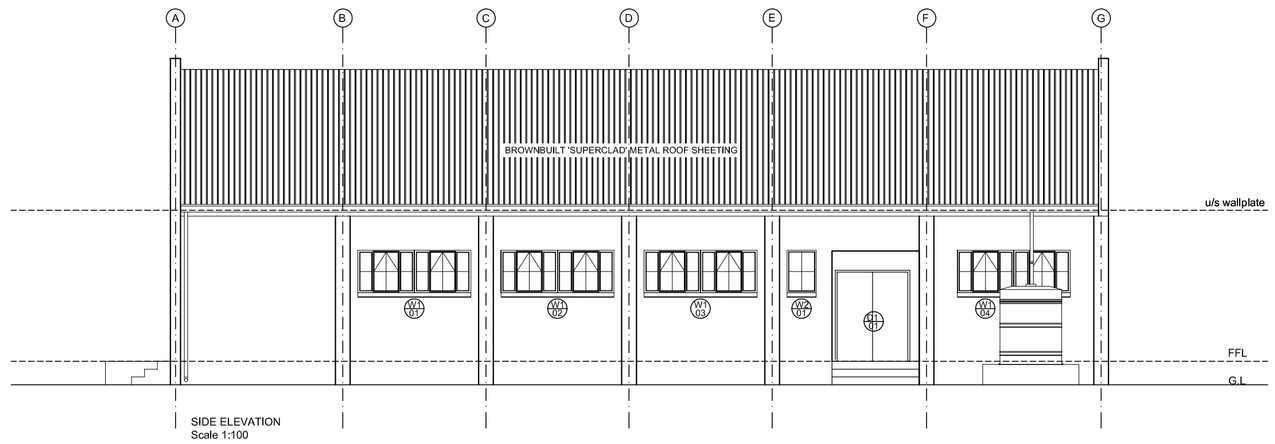
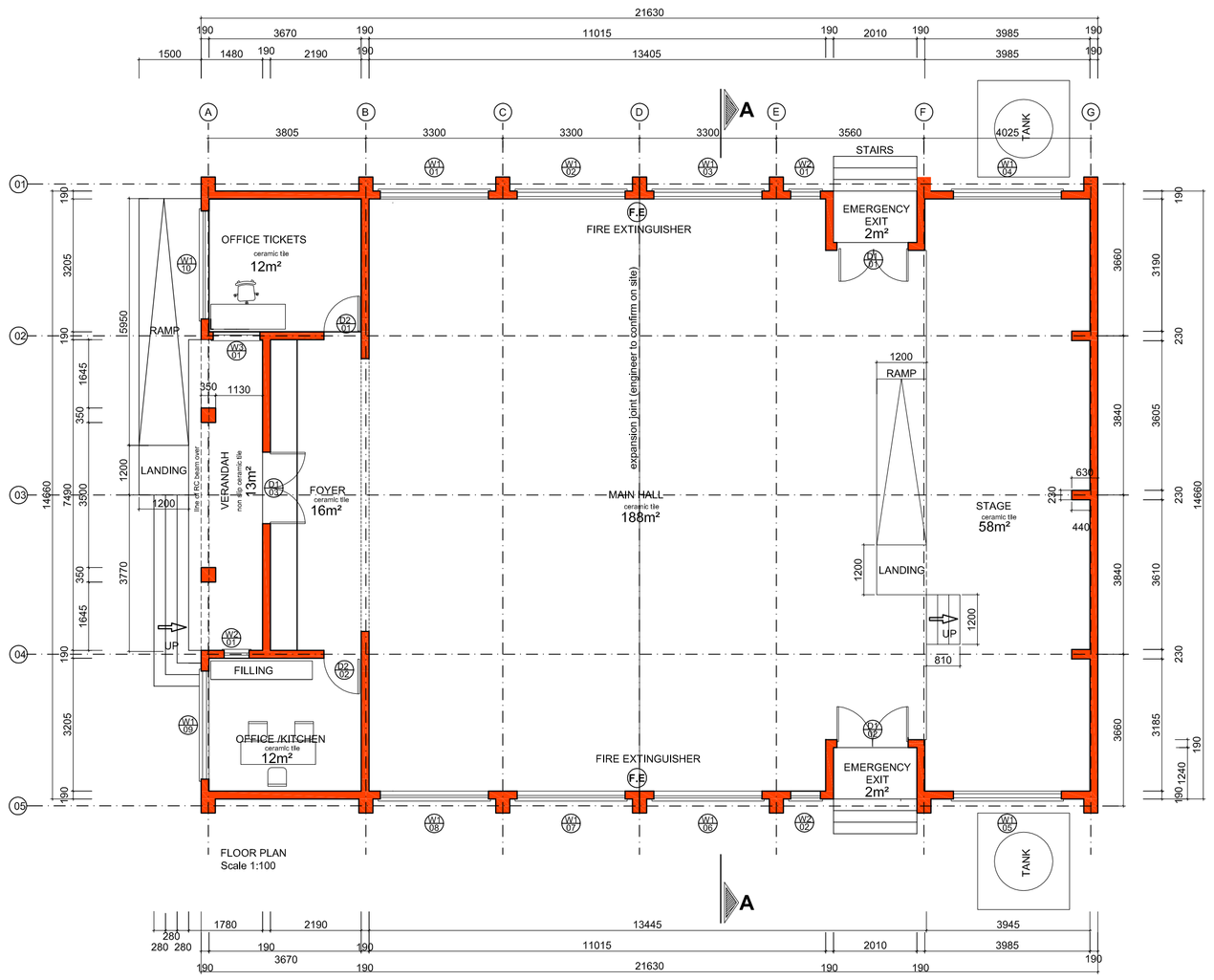
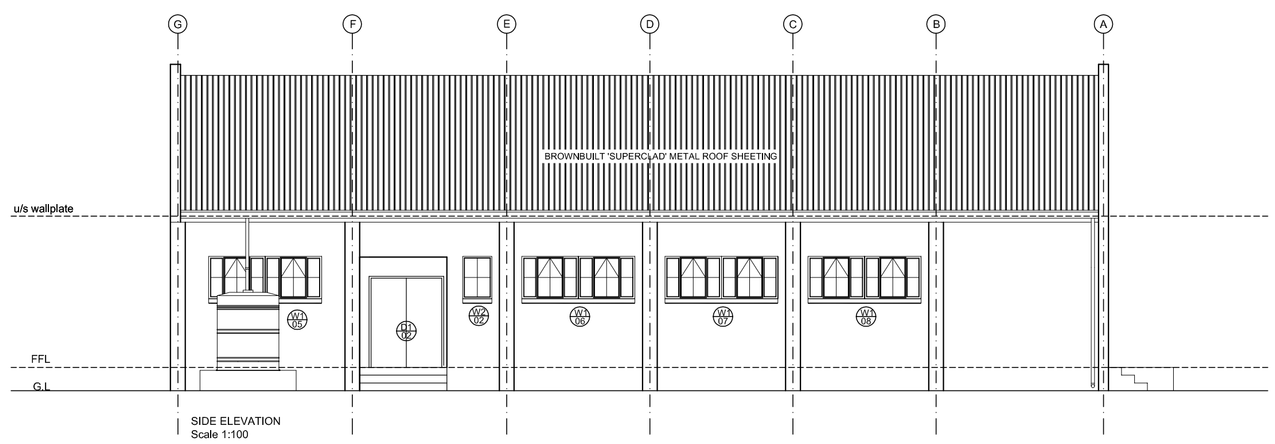


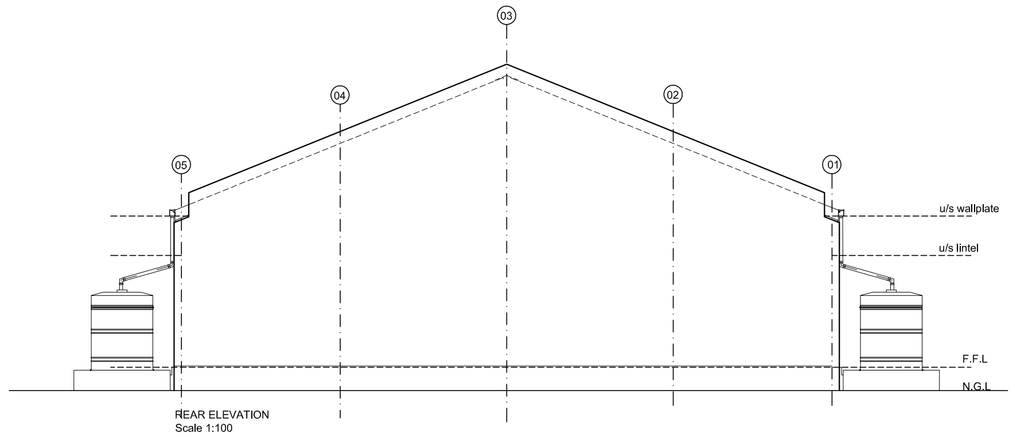
SIDE ELEVATION
Scale 1:100



FLOOR PLAN
Scale 1:100



SIDE ELEVATION
Scale 1:100



REAR ELEVATION
Scale 1:100

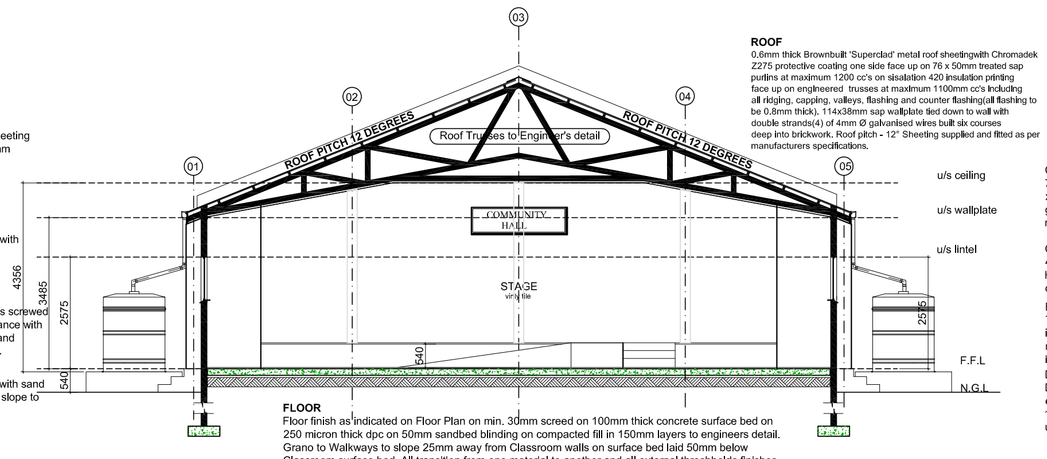
GUTTER
0.6mm thick Brownbuilt gutter anchored to roof sheeting with G2 clips and aluminium pop riveted at 1100mm centres

FASCIA
225x15mm fibre cement fascia with H-profile jointing strips brass screwed to rafter ends

DOWNPIPES
100 x 100mm x .6mm galv. m/s square downpipe with Chromadek finish fixed to wall with holder bats at 1500mm centres.

CILLS(internally)
150 x 15mm thick 'Everite' or equal and approved fibrecement cill fixed with standard galvanised lugs screwed to undersiofcill and cast into mortar bed in compliance with manufactures specification.Cills to have top arris and coners sanded down to produce an even chamfer.

CILLS(externally)
Facebrick on edge bedded in mortar and grouted with sand cement grout, joints ruled as brickwork, set at 30° slope to project 30mm beyond the face of the wall.



SECTION A-A
Scale 1:100

ROOF
0,6mm thick Brownbuilt 'Superclad' metal roof sheetingwith Chromadek Z275 protective coating one side face up on 76 x 50mm treated sap purlins at maximum 1200 cc's on sisalation 420 insulation printing face up on engineered trusses at maximum 1100mm cc's Including all ridging, capping, valleys, flashing and counter flashing(all flashing to be 0,8mm thick), 114x38mm sap wallplate tied down to wall with double strands(4) of 4mm Ø galvanised wires built ole courses deep into brickwork, Roof pitch - 12° Sheeting supplied and fitted as per manufacturers specifications.

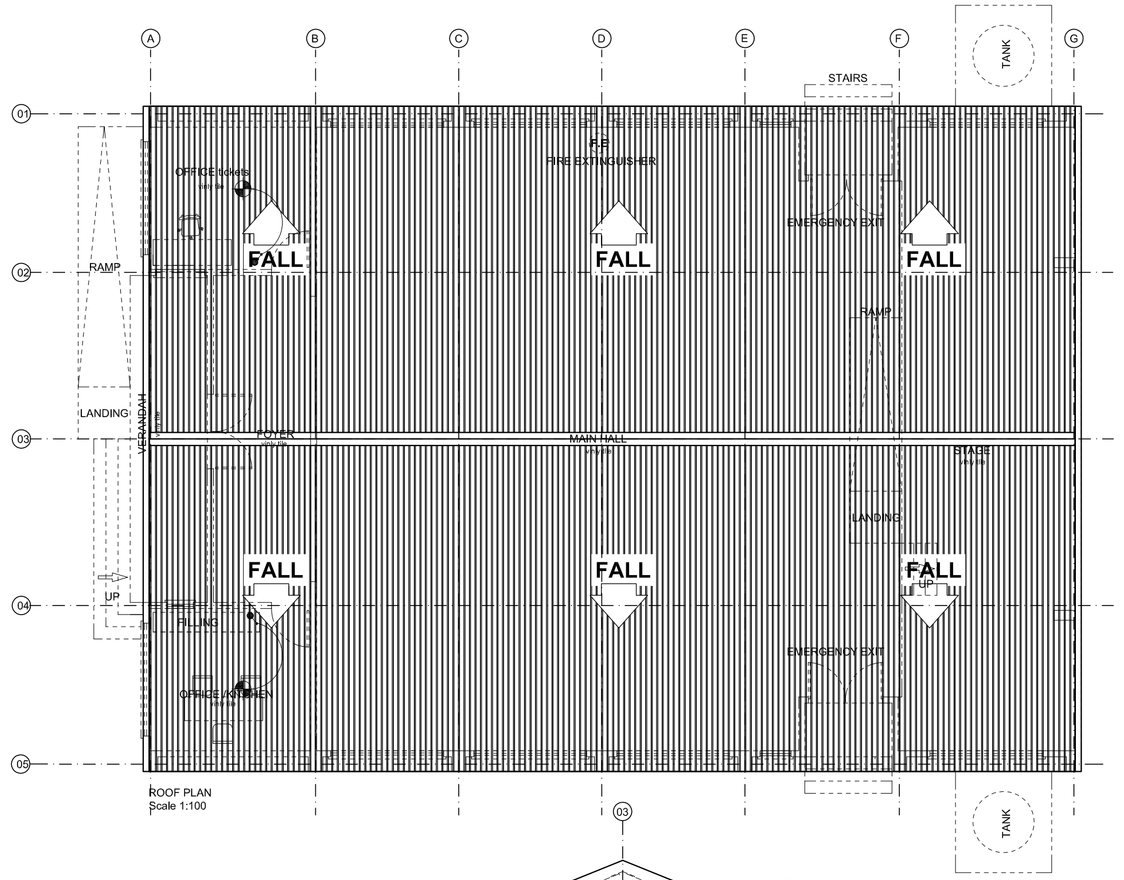
CORNICE
76mm COVED GYPSUM Plasterboard cornice fixed to 38 x40mm on edge branderings at junction with walls. All gaps between finished wall surface and cornice to be neatly filled prior to painting.

CEILING
4mm Cladit fibrecement ceiling boards jointed with uPVC H-profile jointing Strips on 38 x 50mm battens at 400mm centres one way.

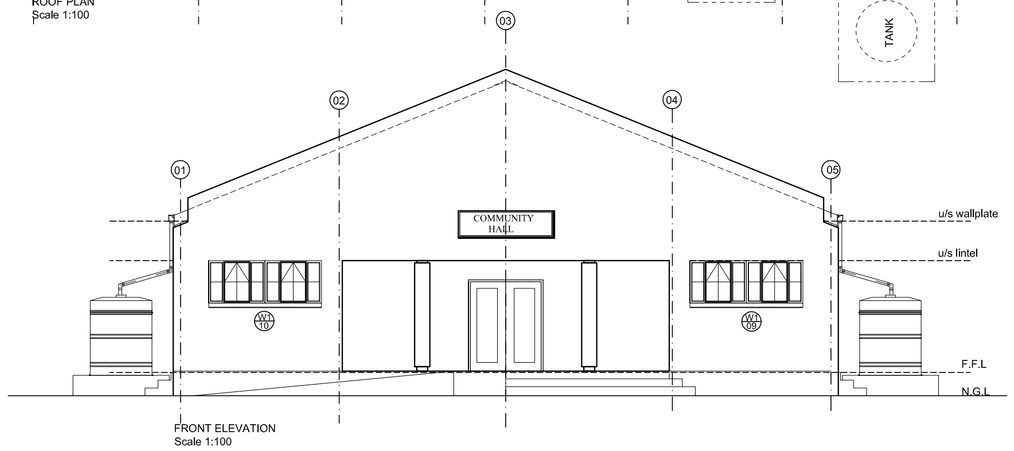
EXTERNAL LOAD BEARING WALLS
To have galvanised brickforce reinforcing at 5 course intervals built into bed joints. Door / window heads to be reinforced to 3 course above openings, and at 3 course Intervals thereafter.

DPC
Damp proof coursing: to be gunplas black brickgrip or equal and approved 375 micron dpc, lapped minimum 150mm at all joints, and similarly lapped over green under-floor damp proof membrane.

FLOOR
Floor finish as indicated on Floor Plan on min. 30mm screed on 100mm thick concrete surface bed on 250 micron thick dpc on 50mm sandbed blinding on compacted fill in 150mm layers to engineers detail. Grano to Walkways to slope 25mm away from Classroom walls on surface bed laid 50mm below Classroom surface bed. All transition from one material to another and all external thresholds,finishes to be laid against a 4 x 30mm weather strip. External thresholds to be weathered to fall away from from brass strip.



ROOF PLAN
Scale 1:100



FRONT ELEVATION
Scale 1:100

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NOTES:

1. ALL DIMENSIONS AND LEVELS ARE TO BE VERIFIED ON SITE BY THE CONTRACTOR BEFORE COMMENCING ANY WORK.

LEGEND:

Rev.	By	Date	Revision Details
1	MS	04/2021	Local Authority Submission

DESIGNED		
CHECKED		
DRAWN		
CHECKED		

CLIENT

NTABANKULU LOCAL MUNICIPALITY

ERF 85, MAIN STREET, NTABANKULU 5130

CLIENT APPROVED	DATE

BM Consulting Engineers & Project Managers
Infrastructure Development
48 Flamingo Drive, Southernwood, Mthatha, 5099

CONSULTANTS SIGNATURE ..... Pr No.	DATE
CLIENTS SIGNATURE	DATE

PROJECT TITLE

PROPOSED NEW SIPETHU
COMMUNITY HALL AND ABLUTION BLOCK

DRAWING TITLE

COMMUNITY HALL

SCALE: AS INDICATED ON DRAWING

DRAWING No. A_1002	REV. 1