NOTES

1. THE DESIGN CONTAINED IN THIS DRAWING IS COPYRIGHT AND REMAINS THE PROPERTY OF TEAM ARCHITECTURE.
2. ALL WORK TO BE CARRIED OUT IN STRICT ACCORDANCE WITH SANS-10400 AND ALL LOCAL AUTHORITY BY-LAWS.
3. FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALING OFF DRAWINGS. NOTE, PRINTED SCALE MAY DIFFER FROM SCALE NOTED.
4. ALL RELEVANT DETAILS, LEVELS & DIMENSIONS TO BE CHECKED BEFORE WORK COMMENCES. ANY OMISSIONS OR DISCREPANCIES TO BE REPORTED TO TEAM ARCHITECTURE FORTHWITH.
5. TEAM ARCHITECTURE ACCEPTS NO RESPONSIBILITY FOR ERRORS RESULTING FROM THE MISINTERPRETATION OF THE DRAWING.
6. ALL DIMENSIONS ARE GIVEN IN MILLIMETRES.

CONSTRUCTION NOTES

GENERAL:
All building work to comply with SANS 10400 and Municipal Regulations and the Occupational Health & Safety Act. This drawing to be read in conjunction with the Architect's detail drawings and specifications and all relevant consultant's drawings and specifications

FOUNDATIONS:
Min. 700x230mm concrete strip footings and 600x230mm thickening to surface beds for 110mm internal brick walls. All footings, pads & ground beam sizes and excavation depths stated on drawings are subject to confirmation by the Structural Engineer. No footings to project beyond erf boundary.

FLOORS:
Floor finish on min. 35mm screed on concrete slab / 100mm mass concrete surface bed on 250 micron DPM on 50mm sand compacted blinding on selected fill compacted to 100% Mod AASHTO. DPM to be dressed up into brickwork min. 150mm above NGL. Where internal walls divide the surface bed, the DPM must be continuous and DPC placed over.

WALLS:
All walls are to comply with SANS 10400 Part K.
External walls: All external walls to be 280mm brick cavity wall construction.
Internal walls: 230 and 110mm brick as noted on drawings.
Galvanised mild steel brickforce every 5th course and 4 courses above and below all openings and parapet upstands. Butterfly ties at 5/m². DPC's & DPM's, 375micron polyethylene stepped horizontal DPC below all cills & above all slabs.

WEEPHOLES:
Min. 75x80mm wide weepholes to be provided below all cills & above all slabs, openings & other bridges to cavity, evenly spread @ max. 900mm c/c.

LINTOLS AND BEAMS:
Where applicable all openings to a maximum of 3 000mm width to have precast prestressed lintols over with min. 4 courses brickwork with galv. brickforce every course. Lintols built in accordance with manufacturer's specifications. All concrete or steel beams bridging openings are to be to Structural Engineer's specification.

INTERNAL WALL AND FLOOR FINISHES:
Where applicable, all internal walls to be plastered, skimmed & painted to specification.
Wall tiling to areas as noted on drawings, to specification.
Floor finishes to areas as noted on drawings, to specification.

WINDOWS AND DOORS:
Windows & doors sizes as noted on drawing.
External: Doors and frames to be powder coated aluminium or solid timber to specification.
Internal: Frames to be aluminium or solid timber and doors to be glazed aluminium or semi solid flush panel or solid timber as per schedules and specification. Ironmongery to external and internal doors/windows as per schedules and specifications.

LIGHTING AND VENTILATION:
Natural light to be a min. of 10% of habitable room floor area.
Natural ventilation to be a min. of 5% of habitable room floor area.

GLAZING:
All glass to be in accordance with Part N and Part XA of the SANS 10400. All glazed areas in excess of 1 sqm or within 500mm of FFL, and all glazed doors and sidelights to be safety glazed. Glazed shower cubicles and skylights to be safety glazed.

CEILINGS AND SOFFITS:
Where applicable concrete soffits to be brushed finished or plastered, skimmed and painted or 9.5 / 12.5mm painted and skimmed plasterboard fixed to 38x38mm battens at max. 450mm centres with aluminium shadowline cornice to perimeter, or alternatively hung from galv. T-grid system, as per specification

STRUCTURAL STEEL AND TIMBER:
All structural steel and timber work to Structural Engineer's specification and detail. Timber trusses/rafters to be designed and specified by the truss manufacturer who is to provide Structural Engineer's Appointment and Completion certificates. All structural steel to be hot dipped or galvanised and prepared and painted to specification.

STAIRS
Stairs to comply with Part M and Part T of the SANS 10400.
Staircases to be reinforced concrete to Structural Engineer's details and specification. Finishes to stair to specification.
Max. riser height: 200mm. Min. tread width: 280mm

BALUSTRADES AND HANDRAILS
Where applicable, balustrades comply with Part M of the SANS 10400 to a minimum height of 1 000mm with no gap exceeding 100mmØ. Handrails to be min. 800mm and max. 1 000mm high off pitch line and be installed on at least one side to stairs less than 1 200mm wide.

ELECTRICAL AND LIGHTING
All to Architect's detail schedules and specifications.

PLUMBING, SOIL AND WASTE DRAINAGE
All plumbing work to comply with SANS Part P and to be undertaken by a registered plumber in accordance with Municipal regulations.
Soil pipes: 100mm Ø @ min 1:60 fall
Waste pipes: 50mm Ø with deepseal traps entering separately into soil and vent stacks or seperated as shown to grey water systemlayouts.
Vent pipes: 100mm Ø; rodent proofed. All branch pipes greater than 6m in length to be vented separately.
All drainage pipes below building or with less than 450mm ground cover to be encased in 100mm concrete all round.
No junctions are to occur within walls, slabs or under surface beds.
Anti-siphon or deep seal traps to be provided to drainage fixtures where applicable.

REV	DATE	DESCRIPTION
0	30.07.14	PRELIMINARY
1	18.07.14	FOR INFORMATION TO PARKS

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CLIENT
TOURVEST RESTAURANTS

PROJECT
SKUKUZA RESTAURANT
SKUKUZA REST CAMP, KNP

DRAWING
GROUND FLOOR PLAN

SCALE	DATE	DRAWN	CHECKED
1:100	03.12.13	DE	

PROJ NO 1330 | DRAWING NO. **WD-100.01** | REV 1

GROUND FLOOR PLAN
SCALE: 1 : 100

FOR INFORMATION