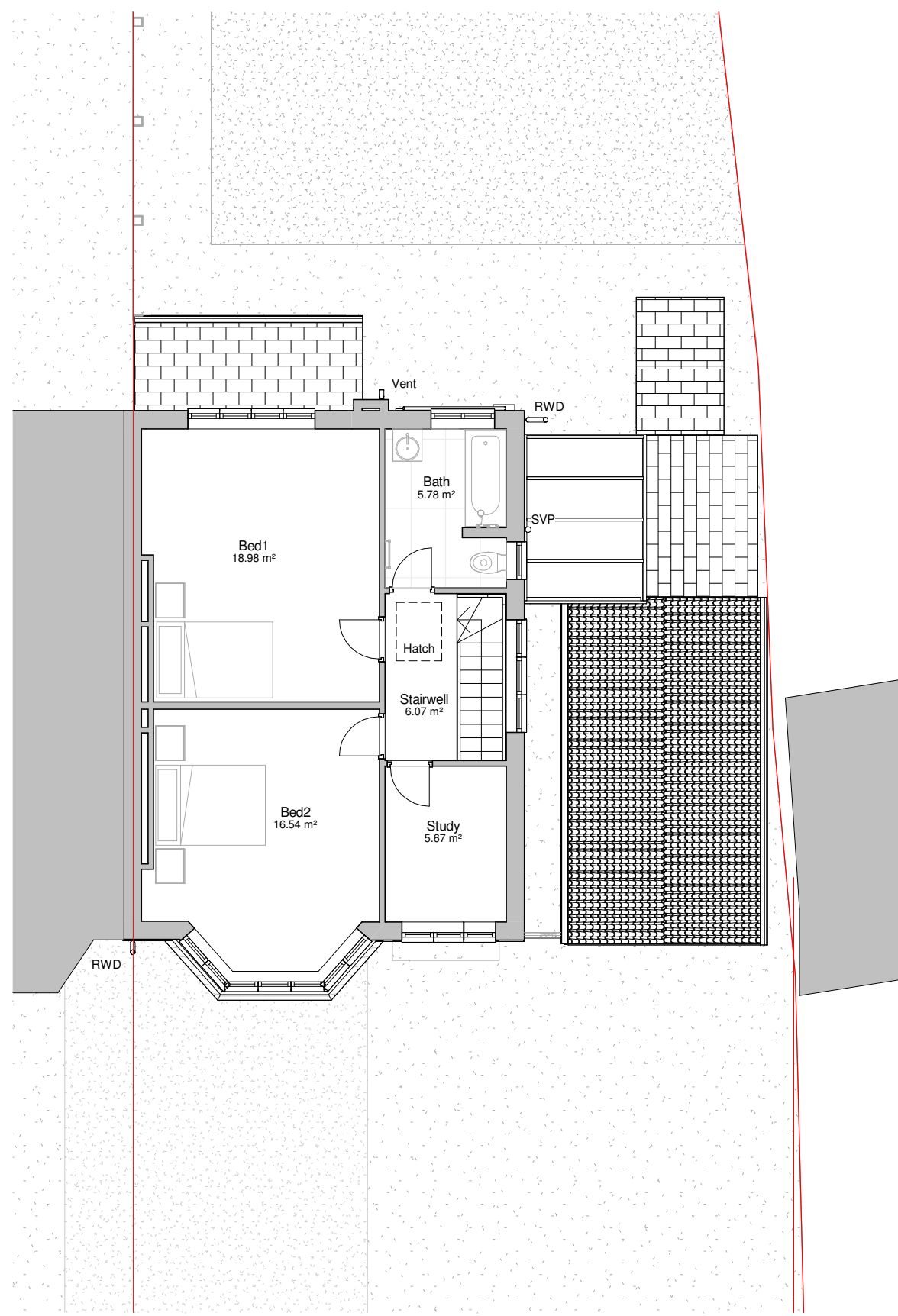


Ground Floor Plan
1 : 100



First floor Plan
1 : 100

PROGRAMME:

EXISTING GIAs

Ground Floor. 63.13 m2
First Floor. 54.80 m2
TOTAL. 117.93 m2

KEY:

	Neighbouring context		RWP Rain Water Pipe
	Existing walls		SVP Soil Vent Pipe
	Proposed walls		Boundary line
	Proposed rooflight		Existing removed
	MH Manhole		Existing beam
	B Boiler		1.2 m head height
	EM Electric Meter		1.5 m head height
	GM Gas Meter		Ridge line

REVISION NOTES:

REV: | DATE: | DESCRIPTION:

GENERAL NOTES:

- All Dimensions are in millimetres unless otherwise stated
- All work to be carried out in accordance with current building regulations and all relevant british standards/codes of practice.
- The Contractor is responsible for the correct setting out of the works on site, all dimensions to be checked prior to fabrication of materials and commencement of works.
- This Drawing is to be read in conjunction with all relevant drawings and specifications
- Exact SVP and Boiler position to be determined onsite by contractor
- A 'macerator toilet' would be required for a certain designs if the toilet location is away from existing SVP
- Steels imbedded into ceiling may be charged additionally by your contractor
- All proposed materials are to be similar in appearance to that of the existing house, unless otherwise stated.
- Skylights must not protrude past the roof slope by more than 150mm
- Glazing which exceeds 25% of the added floor area will result in extra charges for S.A.P Calculations
- Windows on a side elevation at first floor level or above must be obscured glazing and non openable below 1.7m
- Load-bearing partitions and/or posts are shown in a rough position. The exact position is to be confirmed by a structural engineer prior to construction.



FREEDOM HOMES

Freedom Homes. Ealing Cross, 85 Uxbridge Rd, London W5 5BW

CLIENT: Michelle Brennan

PROJECT: Garage conversion and rear extension

PROJECT ADDRESS: 22 Crossways
Sutton. Greater London
SM2 5LB

DRAWING TITLE: Existing Floor Plans

DRAWN BY: RR | **CHECKED BY:** KL

DATE: 06.06.23 | **Rev:** 18.07.2023 | **Rev. DATE:**

SCALE@A3: 1:100 | **DRAWING No:** CW-00-02