

ROOF

SHEETING

THE ROOF SHEETING IS IN STRUCTURAL SOUND CONDITION.
CHECK ALL SCREWS TO BE WATERPROOFED.
PREPARE ROOF SHEETING FOR PAINTING STRICTLY TO PAINT MANUFACTURERS SPECIFICATIONS - INCL.UNDERSIDE OF OVERHANG.
MECHANICALLY CLEAN ROOF SHEETING WITH HIGH PRESSURE HYDRO WASH
CHECK ALL ROOF SCREWS THAT THEY ARE TIGHT AND SEAL PROPERLY.
MECHANICALLY CLEAN AROUND SCREWS TO RECEIVE WATERPROOF MEMBRANE.
USE ABE STITCH BOND POLYESTER MEMBRANE 60 x 60mm.
APPLY THE FIRST BASE COAT OF SUPER LAYCRYL LIQUID WATERPROOFING COMPOUND
OVER TO SCREW - 10mm WIDER THAN MEMBRANE.
THEN SATURATE THE STITCH BOND POLYESTER MEMBRANE WITH SUPER LAYCRYL AND APPLY
TO THE SHEETING OVER THE SCREW AND ALLOW TO DRY.
APPLY A SECOND COAT OF SUPER LAYCRYL LIQUID WATERPROOFING COMPOUND OVER
THE DRIED MEMBRANE.
ENSURE THE MEMBRANE IS COMPLETELY SATURATED.

PREPARE ROOF SHEETING FOR PAINTING.- INCL.UNDERSIDE OF OVERHANG

	PAINT SYSTEM	RECOATING TIME AT 23deg.C	SPREADING RATE PER sq.m PER LITRE
CLEANER	DULUX GALVANISED IRON CLEANER		
COAT 1	DULUX PRIMER FOR GALVANISED IRON	18 HRS.MIN.14 DAYS MAX.	10
COAT 2	DULUX ROOFGUARD ACRYLIC ROOF COATING	4 HOURS	8
COAT 3	DULUX ROOFGUARD ACRYLIC ROOF COATING	4 HOURS	8

OVERHANG SOFFIT AND FASCIA

THE FASCIA SOFFIT BOARD IS IN STRUCTURAL SOUND CONDITION.
ENSURE ALL BOARDS IN FIXED AND LAPS IS GOOD ON OVERHANG AND EAVES.
REMOVE ALL FASCIA BOARDS ON OVERHANGS ONLY IF REQUIRED AFTER TESTED
POSITIVE FOR ASBESTOS OR IF BROKEN OR LOOSE.
SAND DOWN FASCIA'S
PAINT FACIAS WITH PROMINANT SATIN ACRYLIC - MISTY MORNING 1403 - Y51R.
RE-INSTALL ON NEW SUPPORT MEMBERS IF REQUIRED.
ENSURE ALL LAPS IS GOOD ON OVERHANG AND EAVES.

REMOVE ALL BROKEN AND BUCKLED DEFORMED SOFFIT SHEETS OR IF IT WAS TESTED POSITIVE FOR ASBESTOS.
REPLACE WITH MATCHING FINISH AND THICKNESS NUTEC BOARDS,CUT TO FIT.

REMOVE ALL QUARTER ROUND CORNER AND LAPPING STRIPS
REPLACE WITH 50mm FLAT ALUMINIUM STRIP AT ALL LAPS AND
50 x 50 ALUMINIUM ANGLES IN CORNERS AGAINST WALL AND AT CORNER BETWEEN FASCIA AND SOFFIT.
ALUMINIUM PROFILES TO BE FIXED WITH ABE EPIDERMIX 350 DRY TO DRY EPOXY ADHESIVE.

GUTTERS AND DOWNPIPES

REMOVE ALL GUTTERS AND DOWNPIPES
REPLACE WITH 150 x 150 x 0,8mm ALUMINIUM PRE-PAINTED CONTINUOUS LENGTH GUTTER AND
100 x 100 DOWNPIPES IN THE ORIGINAL POSITION.

PORCH

FLOOR

MECHANICALLY CLEAN CONCRETE TILES
CLEAN EXPANSION JOINTS AND FILL WITH ACRYLIC SEALANT - DOW CORNING 888.

CEILING

SAND DOWN AND REMOVE ALL LOOSE AND FLAKING PAINT.
EXPOSED SCREWS TO BE COVERED WITH GYPROX RHINOGLIDE
PREPARE CEILING FOR PAINTING.
PAINT WALLS WITH 2 COATS PROMINENT SHEEN ACRYLIC WHITE TO MANUFACTURERS SPECIFICATION.

FIRE EXTINGUISHERS

REPLACE ALL EXTINGUISHER CABINETS TO SUIT THE EXISTING SIZE.
CABINETS TO BE SANS APPROVED

INTERIOR WALLS

SEAL ALL MINOR CRACKS WITH AN EXTERIOR CRACK FILLER.
SAND DOWN AND REMOVE ALL LOOSE AND FLAKING PAINT.
PREPARE WALL FOR PAINTING TO THE PAINT MANUFACTURER'S SPECIFICATION.
PAINT WALLS WITH 2 COATS PROMINENT SHEEN ACRYLIC WHITE.
NOT TO BATTERY ROOM.

EXTERIOR WALLS

SEAL ALL MINOR CRACKS WITH AN EXTERIOR CRACK FILLER.
SAND DOWN AND REMOVE ALL LOOSE AND FLAKING PAINT.
PREPARE WALL FOR PAINTING TO THE PAINT MANUFACTURER'S SPECIFICATION.
PAINT WALLS WITH 2 COATS PROMINENT SATIN ACRYLIC WHITE.
NOT TO BATTERY ROOM.

DOORS

ALL DOORDS IN GOOD CONDITION.
SAND DOWN SMOOTH AND PAINT TWO COATS CLEAR POLYURETHANE VARNISH.
SAND AGAIN AFTER FIRST COAT.
CLEAN AND REFURBISH EXISTING IRONMONGERY.

CONCRETE APRON

PROVIDE A 1m WIDE CONCRETE APRON ON SIDES AND BACK OF BUILDING.
APRON TO FALL AWAY FROM BUILDING.
15 MPa CONCRETE STRENGTH.
EXPANSION JOINTS EVERY 2m WITH SONDOR JOINTEX
EXPANDED POLYETHYLENE JOINT FORMER.
SEAL EXPANSION JOINTS WITH 10mm DEEP SIKa SIKAFLEX BROWN.

JOINTS TO EXISTING CONCRETE BETWEEN SLABS AND IN CORNER AT WALL TO BE REPAIRED.
REPLACE EXPANSION JOINT FILLER WITH ABE DOW CORNING 888 SEALANT.

WINDOWS

WINDOW FRAME PUTTY TO BE REPLACED WITH PUTTY IN ACCORDANCE WITH
SANS 680 - GLAZING PUTTY FOR WOODEN AND METAL WINDOW FRAMES.

PREPARE FOR PAINTING AND PAINT TWO COATS PROMINENT ENAMEL WHITE

CUPBOARDS

OFFICE PREPARE FOR PAINTING AND PAINT TWO COATS PROMINENT SHEEN ACRYLIC WHITE.

CABLE TRENCH STEEL COVERS

MECHANICAL SAND AND CLEAN PLATES AND PREPARE FOR PAINTING
PAINT TWO COATS PROMINENT ENAMEL BLACK APPLIED BY SPONGE ROLLER.

FLOOR & SKIRTING

CONTROL ROOM TYPE - VINYL TILES
VINYL TILES IN ORDER.MECHANICALLY CLEAN AND POLISH WITH SUITABLE POLISH FOR VINYL.
SAND MERANTI HW SKIRTING SMOOTH AND PAINT WITH CLEAR POLYURETHANE VARNISH

CARRIER ROOM TYPE - VINYL TILES
VINYL TILES IN ORDER.MECHANICALLY CLEAN AND POLISH WITH SUITABLE POLISH FOR VINYL.
SAND MERANTI HW SKIRTING SMOOTH AND PAINT WITH CLEAR POLYURETHANE VARNISH

BATTERY ROOM SEE BATTERY ROOM UPGRADING DRAWING SOL19P05-SE-E50

OFFICE TYPE - CARPET TILES
MECHANICALLY REMOVE CARPET TILES AND PREPARE FLOOR FOR TILES.
LAY 250 x 250 CERAMIC CLAY TILE FROM CTM AND APPROVED BY ESKOM @ R150-00 PER sq.m
LAY 90mm HIGH TILE AS SKIRTING WITH UN-CUT EDGE TO TOP
INCLUDE GENESIS ALUM.STRAIGHT EDGE TRIM TO TOP OF SKIRTING TILE AND EDGE OF FLOOR.

ABLUTION TYPE - VINYL TILES
MECHANICALLY REMOVE VINYL TILES AND PREPARE FLOOR FOR TILES.
MECHANICALLY REMOVE GRANO SKIRTING AND MAKE GOOD WALL.
LAY 250 x 250 CERAMIC CLAY TILE FROM CTM AND APPROVED BY ESKOM @ R150-00 PER sq.m
LAY 90mm HIGH TILE AS SKIRTING WITH UN-CUT EDGE TO TOP
INCLUDE GENESIS ALUM.STRAIGHT EDGE TRIM TO TOP OF SKIRTING TILE AND EDGE OF FLOOR.


PLUMBING NOTES

ALL PLUMBING SHALL BE COPPER USED WITH THE CAPILLARY SOLDER SYSTEM AND TO CONFORM TO TO SANS 460.
TUBING UNDERGROUND SHALL BE CLASS 3
TUBING ABOVE GROUND SHALL BE CLASS 0
NO BENDING ALLOWED AND FITTINGS TO BE USED
ALL PIPES TO PASS A 1 HOUR PRESSURE TEST AT 1 1/2 X PRESSURE.
PRESSURE RELEASE VALVE AT GEYSER TO BE ISOLATED.
NO PERSON SHALL PERFORM THE TRADE OF PLUMBING IF HE/SHE IS NOT A REGISTERED LICENCED PLUMBER
WITH THE PLUMBING INDUSTRY REGISTRATION BOARD
A CERTIFICATE OF COMPLIANCE MUST BE ISSUED AFTER THE COMPLETION OF THE WORK.
CONTRACTOR TO ENSURE ALL OUTLETS IS IN GOOD WORKING ORDER.
CONTRACTOR TO DO A FULL INVESTIGATION TO THE CONDITION OF THE SEPTIC TANK AND FRENCH DRAIN.

CEILING

SEE CEILING REPLACEMENT DRAWING

**FINAL DESIGN
FOR CONSTRUCTION**

REV	REVISION DESCRIPTION			DRAWN	CHKD	AUTH	DATE	REFERENCE DRAWINGS		
APPROVED BY		 Eskom			Eskom Holdings SOC Ltd Reg No 2002/015527/30					
DATE										
CHECKED BY		SOL CONTROL BUILDING GENERAL REFURBISHMENT PLAN, DETAILS AND SPECIFICATION								
DATE										
DRAWN BY										
DATE										
SCALE AS SHOWN		SOL10P05-SE-E58			SHEET NUMBER	REVISION				
					1	0				