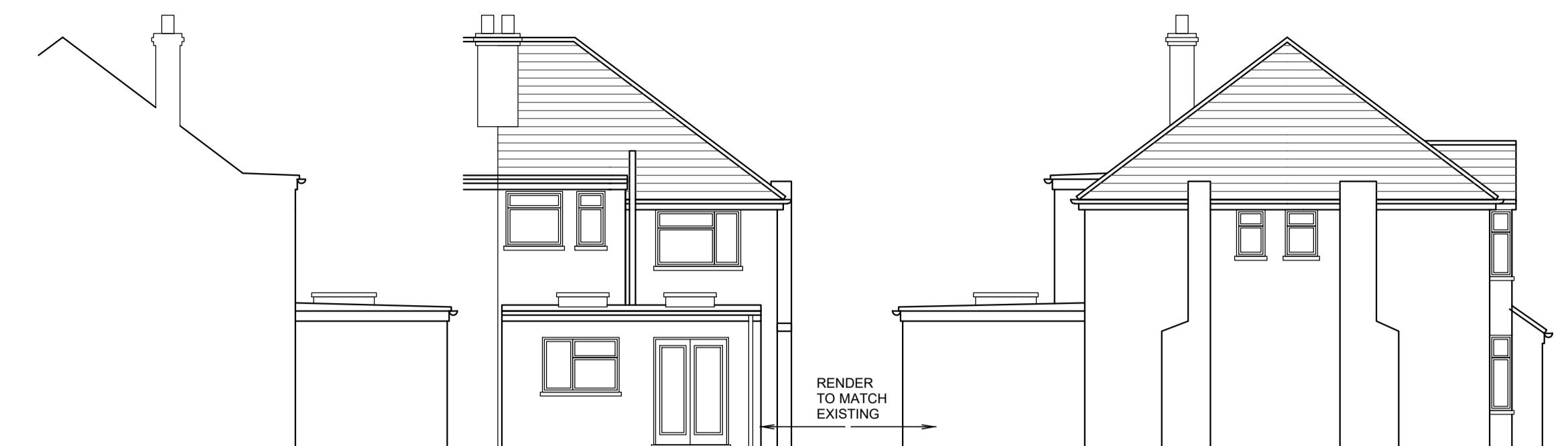




EXISTING SIDE ELEVATION  
SCALE 1:100

EXISTING REAR ELEVATION  
SCALE 1:100

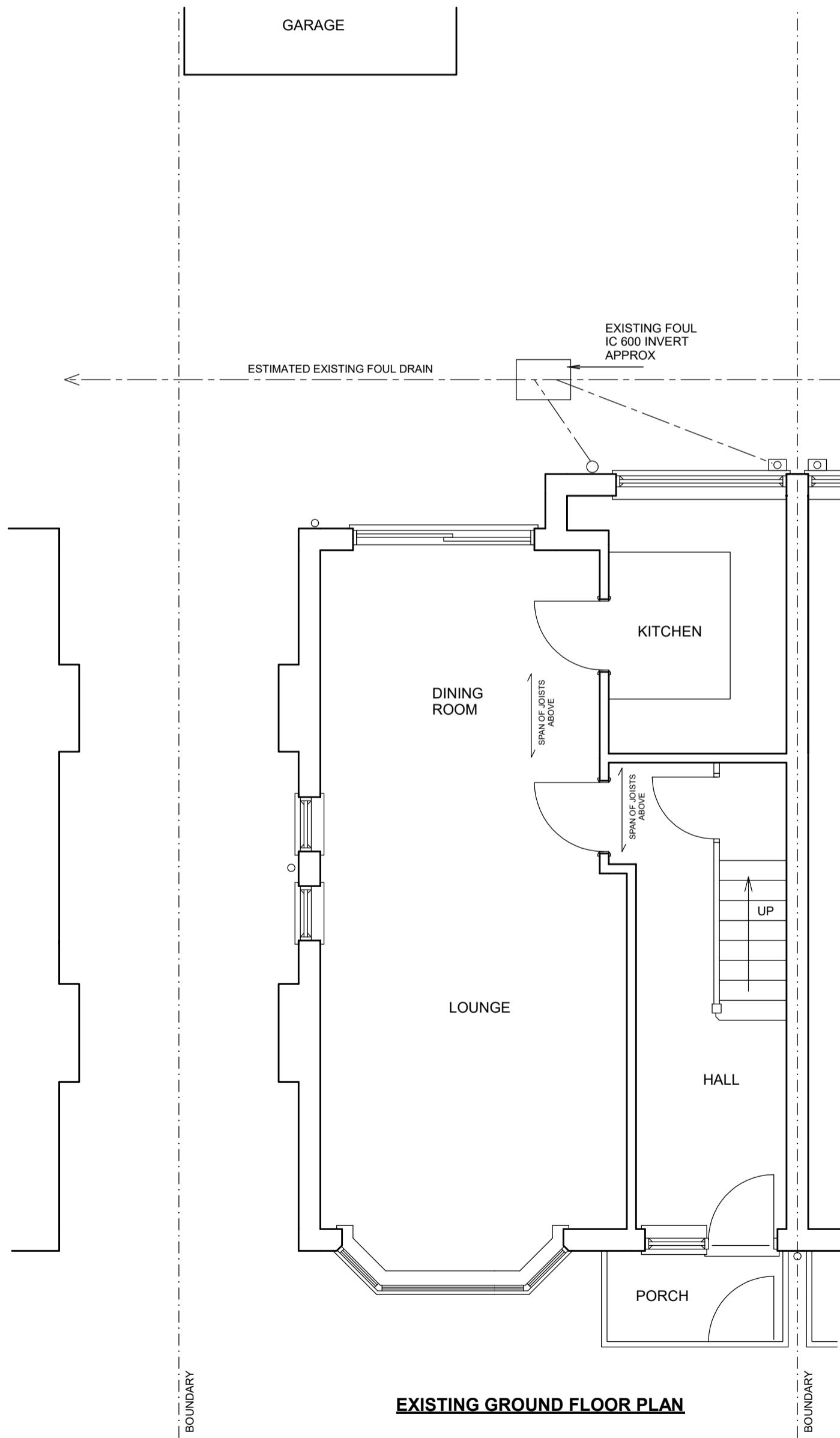
EXISTING SIDE ELEVATION  
SCALE 1:100



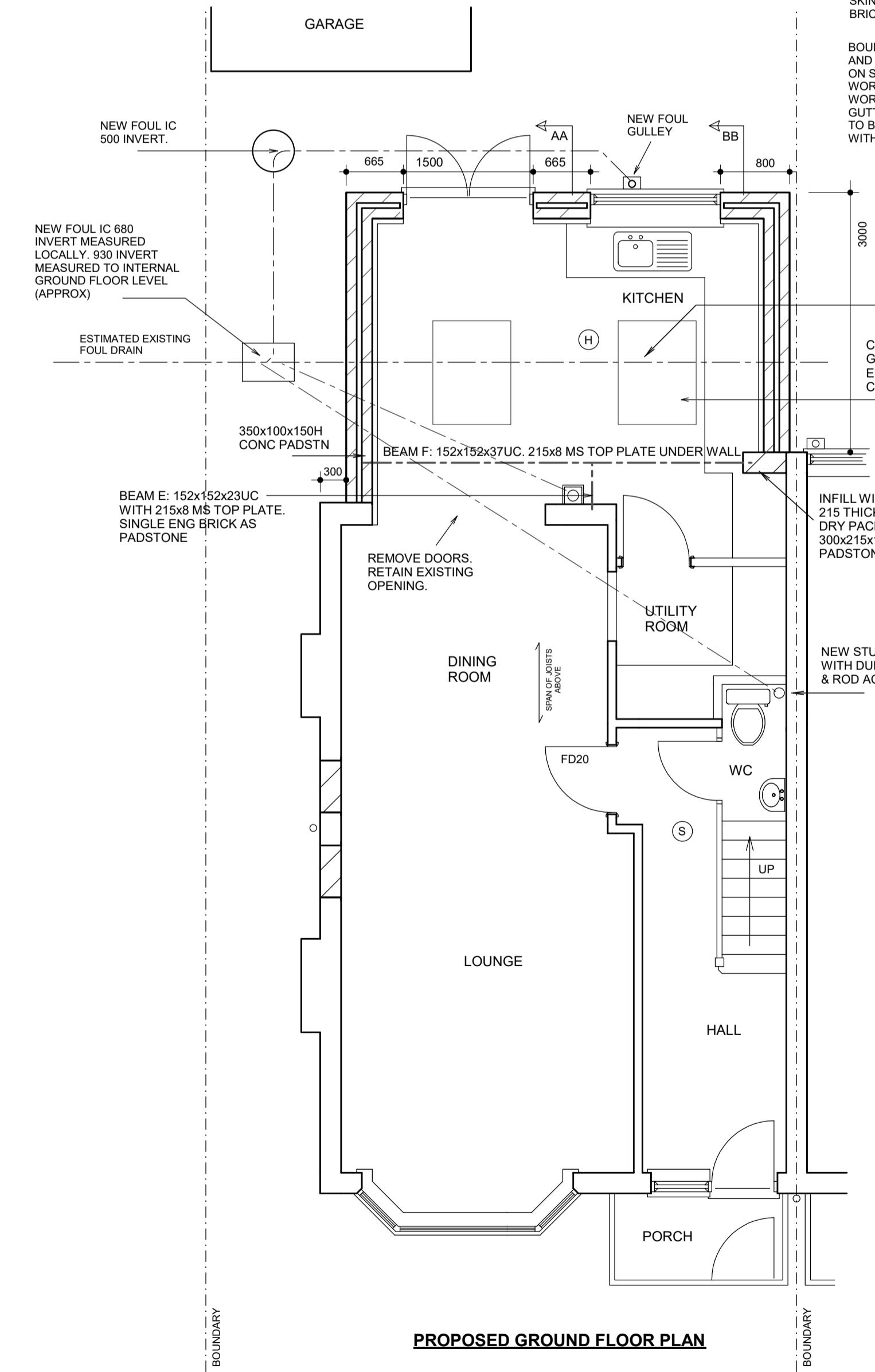
PROPOSED SIDE ELEVATION  
SCALE 1:100

PROPOSED REAR ELEVATION  
SCALE 1:100

PROPOSED SIDE ELEVATION  
SCALE 1:100



EXISTING GROUND FLOOR PLAN



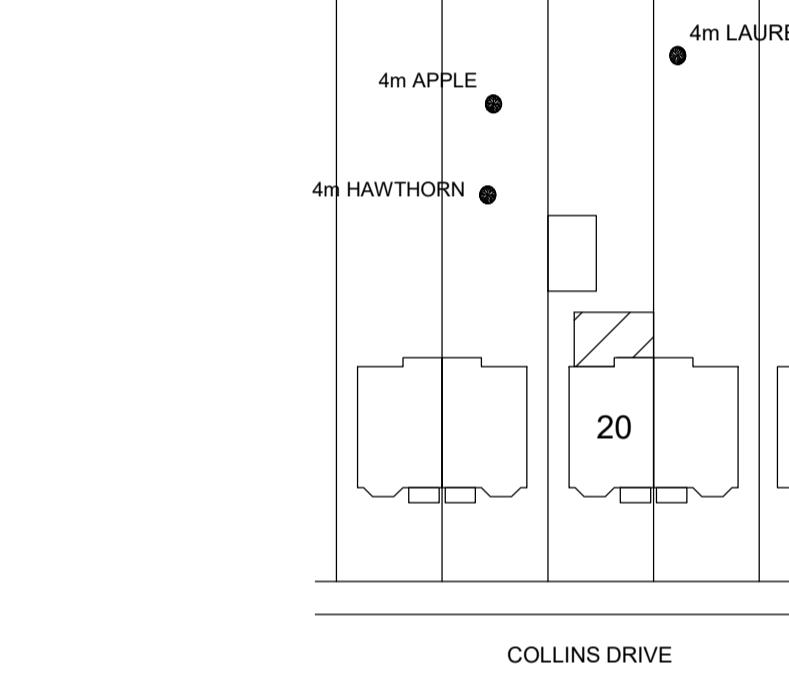
PROPOSED GROUND FLOOR PLAN

PERMISSION TO BE  
OBTAINED FROM  
NEIGHBOURS FOR  
ACCESSES UNDER  
FLANK WALLS IF NOT  
POSSIBLE BUILD OUTER  
SKIN IN COMMON  
BRICKWORK

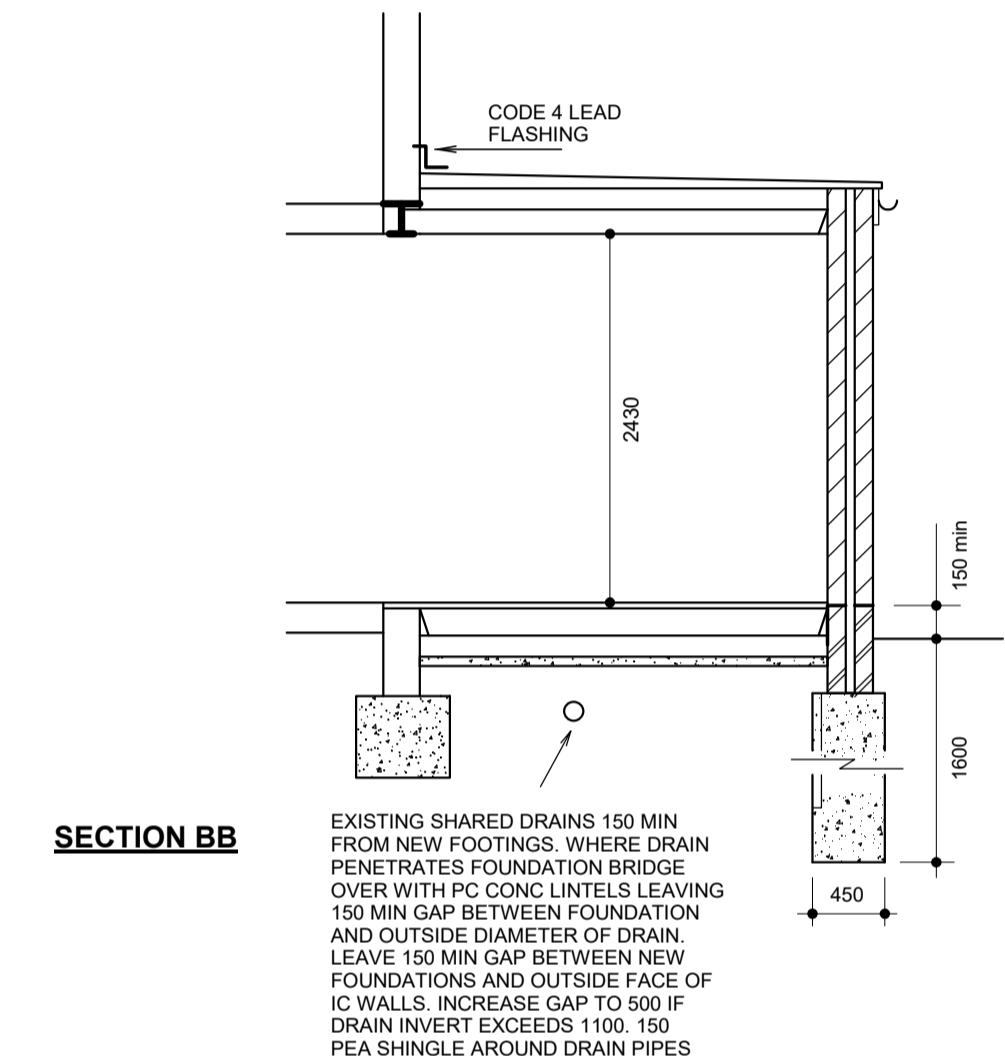
BOUNDARIES ESTIMATED  
AND TO BE CONFIRMED  
ON SITE BEFORE ANY  
WORK COMMENCES. ALL  
WORK TO THE EAVES,  
GUTTER & FOUNDATIONS  
TO BE CONTAINED  
WITHIN TRUE BOUNDARIES

COMPLETELY REMOVE  
EXISTING FOUL IC.  
REPLACE WITH  
STRAIGHT PIPE

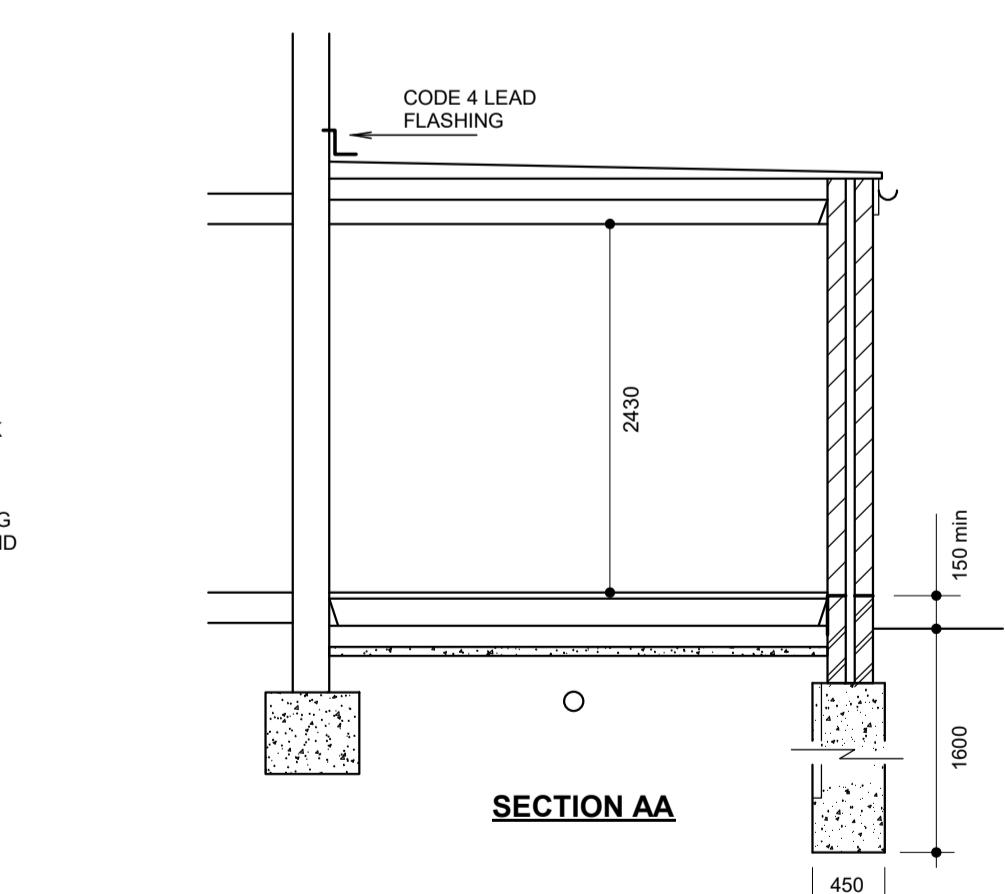
COXDOME FLAT  
GLASS RC LIGHTS.  
ELECTRIC OPENING.  
CFG7 900x1200



BLOCK PLAN  
SCALE 1:500



SECTION BB



SECTION AA

NOTE:  
FOUNDATION DEPTHS ESTIMATED AND TO  
BE CONFIRMED ON SITE BASED ON SITE  
CONDITIONS BY BUILDING INSPECTOR  
PROVIDE DEPTHS TO THE ON SITE UNLESS  
NOTED OTHERWISE. ON PLAN, THESE SPECIES  
TO BE CONFIRMED ON SITE BEFORE ANY WORK  
COMMENCES. FOOTINGS TO BE 600 BELOW  
LOWEST ROOT ACTIVITY AND BELOW ANY  
ADMITTED FLOODING. THERMALS TO BE  
PROVIDED TO FOUNDATION DEPTHS EXCEEDING  
1.5m. DEPTHS MEASURED TO ORIGINAL GROUND  
LEVEL, NOT TO TOP OF BUILT UP GROUND

S SELF CONTAINED MAINS OPERATED INTERLINKED  
OPTICAL SMOKE DETECTOR SYSTEM IN ACCORDANCE  
WITH BS5839 OR BS5446. ALARMS TO HAVE BATTERY  
BACK UP. DETECTORS 300mm FROM WALLS

H HEAT DETECTOR INTERLINKED WITH SMOKE DETECTORS  
ALL FIRE DOORS TO BE FITTED WITH  
INTUMESCENT STRIPS TO DOOR OR  
FRAME. 3no 10mm STEEL BUTT HINGES  
WITH MELTING POINT IN EXCESS OF  
800 DEG C

BOUNDRY IS ESTIMATED AND TO BE CONFIRMED ON SITE. ALL NEW WORKS TO BE  
COMPLETED WITHIN THESE BOUNDARIES UNLESS STATED OTHERWISE. ON PLAN  
DIMENSIONS TO COMPLY WITH CURRENT BUILDING REGULATIONS  
ALL STEEL DIMENSIONS TO BE CONFIRMED ON SITE AND NOT BE TAKEN  
FROM DRAWINGS  
ALL DRAINS & TREES ARE ESTIMATED AND ARE TO BE CHECKED & CONFIRMED  
ON SITE BEFORE ANY WORK COMMENCES  
CLIENT TO SERVE PARTY WALL ACT NOTICE BEFORE WORK COMMENCES  
ALL WORK TO BE CARRIED OUT & SUPERVISED BY COMPETENT OPERATIVES

DUE TO SURVEY LIMITATIONS EXISTING GROUND SURFACE TO BE CONFIRMED  
ON SITE. ALL WALLS & PARTITIONS TO BE CONSIDERED LOADBEARING UNTIL  
OPENED UP ON SITE AND CHECKED BY COMPETENT PERSON TO CONFIRM  
OTHERWISE. THIS DRAWING IS FOR INFORMATION ONLY AND NOT TO SCALE.  
IF STRUCTURAL ENGINEERS DESIGN RELATED TO STRUCTURAL ELEMENTS  
CONTRADICTS ARCHITECTURAL DRAWINGS SPEC. - ENGINEERS DESIGN PREVAILS  
THIS DRAWING IS FOR PLANNING & BUILDING REGULATION APPROVALS  
PURPOSE ONLY. THIS DRAWING IS NOT TO SCALE. IT IS THE DRAFTER'S  
RESPONSIBILITY TO CHECK THAT THE WORKS DO NOT CONTRAVENE  
WORKS COMPLY WITH CDM REGULATIONS BEFORE WORK COMMENCES  
SINCE WE ARE NOT INVOLVED IN THE DESIGN OF THE WORKS, IT IS THE  
RESPONSIBILITY OF THE CLIENT TO ENSURE THAT THE WORKS DO NOT  
CONTRAVENE ANY RESTRICTIVE COVENANTS CONTAINED IN THE DEEDS

#### DRAINS

Clay 100 dia pipe laid in 150 pea shingle to fall min 1 in 40. Inspection chambers 150 concrete base. 215 shaft of engineering bricks type B flat pointed. Clay fittings in 1:3 mortar bedding. 600x450 cast iron frame & cover. Alternatively use Osmo preformed IC all to manufacturers spec (only on private non shared drains). Drains shown on drawings are estimated and are to be confirmed on site before any work commences.

#### SURFACE WATER

112 dia PVC gutters. 68 dia PVC downpipes. Surface water downpipes connected to soakaway minimum 5 metres from any building. Volume of 1 cubic metre per 16.5 square metres of roof area served. Fill with hardcore.