



PROPOSED FIRST FLOOR

new oak boarding with tongue and groove, 'V' and bead joint, concealed door with black ironmongery

PROPOSED SECTION

PROPOSED VIEW FROM HALL

remove redundant radiator boxing. —

Replacement Stairs and balustrade

10no. nsers at 195mm (approx. 1950mm floor to floor) with 250mm going and 20mm nosings housed 12mm into ex. 250 x 38mm wall string and outer string. Foot and top of outer string tenoned and pinned to ex 100 x 100 oak newel post. Post to be bolted to ground floor slab.

Continuous ex.75 x 50 handrail, to one side only, to be positioned between 900 and 1000mm vertically above the pitch line of stairs.

Balusters to be constructed from 32x32mm spindles at centres such that a 100mm \varnothing sphere cannot pass through.

All timber to be in European Oak.

half newel post fixed to wall using 2no.
 I OOmm screws into existing timber frame.
 Screws within floor zone and hidden by handrail.

remove cover board/false beam and replace with lathe and lime plaster. See detailed drawing P5.

LIME TREES
PANKRIDGE STREET
CRONDALL

DATE: March 2023
DRAWING NO. P.4

P.4 REV. A