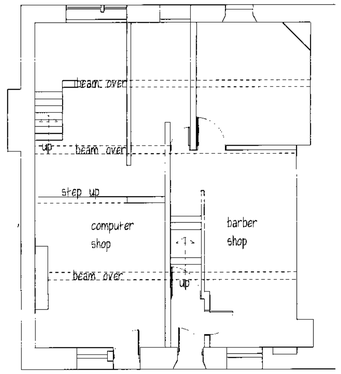
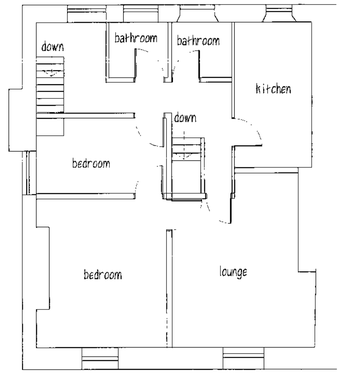
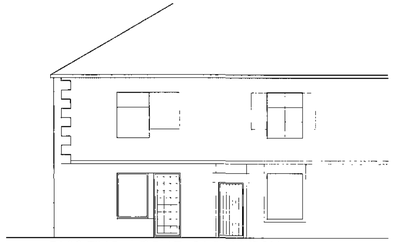


EXISTING GROUND FLOOR



EXISTING FIRST FLOOR



EXISTING FRONT ELEVATION



EXISTING REAR ELEVATION

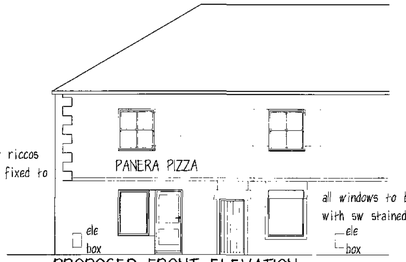
DRAINAGE

wc to have 100mm dia. pvc SVP with non-return valve 32mm dia. pvc waste from w.h.b with 75mm deep re-sealable traps, discharging ex manhole
Below ground drainage to be 100mm dia. flexible jointed pipes, bedded on & surrounded with 150mm pea gravel, where drains pass under building, pipes to be lintelled over with p.c.c. lintels, new drains to connect into existing m.h.

MECHANICAL VENTILATION

wc to have mechanical extractor fan, ducted to external air to give 15 l/sec air change, connected to lightswitch with 15min. overrun.

sign as per riccos s.s.lettering fixed to wall



PROPOSED FRONT ELEVATION

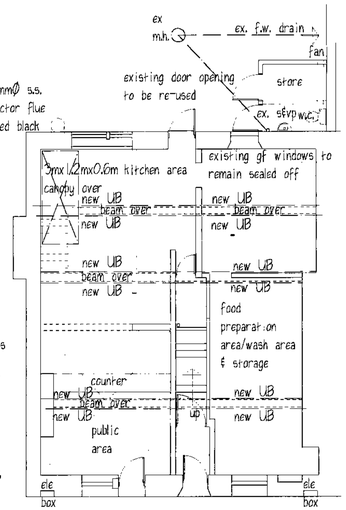


PROPOSED REAR ELEVATION

existing internal walls to be removed & beams inserted over to increase size of kitchen

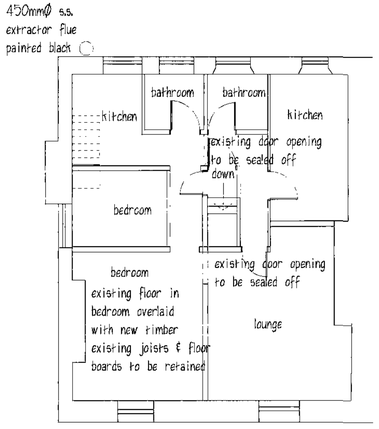
existing timber staircase to be removed & floor/ ceiling made good

existing timber floor removed & replaced with concrete floor on d.p.m. with original stone slabs relaid & sealed.
existing walls in public area to be stripped of modern plaster down to original stone & re-pointed & sealed.
walls in kitchen area to be dry lined with stainless steel sheeting.
ceiling to be underdrawn with suspended ceiling, attached to existing ceiling with wires.



PROPOSED GROUND FLOOR

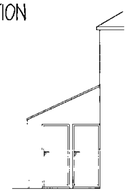
new sw window & hardwood door replacing existing



PROPOSED FIRST FLOOR

new lobby formed at head of stairs & new access formed into each flat
any new plasterwork to be lime based

all windows to be replaced with sw stained windows



REAR SIDE ELEVATION

Mrs LOWE

PROPOSED TAKEAWAY
1-3 HIGH STREET
DODWORTH

PLANS & ELEVATIONS

1:100 OCT. 08 Rev E

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