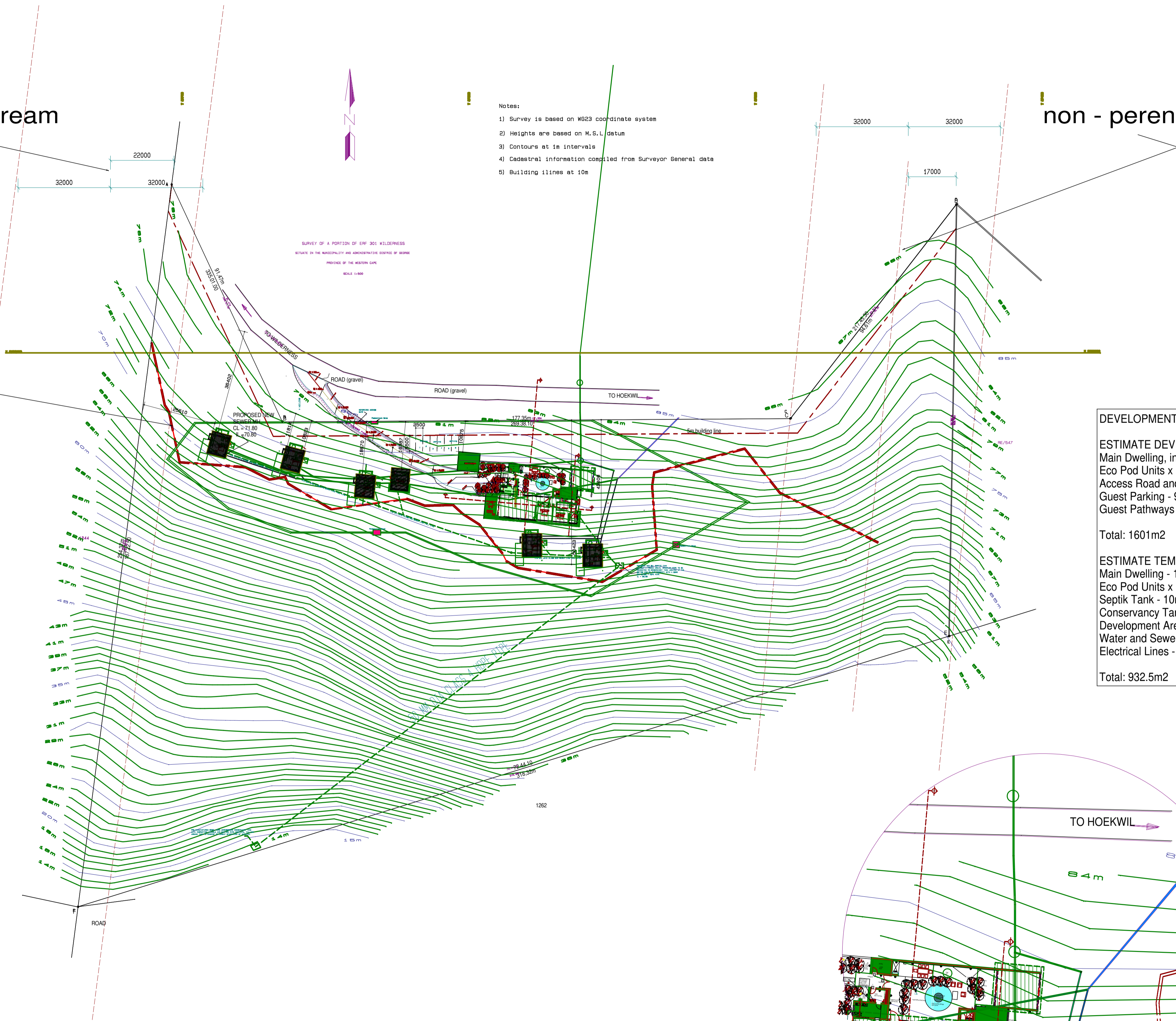


PREFERRED LAYOUT

non - perennial stream

slope becomes 1:4 and steeper

non - perennial stream



- Notes:
- 1) Survey is based on WGS23 coordinate system
 - 2) Heights are based on M.S.L datum
 - 3) Contours at 1m intervals
 - 4) Cadastral information compiled from Surveyor General data
 - 5) Building lines at 10m

- ELECTRIC
- SEWERAGE
- WATER
- slope becomes 1:4 and steeper

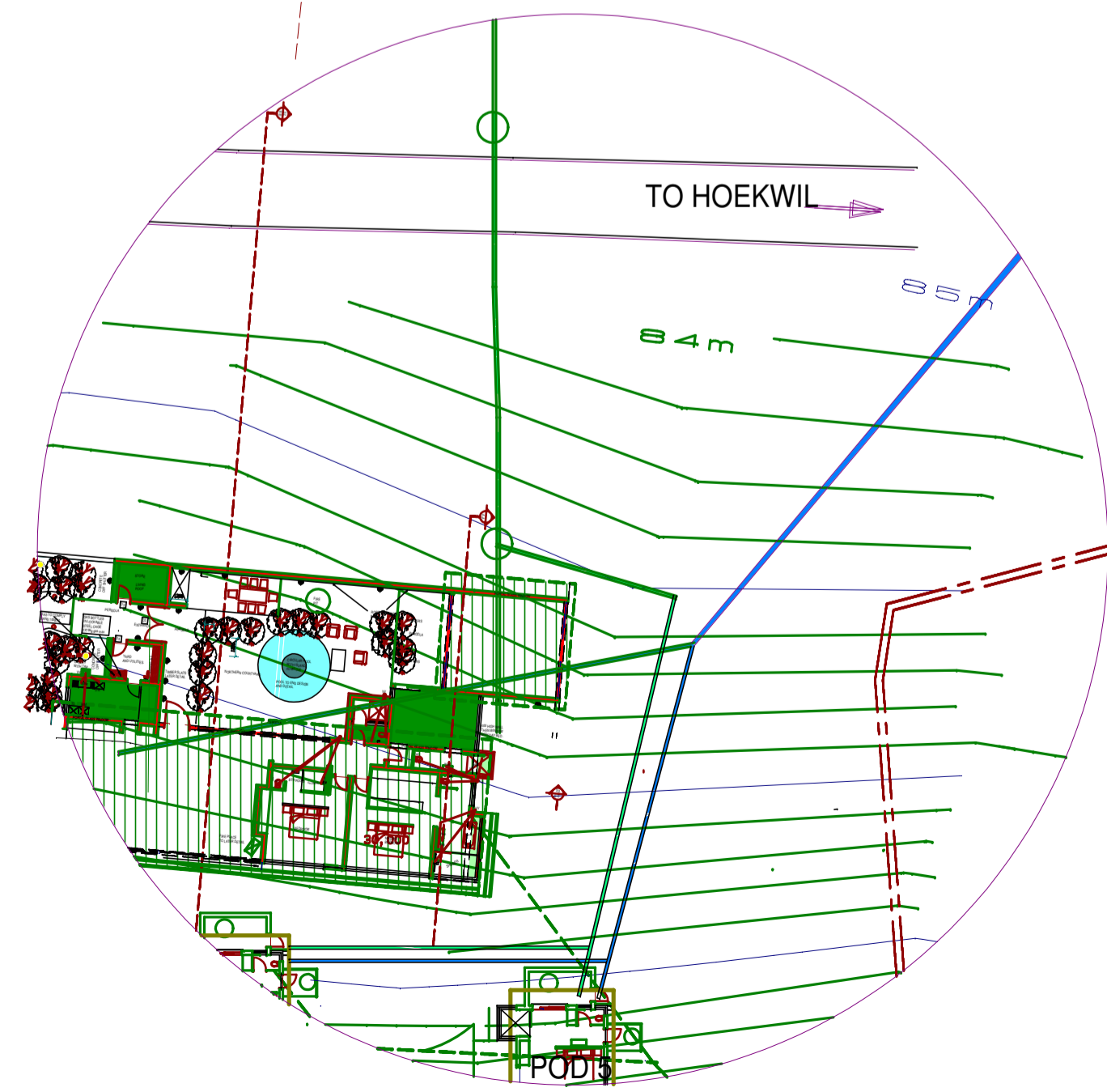
DEVELOPMENT STRUCTURE AREAS

ESTIMATE DEVELOPMENT FOOTPRINT
 Main Dwelling, including Garage and Storage - 446m²
 Eco Pod Units x 6 (38m² each) - 228m²
 Access Road and Driveway - 812m²
 Guest Parking - 90m²
 Guest Pathways - 65m²

Total: 1601m²

ESTIMATE TEMPORARY DISTURBANCE AREAS
 Main Dwelling - 140m²
 Eco Pod Units x 6 - 390m²
 Septik Tank - 10m²
 Conservancy Tank - 10m²
 Development Area Security Fence - 225m²
 Water and Sewer Lines - 97.5m²
 Electrical Lines - 60m²

Total: 932.5m²



SITEPLAN 1:800

Entire property: Critical Biodiversity Area (CBA)

GENERAL NOTES

THE CONTRACTOR IS TO EMPLOY A LAND - SURVEYOR TO SET OUT THE BUILDING ON THE SITE. THE LAND - SURVEYOR IS TO CONFIRM ALL ERF BEACONS AND CORRECT SITE.

THE CONTRACTOR IS TO VERIFY ALL LEVELS AND ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT. THE CONTRACTOR IS TO LOCATE AND IDENTIFY ALL SERVICES ON SITE AND IS TO PROTECT THESE DURING THE DURATION OF THE BUILD.

THE CONTRACTOR IS TO ADHERE TO ALL SPECIFICATIONS AND ALLOWED TOLERANCES AS PER SANS 10400 THAT FORM PART OF THIS DOCUMENT.

ANY ERRORS, DISCREPANCIES, OR OMISSIONS ARE TO BE REPORTED TO THE ARCHITECT.

CONTRACTOR IS TO BUILD IN ALL EXTERNAL DPC, WHETHER OR NOT SHOWN ON THE DRAWINGS. TO ALL EXTERNAL WALLS AT EACH FLOOR, BEAMS OR AND ALL WINDOWS, DOORS, GRILLS, OR OTHER OPENINGS IN EXTERNAL WALLS, CAVITY WALLS TO HAVE STEPPED DPC.

DO NOT SCALE THIS DRAWING.

ALL STRUCTURAL WALLS, BEAMS, RETAINING WALLS, POOLS, LAMINATED BEAM ROOFS, OR STEEL ROOFS, STEEL, EXPOSED ROOF BEAMS, PONDS WATER FEATURES, AND ANY DEMOLITION WORK TO BE SIGNED OFF BY A STRUCTURAL ENGINEER BEFORE ANY WORK DONE.

CONTRACTOR TO PROVIDE ABUTMENT FACILITIES FOR WORKERS IN ACCORDANCE WITH SANS 10400 F

THE FLOOR TO ANY LAUNDRY, KITCHEN, SHOWER ROOM, BATHROOM CONTAINING A TOILET PAN OR URINAL SHALL BE WATER - RESISTENT, AS PER SANS 10400 J.

ALL WORK TO COMPLY WITH NATIONAL BUILDING REGULATIONS, LOCAL COUNCIL REGULATIONS AND THE LATEST SANS 10400 SPECIFICATIONS.

ALL PLUMBING PIPES MUST BE HIDDEN IN DUCTS.

ALL MEASUREMENTS TO BE CHECKED ON SITE AND ANY DISCREPANCIES TO BE REPORTED TO THE ARCHITECT.

NATURAL GROUND LEVEL MUST BE BELOW 150MM BELOW THE UNFINISHED FLOOR LEVEL.

ALL EXTERIOR BALCONIES AND STAIRCASES TO BE TREATED WITH APPROVED CEMENTITIOUS WATERPROOFING PENETRATOR AND TORCH - ON, ALL TO MANUFACTURER'S SPECIFICATIONS.

NO COMBUSTIBLE MATERIAL IS ALLOWED TO PASS THROUGH FIRE WALLS TRUSSES ARE NOT ALLOWED TO PASS THROUGH ANY FIRE WALLS.

ALL FULBODIES TO BE PROVIDED ON BALCONIES, DETAILS AND SIZE OF OUTLET PIPES TO ENGINEER'S DETAILS AND SPEC.

THE ARCHITECT TAKES NO RESPONSIBILITY FOR WORK DONE BEFORE PLANS HAVE BEEN APPROVED BY LOCAL MUNC. OR COUNCIL.

ALL GLAZING IN STRICT ACCORDANCE WITH GLASS MANUFACTURERS RECOMMENDATIONS, ALL IN ACCORDANCE WITH THE NBR PART N OR SABS 0137, SABS 0400, SABS 1263 AND AAAMSA SELECTION GUIDE FOR SAFETY GLAZING MATERIALS. ALL TO AAAMSA GUIDELINES AND SPECIFICATIONS.

ALL STRUCTURAL WORK TO ENGINEER'S DETAILS AND SPECS, AND CERTIFICATION MUST BE GIVEN BY AN ENGINEER FOR ALL STRUCTURAL WORK TO BE CARRIED OUT. ALL FULBODIES, STORMWATER, RETAINING, WALLS ARE TO ENGINEER'S DETAILS AND SPECS.

ALL VERTICAL TANKING MUST BE DONE STRICTLY TO ENGINEER'S DETAILS. A PERFORATED SLOT DRAIN, ALSO TO BE INSTALLED, BEHIND ANY RETAINING WALLS.

GEYSER INSTALLATION TO BE DONE IN ACCORDANCE WITH SABS 0254 AND SANS 10400.

BALUSTRADES TO BE MIN 1000MM, TO COMPLY WITH PART M SABS 0400 HEADROOM MIN 2100MM TO UNDERSIDE OF SLAB, FOR STAIRCASES.

ELECTRICAL LEGEND ALL EXTERNAL LIGHTS STAINLESS STEEL

	TELEPHONE POINT
	TV - POINT
	WALL PLUG
	LIGHT SWITCH
	LIGHT SWITCH WITH DIMMER
	DISTRIBUTION BOARD
	INTERCOM
	EXTERIOR WATERTIGHT LIGHT
	PENDANT LIGHT
	INTERNAL WALL MOUNTED LIGHT
	LOW VOLTAGE INTERNAL LIGHT POINT
	SINGLE FLOURESCENT LIGHT
	DOUBLE FLOURESCENT LIGHT
	TWO WAY LIGHT SWITCH
	STOVE ISO
	VENT FOR MECHANICAL EXTRACTOR
	HEATED TOWEL RAIL ELECTRICAL POINT
	WATERPOINT

EDDIE DA SILVA AND ASSOCIATES ARCHITECT

EDDIE DA SILVA AND ASSOCIATES
 (SACA# reg.pr.ach 7719) SAIA / CIFA REG NO 7794
 CELL: 0829952760
 CONSIDERED INACTIVE CO.ZA
 WWW.EDDIEDASILVA.CO.ZA

PROJECT
 PROPOSED NEW DWELLING FOR HOLMES FAMILY, WILDERNESS SOUTH AFRICA
 Recommended Preferred Layout
 File/Project Name: Final_Recommended_Layout_ERF 301

SITEPLAN	SIGNATURE
	OWNER
DESIGNED	DRAWN
EDS	EDS RNEL
REVISED	DATE
REVISED	DATE
REVISED	DATE
REVISED	DATE
DATE	REF NO
08 AUG 2023	

THIS DRAWING IS THE COPYRIGHT OF EDDIE DA SILVA