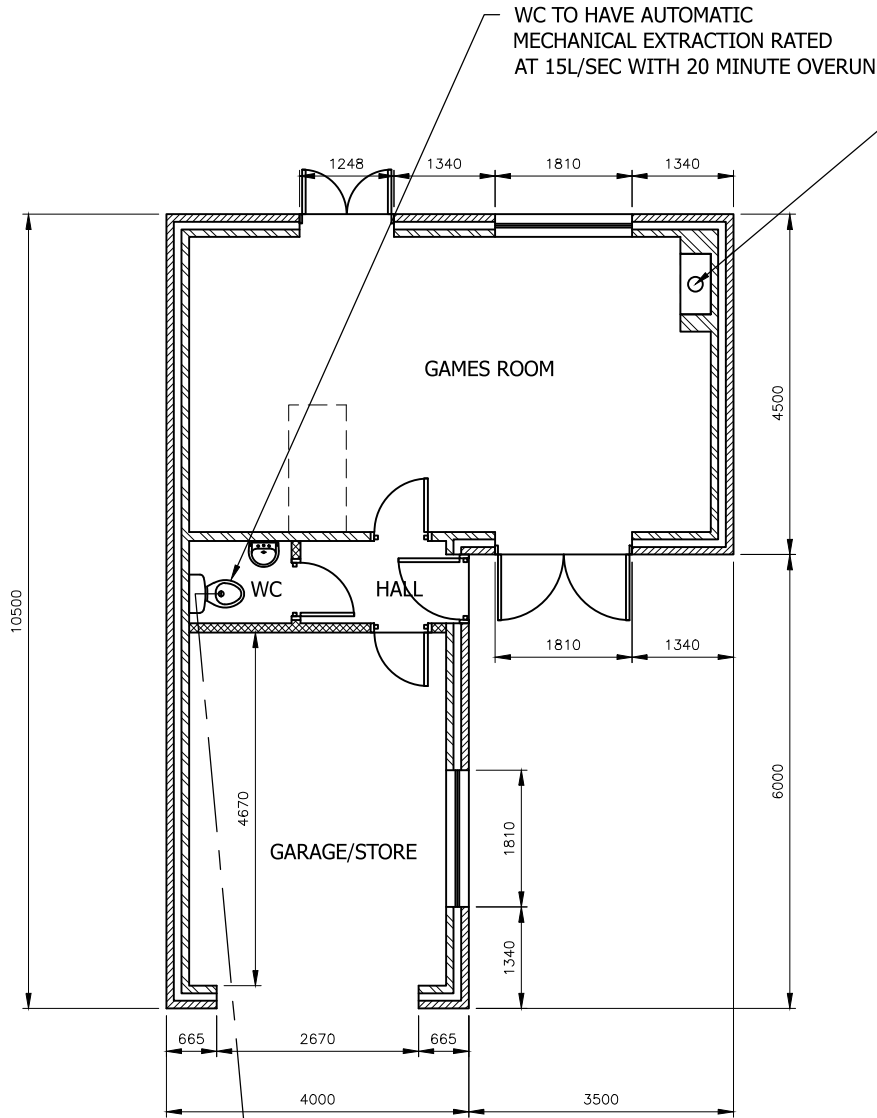


Drawing No.	Rev No.
MDK001 -004	

SURFACE WATER IS TO BE DIRECTED IN THE FIRST INSTANCE TO A NEW SOAK AWAY 1m³ A MINIMUM OF 5m FROM ANY EXISTING STRUCTURE IN THE REAR GARDEN AREA. (SUBJECT TO PERCOLATION TEST RESULTS BEING SATISFACTORY).

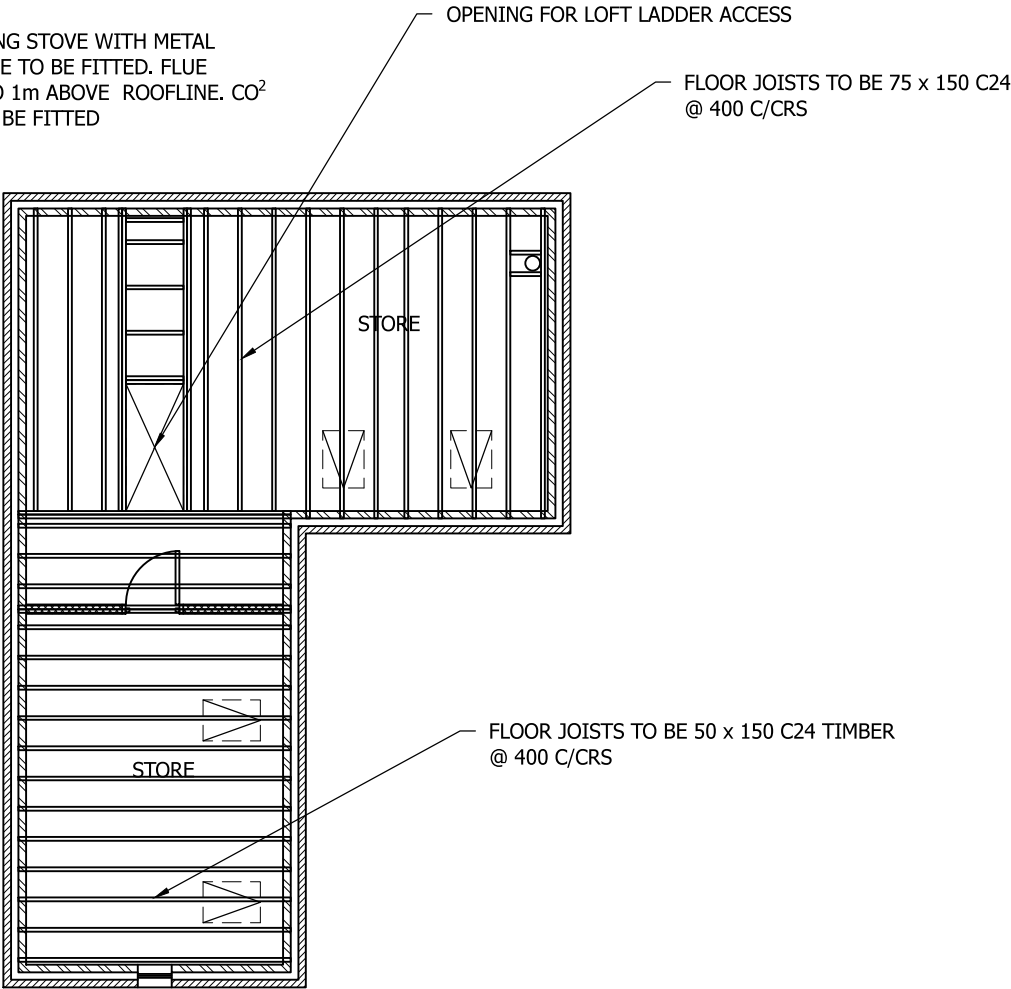
- FLOOR CONSTRUCTION
1. All floor joists to be grade C16, unless noted otherwise at max 600 pitch hung with joist hangers.
 2. Strutting required to all floor joists at mid-span with clear spans less than 2.5m. Where spans are in excess of 2.5m, strutting is required at 1/3rd intervals.
 3. Struts to be solid timber 38mm x 0.75 depth of floor joist.
 4. V313 grade chipboard T&G flooring, 2400x600x19mm thick.



NEW CONNECTION TO EXISTING MANHOLE IN REAR GARDEN

PROPOSED GROUND FLOOR PLAN
SCALE 1:100 AT A3

WOOD BURNING STOVE WITH METAL EXTERNAL FLUE TO BE FITTED. FLUE TO EXTEND TO 1m ABOVE ROOFLINE. CO² DETECTOR TO BE FITTED



PROPOSED MEZZANINE PLAN
SCALE 1:100 AT A3

DO NOT SCALE: Contractor to check all dimensions and report any omissions or errors

NOTES

Rev	Description	By	Chk	App	Date
JRB DESIGNS Ltd 1 Saville Road Cudworth Barnsley S72 8LT Tel: 01226 383542 Fax: 01226 380078 Mob: 07970 541192 Email: john@jrbdesigns.co.uk This drawing is copyright. © jrbdesigns Ltd.					
Client		MR. D KIRKBY			
Drawing Title		PROPOSED PLANS			
Address		199 WEET SHAW LANE CUDWORTH BARNSELY S72 8BL			
Project Title:		DETACHED GARAGE			
Purpose of Issue:		PLANNING			
Drawing Status		FIRST ISSUE			
Scale at A3 AS SHOWN	Drawn By JRB	Date 28/01/2019			
Checked By	Date 28/01/2019	Approved By	Date 28/01/2019		
Project No. MDK001		Drawing No. 004		Revision -	
APPROVAL ☒ INFORMATION ☐ TENDER ☐ CONTRACT ☐ CONSTRUCTION ☐					