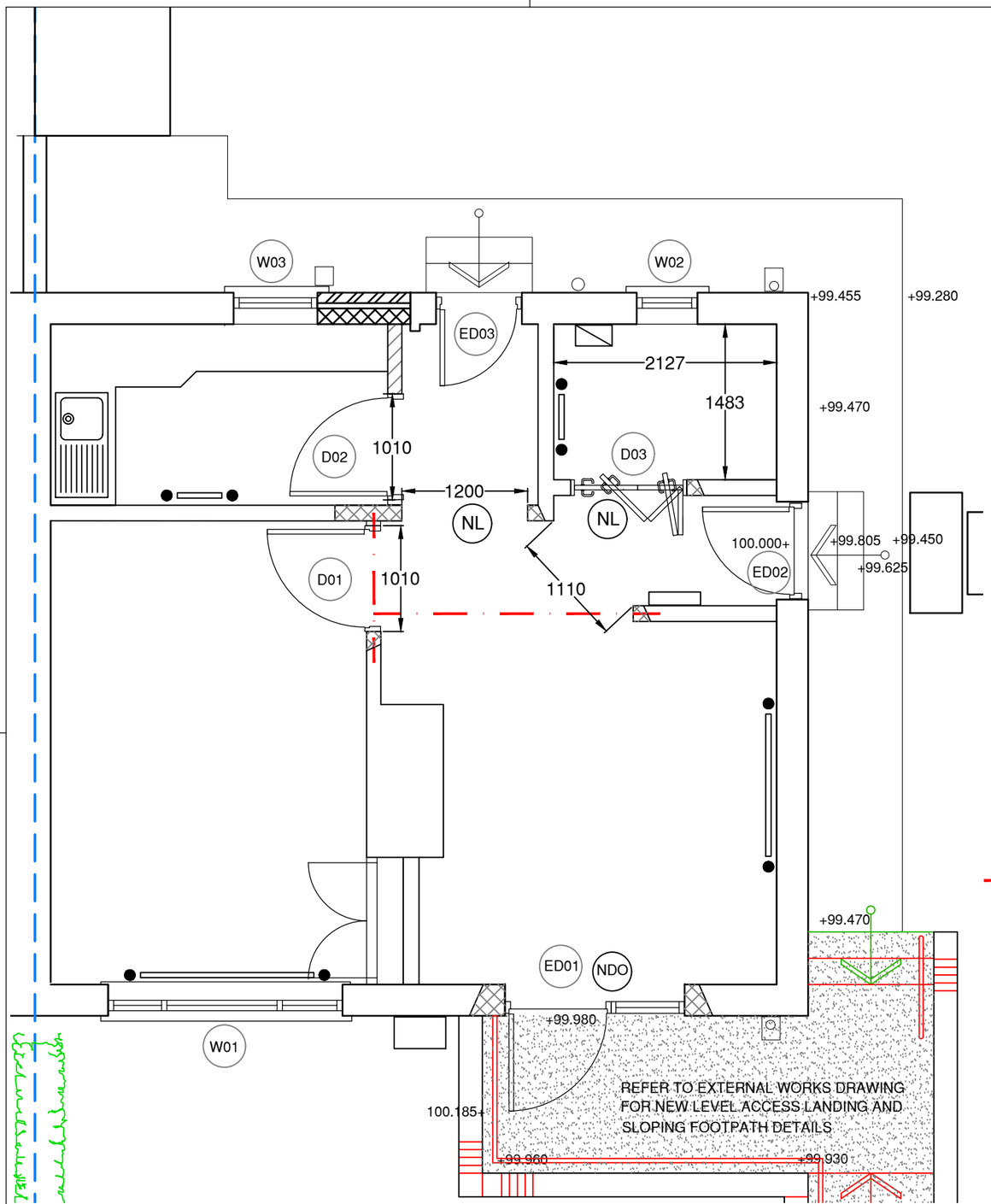

GROUND FLOOR PLAN AS PROPOSED Scale 1:50

KEY TO NEW WALL CONSTRUCTION / SPOT ITEMS

Denotes new timber stud and plasterboard partition construction; Allow for 75 x 50mm SW timber studs at 600mm CTS with 2 layers of 12.5mm Gyproc Wallboard and skim either side. Provide 50mm Isover Isowool acoustic insulation to cavity. Provide new SW timber skirtings; Profile to match existing.

Denotes existing door opening to be infilled with new concrete blockwork and plaster finish; Existing lintel to be retained; Floor construction to be investigated - assume block wall below floor level for bearing. Provide new SW timber skirtings; Profile to match existing.

NL — Denotes new precast concrete lintel where new opening formed or existing masonry waling removed. Make good to masonry to form reveals to receive new door frame. Make good to plasterwork.

Denotes new partial window infill; New outer leaf of facing brickwork to match existing; Inner skin of concrete blockwork with plaster + skim finish. Provide suitable S/S wall ties for cavity width and full fill mineral wool cavity insulation. Provide insulated DPC cavity closers to window opening.

Denotes new steel beam to S.E design in place of existing removed masonry wall. Bearing and padstones to be in accordance with S.E requirements.
Note: Existing roof bearing arrangement unknown; Contractor to investigate.
New beam to be clad with plasterboard + skim to achieve 30 min FR.

NDO — Remove existing window. Retain existing head / lintel arrangement. Remove existing masonry wall (assumed cavity from cill level down to floor level. Form new PCC threshold and brickwork reveals (from threshold to cill level). Provide insulated DPC cavity closers. Make good to disturbed plaster finish internally and modify timber skirtings as required. Provide new front entrance door and side screen ED01

KEY TO WORKS TO EXISTING / NEW DOORS

Note: All new internal doors, frames + architraves + ironmongery to be in accordance with PRIP 2000 Specification.

D01 — Denotes new 926 x 1940mm solidcore flush doorset with MDF face to receive paint decoration; Allow for new frame + architraves with gloss paint finish; Allow for new ironmongery.

D02 — Denotes new FD30S 926 x 1940mm solidcore flush doorset with MDF face to receive paint decoration; To include VP in accordance with Part M; Include intumescent strips + smoke seals and mechanical self closer. Doorset + ironmongery to be certified. Allow for new frame + architraves with gloss paint finish.

D03 — Denotes new sliding / folding Pivette doorset; Width to suit AD M; 1940mm high solidcore flush doorset with MDF face to receive paint decoration; Allow for new frame + architraves with gloss paint finish; Allow for new Part M compliant ironmongery and bathroom lock + indicator.

ED01 — Provide new Composite entrance door and side screen with opening light; Door to be commercial heavy duty type in accordance with PRIP 2000 spec and is to comply with following Building Regulations:
Part K
Part L
Part M.
To include level threshold strip, levers and lock.
Contractor to submit proposal and fabrication drawing for agreement with Architect.

ED02 — Existing PVC door and frame to be retained. Allow for providing new door handle and lock. Refurbish / clean door and ensure fully operational. Check and replace weather strips and seals to ensure water-tight and draught-proof.

ED03 — As ED02.

KEY TO WORKS TO EXISTING / NEW WINDOWS

W01 — Existing PVC window to be retained

W02 — Existing PVC window (with obscure glazing) to be retained

W03 — New PVC window with opening light - refer to elevations for pattern.
Window to be commercial heavy duty type in accordance with PRIP 2000 Specification and is to comply with Part L of Building Regulations:
Contractor to submit proposal and fabrication drawing for agreement with Architect.

WORKS TO EXISTING ROOF VOID

Retain existing loft insulation (type and thickness unknown; Client advised insulation upgrade carried out in 2005).
Allow at pricing stage to provide new Knauf Earthwool Loft Roll 44 throughout roof void;
300mm O/A thickness.
Achieves U-value of 0.14 W/m2K.
Insulation to be installed in accordance with manufacturers instructions.
Ensure cold roof ventilation is maintained. Scope of works TBA; Contractor to investigate existing insulation thickness.

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ORIGINAL SHEET SIZE A3

FIRST ISSUE						
P1						
COMMENT						
REV	MJY	31/01/20	CHECKED	DATE	APPROVED	DATE

CLIENT: BERNESLAI HOMES

PROJECT: PROPOSED ALTERATION & REFURBISHMENT TO No 39 JOHN STREET, GREAT HOUGHTON BARNSLEY S72 0EA

TITLE: PROPOSED PLAN SHOWING BUILDING WORKS

nps group
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SCALES	DISCIPLINE	PROJECT NUMBER
1:50	ARCH	07-17-19-1-1204

DRAWING NUMBER	REV CODE
NPS-39-00-DR-A-(00)-013	P 1

STATUS CODE	PURPOSE OF ISSUE	DRAWN
S0	PRELIMINARY	MJY

File Path: G:\Working Documentation - Projects\Design Folder\2019_Projects\07-17-19-1-1204A 25-39 John Street Gt Houghton\2.02_Drawings\1.0_Architects\04_Sheet\Tender Dwgs\39\19-1-1204B-200 39 John Street Proposed Floor Plan 070519 P1.dwg, Saved: 03 March 2020 08:59:08, By: Young , Matthew

Date Plotted: 03 March 2020 09:02:52

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