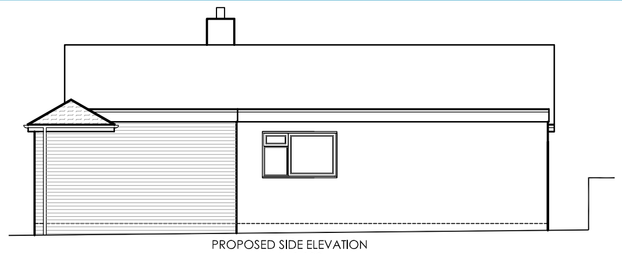
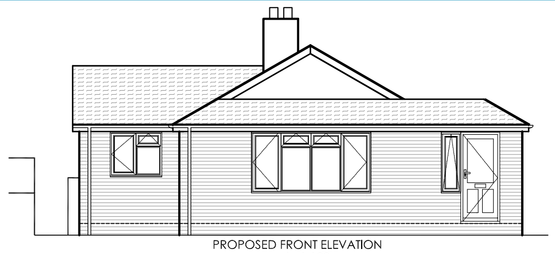
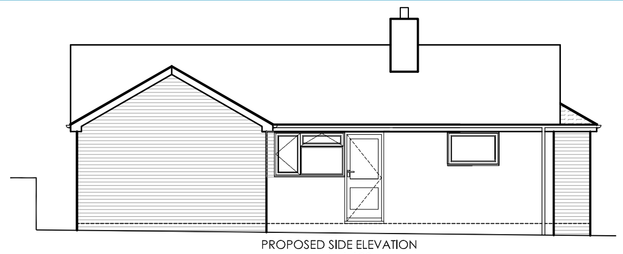
A1



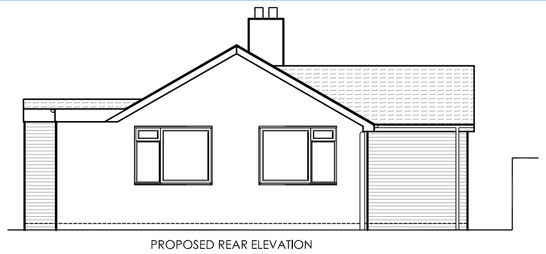
PROPOSED SIDE ELEVATION
scale 1:100



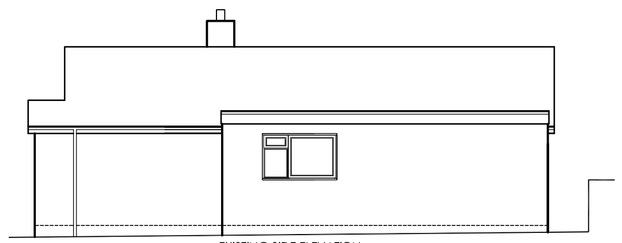
PROPOSED FRONT ELEVATION
scale 1:100



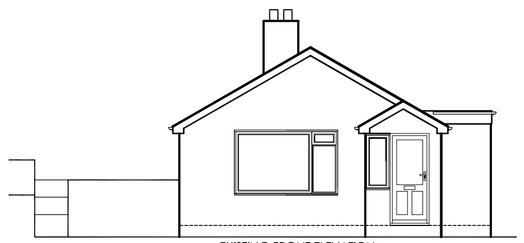
PROPOSED SIDE ELEVATION
scale 1:100



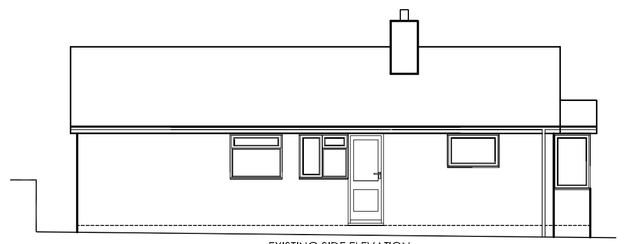
PROPOSED REAR ELEVATION
scale 1:100



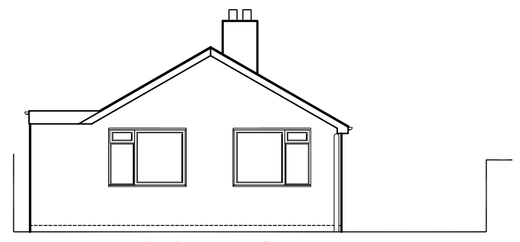
EXISTING SIDE ELEVATION
scale 1:100



EXISTING FRONT ELEVATION
scale 1:100



EXISTING SIDE ELEVATION
scale 1:100



EXISTING REAR ELEVATION
scale 1:100

demolish existing steps and cart away all debris

alterations to the existing retaining wall and landscaping to be undertaken to Clients instruction

Sanitaryware and fittings to be chosen by client

Movement joints in brickwork and blockwork to be as recommended by the brick and block manufacturers

Cavities are to be closed using 'Thermabate 100 cavity closers' built in as work proceeds, in strict accordance with the manufacturers instructions.

Bathroom to have an opening light, 4000 mm2 back ground ventilation and an extractor fan capable of extracting 15 litres/second.

remove existing bathroom and kitchen windows altering the openings to suit proposed extension as indicated providing necessary steel beams and lintels

Partially block up opening as indicated using materials to match the existing structure – ensure all new brick/block work is adequately tied into the existing to ensure stability

provide new door and frame to Clients specification

Stud walls to be 100 x 50 mm timber framing at 450 mm centres fixed at the head and sole plates with horizontal cross noggins at 600 mm centres. 100 mm thick mineral wool insulation batts are to be fitted between the framing. Timber framing to be faced both sides with 12.5 mm plasterboard and skim.

Kitchen to have an opening light, 4000 mm2 back ground ventilation and an extractor fan capable of extracting 60 litres/second or 30 litres/second using a cooker hood.

remove the existing load bearing walls as indicated and insert steel beam to Structural Engineers design and detail – make good to all disturbed surfaces

All new beams and lintels to have a minimum 150 mm end bearing from edge of brickwork

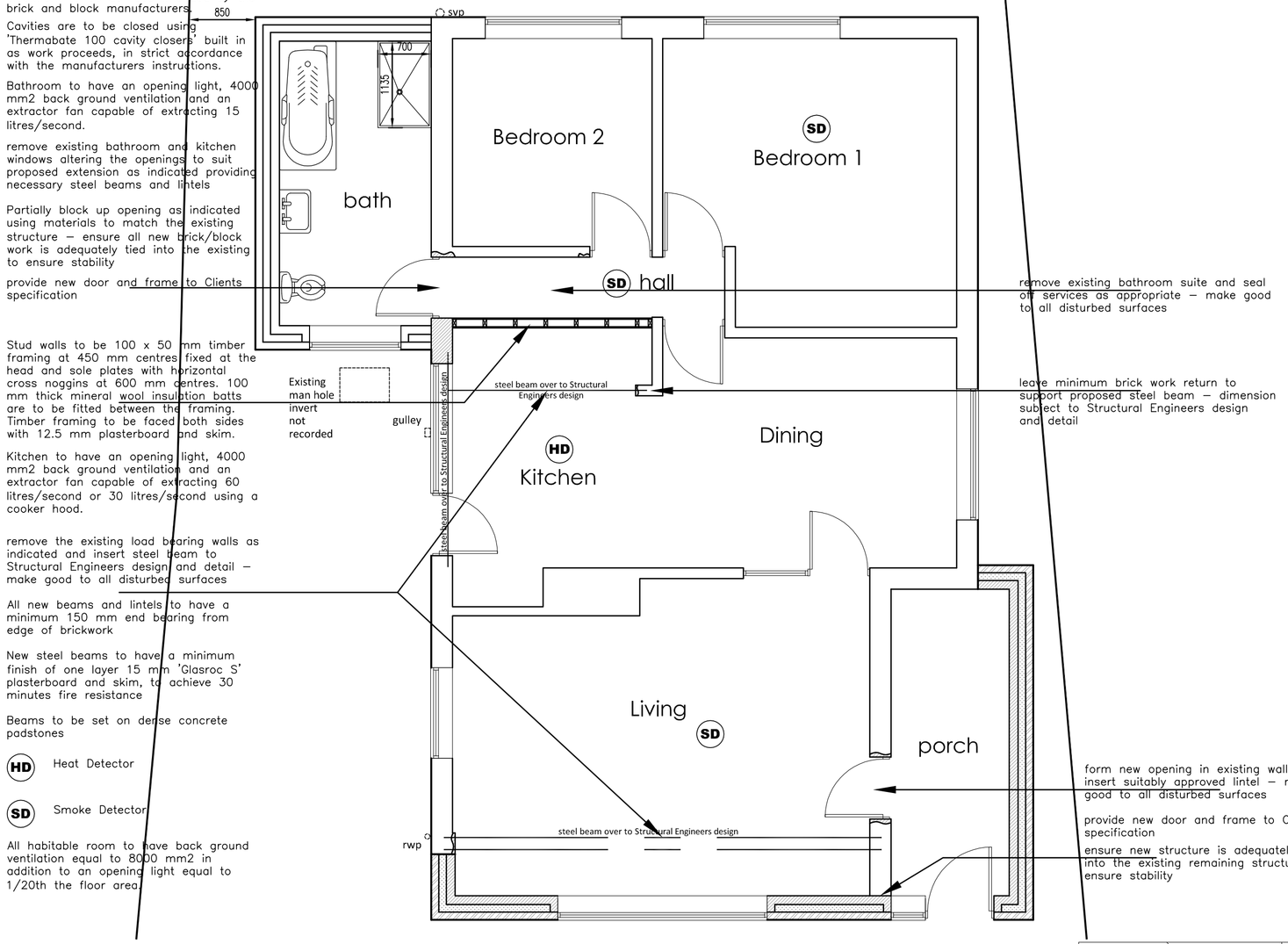
New steel beams to have a minimum finish of one layer 15 mm 'Glasroc S' plasterboard and skim, to achieve 30 minutes fire resistance

Beams to be set on dense concrete padstones

HD Heat Detector

SD Smoke Detector

All habitable room to have back ground ventilation equal to 8000 mm2 in addition to an opening light equal to 1/20th the floor area



remove existing bathroom suite and seal off services as appropriate – make good to all disturbed surfaces

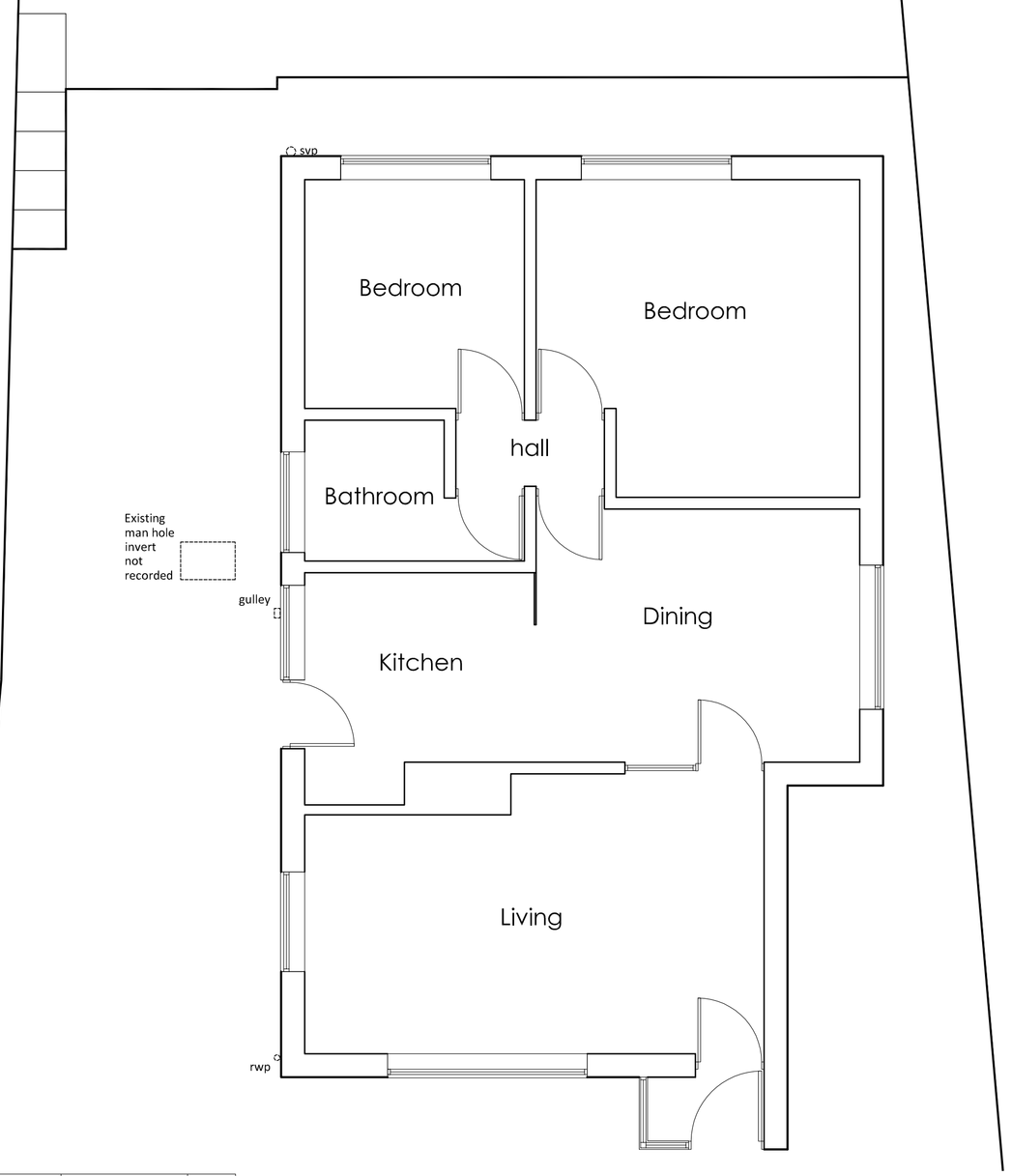
leave minimum brick work return to support proposed steel beam – dimension subject to Structural Engineers design and detail

form new opening in existing wall and insert suitably approved lintel – make good to all disturbed surfaces

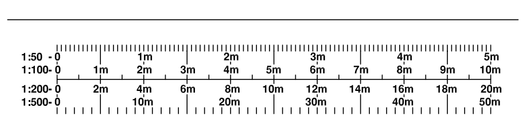
provide new door and frame to Clients specification

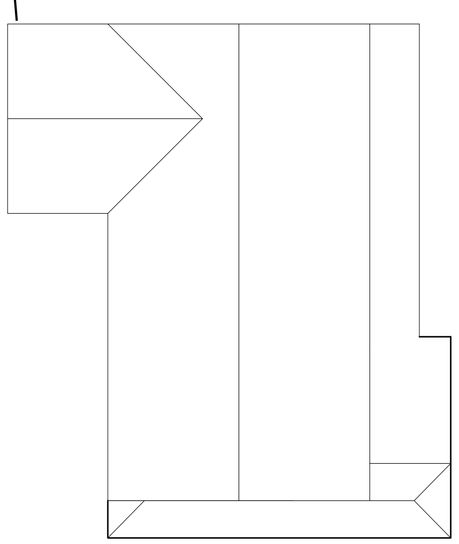
ensure new structure is adequately tied into the existing remaining structure to ensure stability

PROPOSED FLOOR PLAN
scale 1:50

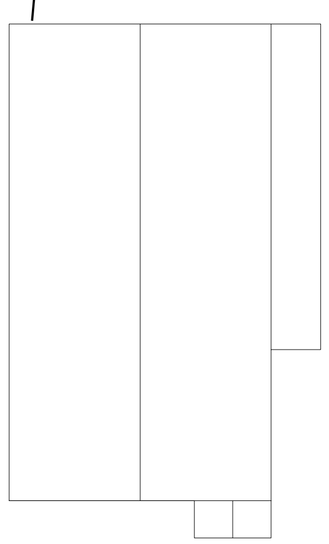


EXISTING FLOOR PLAN
scale 1:50





PROPOSED ROOF PLAN
scale 1:100



EXISTING ROOF PLAN
scale 1:100

KAD
ARCHITECTURAL DESIGN
& SURVEYING SERVICES

52 Parkway
Trentham
Stoke-On-Trent
Staffordshire
ST4 8AG

tel: 07974 243439

www.kadarchitectural.co.uk
jon@kadarchitectural.co.uk

Copyright

KAD Architectural Design & Surveying Services.

This drawing and the designs depicted may not be reproduced in whole or in part without the prior written permission of KAD Architectural Design & Surveying Services

THE PARTY WALL ACT 1996 - The Client's attention is drawn to the Party Wall Act 1996 which requires notification and agreement to be made with adjoining owners, where the building owner undertakes any building works on, adjacent to or near to the party wall line between the properties. the Client shall ensure that all legal obligations in this regard are complied with.

REVISIONS & PUBLICATION DATES

Planning & Building Regulation Purposes Only

PROJECT NUMBER / DRAWING NUMBER

2444/20/02

CLIENT
Ms S Reynolds
'Appledore'
Park Lane
Cheadle
Stoke On Trent
ST10 1PD

DRAWING TITLE

Existing and Proposed Details

FIRST PUBLICATION DATE
June 2020

Jon Bennett

SCALE :-
1:50; 1:100

printed @ A1

PROJECT
Proposed Building Works at
'Appledore'
Park Lane
Cheadle
Stoke On Trent
ST10 1PD