ON A ONE PIPE SYSTEM TO BE FITTED WITH VENT VALVE'S
 SP - 110Ø PVC PIPE
 WP - 50Ø WASTE WATER PIPE
 VENT - 110Ø 2 WAY VENT VALVE
 17. STANDARD RESIDENTIAL STEEL WINDOW FRAMES. ALL DIRS & LOCKS TO SPEC.



mdv developments
 TEL (012) 653-8080
 FAX (012) 653-8049

PROJECT	NEW HOUSE FOR DN STD
DRAWING TITLE	PLAN, SITE PLAN
AREA	HOUSE - 69, 38sqm
ENTRANCE	0, 54sqm
GARAGE	36, 02sqm
TOTAL	105, 94sqm
STAND	XXXXXXXXsqm
COVERAG	XXXXXX
F.A.R.	XXXXXX
DRAWN	SCALE
J A V	AS SHOWN
DATE	REV
XXXX	

ARCHITECTURAL & PROJECT SERVICES
 J.A. VENTER
 PR ARCH TECH
 SACAP NR: T0547
 TEL: (011) 486 2602 fax: 086 684 6864

HOUSE TYPE
MDV 106BR