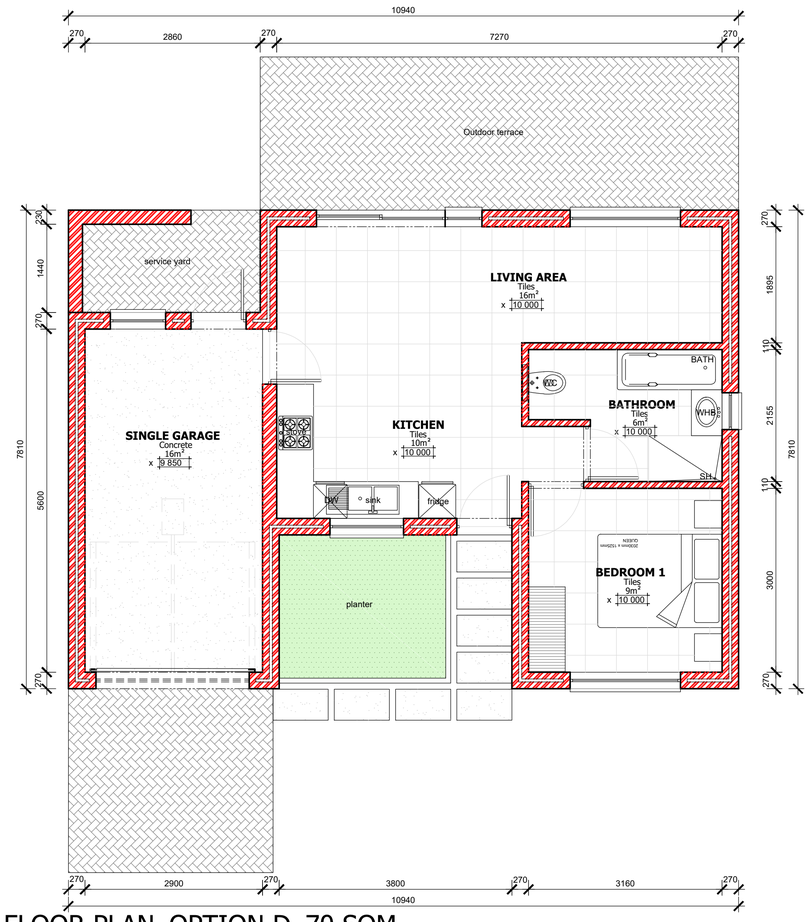

FLOOR PLAN_OPTION D_70 SQM

SCALE 1:50

REVISIONS:

GENERAL NOTES:

All dimensions are given in millimeters, unless otherwise specified. All dimensions to be checked on site before construction commences. Contractors to adhere to all local authority's regulations and requirements. Contractors to be a suitably qualified and registered participant in the construction industry as required by Construction Regulation 2014. Drawings to be read in conjunction with the clients OHS (Occupational Health and Safety) file.
All work to be done in accordance with the National Building Regulations SANS 10400. Before this drawing is priced it is the contractor's responsibility to ensure he is familiar with the site. All trade names quoted may only be substituted by similar, subject to architect's approval. All materials to be installed in strict accordance with manufacturer's specifications. All conduit work to be SABS approved quality. All light fittings is to be fitted to comply with the relevant code of practice as specified in SANS 10400: Part O. All new work to be made good with existing. This drawing is not to be scaled. All dimensions not to be scaled from drawings and heights to be checked on site. Any discrepancies shall be reported to the designer immediately. Top of foundations to be a minimum of 150mm below finished ground level. Minimum 100mm thick concrete surface bed as per Engineers drawings to be on "gunplas" ubs green damp proof membrane on 50mm sand blinding layer on well compacted fill. SABS Approved "gundle" 375 mic. dpc under all walls, window cills and at changes in floor level. These architectural drawings to be read in conjunction with engineers and consultants drawings where applicable. All building work to be carried out in accordance with the national building regulations. The contractor is responsible for all site visits by local inspectors and pay all fees in connection therewith. All drainage work to be carried out in accordance with the national building regulations. All roof measurements to be taken on site by roof specialist prior to roof construction. All tile layouts to be confirmed with architect prior to commencement of tiling. Any discrepancies must be clarified by the architect prior to commencement of work. Levels shown are relative to a benchmark at 100.00 msl of new floor level. Msl is not the actual level but a benchmark to base other heights of the building shown on the drawings. Contractor to keep a full set of latest issued drawings on site. Contractor is responsible for the correct setting out of the building on site with reference to the building line and boundaries. Contractor to take responsibility for all health and safety measures on site.

PROJECT TITLE:

NEW DWELLING ON **ERF ###,** LANGEVLEI, STRUISBAAI , FOR **MR & MRS ###.**

CLIENT SIGNATURE .....

DRAWING TITLE:

RETIREMENT UNIT_OPTION D 70SQM

PROFESSIONAL SENIOR ARCHITECTURAL TECHNOLOGIST
Reg no. PSAT 40497895

PROFESSIONAL SENIOR ARCHITECTURAL TECHNOLOGIST
VERONICA VICENTE BARNARD
South African Council for the Architectural Profession
21:08 PM (Africa/Johannesburg on 10 Feb 2026

VB designs architectural visualization

EMAIL: veronica@vbdesignssa.co.za
CELL: 073 294 9972
ADDRESS:73 Urban Village
Dormehls Drift
George, Western Cape
6529

MUNICIPAL INFORMATION:	
ERF NO:	ERF ###
ERF AREA	sqm
EXISTING AREA:	0 sqm
NEW AREA:	84 sqm
TOTAL AREA:	84 sqm
EX. COVERAGE	0 sqm - 0%
NEW COVERAGE	**84 sqm - ###%**
TOTAL COVERAGE	84 sqm - ###%
NEW GARAGES	Yes
NEW BATHROOMS:	Yes
POOL	No
BOUNDARY WALLS	Yes
AGE OF BUILDING	< 60 (NEW)

COPYRIGHT:

This drawing is subject to copyright, and may not be reproduced in whole or part in any matter whatsoever without written permission from VB Designs Architectural Visualization.

PRINT DATE: 20 April 2026

DRAWN BY: Veronica Barnard

CHECKED BY: Veronica Barnard

PROJECT NO. 20260420_LANGEVLEI_RETIREMENT UNIT_OPTION D

REVISION NO. 000

SHEET SIZE A1

SHEET NO. 001