

UNIT AREA SCHEDULE	
1 BED ROOM UNIT	
Floor Area	57.00m²
Total Area	57.00m²
1 BED ROOM UNIT with BALCONY	
Floor Area	57.00m²
Balcony	5.00m²
Total Area	62.00m²
1 BED ROOM UNIT with BALCONY	
Floor Area	63.00m²
Balcony	5.00m²
Total Area	68.00m²
2 BED ROOM UNIT	
Floor Area	86.00m²
Balcony	5.00m²
Total Area	91.00m²
3 BED ROOM UNIT	
Floor Area	121.00m²
Balcony	5.00m²
Total Area	126.00m²

WALL : DESIGN			
Wall Construction External			
SANS 10400-XA Requires R-Value			
Wall Type	Masonry		
Minimum R-value required	0.35		
(Refer SANS 10400-XA (4.4.3) & SANS 204)			
Compliant masonry walling			
Double-skin masonry wall, plastered internally and rendered externally.			
SANS 10400-XA Obtained R-value			
Wall Assembly Material	Conductivity	Thickness	Resistivity
Moving Air	-	-	-
External Plaster work	0.6000	0.015	0.025
Brick Wall	0.7000	0.250	0.329
Internal Plaster Work	0.6000	0.015	0.025
Unventilated Air	-	-	-
TOTAL R-value Achieved			1.379
Min. R-Value Achieved			



	1BED	1BED + Balcony	1BED + Balcony	2BED + 1 Bathrm	2BED + 2 Bathrm	3BED + 2 Bathrm
	57m²	62m²	68m²	91m²	91m²	126m²
UNIT 313						
UNIT 314						
UNIT 315						
UNIT 316						
UNIT 317						
UNIT 318A						
UNIT 318B						
UNIT 415						
UNIT 416						
UNIT 417						
UNIT 418						
UNIT 419A						
UNIT 419B						
UNIT 420						
UNIT 421						
TOTAL	1	1	2	1	7	3
15 Units per floor						

REVISIONS:		
REV.	DESCRIPTION	DATE
1	Re-submission to amended building plans	2019-03-15

NOTES:

All work to be carried out in strict accordance with the ARCHITECTS instructions.

Top of foundations to be minimum of 300mm below N.G.L. Vertical DPC to all changes in levels.

Reinforced concrete slab to ENGINEER'S details & specifications.

Waterproofing by specialists. S.A.B.S. approved bitumen based waterproofing laid with required upturns. onto min. 25mm thick screed. Acrylic based waterproofing to parapet walls & uprisers.

All plumbing & drainage installation of sanitary fittings to comply with SANS 10400-P:2010 & all relevant local authority by-laws, regulations & requirements. I.E.'s and R.E.'s to all bends, junctions and changes in direction of soil and waste pipe. R.E.'s to all runs exceeding 24m in length. 100# GSP. minimum fall 1:60. 100# GSP. maximum fall 1:5. Soil pipes under building's to be encased in 300mm concrete all round. All waste fittings to be fitted with re-seal traps.

Staircase specifications to comply with SANS 10400-M:2011. Balustrades to be minimum 1000mm high. Balustrades to be minimum 100mm apart. Risers to be maximum 200mm high. Treads to be minimum 250mm wide.

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REGULATION NOTICE. All operations carried out on this site must be done strictly in accordance with the requirements of the Occupational Health and Safety Act. This applies to all site staff as well as management and visitors to the site. Any failure to conform to these regulations may result in the removal of the offender's from site or cancellation of the offender's contract.

CLIENT:	
MIZOLUX CC	
PROJECT:	
PROPOSED APARTMENT DEVELOPMENT ON STAND 8172; KENSINGTON; EXT.9	
DRAWN:	
INDIRAN	
DATE:	
2019-03-15	
CHECKED BY:	
INDIRASAN GOVENDER	
DATE:	
ST0491	

DATE:	
CLIENT'S SIGNATURE:	
DRAWINGS:	
• THIRD FLOOR PLAN	
•	
•	
• BLOCKS 3 AND 4	



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9051-224	
REV:	
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