



- NOTES:**
- * All dimensions to be checked on site and on drawings, any discrepancies to be reported to the architect before work is put in hand.
 - * Only figured dimensioned are to be taken.
 - * All building methods and materials to comply with the national building regulations.
 - * The drawing is the property of Ntsika Architects.
 - * Copyright is reserved by them and the drawing is issued on the condition that it is not copied, reproduced, retained or disclosed to any authorised person, either wholly or in part without the written consent of Ntsika Architects.
 - * All levels to be checked on site and on drawings, any discrepancies to be reported to the architect before work is put in hand.
 - * All structural work is to be checked by an Engineer.
 - * Soil condition to be approved by a Soil Engineer.
 - * All work to be in accordance with SABS-0400.
 - * The works to be set out from approved local authority plans only.
 - * Inspection eye's to be provided at all bends and junctions.
 - * All balustrading to be 1m high and to comply with n.b.z. MM3.
 - * All fire places, flues, chimney and gas brais to comply with SABS-0400 - 1990 Part V.
 - * Sewer layout and pipe sizing to be verified by a registered plumber.
 - * All site beacons to be exposed and flagged.

- DRAINAGE NOTES:**
- * RE's to all changes in direction of drains.
 - * IE's to all bends and junctions.
 - * Reset traps to all waste fittings.
 - * Waste pipes to be fully accessible along entire length.
 - * Bends and junctions not to be under the building.
 - * Soil pipes under the building to be protected from load.
 - * All work to comply with Local Authority by-laws.

- GENERAL NOTES**
- EXTERIOR**
- WALLS** WALLS WITH DAMP TO BE REPAIRED AND MADE GOOD.
PAINT ON EXTERIOR OF BUILDING TO BE STOPPED AND REPAINTED TO ARCHITECT'S SPECIFICATION.
- SERVICES** ALL EXISTING EXTERNAL SERVICE PIPES TO BE REMOVED AND FITTED NEW WHERE APPLICABLE.
ALL EXISTING RAINWATER PIPES TO BE STOPPED, BLOCKED AND REMOVED.
NEW GUTTERS TO BE INSTALLED THROUGHOUT.
ALL REDUNDANT WIRES TO BE REMOVED.
ALL REDUNDANT PIPES TO BE STOPPED, BLOCKED AND REMOVED.
ANY / ALL ASBESTOS TO BE REMOVED FROM BUILDING.
ALL EXISTING WINDOWS TO BE REMOVED.
ALL NEW WINDOWS AS PER WINDOW SCHEDULE.
ALL WINDOW FURNITURE / IRONMONGERY / BURGULAR BARS AS PER ARCHITECT'S SPECIFICATION.
- WINDOWS** EXISTING FIRE ESCAPE STAIRCASE TO BE REMOVED.
NEW FIRE ESCAPE STAIRCASE THAT COMPLIES WITH THE FIRE REGULATIONS MUST BE INSTALLED.
EXISTING ROOF TO BE REMOVED.
NEW ROOF TO BE INSTALLED TO ARCHITECT'S SPECIFICATIONS.
- F/E STAIRS** EXISTING ROOF TO BE REMOVED.
NEW ROOF TO BE INSTALLED TO ARCHITECT'S SPECIFICATIONS.
- ROOF** EXISTING ROOF TO BE REMOVED.
NEW ROOF TO BE INSTALLED TO ARCHITECT'S SPECIFICATIONS.
- INTERIOR**
- FLOOR** SCROED TO BE REMOVED ON ALL FLOORS AND REDONE.
NEW FLOOR FINISH IN ALL AREAS.
- WALLS** ALL EXISTING WALLS TO BE REPAIRED WHERE DAMAGED AND REPAINTED TO ARCHITECT'S SPECIFICATION.
- DOORS** ALL EXISTING DOORS AND FRAMES TO BE REMOVED.
NEW DOORS AND FRAMES TO ARCHITECT'S SPECIFICATIONS.
- KITCHEN** NEW KITCHEN ON GROUND FLOOR TO BE FITTED WITH NEW UNITS, TO LATER DETAIL.
EXISTING INDUSTRIAL KITCHEN FITTINGS IN CANTINE (4TH FLOOR) TO BE REUSED IF THEY ARE IN GOOD WORKING CONDITIONS.
- SANITARY** ALL EX. SANITARY FITTINGS TO BE REMOVED AND REPLACED WITH NEW ARCHITECT TO PROVIDE A SANITARY SCHEDULE.
- CEILING** EXISTING CEILING TO BE REMOVED AND REPLACED WITH NEW ALL CEILING VOID SIZES TO BE CONFIRMED ON SITE.
- ELECTRICAL** NEW LIGHTS AND PLUG POINTS THROUGHOUT. TO LATER DETAIL.
- STAIRCASE** EXISTING STAIRCASE TO BE REPAIRED OF ANY DAMAGES AND FITTED WITH NEW FINISHES. IE. FLOOR FINISHES, NOSING AND HANDRAILS.
- LIFT** EXISTING LIFT MOTOR TO BE REMOVED.
NEW LIFT TO BE INSTALLED.

No.	Description	Date
01.	Lift walls adjusted.	21.06.19

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Job:	TEACHING & TRAINING CENTRE		
Stand No.	RE/3064 JOHANNESBURG		
Drawing Title	CONSTRUCTION DRAWINGS		
Drawing No.	1704_J_C100_rev01		
Revision			
Architect	Nadia Tromp		
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