

1. Do not scale dimensions off drawings.
2. All contractors to check site dimensions prior to starting work or fabrication.
3. Contractor must assure themselves to the full intent and purpose of the drawing specification.
4. All materials and workmanship to comply with the relevant British Standards & Codes of Practice.
5. Do not diverge from drawings or specification without notifying the Architect.
6. All building works to comply with Buildings (Scotland) Regulations 2023.

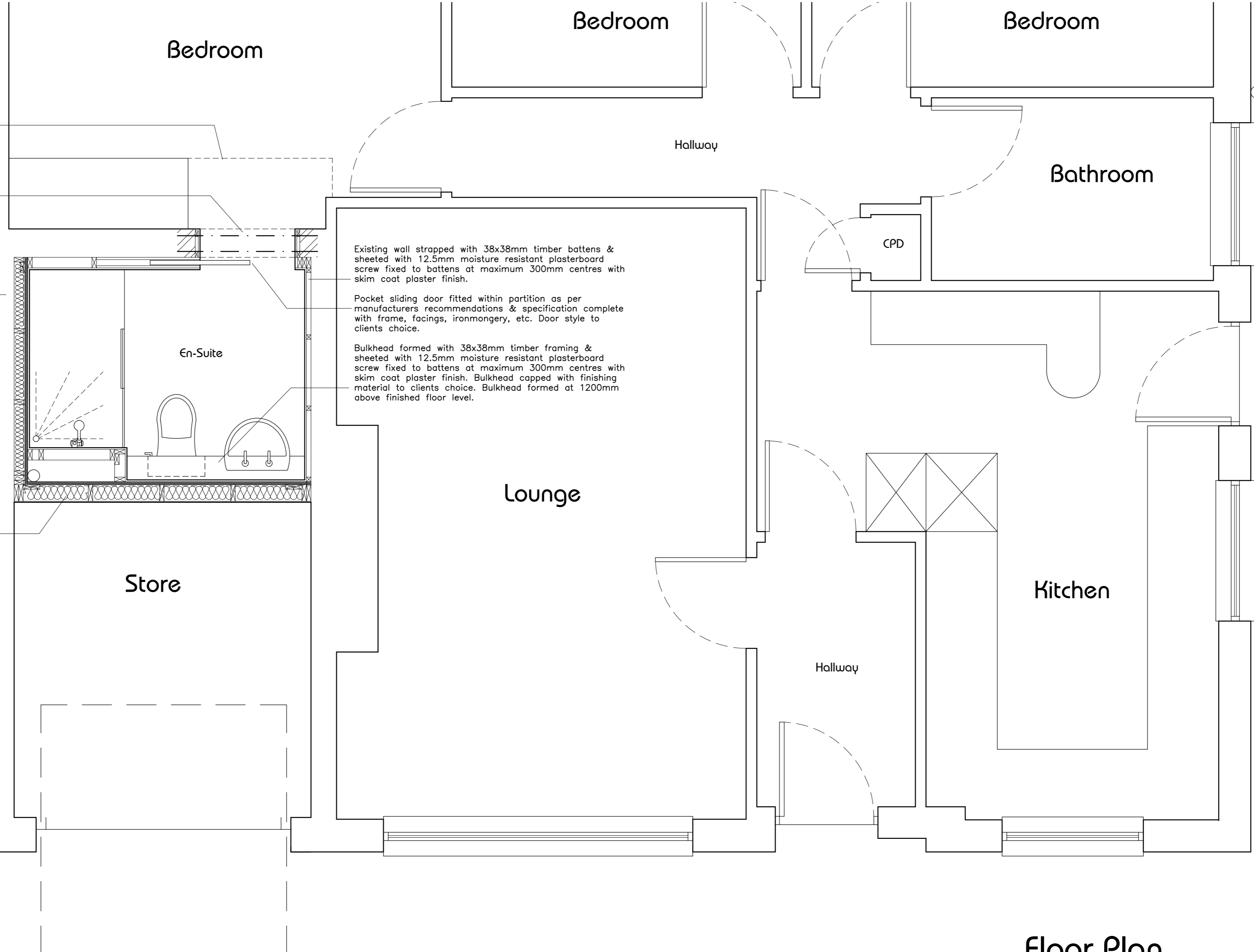
Existing fitted wardrobe to be altered as necessary to allow formation of opening through existing wall in to proposed En-Suite.

Opening formed through cavity masonry wall linteled over with robeslee type 'C' reinforce concrete lintel formed with minimum 150mm end rest both sides. Jamb's made good with brickwork tied to existing masonry to close off cavity 25x50mm timber battens fixed to masonry with 12.5mm plasterboard sheeting screw fixed to battens at maximum 300mm centres with skim coat plaster finish.

Existing cavity masonry wall separating between dwellings lined with 89x38mm timber stud framing with 90mm insulation board fitted between studs with polythene vapour barrier fixed across face of studs. 25mm insulation board fixed over partition with 12.5mm moisture resistant plasterboard screw fixed through insulation to stud framing at maximum 300mm centres with skim coat plaster finish.

New partition subdividing existing garage to form external Store room & new En-Suite formed with 140x38mm timber stud framing with 9mm OSB fixed to Store side. 140mm Insulation board fitted between studs with polythene vapour barrier formed across partition & sheeted with 12.5mm moisture resistant plasterboard screw fixed through insulation to stud framing at maximum 300mm centres with skim coat plaster finish.

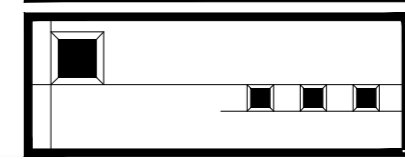
Neighbouring Property



Floor Plan

General

| | | | |
|-----------|--|-------------|-------------|
| Revisions | | | |
| Client | Mrs. M. McLachlan | Drawg Title | As Proposed |
| Project | Alterations to House at: 35, Balfour Avenue, Beith. KA15 1AW | Scale | 1:25 |
| | | Paper Size | A2 |
| | | Date | 11. 23. |
| | | Drawg No. | 1692 |
| | | | BW 03 |



James Harper Architect
 The Langsle, Langsleilly Road, Lochwinnoch, Renfrewshire, PA12 4DR.
 Telephone / Fax: 01505 843007 E-mail: mail@harperarchitect.co.uk