



Project ALTERATIONS + ADDITIONS TO PHILANI SELF-HELP CENTRE, KHAYELITSHA	Drawing CLINIC PLAN Scale 1:50	COOKE, LE FEVRE + ADAMS architects and urban designers										
Client PHILANI SELF-HELP CENTRE	NOTES 1. FOUNDATIONS 1.1 Concrete strip footings, concrete mix 3:3:1. 2. WATERPROOFING 2.1 375 micron brick grip membrane to be laid according to manufacturer's spec's in all walls at base level and around all openings in external walls. 3. FLOOR SLAB AND FINISH 3.1 100mm thick concrete surface bed on 375mm DPM ground sheet with 300mm overlap at all joints on 50mm sand bed on well compacted fill. 3.2 Vinyl floor tiles or similar as specified, colour to be selected. 4. WALLS 4.1 Cement blocks of standard dimensions to be used. 4.2 External walls 100mm thick cavity walls. 4.3 Internal walls 100mm and 150mm thick walls. 4.4 All walls to be lagged internally and 20mm plaster externally and painted with PVA to architect approved colour. 4.5 Standard brick blocks to be used over all openings. 4.6 Ends of beams and rafters to be wrapped in DPC. 5. DOORS 5.1 All external doors to be framed, lagged, braced and battened open back solid 813mm doors. 5.2 All internal doors to be 762mm and 813mm hollowcore hardboard doors suitable doors suitable for painting. 6. WINDOWS 6.1 New steel windows in accordance with schedule New timber windows in accordance with schedule Sizes and opening sections as per elevations and schedules. 7. BUILDING IN WINDOW AND DOOR FRAMES 7.1 Window frames to be carefully finished and squared-off. Adequately strength lugs to built into block courses as per manufacturer's specifications. 7.2 All internal door frames to be 110mm single rebated steel, painted with enamel to architect's specification.	15b church st. mulzenberg. cape town 7945. ph (021) 788 95 34 fax (021) 788 95 09 email: info@claarchitects.co.za										
Date JUNE 2007	7.3 All new external door frames to be treated hardware painted with specified weatherproof varnish. Frames to have standard open-in or open-out threshold cills. All frames to be carefully plumb and squared off. Bracing to be fixed to centres of frame to prevent bowing. Metal lugs to be built into block courses and holes filled with mortar. 8. WINDOW CILLS 8.1 All internal and external window cills to be plastered. 9. FLOOR 9.1 100mm brick paving slabs to be laid on 100mm concrete on 50mm sand on 100mm compacted fill. 10. PLUMBING 10.1 Hot and cold water reticulation to be 20mm diam. copper piping - Hot and cold pipes to hot water geyser. All other sanitary fittings to be served by 12mm diam. copper piping. 10.2 Bath traps to be fitted just below connectors wall fall centers. 10.3 Sewer collector pipes to be 110mm PVC pipes, running approx. 1.500mm clear of the building. Minimum cover sewer pipelines to be 500mm and pipes are to be bedded 150mm all round in sand grade. Minimum slope to be not less than 1:50. 10.4 All sewer lines under buildings to be encased in concrete. 11. EXTERNAL WORKS 11.1 Pavers to be selected by architect to be laid to architect's detail on 50mm sand bedding on well compacted earth. 11.2 Areas not paved to have limited grass sward to later specification.	<table border="1"> <tr><td>DESIGNED</td><td></td></tr> <tr><td>CHECKED</td><td></td></tr> <tr><td>REVISION #</td><td>REV. DATE REV. DESCRIPTION</td></tr> <tr><td>A</td><td>21/06/2007 Revision for contract.</td></tr> <tr><td>B</td><td>25/06/2007 Electrics added</td></tr> </table>	DESIGNED		CHECKED		REVISION #	REV. DATE REV. DESCRIPTION	A	21/06/2007 Revision for contract.	B	25/06/2007 Electrics added
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GENERAL SPECIFICATION: * ALL WORK TO COMPLY WITH THE CURRENT NATIONAL AND LOCAL BUILDING REGULATIONS. * ALL WORK TO COMPLY WITH THE MODEL FRAMEWORK FOR MODEL TENDERS. * THESE DRAWINGS MUST NOT BE SCALED. WORK FROM THESE DRAWINGS ONLY OR CONSULT THE ARCHITECT. * DIMENSIONS AND LEVELS ARE TO BE CHECKED. THE LATTER ON SITE BY THE CONTRACTOR BEFORE COMMENCEMENT OF ANY WORK OR SETTING OF ANY FORMWORK. * STRUCTURAL WORK TO STRUCTURAL ENGINEER'S DETAILS. * WORK TO MECHANICAL AND ELECTRICAL ENGINEER'S DETAILS. * THESE DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ARCHITECT'S DETAILS, SCHEDULES AND FINISHING SCHEDULES. COPYRIGHT COVER ALL DESIGNS AND DRAWINGS SHALL REMAIN THE PROPERTY OF CLAU ARCHITECTS AND ANY PROVISION TO THE CONTRARY IN TERMS OF THE COPYRIGHT ACT No.63 OF 1965 IS HEREBY SPECIFICALLY EXCLUDED.	CRECHE REQUIREMENTS: Fencing: the property is currently securely fenced, all access gates to play areas to be fitted with self closing devices and childproof latches. Walls, floors and ceilings to be washable surfaces/paint. All wall areas behind sinks to have min. 300mm tiled splashback. All low level glazed areas to be of safety glass. All power points must be suitably protected.	Project Number A/03/2005 Drawing Number PH/TD/1102										