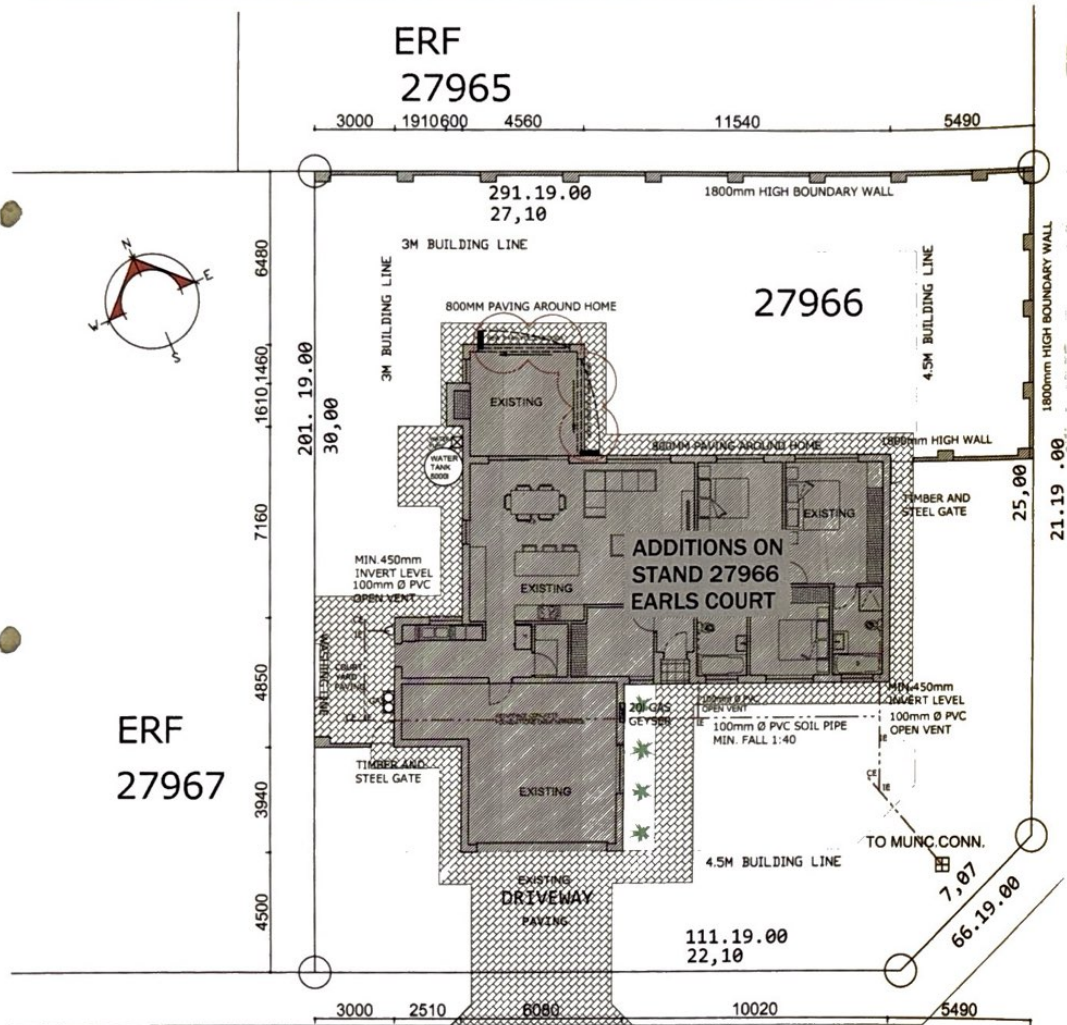


TOWNPLANNING SCHEDULE

STAND 27966
TOWNSHIP EARLS COURT (FASE3)
GEORGE
SITE AREA 800.50 sqm
ZONING RESIDENTIAL
HEIGHT 1 STOREY
COVERAGE (50%)
0groundX100/site 208X100/800 = 26%
BUILDING LINE NO RELAXATION IS NEEDED

COVERED AREA SCHEDULE (GROSS BUILDING)

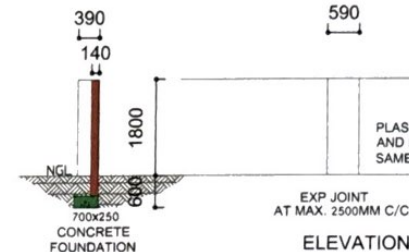
NAME	LEVEL	AREA
EXISTING		
GROUND FLOOR	GROUND FLOOR	144.16sqm
COVERED PATIO	GROUND FLOOR	20.17sqm
GARAGE	GROUND FLOOR	44.14sqm
	TOTAL	208.4 sqm



SITE PLAN
SCALE 1:200

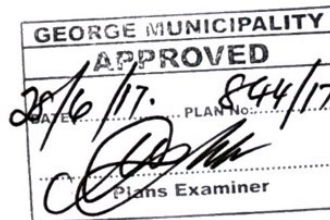
STRAAT

STRAAT



FREE STANDING WALLS
Boundary/Screen walls
SCALE 1:100

Boundary wall to comply
with SANS10400-K



EARLS COURT
LIFESTYLE ESTATE
HOME OWNERS ASSOCIATION
APPROVED: 16/5/2017

27966

ALL WORK TO
COMPLY WITH
NATIONAL BUILDING
REGULATIONS
SABS 0400



DESIGN



PROPOSED
NEW DWELLING FOR
EARP CONSTRUCTION
ON STAND 27966
EARLS COURT
GEORGE

SITE PLAN

PAGE 1 OF 5

DRAWN
D0515 (082 466 9684)
tanyaralidesigns@gmail.com

PROJECT EC 117ADD FILE EC 27966

SCALE AS SHOWN SIGNATURE

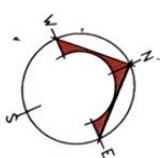
REVISION -01- DATE 05/10/2017

117

FASE 3

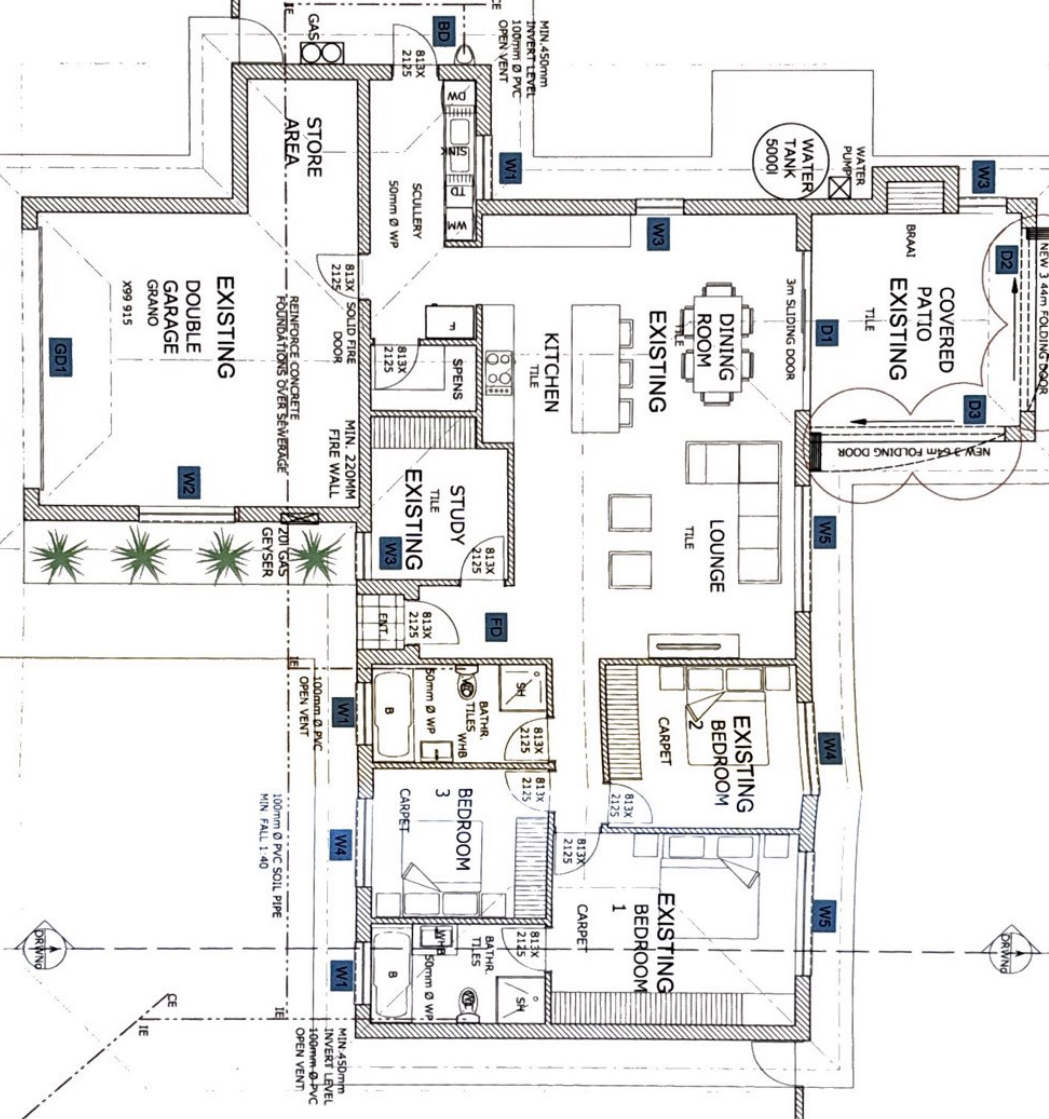
ADDITIONS

1



19020
3940 4850 7160 1610 1460
280 3660 280 4290 280 5750 280 3920 280
280 6010 220 1400 600 40 5920 280 1130 280 1050 280 1180 280

280 6010 220 2600 140 5320 280 4200
6230 900 280 2520 900 3710 280 4200



1910 600 4560 11540
280 2230 280 4000 280 4120 110 3220 110 3700 280
280 3000 1410 1085 2800 110 4005 3330 110 3700 280
1960 23800 4000 280

280 6010 220 2000 11600 5320 280 4200
6230 900 280 2520 900 3710 280 1410 1050 280 1180 280

6230 280 3310 110900110 3600 280 3640 560
280 5950 280 3310 110 4610 280 3920 280
6230 8590 4200
19020

ALL WATER FROM
SPROUTS TO BE
GUIDED TO WATER
TANK FOR WATER
STORAGE

GROUND FLOOR
PLAN
SCALE 1:100

117	
FASE 3	
ADDITIONS	
GEO. AUTHORITY	
APPROVED	
28/6/17 PLAN 2841/17	
Plans Examiner	

EARLS COURT
LIFESTYLE ESTATE
HOME OWNERS ASSOCIATION
APPROVED: 16/5/2017

27966

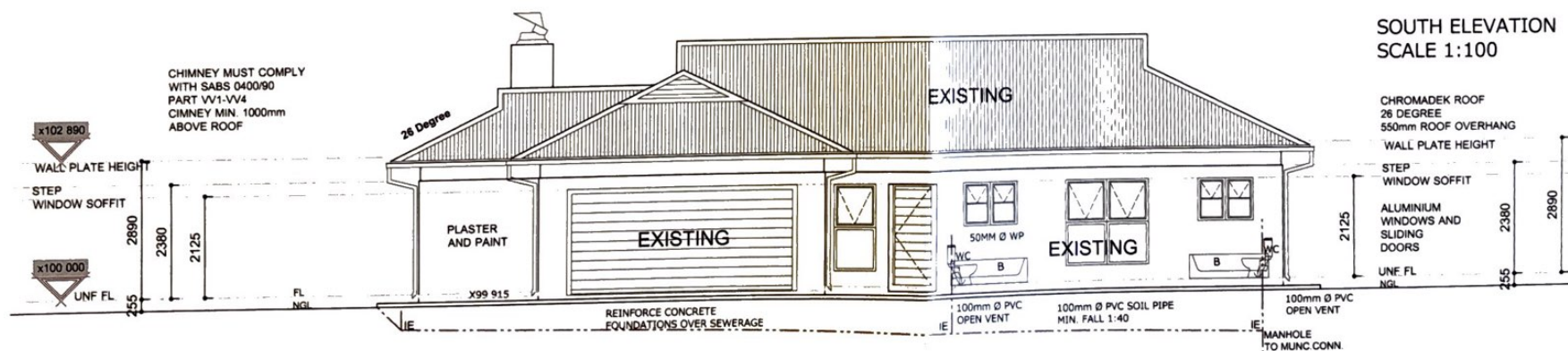
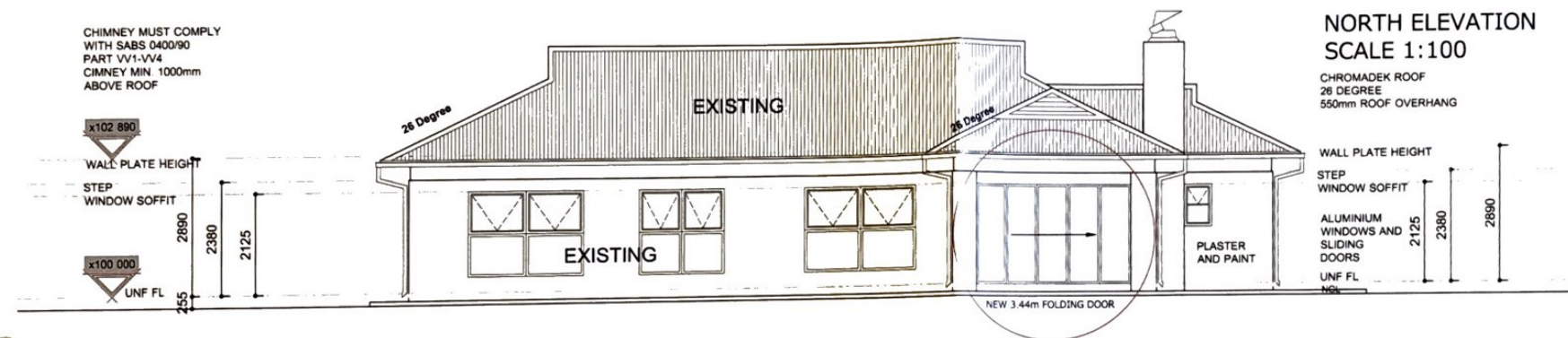
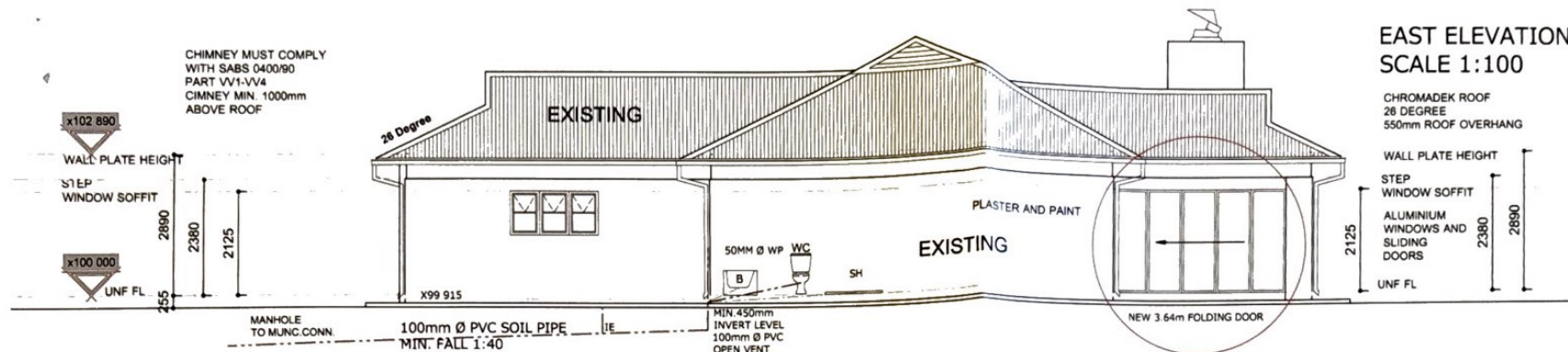
ALL WORK TO
COMPLY WITH
NATIONAL BUILDING
REGULATIONS
SABS 0400



PROPOSED
NEW DWELLING FOR
EARP CONSTRUCTION
ON STAND 27966
EARLS COURT
GEORGE

GROUND FLOOR PLAN
PAGE 2 OF 5
2

DESIGN	EC 117AD0	EC 27966
DRAWN	AS SHOWN	SIGNATURE
REVISION	DATE	
-01-	05/10/2017	



117

FASE 3

ADDITIONS

GEORGE MUNICIPALITY
APPROVED
DATE: 28/6/17 844/17
PLANNING
PLANS EXAMINER

EARLS COURT
LIFESTYLE ESTATE
HOME OWNERS ASSOCIATION
APPROVED: 16/5/2017

27966

ALL WORK TO
COMPLY WITH
NATIONAL BUILDING
REGULATIONS
SABS 0400



DESIGN



PROPOSED
NEW DWELLING FOR
EARP CONSTRUCTION
ON STAND 27966
EARLS COURT
GEORGE

ELEVATIONS

PAGE 3 OF 5

DRAWN
DO515 (082 466 9684)
tanyaralidesigns@gmail.com

PROJECT
EC 117ADD

FILE
EC 27966

SCALE
AS SHOWN

SIGNATURE

REVISION
-01-

DATE
05/10/2017

3

117

FASE 3

ADDITIONS

GEORGE MUNICIPALITY

APPROVED

DATE: 26/17 PLAN NO: 844/17

EARLS COURT

LIFESTYLE ESTATE

HOME OWNERS ASSOCIATION

APPROVED: 16/5/2017

27966

ALL WORK TO
COMPLY WITH
NATIONAL BUILDING
REGULATIONS
SABS 0400



DESIGN



PROPOSED
NEW DWELLING FOR
EARP CONSTRUCTION
ON STAND 27966
EARLS COURT
GEORGE

SECTION & ELEVATION

PAGE 4 OF 5

4

DRAWN

DO515 (082 466 9684)

tanyaralidesigns@gmail.com

PROJECT

EC 117ADD

FILE

EC 27966

SCALE

AS SHOWN

SIGNATURE

REVISION

-01-

DATE

05/10/2017

CHIMNEY MUST COMPLY
WITH SABS 0400/90
PART VV1-VV4
CHIMNEY MIN. 1000mm
ABOVE ROOF

x102 890

WALL PLATE HEIGHT

STEP
WINDOW SOFFIT

x100 000

UNF FL

WEST ELEVATION
SCALE 1:100

CHROMADEK ROOF
26 DEGREE
550mm ROOF OVERHANG

WALL PLATE HEIGHT

STEP
WINDOW SOFFITALUMINIUM
WINDOWS AND
SLIDING
DOORS

UNF FL

NGL

EXISTING

EXISTING

EXISTING

PLASTER AND PAINT

MIN 450mm
INVERT LEVEL
100mm Ø PVC
OPEN VENT

100mm Ø PVC SOIL PIPE
MIN FALL 1:40

38MM X 38MM S.A. PINE BRANDING WITH
9.4MM RHINOBOARD CEILING.
WALL PLATE TO BE 114MM X 38MM SA PINE

TRUSSES TO BE CONSTRUCTED OF
38MM X 114MM X GRADE 6 RAFTERS AND
38MM X 152MM X GRADE 6 TIE-BEAMS,
AND SPACED AT 850MM CENTRES.

ROOF ANCHORING MUST CONSIST OF NON-CORROSIVE
STRAPS OR WIRES INTO A WALL DEPTH OF 680MM AND
COMPLY WITH SABS 0400 - KK13.

CHIMNEYS MUST COMPLY WITH
SABS 0400/90 PART VV1-VV4
CHIMNEY MIN 1000MM
ABOVE ROOF

100 x 75 mm SQUARE POWDER COATED
CHROMADEK GUTTERS
100 x 75 mm SQUARE DOWN PIPES

CHROMADEK ROOF
26 DEGREE
550mm ROOF OVERHANG

WALL PLATE HEIGHT

STEP
WINDOW SOFFITALUMINIUM
WINDOWS AND
SLIDING
DOORS

UNF FL

NGL

EXISTING

BATHR.
TILESEXISTING
BEDROOM
1

CARPET

NEW 3.64m FOLDING DOOR

700 X 250
CONCRETE
FOUNDATION

700 X 250
CONCRETE
FOUNDATION

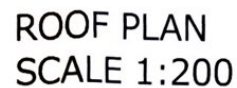
85 mm concrete surface
bed on 150 mm max. layers
of compacted filling

700 X 250
CONCRETE
FOUNDATION

SECTION A-A
SCALE 1:100

ALL WATER FROM DOWNPIPES
TO BE GUIDED TO WATER TANK
FOR WATER STORAGE

12 May 2017



26 Degree

SINGLE STOREY

TAPES 500mm

CHROMADEK ROOF SHEETING, ON 7 S.A. PINE PURLAINS AT 1200mm C/C. 250 MICRON THICK ROOF MEMBRANE. ROOF PITCH = 26 DEG WITH A 550mm

TRUSSES TO BE CONSTRUCTED OF 38mm X 114mm X GRADE 8 RAFTERS 38mm X 114mm X GRADE 8 STRUTS 38mm X 114mm X GRADE 8 THE BEAM AND SPACED AT 1000mm CENTRES. 100mm ThermGuard insulation

ROOF ANCHORING MUST CONSIST

38mm X 38mm AT 450mm C.C S.A. PINE BRANDING WITH
50mm GLASS FIBRE INSULATION,
9.4mm RHINOBOARD CEILING
WALL PLATE TO BE 114mm X 38mm S.A. PINE
ARMOUR GREY

