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DO NOT SCALE FROM THIS DRAWING. CONTRACTOR MUST CONFIRM SITE  
DIMENSIONS BEFORE COMMENCEMENT OF WORK.  
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REPRODUCED WITHOUT WRITTEN CONSENT OF THE DESIGNER.  
CONTRACTOR RESPONSIBLE FOR CORRECT SETTING OUT ON SITE. ANY  
DISCREPANCIES TO BE NOTED TO THE DESIGNER IMMEDIATELY.

MARKED	REVISION	DATE
A		

NEW STUD PARTITION ON DOUBLE JOISTS 50x100 STUDS AT  
400c/c, INFILL VOIDS WITH 100 MINERAL WOOL DENSITY  
15KG/M<sup>3</sup> 12.5MM PLASTER BOARD AND SKIM

BUILDER TO CHECK IF THIS PARTITION NEEDS TO BE  
RE-POSITIONED TO SUIT NEW STAIRS TO LOFT

ALL DIMENSIONS AND LEVELS ARE TO BE DETERMINED AND  
CHECKED BY THE CONTRACTOR ON SITE AND AGREED WITH  
THE CLIENT

BUILDING WORK SHALL BE CARRIED OUT WITH PROPER  
MATERIALS AND WORK MAN LIKE MANNER

NEW TIMBER STAIRS TO LOFT:  
WIDTH 750MM  
RISER 190MM MAXIMUM  
GOING 220MM MINIMUM  
PITCH 42 DEGREES  
HEADROOM 2.0M VERTICAL ABOVE PITCH LINE  
HANDRAIL 900MM HEIGHT  
RAILS 100MM C/C  
HANDRAIL TO TERMINATE IN SCROLL  
TAPERED TREADS TO BE MINIMUM 50MM GOING  
HANDRAIL TO BE CONTINUOUS INCLUDING TO TAPERED TREADS  
-TO BE ON THE SIDE OF MAXIMUM GOING

TAPERED TREADS TO HAVE EQUAL GOINGS AT THEIR CENTRES  
AND NOT TO BE LESS THAN THE GOING OF THE PARALLEL  
TREADS

EXISTING STAIR SOFFIT TO ACHIEVE ONE HALF HOUR FIRE  
PROTECTION - 12.5MM PLASTERBOARD AND SKIM

GLAZING IN THE EXISTING WINDOW WHERE STAIRS PASS  
ALONGSIDE TO BE LAMINATED OR TOUGHENED GLASS IN  
ACCORDANCE WITH BS6206 AND HAVE HANDRAIL AND RAILS  
AS NOTED ABOVE

PROVIDE 10MM GAP TO WC DOOR FOR AIR INTAKE

ALL WIRING AND ELECTRICAL WORK TO BE DESIGNED,  
INSTALLED, INSPECTED AND TESTED IN ACCORDANCE WITH  
THE REQUIREMENTS OF BS 7671, THE IEE 18TH EDITION WIRING  
GUIDANCE AND BUILDING REGULATION PART P (ELECTRIC  
SAFETY) ON COMPLETION OF THE WORKS A COPY OF THE  
INSTALLERS ELECTRICAL INSTALLATION TEST CERTIFICATE  
COMPLIANT WITH BS 7671 IS TO BE PROVIDED TO THE CLIENT  
AND THE LOCAL AUTHORITY PRIOR TO COVERING OF ALL  
WIRING/CABLES THE APPLICANT IS TO ENSURE THAT THE  
INSTALLATION IS INSPECTED BY A COMPETENT PERSON AND  
ON COMPLETION OF THE WORKS; IN ADDITION TO THE  
INSTALLATION CERTIFICATE AN ADDITIONAL TEST COMPETENT  
PERSONS ELECTRICAL INSTALLATION TEST CERTIFICATE  
COMPLIANT WITH BS 7671 IS TO BE PROVIDED TO THE CLIENT  
AND LOCAL AUTHORITY

PLUMBING - ALL ABOVE GROUND DRAINAGE TO COMPLY WITH BS  
5572. BASIN/SHOWER - 32MM SLOTTED WASTE AND  
CHAIN WITH PLUG, 75MM UPVC DEEP SEAL TRAP

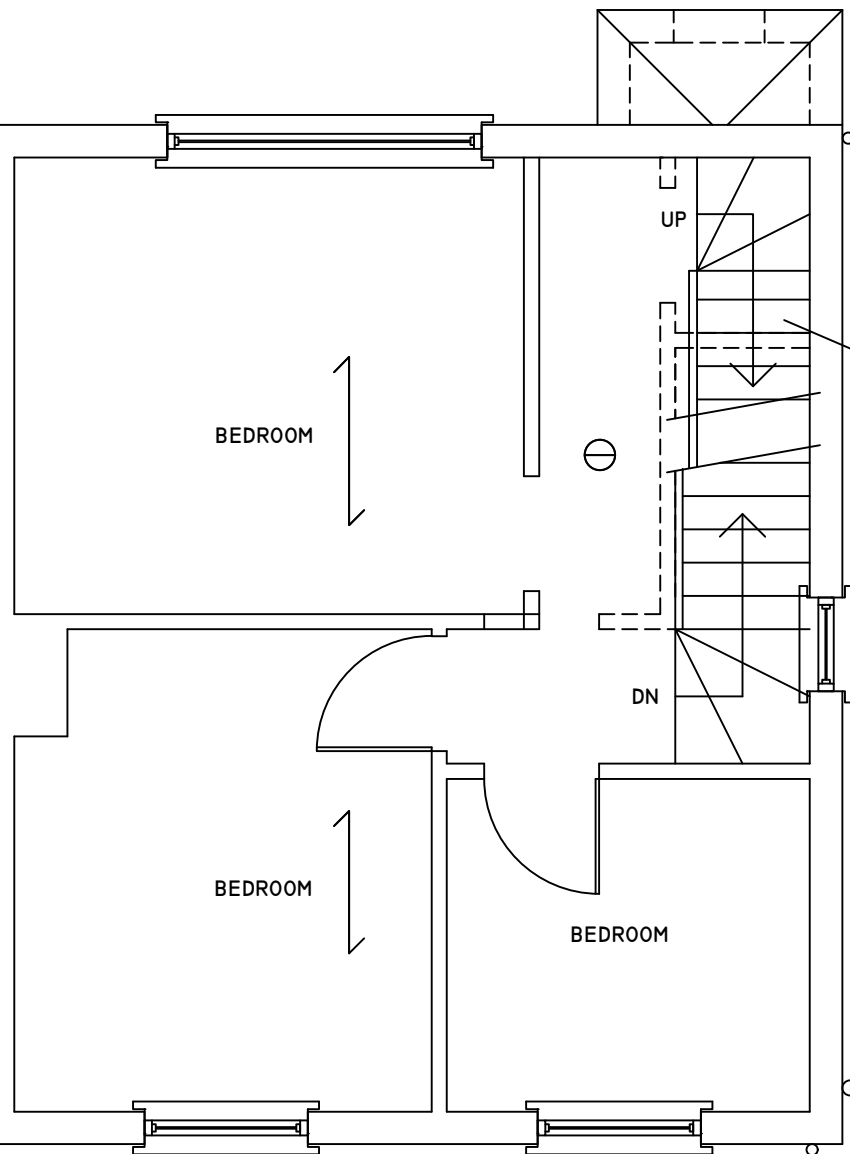
W.C. - TURNED P TRAP, MULTIKWIK CONNECTOR

W.C. WASTE TO RUN SEPARATELY TO THE SOIL AND VENT PIPE  
FROM OTHER WASTES

PROVIDE RODDING ACCESS AT CHANGE IN DIRECTION OF WASTE  
PIPES

W.C. TO HAVE MECHANICAL VENTILATION VIA ELECTRICALLY  
OPERATED FAN TO GIVE 15 LITRES PER SECOND AIR EXTRACT  
FITTED WITH 15MINUTE TIMER AND DUCTED TO OUTSIDE

10M



BUILDER TO ENSURE THERE ARE NO THERMAL BRIDGES OF GAPS  
IN THE INSULATION LAYERS

HOT WATER SYSTEM USING UNVENTED SYSTEM TO BE  
INSTALLED BY PERSON HOLDING CURRENT REGISTERED  
OPERATIVE IDENTINTY CARD

ALL DOORS TO HABITABLE ROOMS NOT TO CONTAIN ANY GLASS

FIRST FLOOR LANDING TO BE OVER LAID WITH 6MM HARD BOARD

HEADROOM OVER THE EXISTING STAIRS TO BE 2.0M

EXISTING GROUND AND FIRST FLOOR CEILINGS TO BE CONFIRMED TO  
BE 12.5MM PLASTER BOARD AND SKIM

### PROPOSED FIRST FLOOR PLAN

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CHECKED:	DATE: MAY 2026
DRAWN:	SCALE: 1:50
DRAWING NUMBER: <b>L2</b>	

DRAWING TITLE:  
**PROPOSED FIRST  
FLOOR PLAN**

PROJECT:  
**29 BIRCHWAY  
HAYES  
UB3 3PB**