

The contractor will be held to have examined the site and checked all dimensions, levels and setting out prior to commencing construction work. No dimensions should be scaled from this drawing.

Rev.	Date
A: BEDROOM DOOR AMENDED, ROOFLIGHT SIZE AMENDED	22.02.21
B: BOILER AND WINDOW MOVED	08.03.21

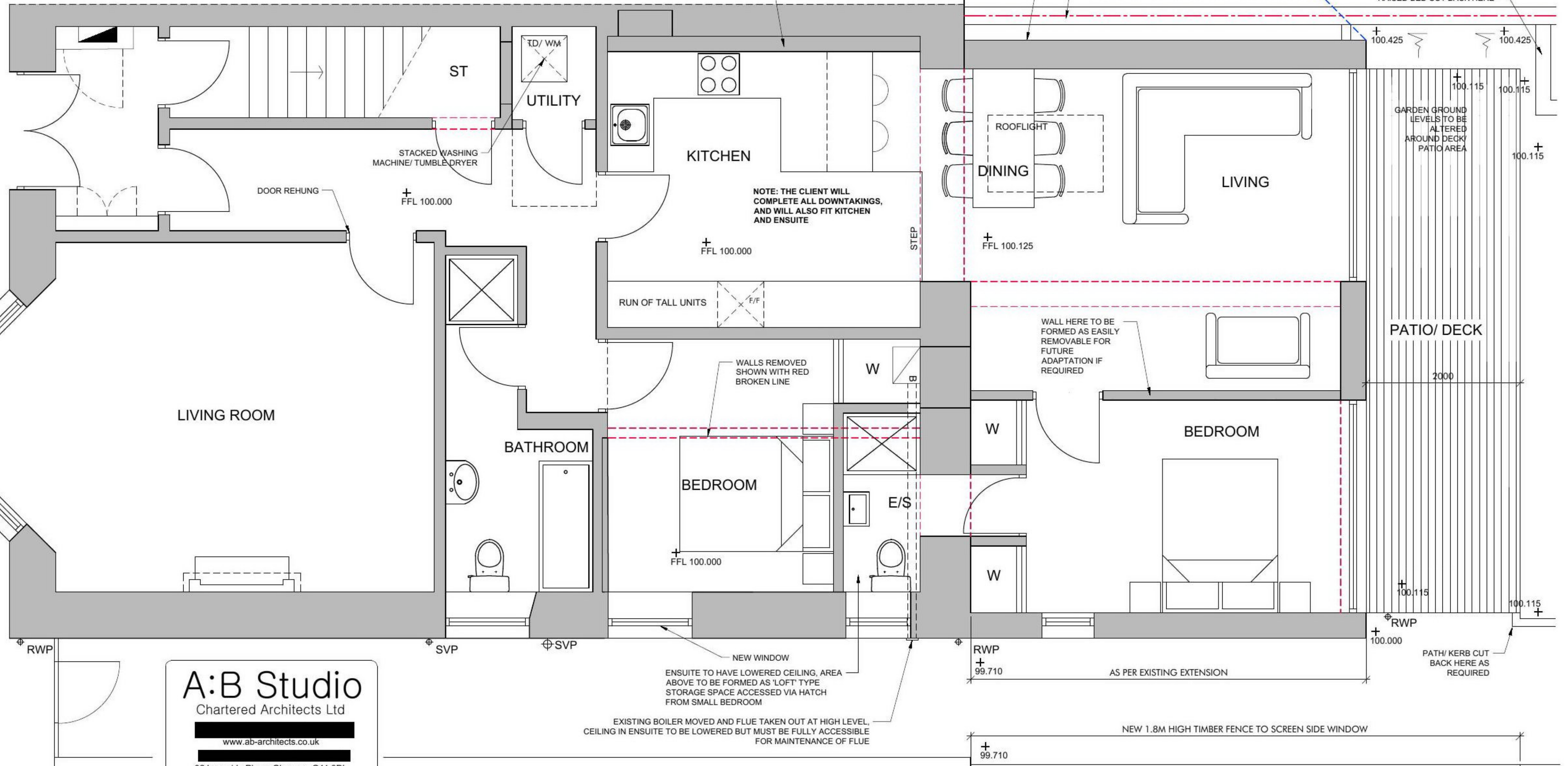
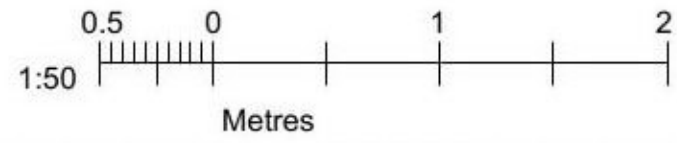
NEW LINING FORMED TO EXISTING PARTY WALL (TAKEN UP TO JUST UNDER CORNICE LEVEL) COMPRISING FREESTANDING 89X38MM SW STUDS AT 600MM CENTRES WITH 60MM DENSE (10-60 KG/ M CU) MINERAL WOOL BETWEEN, LINED WITH 1 LAYER 19MM PLANK (15 KG/SQM) AND 1 LAYER 12.5MM STANDARD PLASTERBOARD (8 KG/SQM) JOINTS STAGGERED TAPED AND FILLED (PLASTERBOARD LINING MUST HAVE MINIMUM MASS/UNIT AREA OF 22 KG/SQM). 50MM SPACE TO BE LEFT BETWEEN NEW PARTITION AND EXISTING WALL

THIS WINDOW FAILS 45 DEGREE TEST ON PLAN BUT PASSES ON ELEVATION

NEW WALL HERE TO BE FORMED AS CLOSELY AS POSSIBLE TO THE BOUNDARY/ GARDEN WALL BUT SUBJECT TO STRUCTURAL ENGINEERS DESIGN AT WARRANT STAGE. THE POSITION AS SHOWN ON THESE DRAWINGS WOULD BE THE CLOSEST TO THE BOUNDARY AND THIS MAY NEED TO MOVE SLIGHTLY AWAY FROM THE BOUNDARY

LEGAL BOUNDARY PRESUMED TO BE HALFWAY THROUGH THIS WALL. NB: THE ARCHITECT HAS MADE ASSUMPTIONS REGARDING THE POSITION OF THE LEGAL BOUNDARY BASED ON THE OS PLAN AND FEATURES AVAILABLE ON SITE AND WILL ASSUME THESE ARE CORRECT UNLESS THE CLIENT CONFIRMS OTHERWISE. IF THE CLIENT HAS ANY DOUBTS REGARDING THE POSITION OF THE BOUNDARIES THEN LEGAL ADVICE SHOULD BE SOUGHT

PROPOSED GROUND FLOOR PLAN 1:50



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CLIENT: CRAIG FLEMING
PROJECT: FLAT 0/1, 37 QUEEN MARY AVENUE
DRAWING TITLE: PROPOSED GROUND FLOOR PLAN
DRAWING STATUS: PLANNING/ WARRANT
DATE: 19-02-21 DRAWING NO: 20024/04B SCALE: 1:50@A3