

ROOF CONSTRUCTION

CONCRETE ROOF TILES AS SPECIFIED ON
38 x 38 SAP BRANDERS SPACED TO SUIT TILES.
SISALATION - 405 RESIDENTIAL GRADE ALUM. FOIL INSULATION STAPLED TO TRUSSES BEFORE FIXING PURLINS.
38 x 114 SAP TRUSSES WITH 38 x 152 SAP TIE BEAM AT 600mm MAX. CRS.

WALL PLATES AND TRUSSES TO BE TIED DOWN WITH 38x1,6mm THICK GALV. HOOP-IRON TIES
BUILT INTO WALL TO TEN CORSES BELOW WALL PLATE.

CLIMATIC ZONE

SANS 10400-XA MIN. TOTAL R-VALUE REQD.
DIRECTION OF HEAT FLOW

1	2	3	4	5	6	
3,70	3,20	2,70	3,70	2,70	3,50	m2 K/W
UP	UP	DOWN + UP	UP	DOWN	UP	

CONSTRUCTION TYPE

ROOF COVER

R-VALUE FOR ROOF COVERING

R-VALUE FOR ROOF CEILING

ROOF VENTILATION

CONCRETE TILES AT 22 DEG. PITCH

0,02 m2 K/W

0,06 m2 K/W

UNVENTILATED

OUTDOOR AIR FILM (7M/S)

0,03

ROOF TILES

0,02

ROOF AIR SPACE - UNVENTILATED

0,18

SISALATION INSULATION

0,77

DONN BPB CEILING

0,075

INDOOR AIR FILM

0,11

CEILING INSULATION 100mm THICK

2,50

TOTAL R-VALUE

3,68

COMPLY

GUTTER, DOWNPIPE AND FASCIA

150 x 150 x 0,8mm ALUMINIUM PRE-PAINTED CONTINUOUS LENGTH GUTTER AND
100 x 100 DOWNPIPES
10 x 225mm NUTEC FIBRE CEMENT FASCIA SCREWED TO SAP SUPPORT ON OVERHANG

WALL CONSTRUCTION

FOUNDATION EXTERNAL BRICKS TO BE COROBRIK CLAY CLASS FBS IN CLASS II MORTAR (1:6).
BRICKS TO BE CLAY FACEBRICK CLASS 'FBX' TO SABS 227 IN CLASS II MORTAR.
FACEBRICK TO BE LIGHT BROWN COROBRIK GOLDEN WHEAT, BLUE BARLEY OR TOPAZ SATIN.
INTERNAL PLASTERED WALLS TO BE CLAY BRICKS CLASS 'NFP' IN CLASS II MORTAR.
BRICKS TO BE APPROVED BY ESKOM BEFORE DELIVERY.

INTERNAL WALLS TO BE CLAY CLASS NFP IN CLASS II MORTAR (1:6).

STRETCHER BOND WITH 85mm GAUGE.

FOUNDATIONS TO FOUND ON COMPETENT FOUNDING MATERIAL AND TO BE APPROVED BY ESKOM BEFORE PLACING CONCRETE

BRICKWORK TO BE REINFORCED WITH 150mm "BRICKFORCE" REINFORCEMENT TO FIRST FIVE COURSES ABOVE

FOUNDATIONS AND FOUR COURSES ABOVE WINDOW HEAD HEIGHT AROUND, ALSO EVERY FIFTH INTERMEDIATE COURSE.

INTERIOR WALLS TO BE PLASTERED WITH 1:5 CEMENT/PLASTER SAND MIXTURE WITH MIN. 12mm THICKNESS.

PLASTER TO BE WOODFLOATED WITH SMOOTH SPONGED FINISH ON THE INTERIOR WALLS..

APPLY 1 OR 2 COATS PLASTER SKIM TO MANUFACTURERS SPECIFICATIONS

ONE BRICK WALL, PLASTERED BOTH SIDES COMPLY WITH THE MIN. R-VALUE OF 3,5 ACCORDING TO SANS 10400-XA 4.4.3.2

CEILING

6,4mm RHINOBOARD GYPSUM CEILING ON
38 x 38 SAP BRANDERS AT 400mm CRS. WITH H-PROFILE JOINTING STRIPS.
150mm SHAPED HIGH DENSITY POLYESTERENE

100mm THICK AEROLIGHT (THINK PINK) CEILING INSULATION TIGHTLY FIT BETWEEN TRUSSES.
DO NOT PLACE AT 50mm THICKNESS TO CONFORM TO ENERGY EFFICIENCY REQUIREMENTS.
ADD ADDITIONAL SAP BRANDERS AT 400CRS UNDER TRUSS TIE - BEAM FOR SUPPORT.

FOUNDATIONS

700 x 300 REINFORCED CONCRETE STRIP FOUNDATIONS ON
APPROVED COMPETENT FOUNDING MATERIAL.
FINAL FOUNDATIONS TO BE APPROVED BY ESKOM ENGINEER BEFORE PLACING

SKIRTING

75mm HIGH ALUMINIUM FLAT FIXED TO WALL WITH PLUGS AND
C.P. ROUND HEAD SCREWS.

WINDOW SILLS

EXTERIOR - FACEBRICK ON EDGE
INTERIOR - 150mm WIDE x 15mm NUTEC WINDOW SILL

FLOOR FINISH

SURFACE PREPARATION AND PRIMER TO FLOWCRETE SPECIFICATIONS

WITHIN 24 HOURS OF PRIMING APPLY FLOWCRETE SELF LEVELLING
EPOXY COATING - FLOWCRETE FLOWSHIELD 1000 BLEND
USING A STEEL NOTCHED TROWEL TO A CONSISTENT THICKNESS OF 1mm.
FINISH OFF WITH A PIKED ROLLER TO REMOVE ANY AIR
25mm MIN. SAND CEMENT SCREED - STEEL FLOATED.

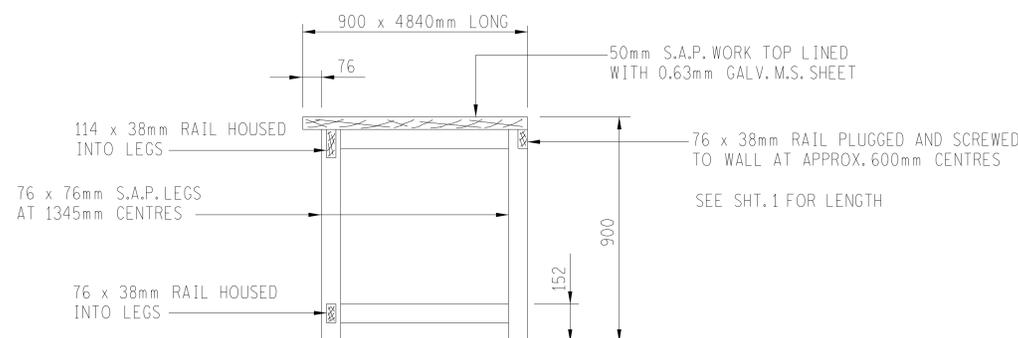
SCREED ON 150mm REINF. CONCRETE SLAB.

25/19 STRENGTH

MESH. REF. 395 TOP (30mm COVER).

SLAB ON SELECTED FILL, COMPACTED WELL IN MAX. 150mm LAYERS.

250micron USB GREEN DAMP PROOF MEMBRANE UNDER SLAB AND FOLDED UP BETWEEN SLAB AND WALL



WORKBENCH DETAIL

**FINAL DESIGN
FOR CONSTRUCTION**

COLOUR

ROOF TILES
FASCIA
GUTTER

TILES - MARLEY DOUBLE ROMAN SLATE GREY THROUGH COLOUR
PROMINENT SATIN ACRYLIC - MISTY MORNING 1403 - Y51R
ALUMINIUM WHITE

EXTERIOR WALLS

FACEBRICK COROBRIK - SEE PLAN

STEEL DOORS

PRIMER FOR GALV. STEEL & PROMINENT ENAMEL - GREY 2502 - G05Y

DOORS
INTERNAL WALLS

SEE DOOR SCHEDULE
PROMINENT SHEEN - WHITE CLOUD 0702 - Y

INTERNAL WINDOW SILL

PROMINENT GLOSS ENAMEL LIGHT GREY 1703-G53Y

OVERHANG TIMBER

CREOSOTE

GENERAL STEEL

HAMMERITE GREY

SHELVING

INSTALL AND FIX TO WALL 'LINVAR STORAGE SYSTEMS' OR SIMILAR APPROVED
TYPE LINSAPCE 11-OFF SINGLE ENTRY BAYS AS SHOWN ON PLAN.
SIZE 1000w x 2200h x 500dp
COMPLETE WITH UPRIGHTS, TOP & BASE, 4 SHELVES AND ALL FITTINGS.
ORDER - NSBAY50PK1
TEL. 080-011-0468

REFERENCE

REV	REVISION DESCRIPTION	DRAWN	CHKD	AUTH	DATE	REFERENCE DRAWINGS
APPROVED BY						
A. MANELI		Eskom			Eskom Holdings SOC Ltd Reg No 2002/015527/30	
DATE 19-3-2021						
CHECKED BY						
A. KAKA		TRANSMISSION SUBSTATIONS MAINTENANCE AND STORAGE BUILDING GENERAL FINISHES SCHEDULE				
DATE 29-1-2021						
DRAWN BY						
DB NAUDE						
DATE 17-8-2020		©			SHEET NUMBER	
SCALE AS SHOWN		0.54/8828			5	
					REVISION	
					0	