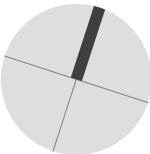


[illegible]

**FOR PLANNING/
BUILDING CONTROL
APPROVAL**



flocc

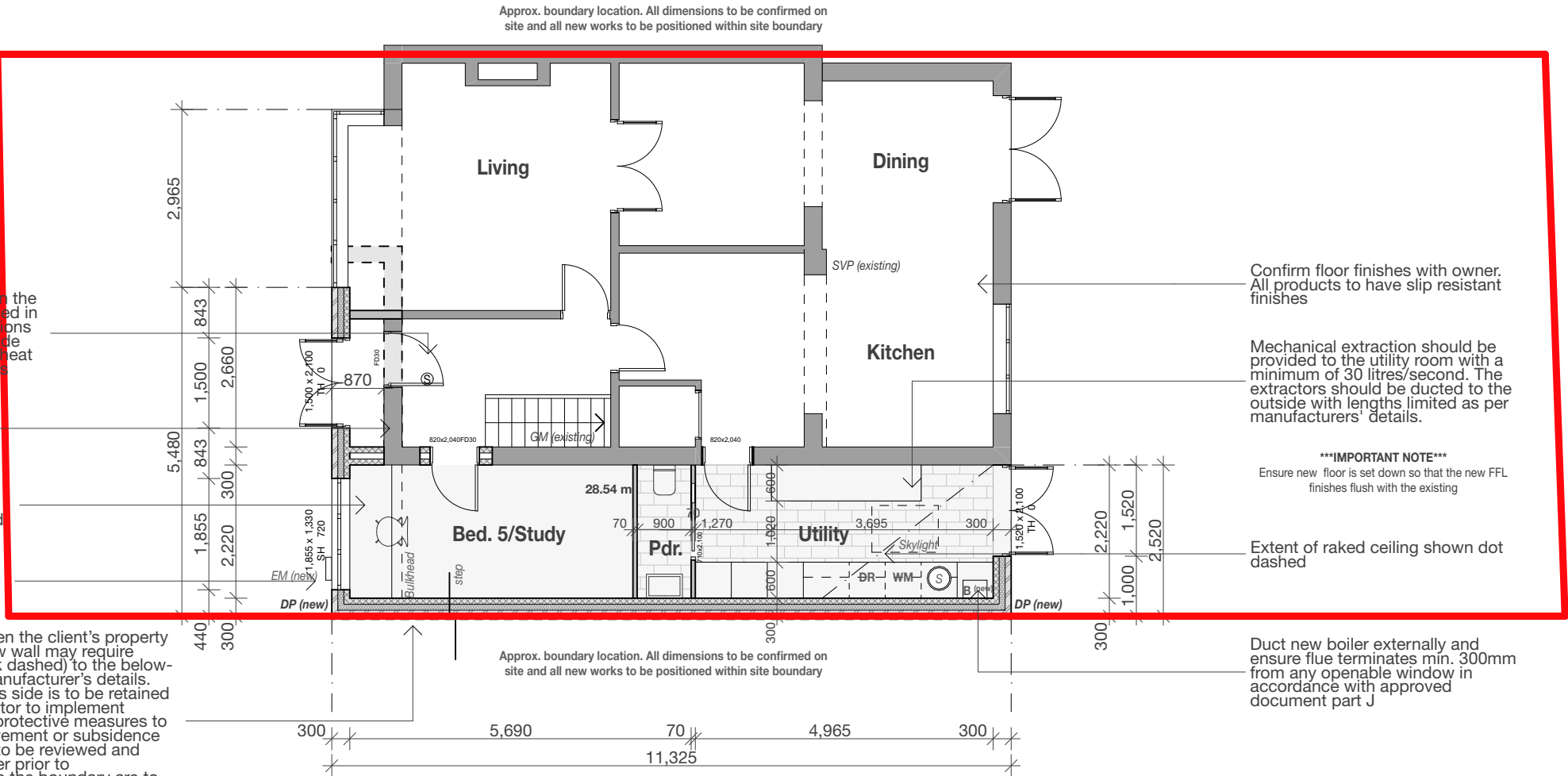
Client

Helen Haney

Project Description	
11 Coniston Ave, Prescot	
Project Number	CON011
Drawing Title	
Plans - Proposed Ground Floor Plan	
Drawing Number	Scale

WD3.3 1:100 @ A

Existing ground levels differ between the client's property and the neighbour's steps. The new wall may require tanking/waterproofing (shown thick dashed) to the below-ground face in accordance with manufacturer's details. The existing wall on the neighbour's side is to be retained and protected throughout. Contractor to implement appropriate temporary works and protective measures to ensure site safety and prevent movement or subsidence during construction. All proposals to be reviewed and confirmed by the structural engineer prior to commencement. Works adjacent to the boundary are to be agreed with the adjoining owner under the Party Wall etc. Act 1996 before excavation begins.



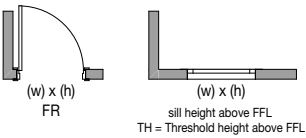
Legend						
ref.	refrigerator	B	boiler	OP	overflow	Refer to General Notes For Details ***All structure shown as graphic representation: please refer to structural engineering package for exact details of footings, concrete slab, timber framed floors, wall & roof framing***
wm	washing machine	W1	wall type 1	HOP	hopper	
dw	dishwasher	W2	wall type 2	UTY	Utility	
shr.	shower	R1	roof type 1	S	sink	
st	store	PS	plumbing stack	SVP	soil vent pipe	
wir	walk in wardrobe	R1	roof type 1	GM	gas meter	
pdr.	powder room	DP	downpipe	EM	electricity meter	

Notes

- All dimensions are to be verified on site and any discrepancies reported before commencement of any work or shop drawings
- All new windows and doors sizes indicated are to structural openings and to be site measured. Window style/detailing and opening sash locations to be confirmed and approved by owner prior to fabrication. All new windows require means of escape with an unobstructed openable area of 0.33sq.m. and at least 450mm high and 450mm wide. The bottom of the openable area should not be more than 1100mm above floor level. All windows to achieve the minimum U values specified in the British Standards.
- **All floors (suspended or on ground) walls and roofs are to be insulated and achieve at least the minimum U values listed under Approved Document Part L of the British Regulations.**
- Confirm all finishes and materials with owner.

*****All works to be constructed in accordance with accredited construction details*****

Notes on setting out
 All opening sizes are to structural openings
 FR = Fire rated door where required



Brickwork

windpost and restraint requirements for piers less than 665mm width to be confirmed by structural engineer



- Provide DPC min. 150mm above natural ground level

- Provide weep holes at 900mm centers above all openings