

NOTES:-

All dimensions must be checked on site and not taken from this drawing.

These drawings to be read in conjunction with Structural Engineers specification to be fixed in strict accordance with manufacturers specification.

All structural timber to be preservation treated.
All timbers to have a minimum end bearing of 150mm.
All new windows to contain operable areas equal to 1000mm² for each window.
Minimum area 60000mm² for habitable rooms & minimum 40000mm² for all other rooms unless stated.

Prior to commencement of work:-
a) All existing foundations & levels over openings which will be replaced to be checked and approved by the Local Authority.
b) All new foundations to be approved by the Local Authority.
c) All existing drains which are to be used, are to be inspected to check position & depth is correct for use.
d) All new drains to be installed to a depth of 150mm below finished floor level.
e) All new concrete, with 15mm thick compressible board movement joints, to be installed in accordance with BS 5500, to full Local Authority satisfaction as agreed on site.
f) All existing services which are to be altered or extended are to be checked and approved by the Local Authority.
g) The contractor is to check all setting out and any discrepancies to be reported.

h) All work to be in accordance with the latest Building Regulations and British Standards.
No work is to be carried out on adjoining land without the written consent of the adjoining owner.
All areas to be enclosed to have a U value of 1.2 w/m².
All glazing to be toughened glass to BS 6206.

Surface water taken to existing surface water drain which is to be inspected & outlet checked for suitability to full Local Authority satisfaction. If the existing drain is found to be unsuitable to receive the water, a new drain to be installed to a depth of 150mm below finished floor level with 150mm kerb of granular fill & laid to fall to new soakaway, laid not less than 3000mm from any building & not less than 1000mm from any boundary. The soakaway is to be constructed in accordance with BS 5500, to full Local Authority satisfaction as agreed on site, min 1.0 cubic metre.
Where any drain passes through a wall it is to have a concrete sleeve and a minimum 10mm gap around the pipe with rigid marking.
Use minimum 100mm dia. UPVC ducts under new concrete floor to existing suspended floor joists.

A	Date	Revision

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Client

Mr. Phil P. Adams

Arch Title

*SPACKMAN,
SPRINT HILLS GREEN
IDEA PHIN.*

Drawing Title

*OUT BUILDING
TO BE DEMOLISHED*

Scale

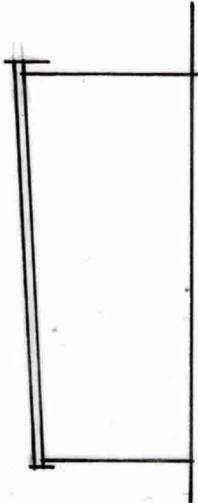
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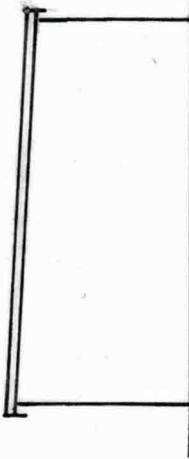
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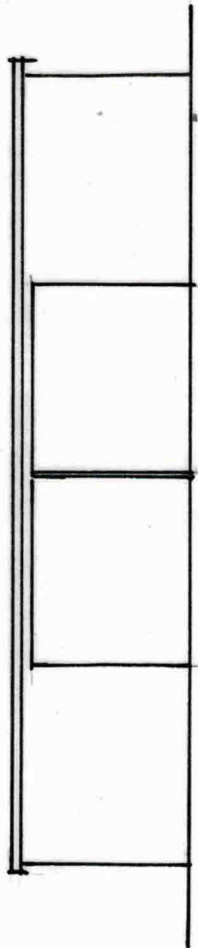
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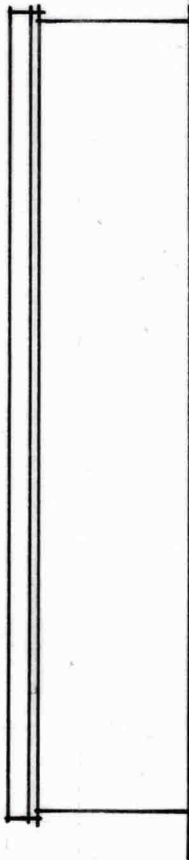
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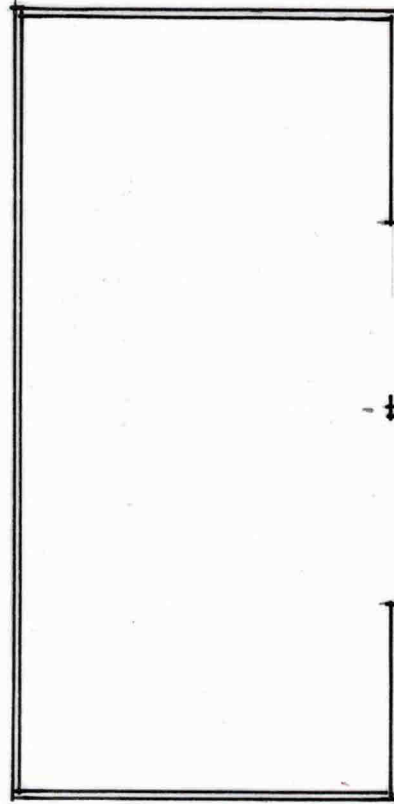
See Elevation



Front Elevation



Side Elevation



External Floor Plan

Scale Bar

