

GROUND FLOOR PLAN AS PROPOSED

- LEGEND**
- (K9) Robeslee type 'K9' outer lintel min 150 bearing
 - (C) Robeslee type 'C' outer lintel min 150 bearing
 - (CN) Catnic type CTF5 lintel min 150 bearing
 - (T) 2No. 150x50 C16 timbers spiked together to form lintel
 - * 8mm Hamma fix bolts @ 500c/c
 - PS1 215x140x100DP Padstone

ELECTRICAL LEGEND

- ⚡ 13A Double socket at low level
- ⚡ 13A Double socket at high level
- ⚡ 1 gang 1 way switch
- ⊕ Pendant light fitting
- ▶ tv TV point
- ▶ bt Telecom point
- Ⓢ 240V Ionisation smoke detector
- ▬ Radiator
- ⊕ Heat detector

Existing Electric Meter to be boxed in as shown

Existing Walls lined with 12.5mm plasterboard on 25mm timber straps

Existing double skin section of external garage wall to be as per Garage Wall Upgrade Specification

All electrical work to be carried out in strict accordance with the latest edition I.E.E. Regulations. Electrical work shall comply with B.S. 7671:2008

New radiator to be controlled by Thermostatic Radiator Valves (TRV).

Existing garage door to be removed. New Bay window to be installed into existing door opening. Refer to specification for wall build up

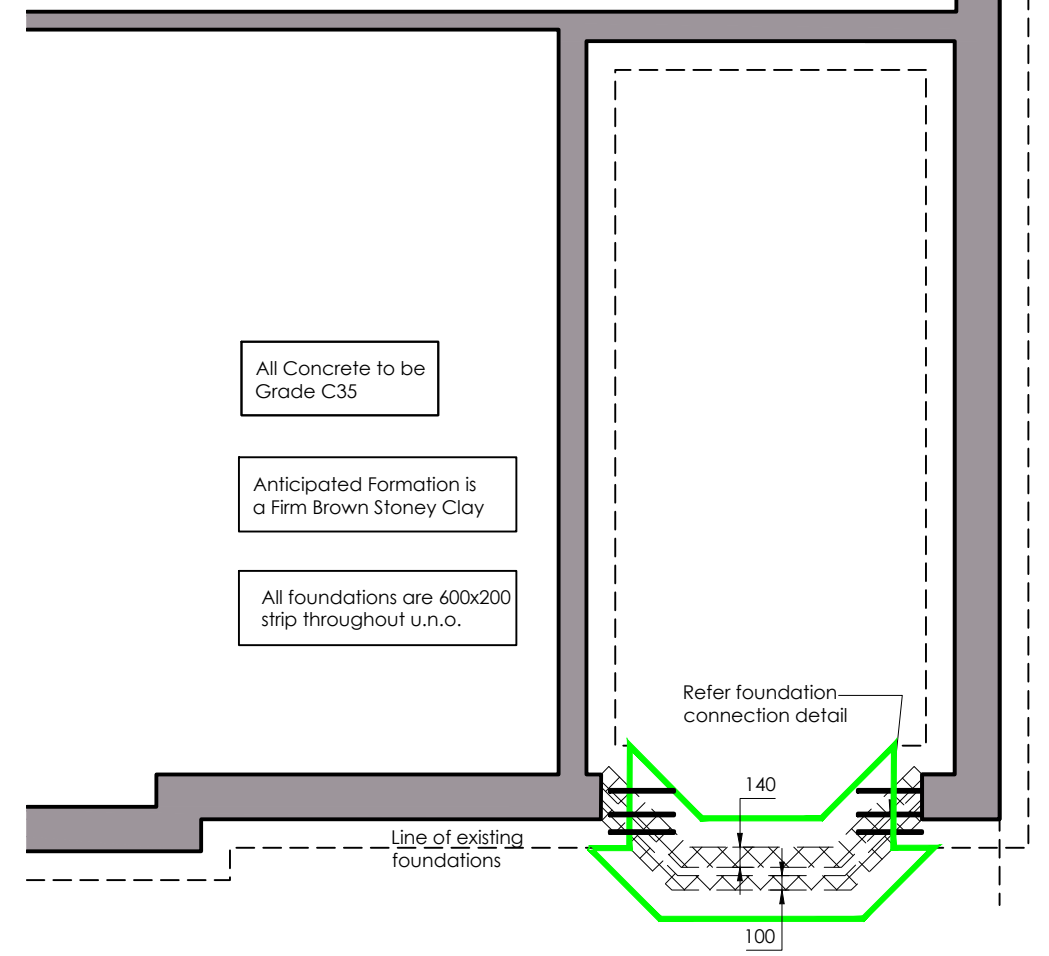
Gallows brackets shown green dotted

FOUNDATION NOTE:

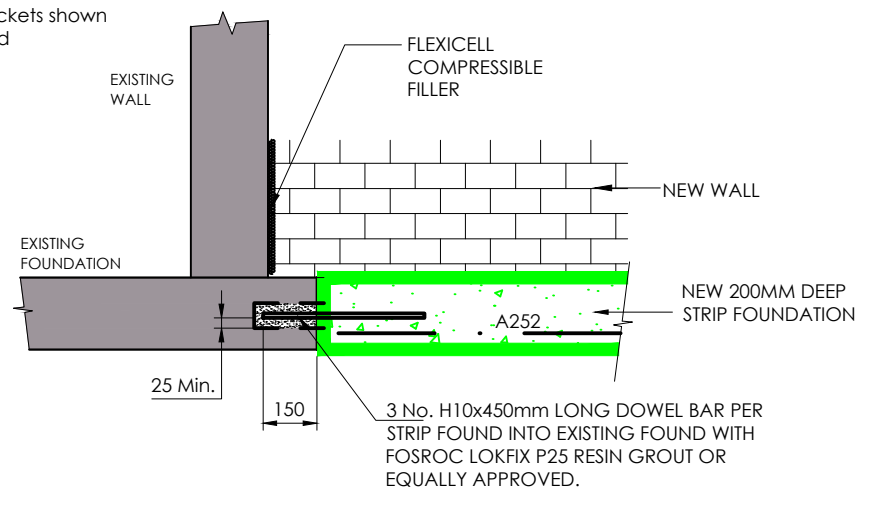
1. All foundations to be taken to bear a minimum of 600mm below finished ground level.
2. All foundations to be taken to bear onto soil capable of providing a minimum net bearing capacity of 100kN/m2.
3. Engineer to inspect all foundation formations prior to concrete being placed.
4. Foundation concrete to be 35N made using ordinary portland cement.
5. Min cement content 330KG/m3.
6. All strips to have 1 layer A252 Mesh 50mm Cover (Bottom)

UNDERBUILDING NOTE:

1. Underbuilding to be 7N dense block.
2. Underbuilding mortar to be 1:½: 4 Cement:Lime:Sand Mix.
3. Wall ties in underbuilding to be Stainless Steel Ancon type DT or similar approved ties.
4. Cavity infill to be 14N Concrete.



FOUNDATION/UNDERBUILDING LAYOUT AS PROPOSED



NEW TO EXISTING FOUNDATION DETAIL
SCALE 1:20

REVISION/NOTES	DATE
CLIENT Mr Iain Martin	
PROJECT PROPOSED GARAGE CONVERSION 17 LADYACRE GROVE, IRVINE	
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DRAWING TITLE Foundation and GF Plan as Proposed	
DRAWING NO. A307-03	SCALE 1:50 @ A3
DATE FEB. 2024	REVISION -