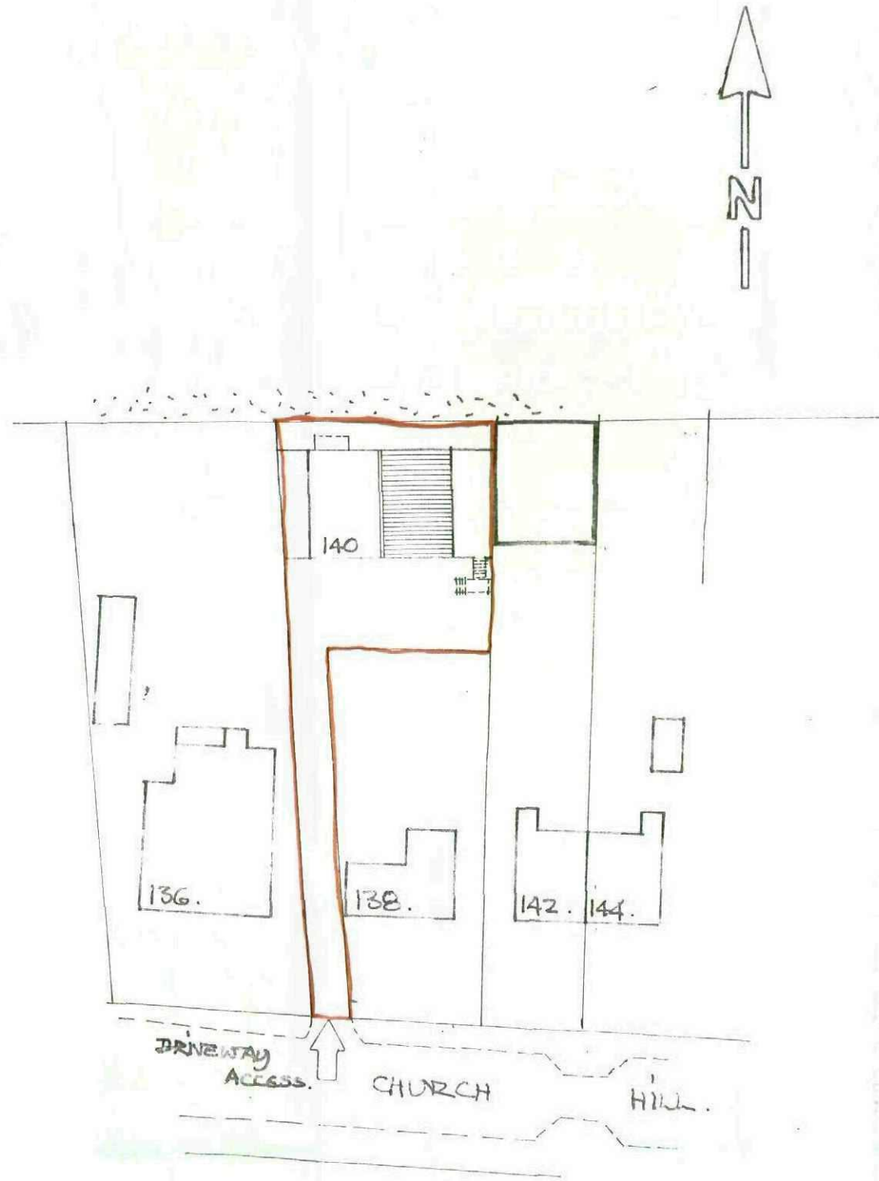
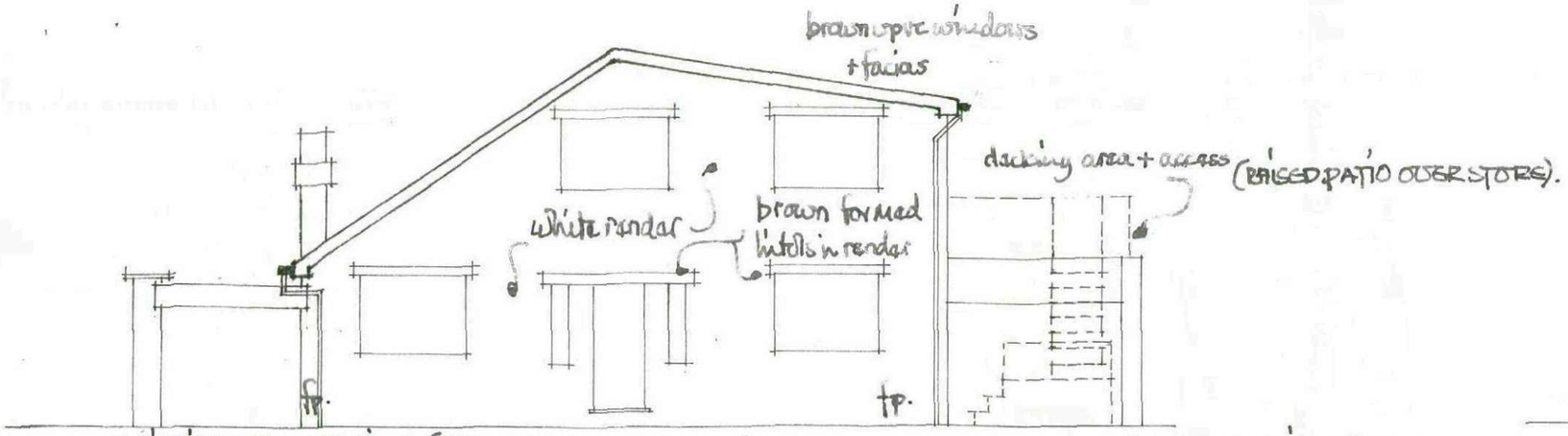
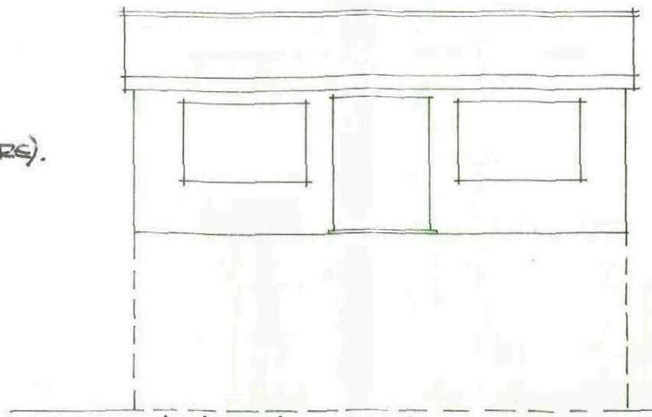

N
CALDER AVENUE
21
29
101
103
48
50
52
105
107
109
111
113
115
117
119
CALDER CLOSE
130
132
134
136
138
CROSS LANE
UPPER WINBS CLOSE
BARNS LANE
140
130
132
134
136
138
142
144
146
148
CHURCH HILL
POOLS LANE
81
CRONKHILL LANE


N
140
136.
138.
142.
144.
DRIVEWAY ACCESS.
CHURCH
HILL.

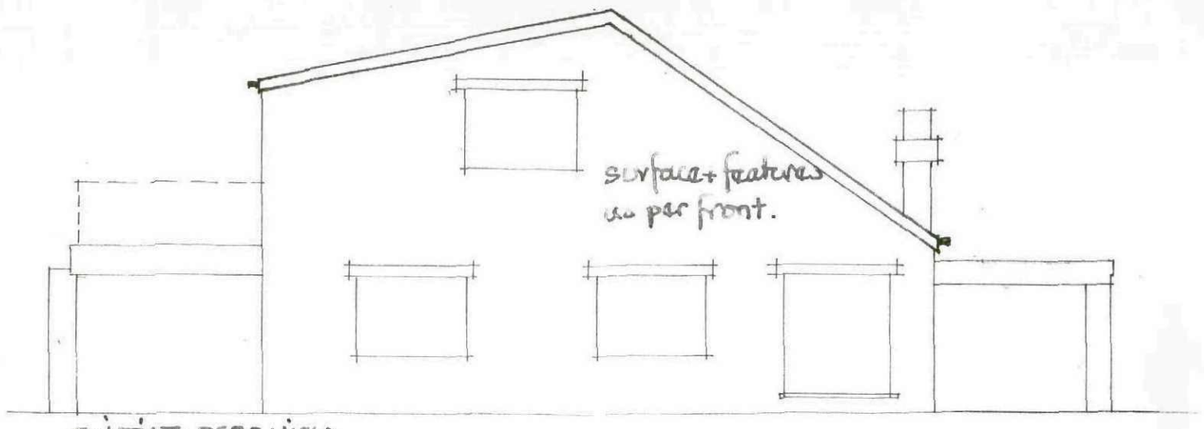


EXISTING FRONT VIEW (FROM REAR OF NO 138).

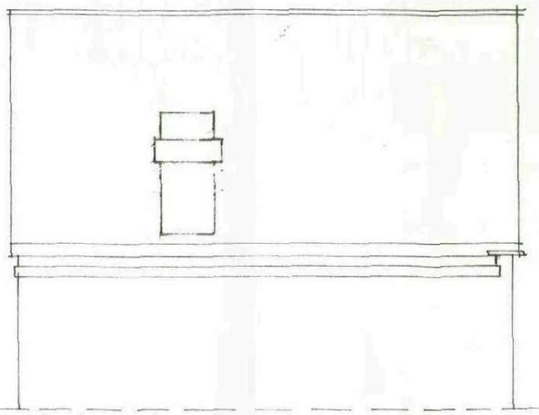
SURVEY DETAILS 1:100m.



EXISTING SIDE VIEW (FROM GARDEN OF NO 142).

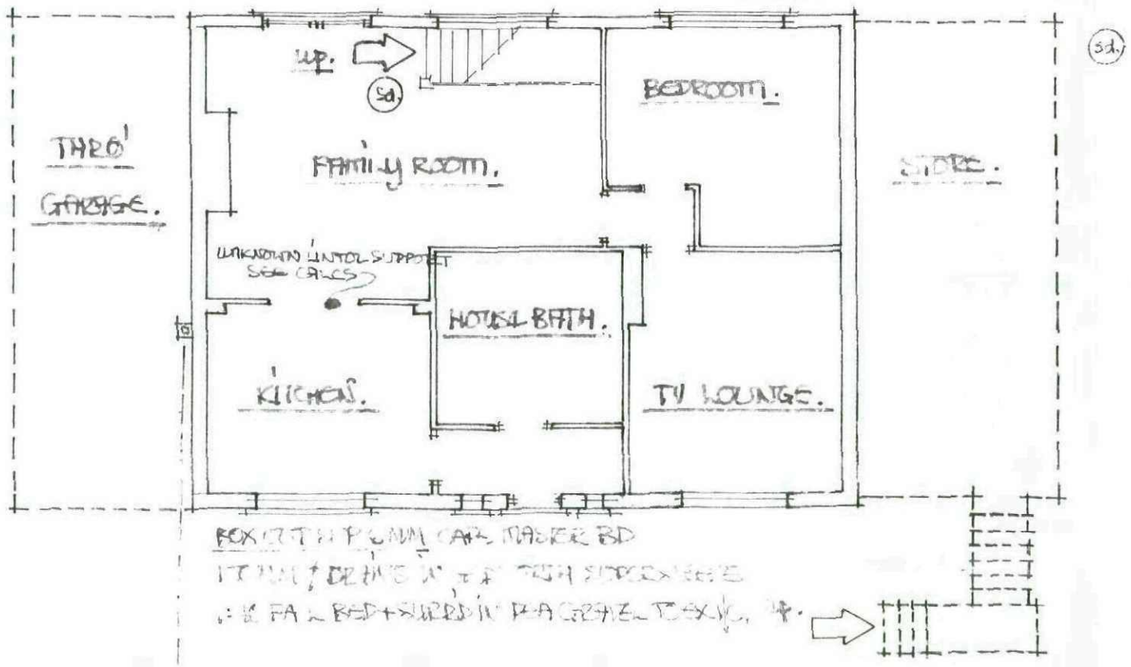


EXISTING REAR VIEW.

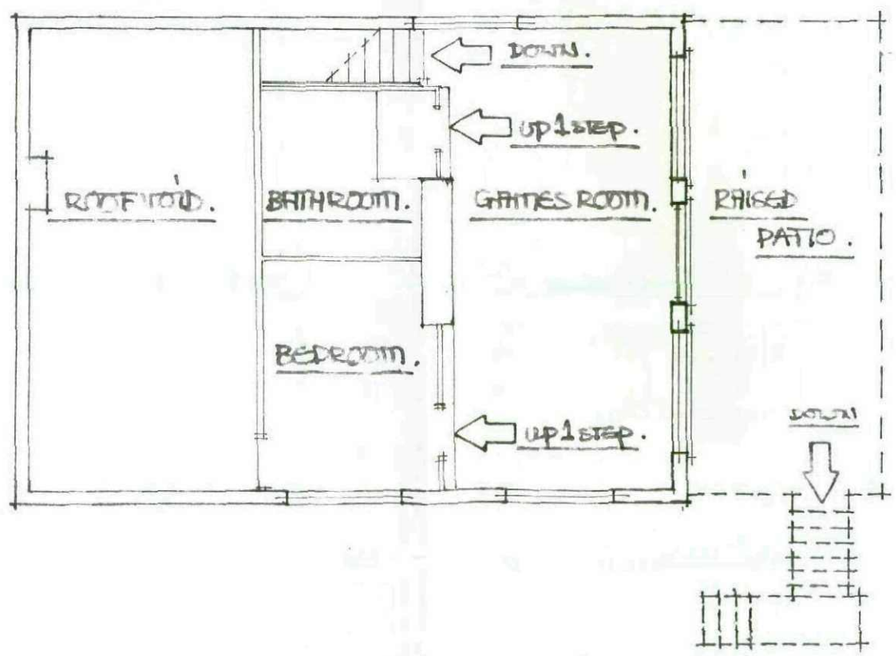


EXISTING SIDE VIEW (FROM GARDEN OF NO 136).

GROUND FLOOR PLAN.



FIRST FLOOR PLAN.



(Sd.) SHOWS CEILING MOUNTED SMOKEDETECTORS (SEE EX GF PLAN FOR ADDITION 2D FOOT OF STAIR) DETECTORS FIXED 300MM FROM WALL JUNCTIONS + LIGHT FITTINGS - WIRED BACK TO FUSE BD + INTERLINKED + BATTERY BACK UP.

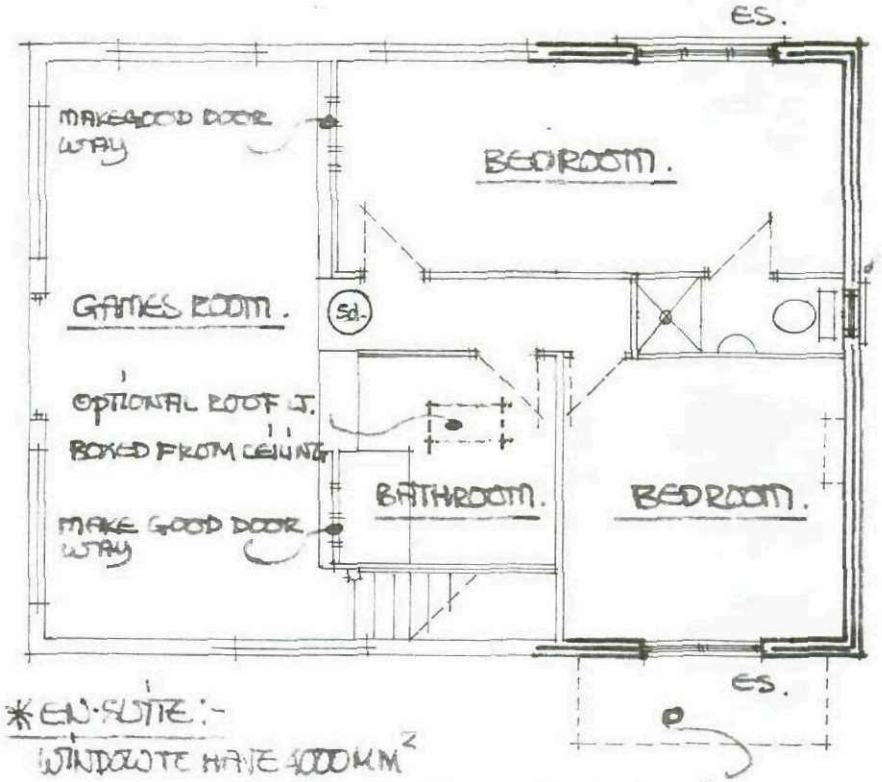
ES SHOWS ESCAPE SASHES/DOORS FOR FIRE ESCAPE PURPOSES AFD.

* ALL ELECTRICAL WORKS MUST BE CARRIED OUT BY A PERSON WHO IS A MEMBER/QUALIFIED BY A COMPETENT PERSONS SCHEME WHO SHALL PROVIDE COMPLETION CERTIFICATES FOR LOCAL BCO.

* NEW PATIO DOORS TO INCLUDE 8000MM² MIN BACKGROUND/ TRICKLE VENTS + SAFETY GLAZING - 20MM D/G WITH SOFT COATED LOW "E" - (DITTO FRONT WINDOW) - GLAZING TO BE FACTORY MARKED.

* SOOTHING WALLS + DOOR WAY M/G TO INCLUDE 10kg/m³ MINERAL WOOL INFILL.

PROPOSED FIRST FLOOR PLAN.

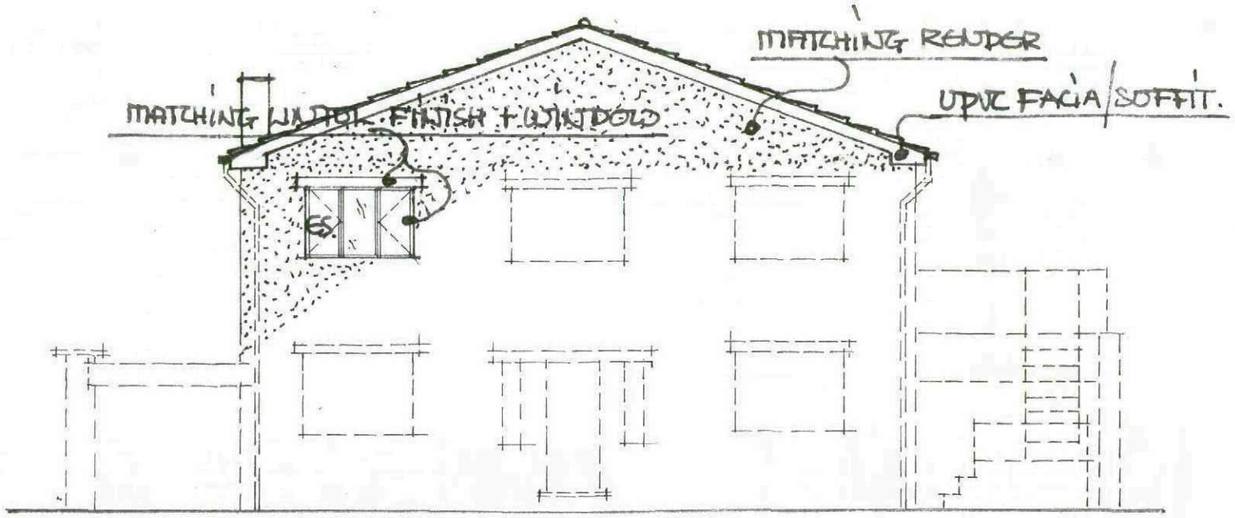


* EN-SUITE:-
WINDOWS TO HAVE 4000MM² BACKGROUND VENT 1/20TH SEE DETAIL O/L.
ELECTRIC EXTRACT ISW/SEC DUCTED TO EXT. AIR.
100MM Ø SVP CAGE TERMINAL 900 ABOVE O/L.
38MM Ø SHOWER WASTE 32MM Ø WHB WASTE - ANTI SYPHONAGE - TO JOIN SVP 200 BELOW WORKTOP.

* ANY HEATING + WORKS MUST BE CARRIED OUT BY A PERSON WHO IS A MEMBER OF THE GAS SAFETY QUALIFICATION SCHEME.

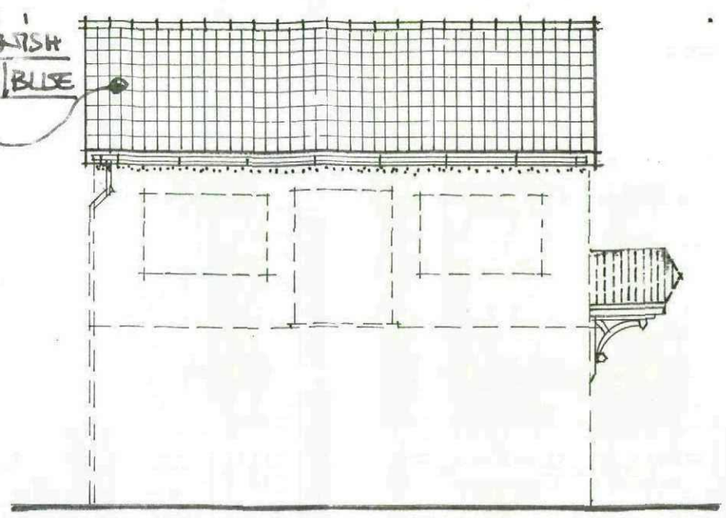
* TO FORM NEW OPENING PASSAGEWAY REMOVE PORTION OF REDUNDANT FEATURE CHIMNEY BREAST THRO' OUT + MAKE GOOD TO FLOOR + CEILING AREAS.

SCALE 1:100 M.



PROPOSED FRONT VIEW (FROM REAR OF NO 138).

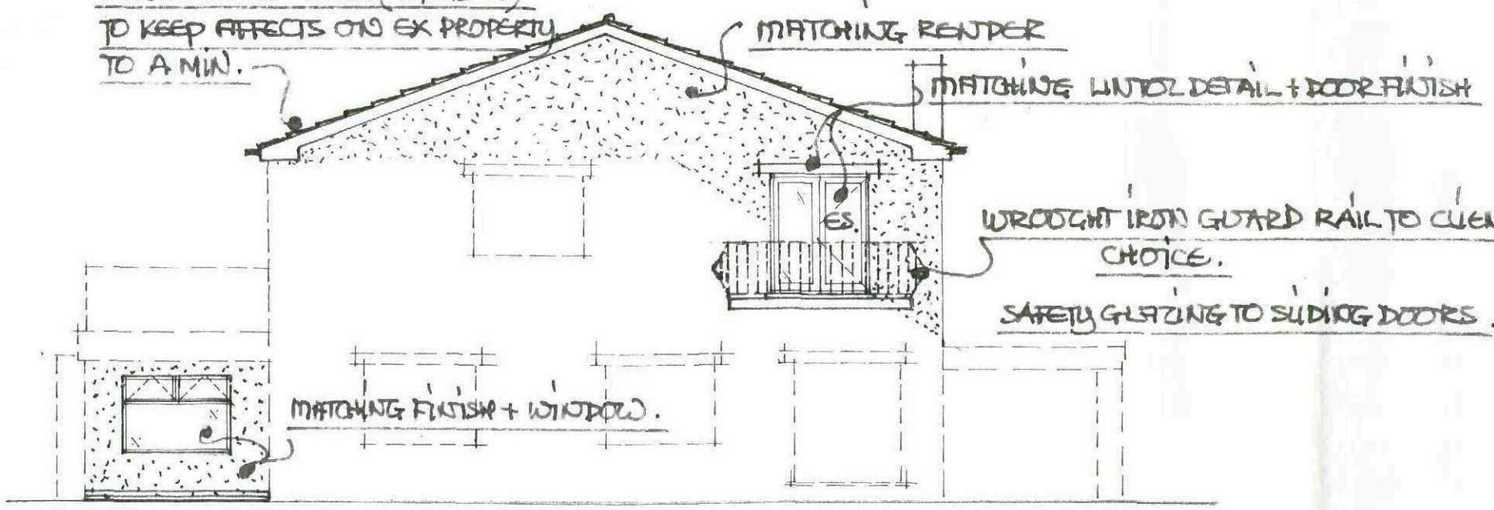
SCALE 1:100m.



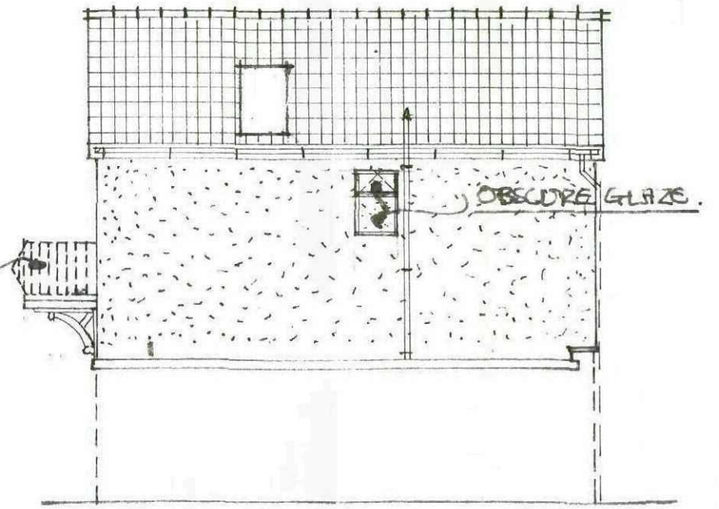
PROPOSED SIDE VIEW (FROM GARDEN OF NO 142).

REBUILD/EXTEND CHIMNEY AFTER SITE
INVESTIGATION + INCLUDE LINERS FITTED SOCKET UPPERMOST - CHIMNEY MIN 1m HIGH ON UPPER SIDE :

NEW PITCH 20° MAX (17½ to 20)
TO KEEP AFFECTS ON EX PROPERTY
TO A MIN.

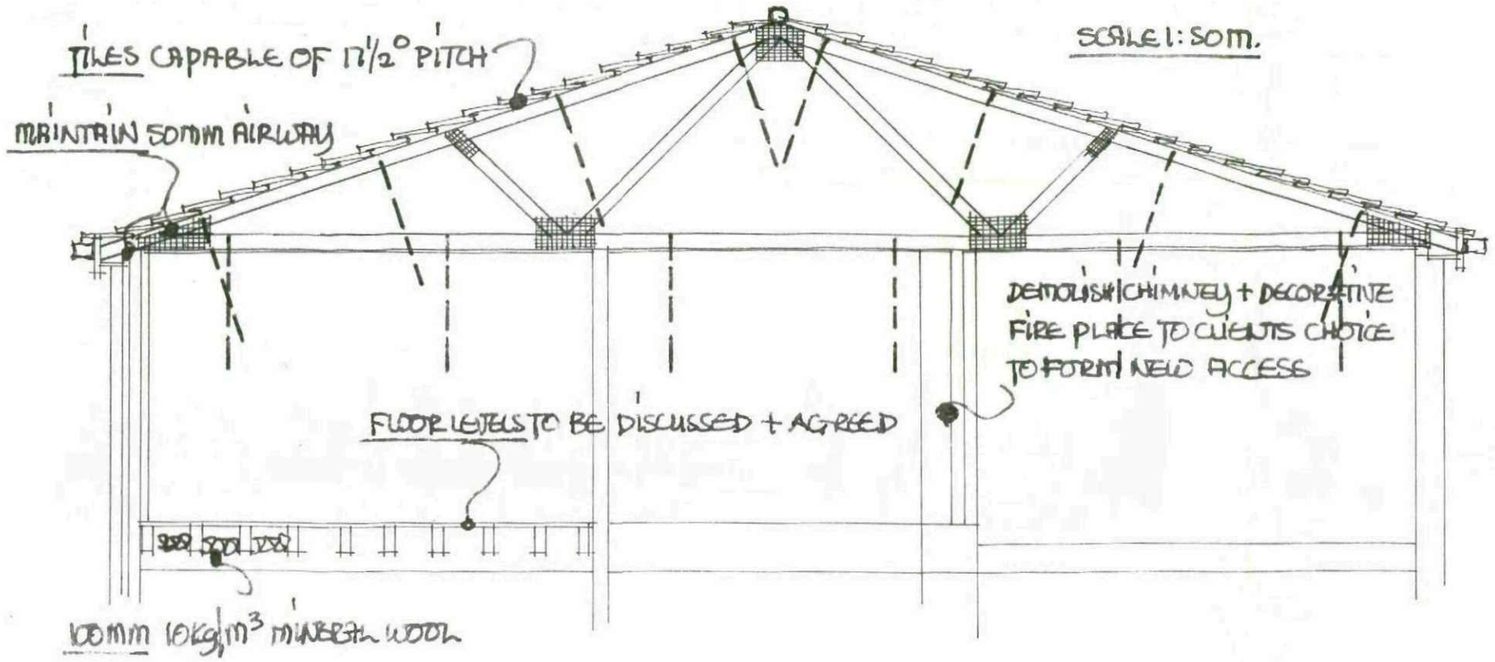


PROPOSED REAR VIEW.



PROPOSED SIDE VIEW (FROM GARDEN OF 136).

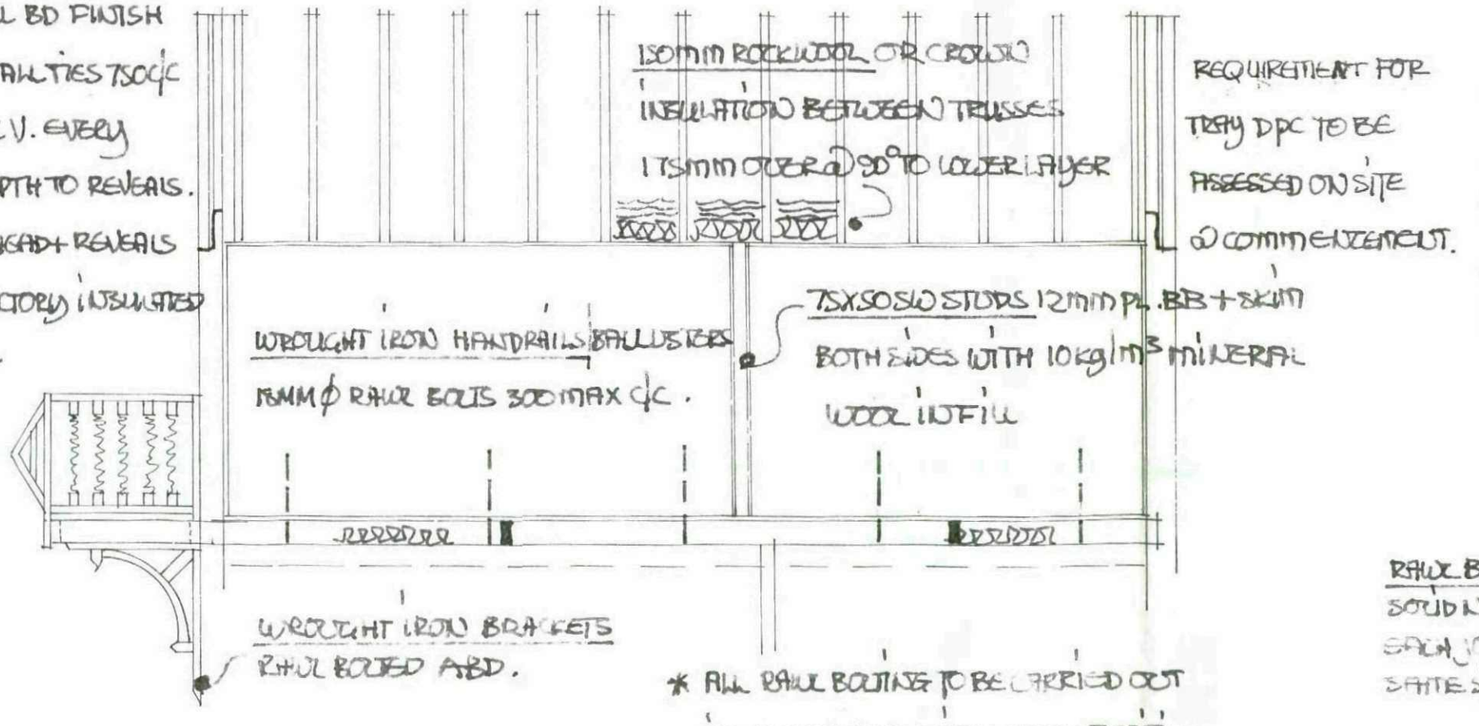
* CONTRACTOR TO MATCH EX WINDOW + WALL FINISHES/DETAILS AS CLOSE AS POSSIBLE - MAKE GOOD ALL DISTURBED SURFACES TO CLIENTS SATISFACTION.
* ES SHOWS ESCAPE SASH FOR FIRE ESCAPE PURPOSES - 750MIN HIGH x 450MM MIN WIDE - TO OPEN THRO' 90° - BOTTOM OF SASH BELOW 900 FINISHED FLOOR LEVEL.
* GUARD RAIL TO BALCONY 1M HIGH - 99MM MAX GAPS TO BALUSTERS.
* FINAL DESIGN IN FORM AND MATERIALS TO BE AGREED IN GOING TO MATCHING STONES (BCO) SATISFACTION.



2 COAT RENDER FINISH TO MATCH EX. OVER 100MM BLOCK WORK - CAVITY WIDTH TO BE ASSESSED ON SITE - CROWN CAVITY WALL INSULATION FULL FILL - 100MM LT. WT THERMAL BLOCK INNER SKIN 32·5MM KINGSPAN K18 WALL BD FINISH

S/STEEL WALLTIES 750 c/c H. 450 c/c V. EVERY BLOCK DEPTH TO REVEALS.

DPC'S ALL HEAD + REVEALS CATNIC FACTORY INSULATED LINTOLS.



* ALL RAWL BOLTING TO BE CARRIED OUT IN ACCORDANCE WITH CURRENT BRITISH STANDARDS.

* SMOOTH FINISH SLATE GREY/BLUE TILES NAILED + CLIPPED TO MAKERS SPECI OVER NON TEARABLE FELT + TANALIZED SLATERS LATHS - S/W TRUSSES TO BS5268 (CALCS TO BE HANDED TO LOCAL BCO WHEN AVAILABLE) 10MM CONTINUOUS SOFFIT VENTS + INSECT SCREENS 50MM MIN AIR PASSAGE OVER ANY INSULATION + SOFFIT/BEAM FILL.

* 30X6 GALV. MILD STEEL LATERAL RESTRAINT STRAPS 1·8M MAX c/c - NOG OUT WITH SOLID TIMBER BETWEEN 2ND TRUSSES + FIX WITH SCREW THREAD NAILS THROUGH - BUILD INTO WALLS - DITTO TO NEW FLOOR AREA.

* 21MM FLOORING GRADE CHIP BD (SW TAG & T) LEVEL - WITH EX 200X63X400 c/c FLOOR JOISTS - POSITION TO BE DETERMINED ON SITE @ COMMENCEMENT STAGE IN ORDER TO TRY + PRESERVE EXCEILING FINISHES BELOW. SOLID NOGS @ MID SPANS OVER BOTH KITCHEN + LOUNGE AREAS. JOISTS FOR BALCONY TO FLY THRO' WALLS + BE BUILT IN SOLID MASONARY AROUND.

