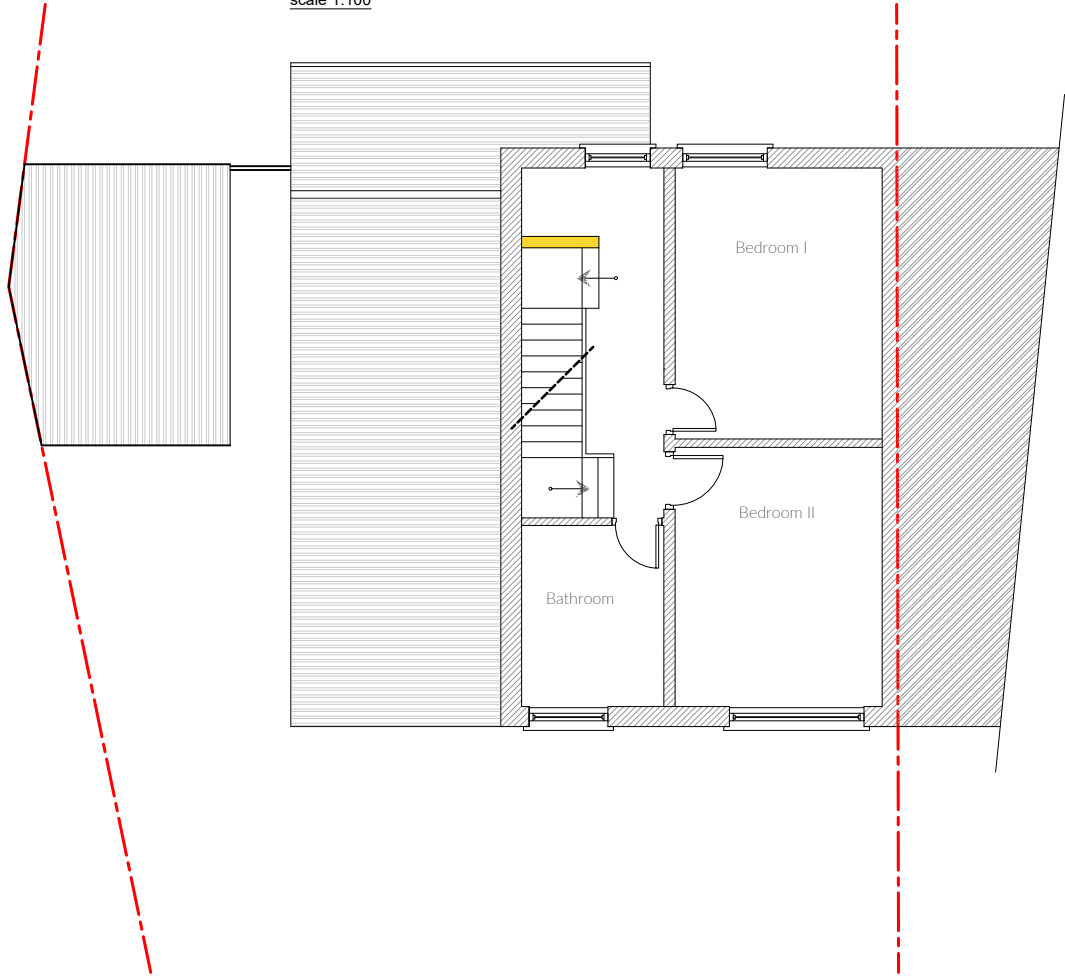
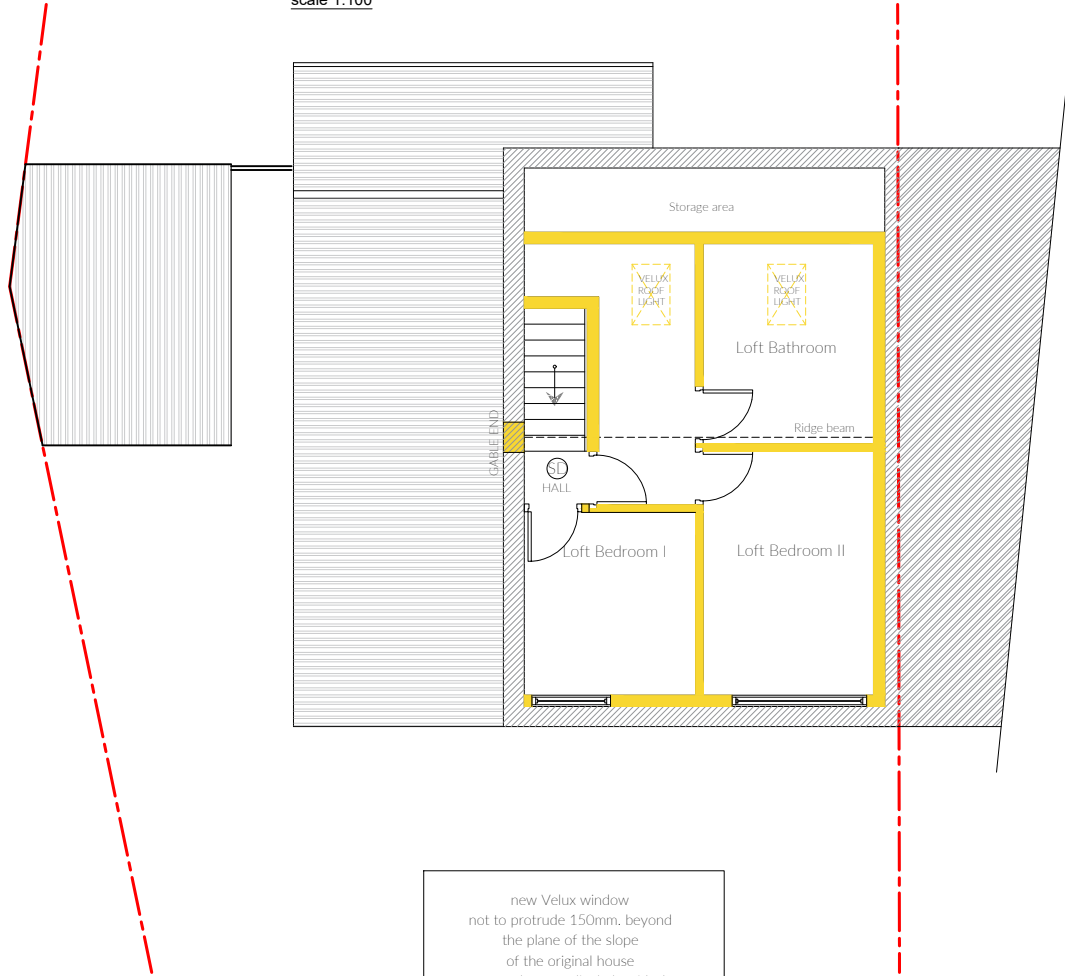


Proposed first floor  
Front of 27 Manor lane  
scale 1:100



Proposed loft floor  
Front of 27 Manor lane  
scale 1:100



Proposed Loft Floor layout  
denotes FD30 fire doors  
(all to BCOs approval)

(SD)  
denotes mains operated,  
self-contained smoke alarms  
with battery back up  
all to be interlinked

new Velux window  
not to protrude 150mm, beyond  
the plane of the slope  
of the original house  
measured perpendicularly with the  
external surface of the original roof

Final Position And Sizes Of  
New Sky Light Windows To  
Clients Requirements And To  
BCOs Approval

All new facing  
brickwork/render,  
roof tiles to match existing

GENERAL  
ANY DISCREPANCIES ARE TO BE POINTED TO THE  
ARCHITECT. THE ARCHITECT IS NOT LIABLE FOR ANY  
FAULTS NOT RAISED.(RE)USING THE DRAWINGS WITHOUT  
ARCHITECTS CONSENT IS THEFT OF INTELLECTUAL  
PROPERTY.

-Do not scale this drawing. Use figured dimensions only.Any  
dimensions taken from CAD files are to be verified against figured  
dimensions or by RPS. -This drawing must be read in conjunction  
with all relevant Architects, Engineers, Specialist Manufacturers and  
Contractors drawings and Specifications. -Any differences arising  
between these documents and/or variations between drawings and  
site conditions are to be referred to the Architect and Engineers.  
-All work is to be carried out in accordance with Health & Safety  
Regulations and to the full approval of the Planning Supervisor.  
-The Contractor must check and verify all dimensions before  
commencing and work and report any discrepancies to the  
Architect and Engineers. -The positions of services, plant or  
apparatus where shown on this drawing are indicative and reference  
should be made to the Specialist Consultants drawings for actual  
details.- The Contractor to take all necessary precautions to  
establish the location of buried services and obstructions prior to  
commencing excavations. All proprietary materials are to be installed  
in accordance with the manufacturers specification and  
recommendations.

Stairs  
going - 250mm, max, riser - 200mm & angle-42° min 2m head room  
to be provided above stairs, tapered going width to be 50mm  
handrail to be provided on side of stairs, 900mm above stair pitch.  
width 800mm 900mm high guarding to be provided around open  
stair wells and shall be spaced to ensure that a 1 00mm sphere  
cannot pass through any opening in the guarding, new hand railing  
to extend 300mm either end of new stair case

Doors  
all ground floor doors to have min. 775mm clear opening, new flat  
entrance doors to be fd30s fitted with self closing devices and  
intumescent strips, internal doors to be fd20 fitted with self closing  
devices.

Windows  
windows to be double glazed in a upvc frame with min. 16mm  
space between panes, all new glazing to be low-e' glass (en = 0.15)  
all new windows to maintain a u value of 1.6 w/m 2 k all windows  
within habitable rooms to have opening window for escape and  
ventilation, min. opening size 450mm wide x 730mm high (min.  
0.33m 2) first floor sill heights to be 800mm & max. 1100mm above  
floor level (ex. windows to be replaced as necessary)

CLIENT

Harry Mahal

PROJECT LOCATION

27 Manor Lane  
Hayes UB3 5EG

DRAWING TITLE

Proposed floor plans

SCALE

1:100 / A3

DATE

April-2022

DRAWING NO. REV

01RP

DRAWN

TAHER

Floor plan it, design and build

152 – 160 Kemp House,  
City Road , Londn EC1  
Email: Info@floorplanit.co.uk  
WWW.FLOORPLANIT.CO.UK  
TEL: 07704203080

NOTE: ALL PROPOSED  
MATERIALS TO MATCH  
EXISTING