JAAN Architects

RIBA Conservation

Architects Registration Board

SHEET ID: 11ELIBR

DATE: 20/04/2022

SITE ADDRESS

11-13 Branch Road
Batley
Kirklees
WF17 5RY

DESIGNER

Nasar Ishfaq
JAAN Architects Ltd
www.JAANarchitects.co.uk
07817 086 944

CLIENT

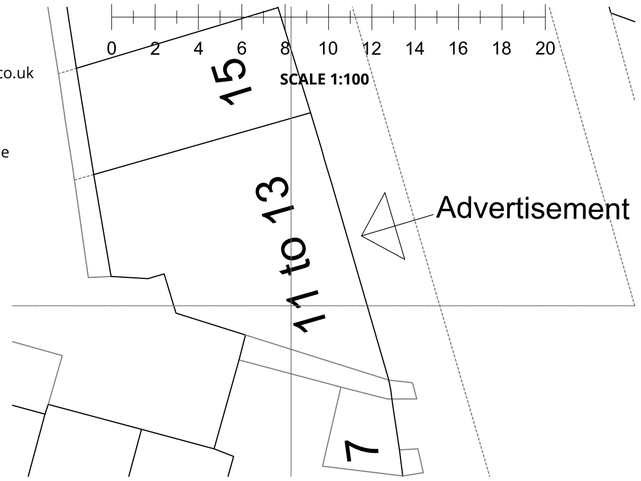
ELITE Cafe & Patisserie

DRAWINGS LIST

Existing:
East Elevation
Location Plan
Site Plan
Ground Floor Plan
First Floor Plan

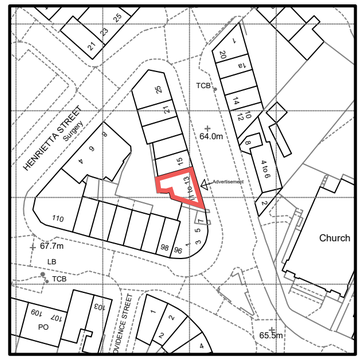
Proposed:
East Elevation
West Elevation
Ground Floor Plan
First Floor Plan

Note: Materials to match existing where possible



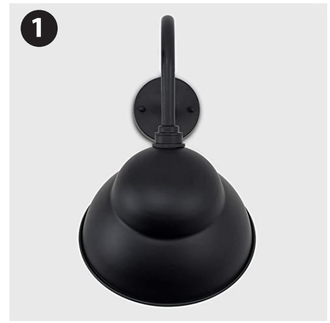
ROOF PLAN
SCALE 1:200
EXISTING - E001

N



SITE PLAN
SCALE 1:1250
EXISTING - E002

N



External Swan Neck Lights to shine on vinyl advetisement on roof surface. 60 watts, 1500 lumins, 3000k, IP67 rated.

LEGEND

NOTE: All switches and sockets to have 35mm deep wall plate

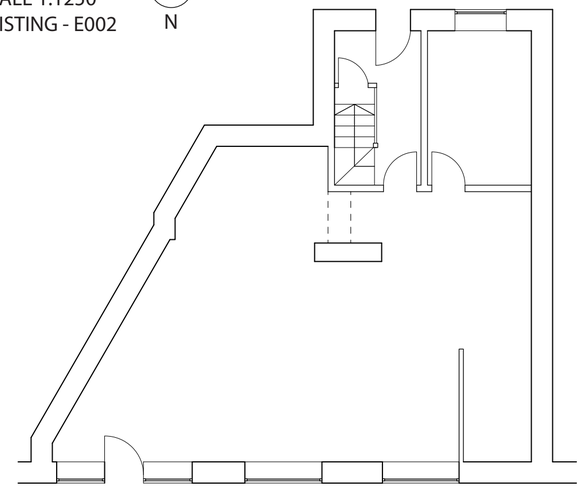
- Fire Alarm - Smoke sensor, hard wired with battery backup
- G Gas Supply
- Fire Alarm - Optical Heat Sensor, hard wired with battery backup
- Filtration System 20inch diameter 230v power, WoodsFan 1m above eaves
- G Emergency Gas Stop lever

NOTES:

ALL electrical wiring works will be compliant with BS 7671:2018 (IET Wiring Regulations 18th Edition)
First floor room will be used as (1) office space in conjunction with the ground floor cafe, (1) kitchen with no gas installation just a sink and electric oven - preparation kitchen only, (1) store room.
Existing fire alarm system is to be retained, any additional fire alarms are to meet BS 5839 Part 1 - existing system to be retested to ensure compliance.
Emergency lighting and escape signage to be in complaince with BS 5266 and BS 5499 as required (existing systems to be checked for compliance.
All structural members to achieve fire resistance to conform with Approved Document B table B3 and B4. Fire board to be installed to protect all steel beams.
Emergency gas supply stop lever is located in the kitchen adjacent to the door which will be used in the event of a fire.

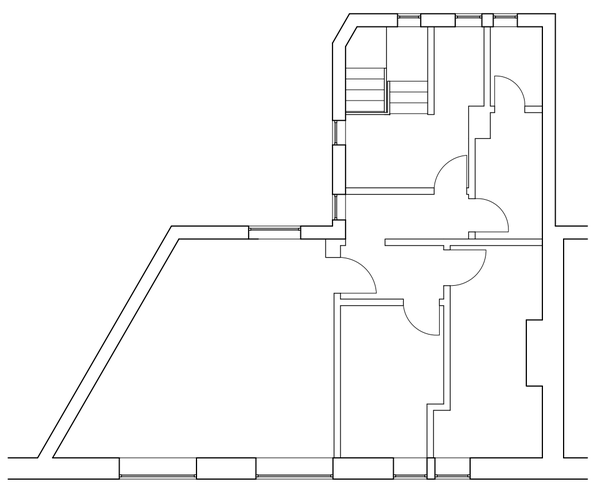


EAST ELEVATION
SCALE 1:100
EXISTING - E003



GROUND FLOOR
SCALE 1:100
EXISTING - E004

N



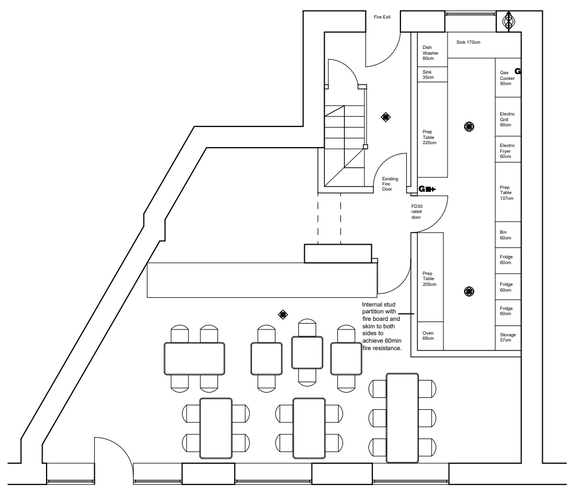
FIRST FLOOR
SCALE 1:100
EXISTING - E005

N



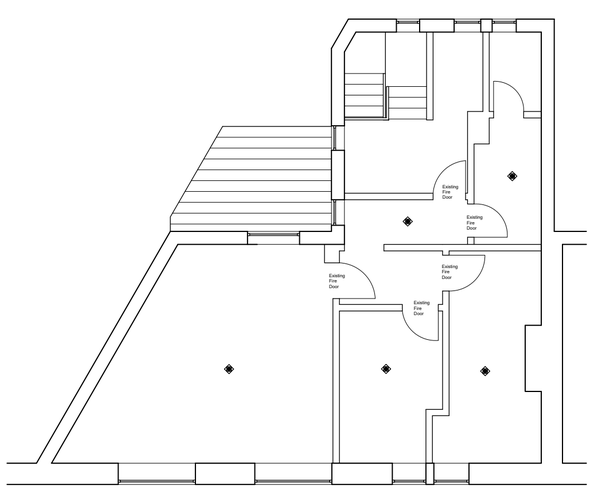
EAST ELEVATION
SCALE 1:100
PROPOSED - P003

WEST ELEVATION
SCALE 1:100
PROPOSED - P004



GROUND FLOOR
SCALE 1:100
PROPOSED - P005

N



FIRST FLOOR
SCALE 1:100
PROPOSED - P006

N