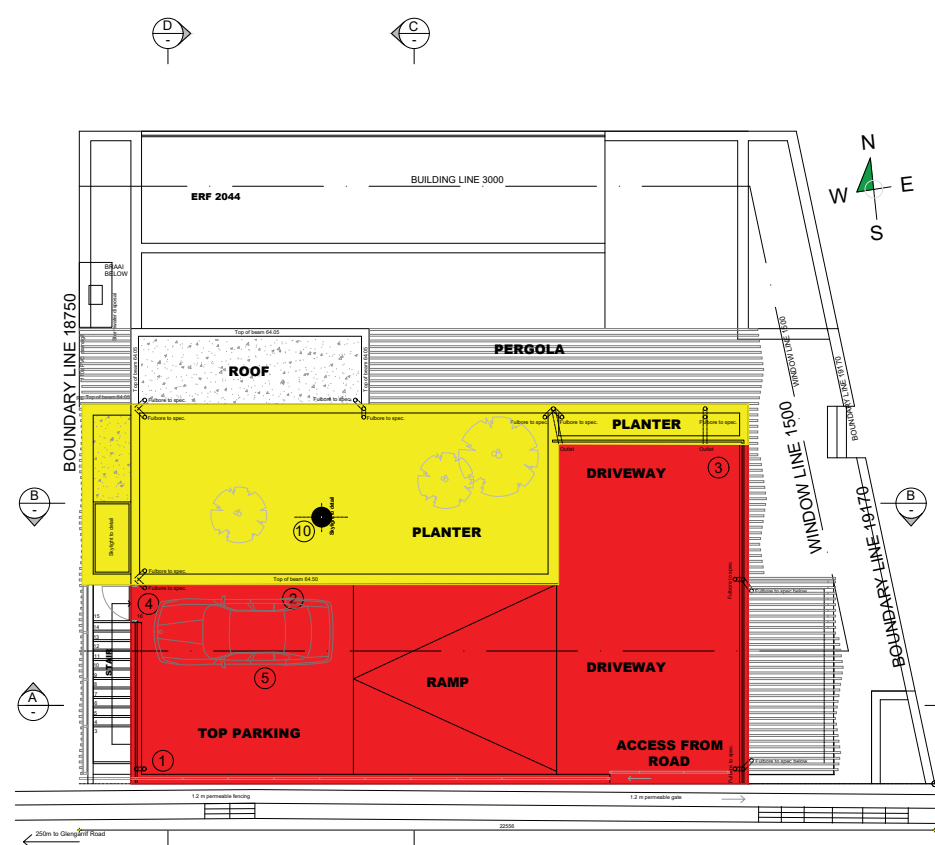
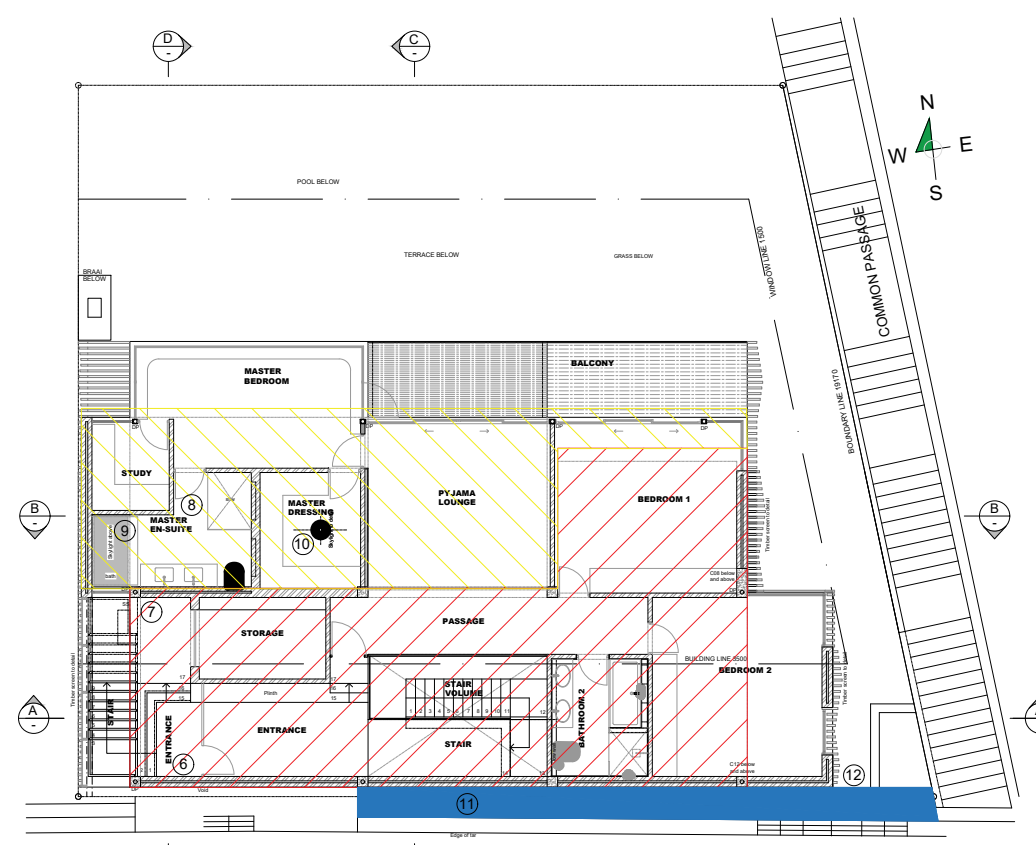


PROJECT SCOPE and INVESTIGATIVE NOTES

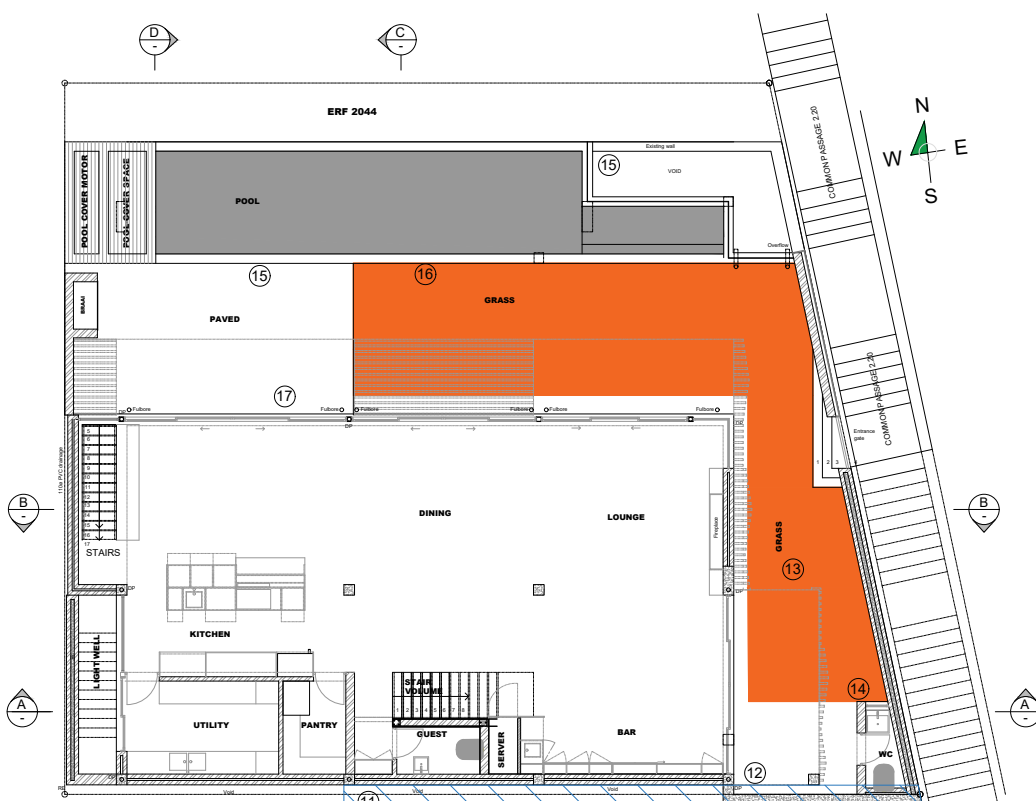
INVESTIGATION AREAS



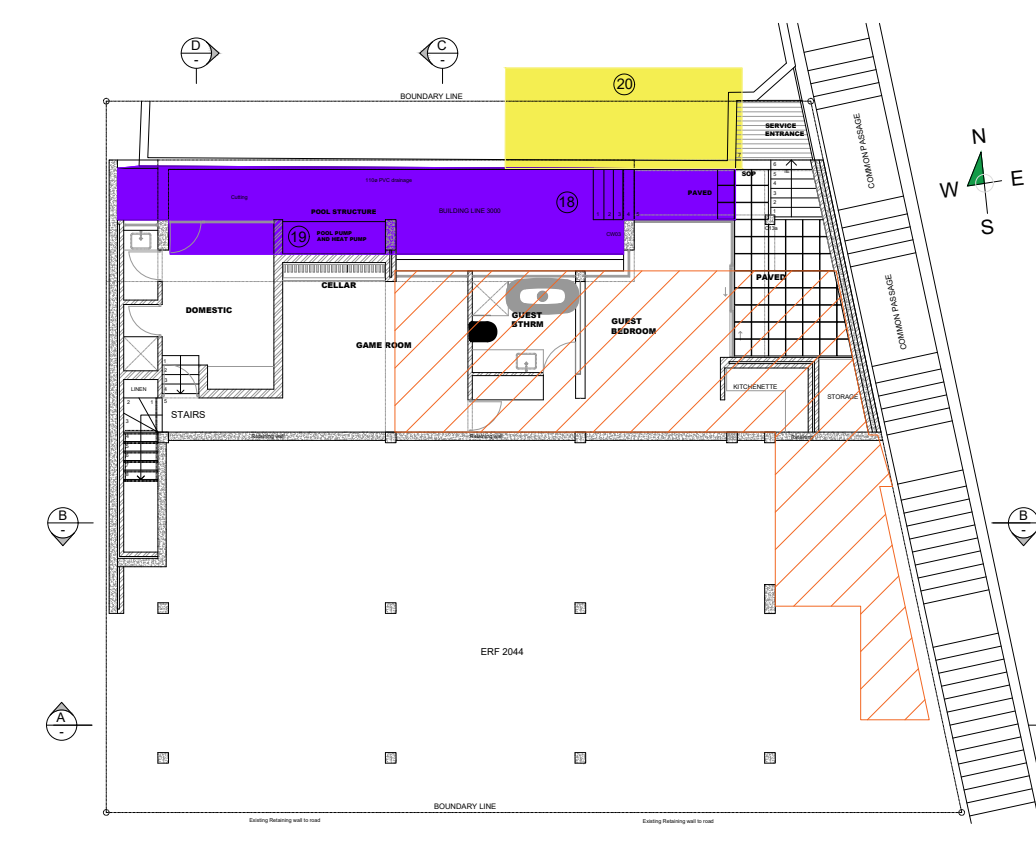
ROOF PLAN



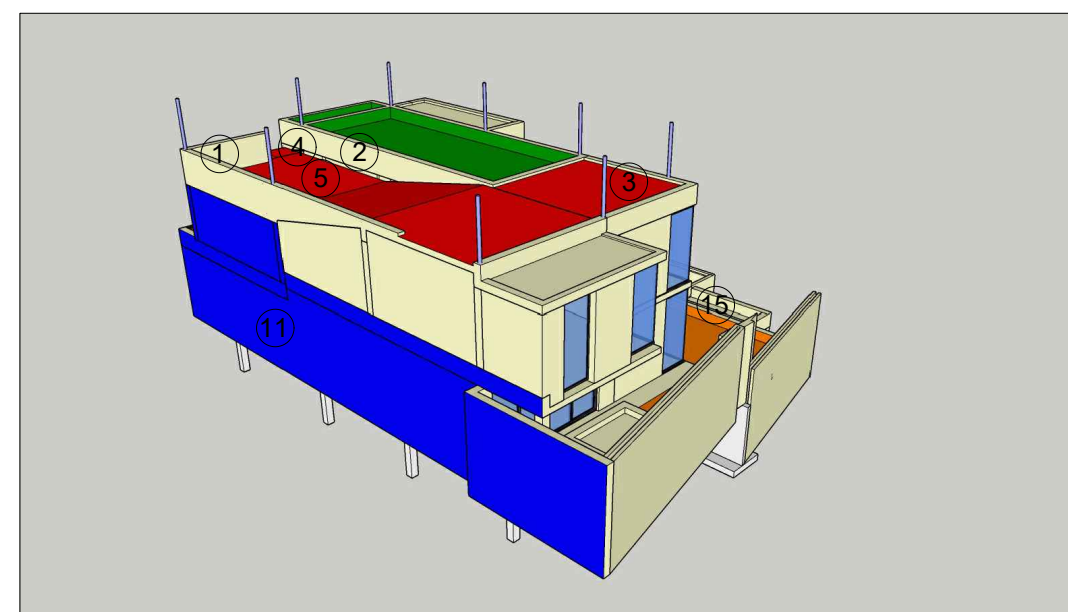
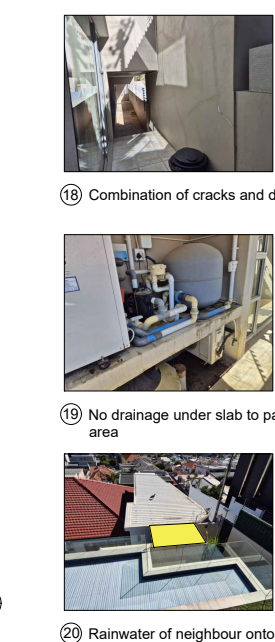
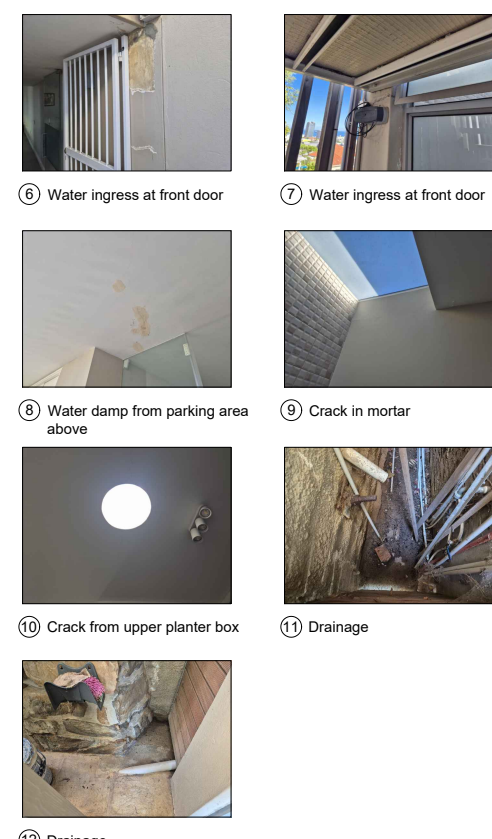
SECOND STOREY



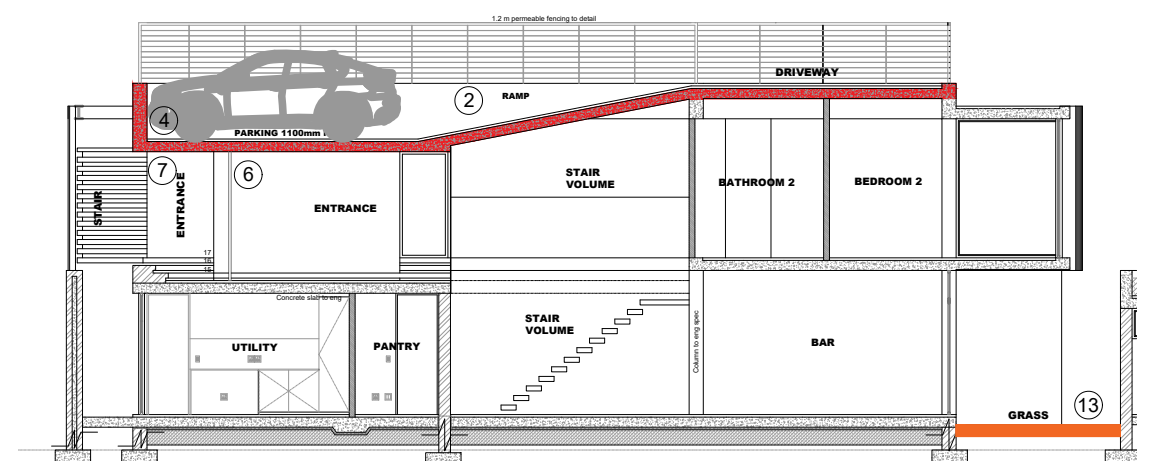
FIRST FLOOR



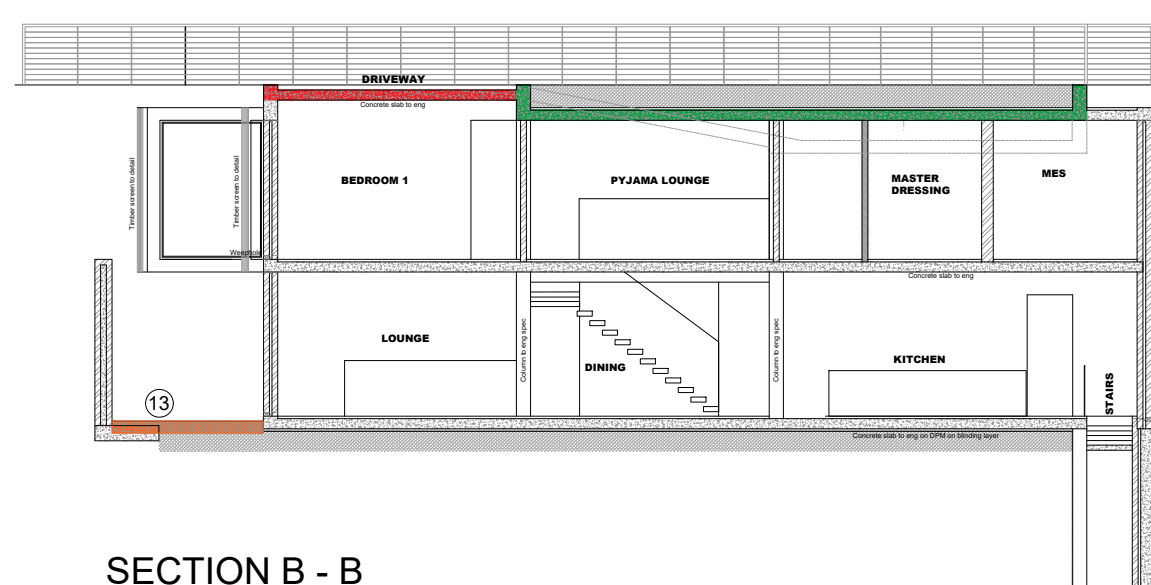
GROUND FLOOR



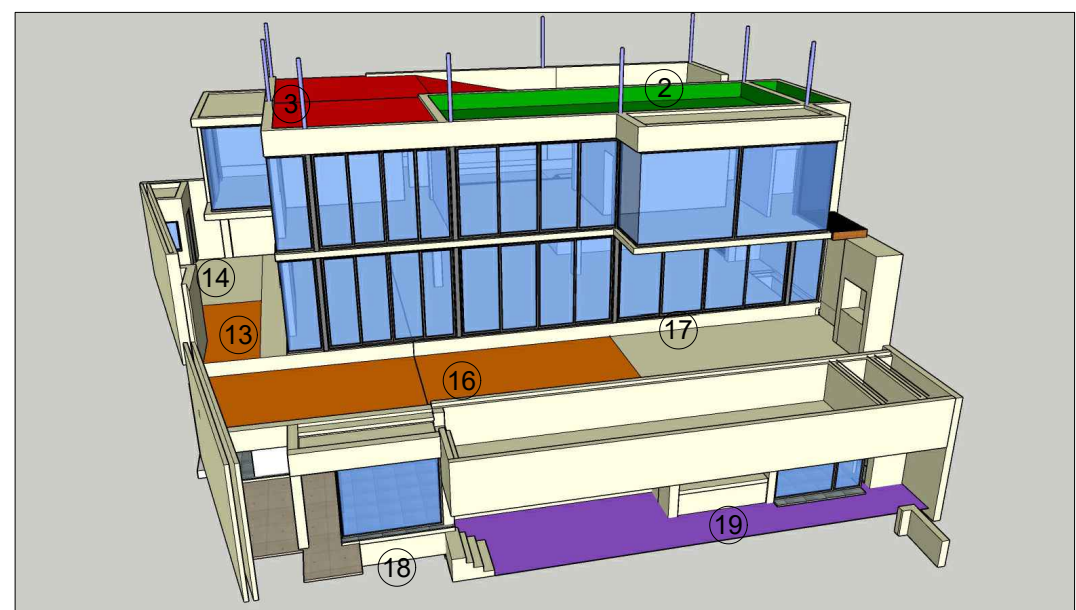
A Water proofing - Parking Area



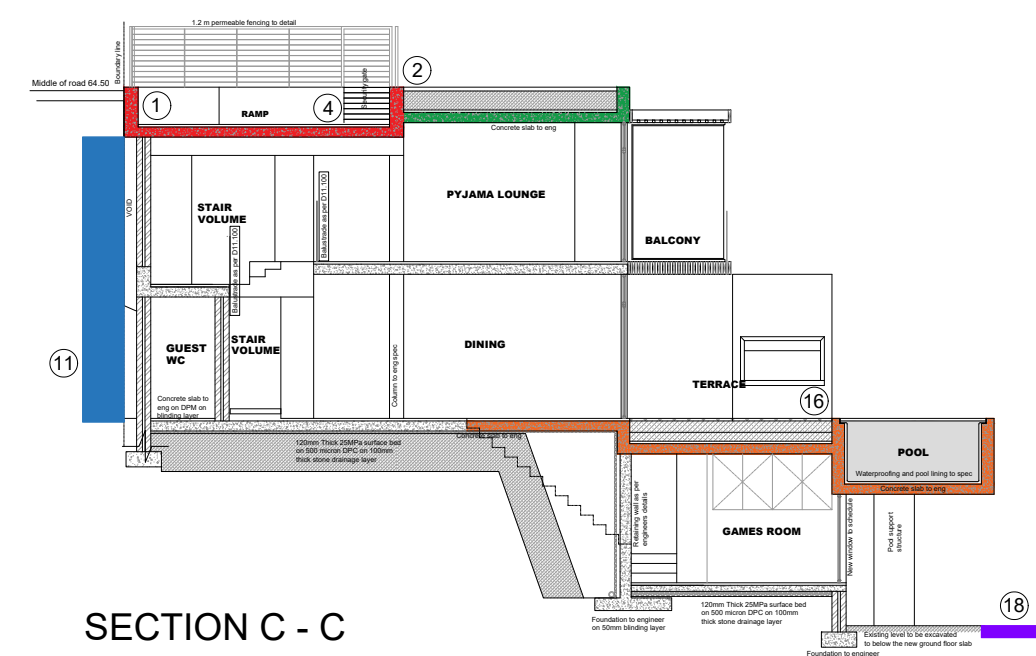
SECTION A - A



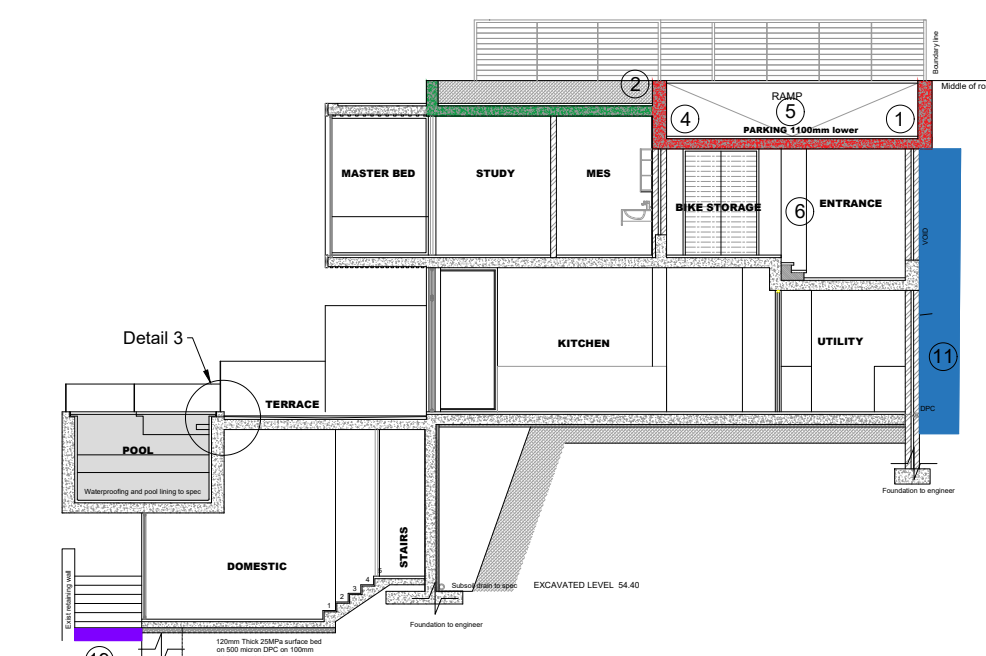
SECTION B - B



D Water proofing - Parking Area



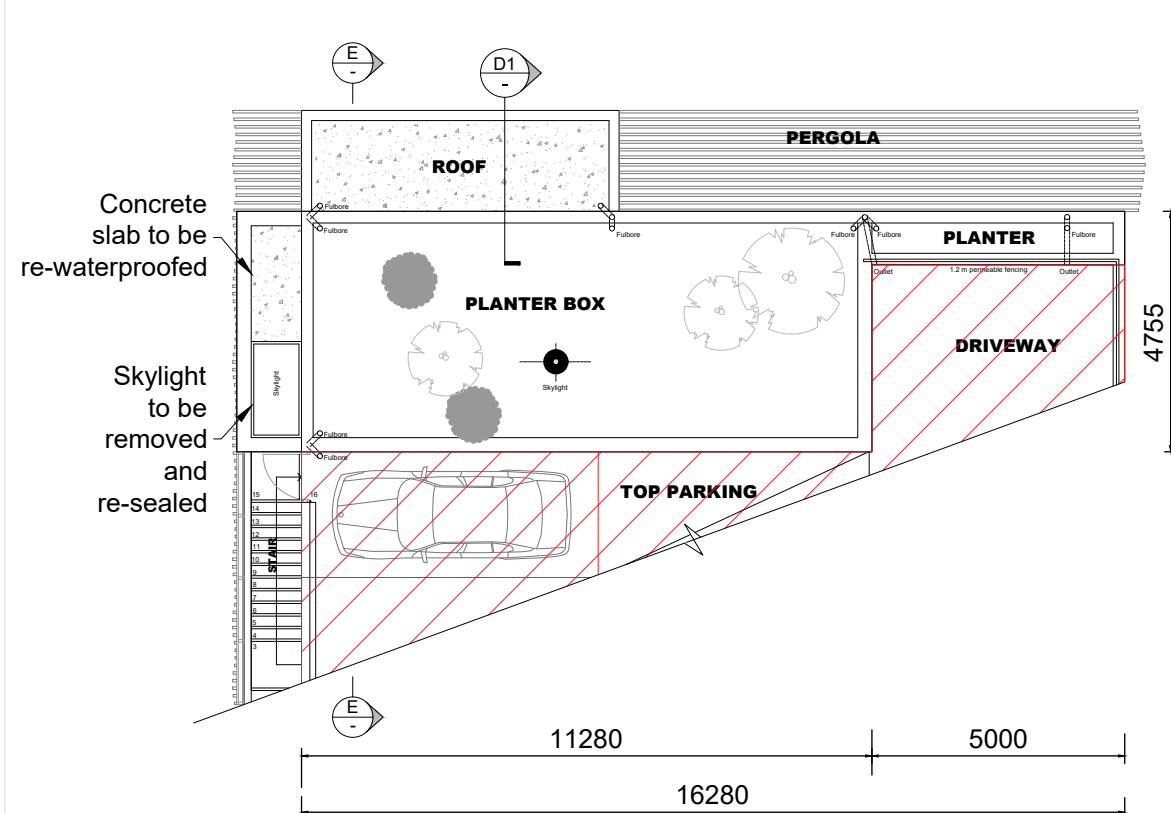
SECTION C - C



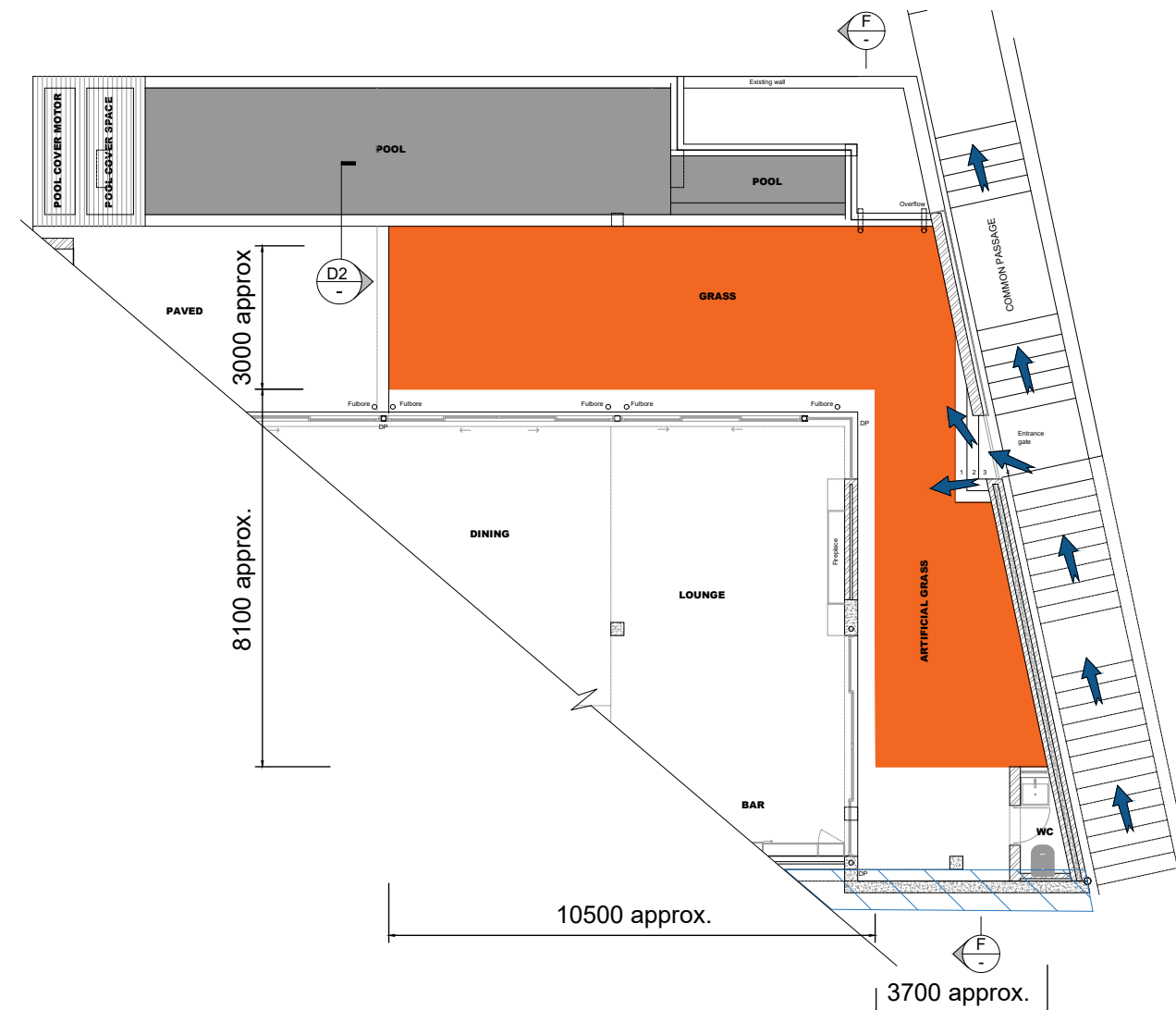
SECTION D - D

ROOTE CAUSE OF DEFECTS AND CONCEPT REMEDIAL PROPOSALS

ACTIVITY A: Re-waterproofing - Planter Box, Skylight, Concrete Slab and Grassed areas

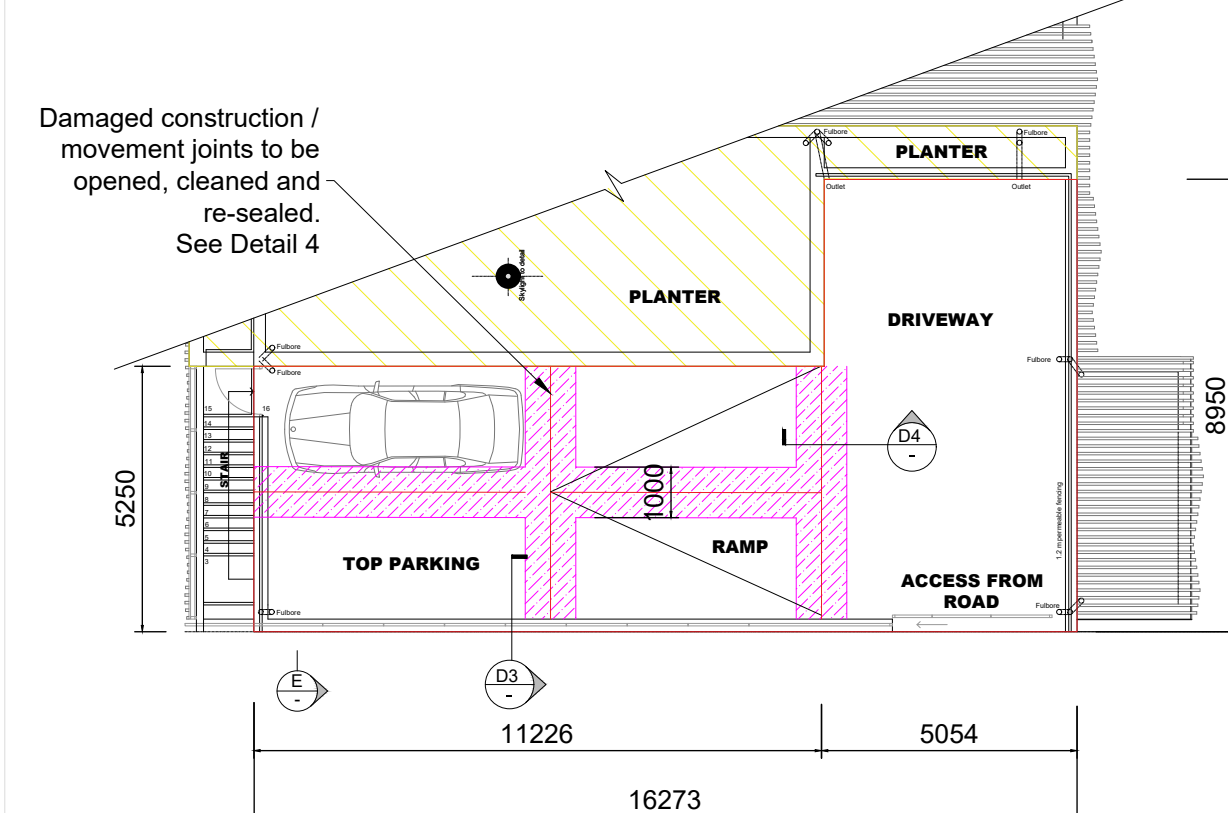


PLANTER BOX, SKYLIGHT and CONCRETE SLAB ON ROOF



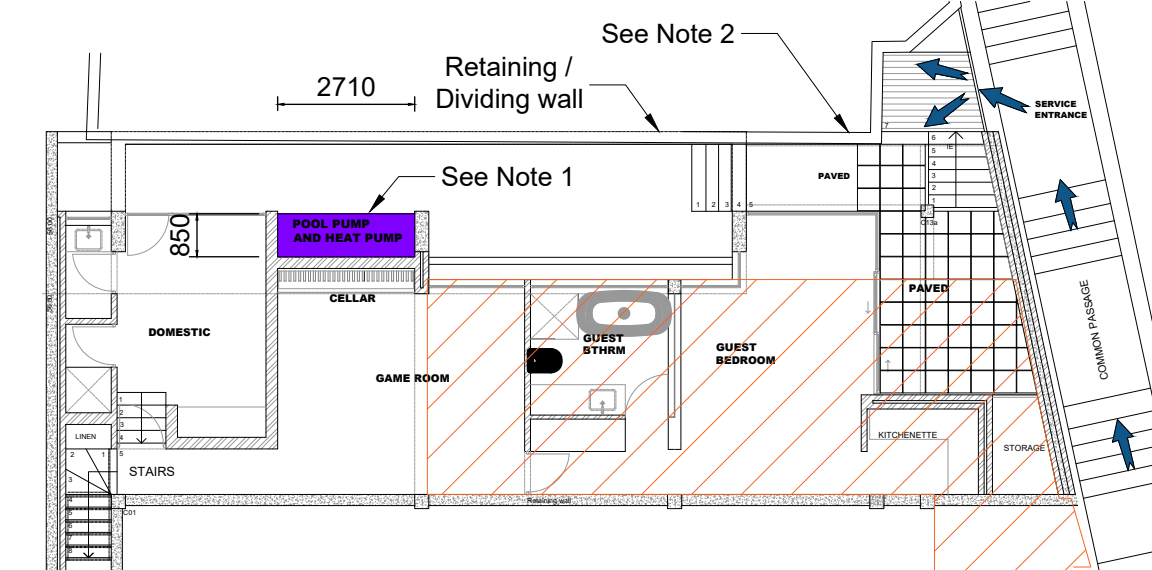
GRASSED and PAVED AREAS - FIRST FLOOR

ACTIVITY B: Repair Concrete Driveway / Vehicle Parking

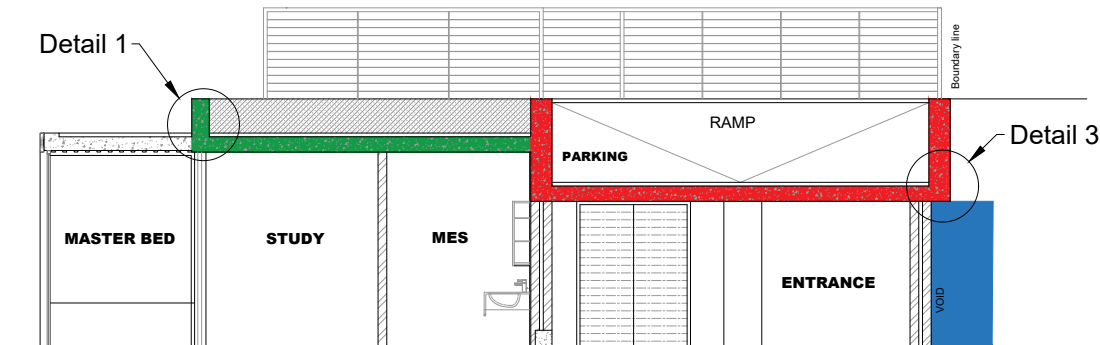


PARKING AREA ON ROOF

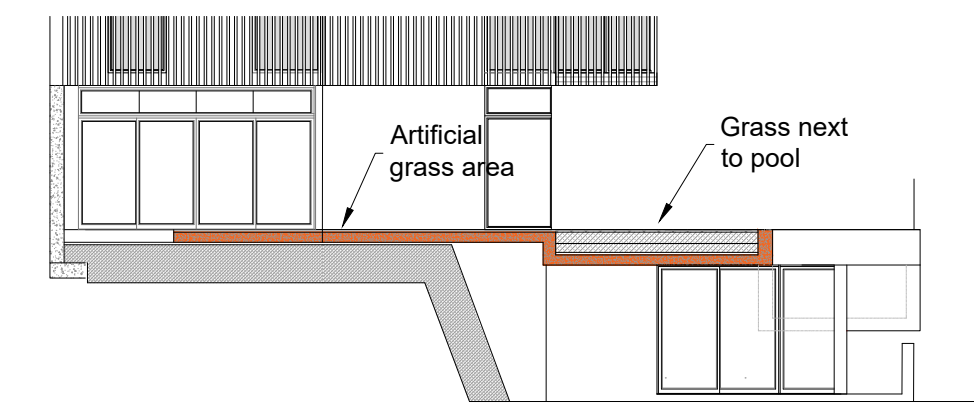
ACTIVITY C: Stormwater management - Ground Floor



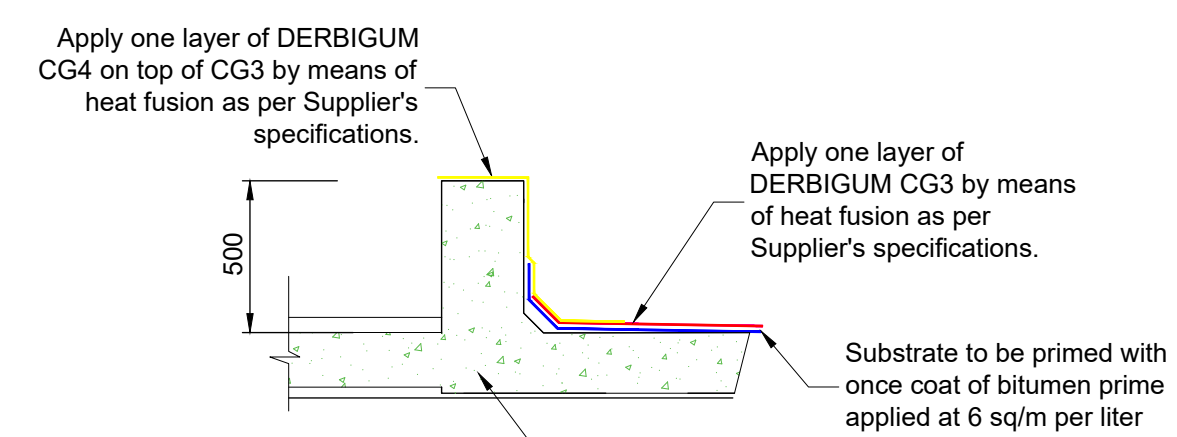
GROUND FLOOR



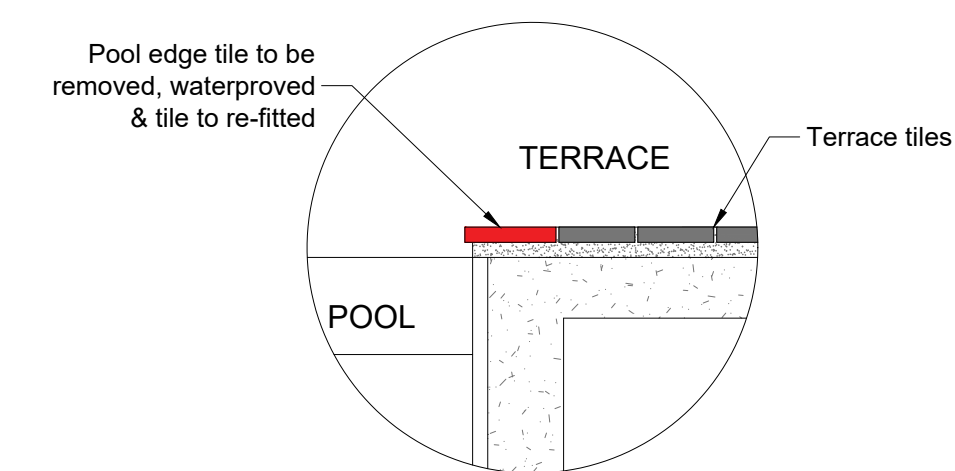
SECTION E - E



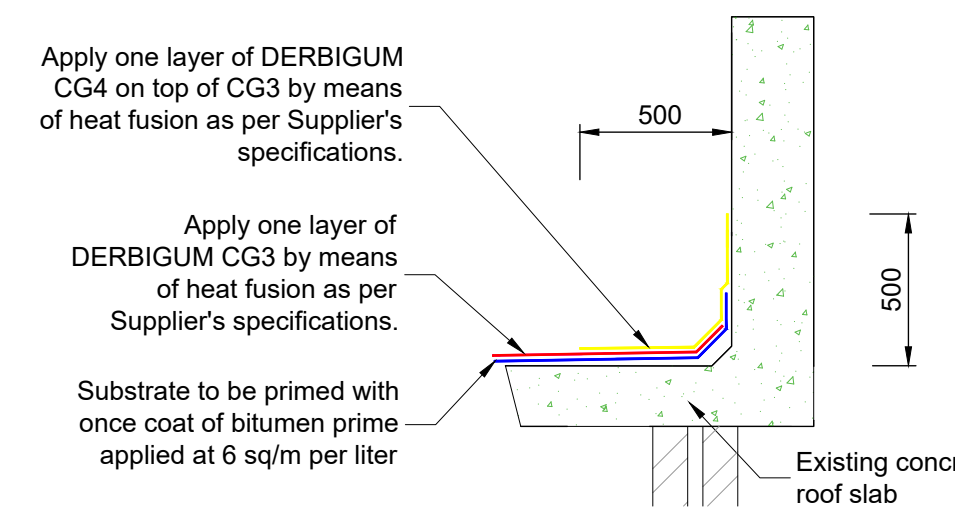
SECTION F - F
Sectional East Elevation



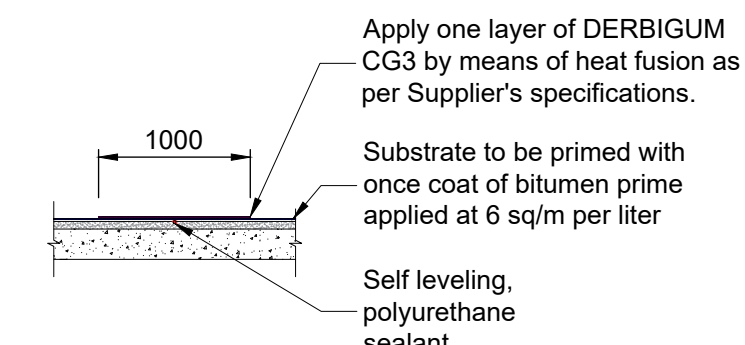
DETAIL 1
Typical Waterproofing Detail - Planter



DETAIL 2
Pool Tile Edge



DETAIL 3
Typical Waterproofing Detail - Parking



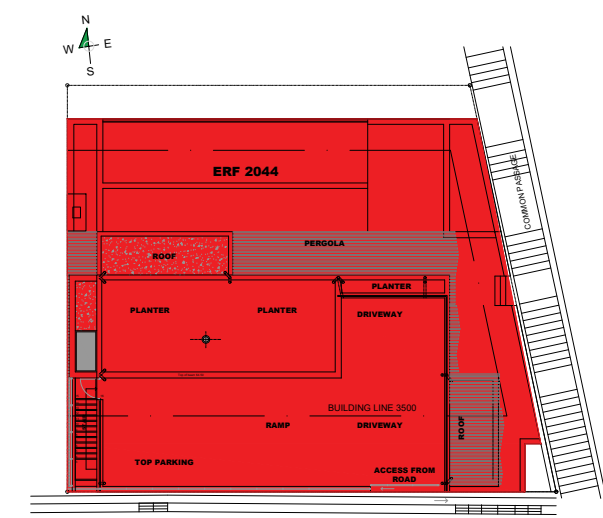
DETAIL 4
Construction Joint (CJ)

NOTES TOWARDS STORMWATER

- Cast 75mm thick Class 15/19 concrete floor with Ref 395 mesh to slope to passage
- Water damp to Retaining / Division wall with neighbour emanating from standing water on neighbour's adjoining building roof. This issue to be deliberated between Homeowners, building roof brought to spec and wall re-plastered and painted thereafter.

NOTES:

- This drawing to be read in conjunction with the following documents:
 - Structural Investigation Report - 25 April 2025
- No dimensions may be scaled from this drawing.
- Special care to be taken during all construction operations to not damage or disconnect any services (water, sewer and electrical).



SITE LAYOUT:
House Noth - 38R Oceanview Drive,
Greenpoint



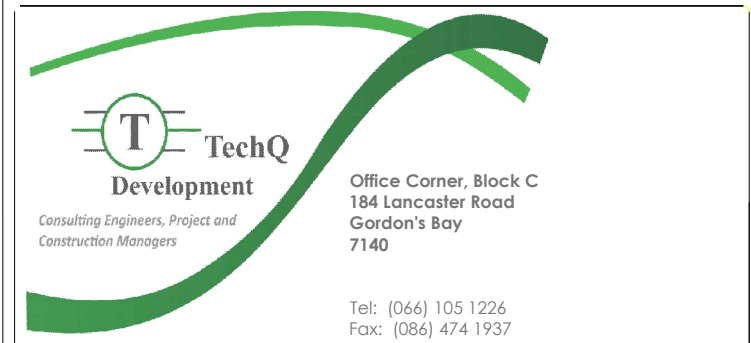
PROJECT TITLE
Structural Engineering Investigation Services for
Erf 2044, 38R Ocean View Drive, Greenpoint
(House Noth)

DRAWING TITLE
Investigation Notes and Concept Proposed
Remedial Detail

Revisions		
Date	No.	Description

Reference Drawings	
Dwg Number	Description

Drawing Issued for:
☒ Information ☐ Design
☐ Construction ☐ As-built



NEW DEVELOPMENT		MAINTENANCE		YES
DATE	DRAWN	SCALE	CHECKED	
April 2025	SOD	AS-SHOWN	MJB	
NHBRC SITE CLASSIFICATION:	NA	BEARING CAPACITY	NA	

Stand Nr. and locality:
ERF 2044
38R Oceanview Drive, Greenpoint

ENGINEERING DESIGNS - Structural & Civil services
Designed by: M.J. Badenhorst
Drawn: SOD
Checked: MJB

Competent Person:
M.J. Badenhorst (Pr.Tech.Eng)(Pr.CPM)
ECSA # 20027009
NHBRC Code # 601551

Cell: 066 105 1226
mjb@badenhorst.co.za

Drawing number: HNoth - Struct 01
Drawing size: A1
Rev: 00

Client Approval:

Signature: