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GENERAL NOTES

3. Contractor's responsibilities

Contractor shall proceed on or prior to the approval of drawings by the local authority. Any building work that commences prior to the building plan approval is completely at the owner's own risk.

Notes

- The Architect may not be held responsible for any loss or damage whatsoever that may result from building work commencing prior to the approval of drawings by the local authority.
- Contractor to verify all levels, heights and dimensions on site and to check same against the drawings before putting any work in hand. Levels are approximate and must be verified by the Contractor prior construction.
- Discrepancies on drawings must be determined after installation of master walls.
- Any discrepancies on drawings must be pointed out by the Contractor to the Architect prior to construction.
- Contractor to ensure that the setting out of the buildings, all external walls with particular reference to boundaries, building lines, etc. are accurate, discrepancies or omissions to be reported to the Architect immediately.

Contractor is responsible to engage Building Engineer on each Construction Stage, to get the full satisfaction in compliance with Local Authority by-law and regulations.

- Burnt day bricks only shall be used unless specific approval is obtained from the Architect alternative type of bricks.

Conditions: The contractor will ensure that the following items are met:

2. Certificates required:

Contractor to ensure that all drawings of compliance to SABS and NBR standards may be required from the Contractor by the Architect:

FOUNDATION CERTIFICATE: Engineer.
DPC: Counsel Engineer.
PLUMBING AND DRAINAGE: Specialist Sub-contractor.
ELECTRICAL INSTALLATION: Specialist Sub-contractor.
TRAFFIC AND ROAD MARKINGS: Engineer.
FIRE SAFETY CERTIFICATE: Specialist under council.
ROOF STRUCTURE: Specialist Sub-contractor.
ROOF COVERING: Specialist Sub-contractor.
CONCRETE SLABS: Specialist Sub-contractor.
WATERPROOFING: Specialist Sub-contractor.
GLAZING: Specialist Sub-contractor.

3. Materials and Installation Notes:

Materials and installation of the following frames, roof, tiles, corridors, etc. must be approved by the Architect before ordering and finishing.

- All product used must comply with SABS standards and Local Authority Requirements.
- Quality of all work must be subject to be comply with the relevant SABS and SANS specifications and shall conform to the Standards specified in the Standard Parameters in the Bill of Materials provided for per parcel of the Architect's office.
- Materials must be approved by the Architect. DPCs whether or not these are shown on drawings to all external walls at each floor, beam or parapet level and to all window, door, grill or other opening in external walls. All partition work must be approved by the Architect.

4. Building Standard Notes:

- All works must comply to the National Building Regulations and applicable SABS and NHERS standards.
- Drawings must be in accordance with construction regulations. Fingured dimensions to be used for all times.
- All drawings must not lead in conjunction with one another.
- Notes describing on drawings apply for the entire project and Contractor to be used prior to construction and submission of tenders. If in doubt show the Architect.
- Contractor to ensure that all details shown on this drawing are compliance with local authority by-law and regulations.
- Contractors to be locate and identify existing services on site and to protect these from damage throughout the duration of the work.

5. Brickwork Expansion Joints Notes:

Contractor to ensure for brickwork expansion joints.

6. Revisions:

Refer to drawing list for latest revisions on drawings.

Any queries arising from all the above must be reported to the Architect for clarification

6. Dimensions

Site boundaries

Refer to S/G diagram

Site data

Refer to site development plan

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TENDER



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JOHANNESBURG

PROJECT

WITS Health Sciences Library Upgrade

WITS HEALTH SCIENCE LIBRARY
PARKTOWN, JOHANNESBURG

DRAWING

SANITARY SCHEDULE

SCALE 1 : 1	DATE 05/11/2025	DRAWN N.M.	CHECKED T.R.
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