



GENERAL NOTES

This drawing is the property of the Architect. This drawing is not to be scaled only figured dimensions are to be used. Drawing to be read in conjunction with Engineers drawing.

Contractor and supplier to ensure that all dimensions and levels are verified on site before construction and installation, and that elements be together and as in working order. Any discrepancies to be reported to the Architect before commencement of any work.

Positions of windows and doors are to be as indicated on both plan and elevation. Dimensions of windows and doors are to be accurately verified on site before ordering.

Drawings indicate overall sizes and general specifications.

All building work to be done in strict accordance with CMA Guidelines for the detailing of concrete masonry. Refer to volume 2 - 140/150 for foundation door frame wall to wall intersection control joint and services installation details.

CONSTRUCTION NOTES

ROOFS:

- Diamondtek 407 profile, AZ150, 0.47 mm thick Zincalume sheeting with colourbond finish. Colour - Shadow Grey with 3° pitch as indicated on roof plans & sections.
- Rafters to be fixed to external walls with 1.2 x 40mm galvanneal hoop iron straps nailed to 114 x 38mm SA Pine wallplates fixed into walls by similar hoop iron straps built at least 600mm into brickwork.

GUTTERS AND DOWNPIPES

- Aluminium box gutters with 75mm Ø matching downpipes. Colour - Shadow Grey.

CEILING:

- Stimmed 6.4 mm gypsum board nailed to S.A.P. bracing at 400mm centres max.

WALLS:

- All external walls to Security, Manager & Caretaker to have 200mm cavity construction and to have stepped dpc with vertical weepholes.
- All external walls to storage facility to have 150mm concrete masonry.
- Internal non load bearing walls to be either 140mm or 90mm concrete masonry.
- External and internal walls to be bagged and painted.

WINDOWS AND DOORS:

- All doors to stores to be steel roll-up garage doors with Powder Coated finish as per manufacturer's recommendations. Colour - Shadow Grey.
- All doors to Security, Manager & Caretaker to be Meranti timber framed.
- Internally to be Meranti semi - solid core doors flush with finish to painting - colour TBC.
- All windows to be aluminium framed with Powder Coated finish. Colour - Shadow Grey.
- Windows to exceed 0.2 or 10% of room floor area with 5% minimum to be operable. Glazing to comply with SABS 0400 Part N and SABS 0137 and 1283 as relevant.
- Provide 375 micron SABS approved dpc around all window and door openings.
- Glazing to windows exceeding 1m² or lower than 300mm from floor level to be 6mm laminated safety glazing.

FLOORS:

- All floors to Security, Manager & Caretaker to have floor finish as indicated on plan on 30mm screed on 100mm concrete surface bed on 250 micron dpm on 50mm sand blinding layer on 150mm layers of well compacted fill.
- All storage floors to have 100mm powerfloated slab on 250 micron dpm on 50mm sand blinding layer on 150mm layers of well compacted fill.

FOUNDATIONS:

- Soil on site to be investigated for the presence of clay and if found all floor and foundations to be designed by a structural engineer.
- Foundations to 200mm cavity walls, 140mm loadbearing walls and 140mm non loadbearing walls to be 600 x 200 mm concrete strip.
- Foundations to 90mm non loadbearing walls - slab to be thickened.

DRAINAGE:

- Refer to ground floor plan - G418/MD1003
- Soil pipes - 110mm Ø PVC under ground - 150mm Ø gPVC where exposed
- Waste pipes - 40mm Ø PVC
- All bends in drainage system, where not 45° shall be 600mm min. radius.
- To comply with SABS 0400-1990 Part P
- Storm water surps and drainage to Civil Engineers design and specification

AMENDMENTS:

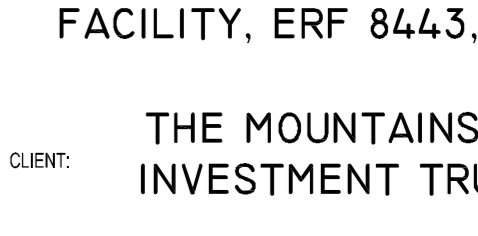
24/06/09 Rev A Fire protection equipment installed in terms of SABS 0400 Boundary wall details added

PROJECT:

MOUNTAINSIDE MINI STORAGE FACILITY, ERF 8443, PAARL

CLIENT:

THE MOUNTAINSIDE INVESTMENT TRUST



NIC BORDER ARCHITECTS
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NOTE:
 Drawing to be read in conjunction with:
 C418/MD1003 - GF Plan, Roof Plan, Sections, Elevations, Drainage
 C418/MD1004 - GF Plan, Roof Plan, Sections, Elevations
 C418/MD1005 - GF Plan, Roof Plan, Sections, Elevations

Zoning Calculations			
	Permitted	Proposed	Ok
Bulk	N/A	0.43	✓
Coverage	100%	43%	✓

Area Schedule	
Total Area	8365 sqm
Site Area	19140 sqm
Coverage	43%

Legend	
--- ---	Expansion joint
— — — —	Step in building
FH	Fire Hydrant
FHR	Fire Hose Reel
FE	Fire Extinguisher

Scale:	1:500	Date:	MARCH '09	Drawn:	VS
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Drawing name: **SITE PLAN**

Job No:	C 418	Drawing No:	MD 1001 A	Approved by:	
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