MAINS WIRED WITH BATTERY BACK-UP FIRE ALARMS TO BE INTRODUCED ON ALL FLOORS WITHIN HALLWAY AREAS

STEEL BEAMS INTRODUCED TO PROVIDE SUPPORT TO FLOORS/WALLS/ROOFS ABOVE NEW OPENINGS. PORTALISED FRAMES WITH INDEPENDENT FOUNDATIONS MAY BE REQUIRED FOR MAJOR OPENINGS.

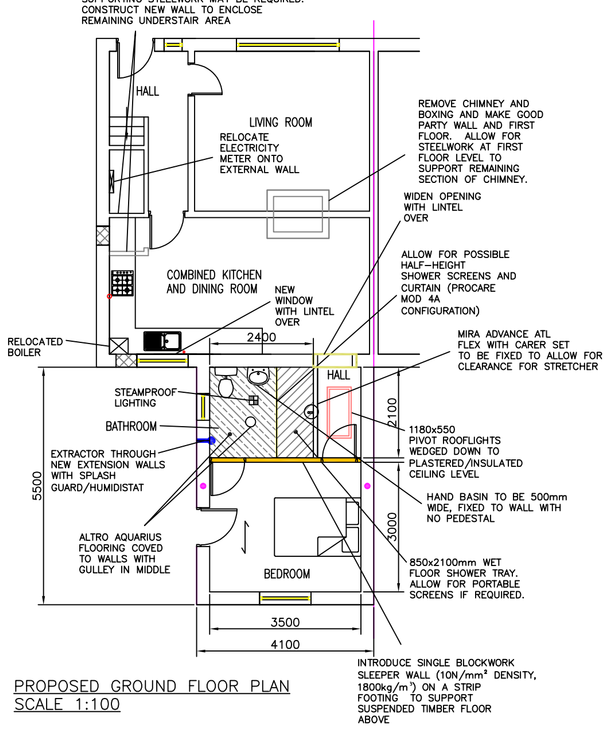
INDICATES BUILDINGS TO BE DEMOLISHED WITH REMOVAL OF FOUNDATIONS/ FENCING/DRAINAGE TO BE REMOVED AND GROUND MADE GOOD

BLOCK-OFF EXISTING DOOR/WINDOW OPENINGS

WP2 ANCON WINDPOSTS POSITIONED WITHIN CAVITY FIXED TO FOUNDATIONS AND TO EXTENSION ROOF - OBTAIN DESIGN FROM ANCON. ALLOW FOR MIN. 4-6 WEEKS LEAD TIME FOR DESIGN AND SUPPLY FROM ANCON

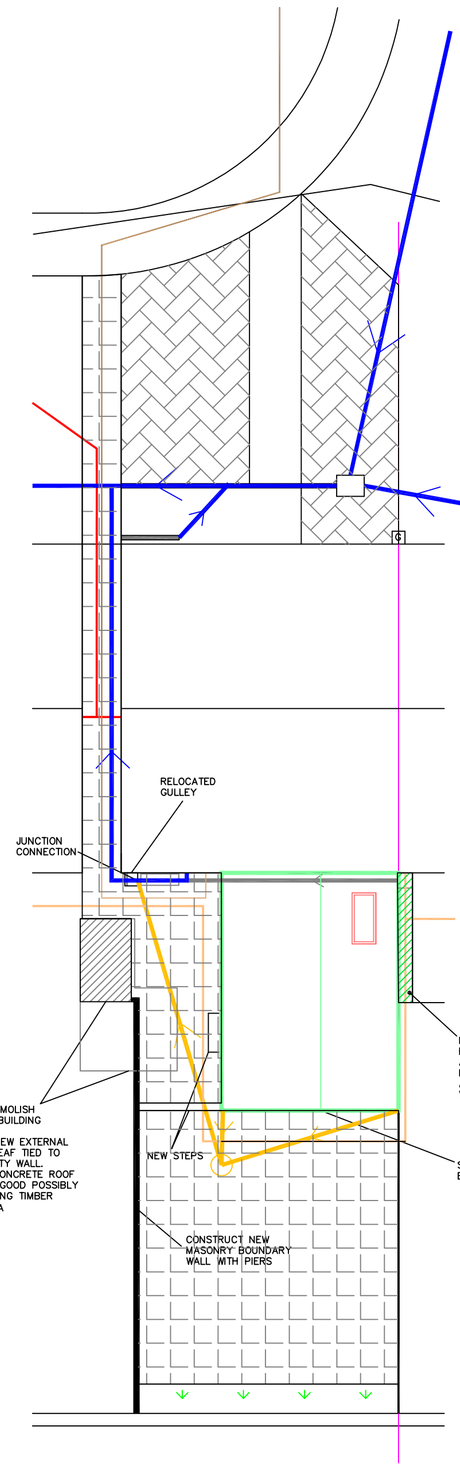
ASSUMED JOIST SPAN TO GROUND, FIRST AND LOFT FLOORS - CONTRACTOR TO CONFIRM THROUGH DISCUSSIONS WITH BUILDING CONTROL. SLEEPER WALLS WITH INDEPENDENT FOUNDATIONS WILL BE REQUIRED TO GROUND FLOOR.

REMOVE UNDERSTAIR WALL AND DOOR. CHECK IF WALL IS PROVIDING STRUCTURAL SUPPORT/STABILITY TO PROPERTY - SUPPORTING STEELWORK MAY BE REQUIRED. CONSTRUCT NEW WALL TO ENCLOSE REMAINING UNDERSTAIR AREA



PROPOSED GROUND FLOOR PLAN
SCALE 1:100

NOTE
1. INTERNAL DOORS PROVIDING ACCESS FROM FRONT DOOR TO REAR EXTENSION TO BE MIN. 838mm WIDE WITH CONCRETE LINTELS OVER.
2. FRONT DOOR TO HAVE AVAL THRESHOLD.
3. REAR DOOR TO BE USED FOR FIRE EXIT PURPOSED ONLY.



PROPOSED SITE PLAN
SCALE 1:100

ASSUMED ELECTRICITY FEED TO PROPERTY

DIVERTED GAS MAIN ROUTE

EXISTING SEWERS SERVING PROPERTY

G GULLEYS

NEW 100mm DIA. @ 1:40 GRADIENT FOUL AND SURFACE WATER DRAINS AND 450mm DIA. WAEVN MANHOLES DISCHARGING INTO EXISTING SEWER RUNS WITH JUNCTION CONNECTIONS

DIVERTED WATER MAIN FEEDING PROPERTIES ON LINTON AVENUE - EXACT LINE AND LEVEL TO BE CONFIRMED ON SITE

NOTE:

ALL SERVICE RUNS SHOWN ARE INDICATIVE ONLY - CONTRACTOR TO CONFIRM LINE AND LEVEL OF EACH SERVICE AND CONSULT WITH RELEVANT AUTHORITIES TO UNDERTAKE NECESSARY DIVERSION WORKS.

NOTE:

REAR EXTENSION

WALL CONSTRUCTION - TO BE BRICKWORK EXTERNALLY TO MATCH EXISTING PROPERTY.

ROOF CONSTRUCTION PITCHED - MARLEY PLAIN CONCRETE TILES ON PROPRIETARY TRUSS RAFTER ROOF.

FLOOR CONSTRUCTION - INTERNAL FLOOR TO BE EITHER OF SUSPENDED FLOOR CONSTRUCTION OR GROUNDBEARING CONCRETE CONSTRUCTION.

NOTE:

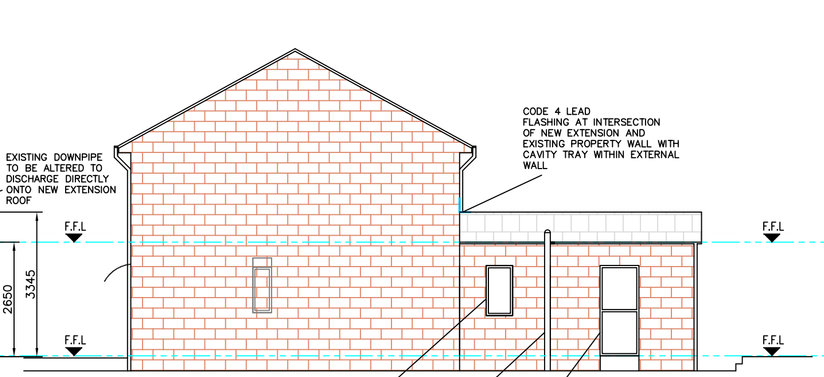
UNDER THE PARTY WALL ACT 1996 - NOTICE MUST BE SERVED ON ADJOINING OWNERS BY THE PROPERTY OWNER PRIOR TO STARTING ANY WORK NEAR PROPERTY BOUNDARIES. THIS NOTICE MUST BE SERVED IN ACCORDANCE WITH THE ACT. MORE INFORMATION IS AVAILABLE ONLINE.

CONTRACTOR HAS FULL RESPONSIBILITY FOR TEMPORARY WORKS INCLUDING SCAFFOLDING PROPPING ON SITE TO MAINTAIN STABILITY FOR DURATION OF WORKS.

LINTELS:- ALL LINTELS TO ACHIEVE 150mm END BEARING. ALL LINTELS TO HAVE HORIZONTAL DAMP PROOF COURSE.



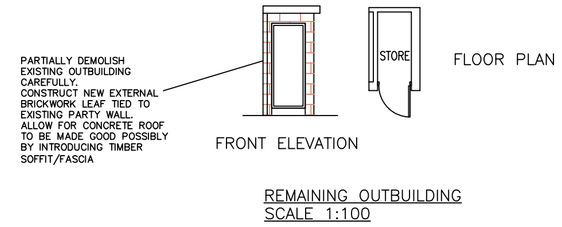
PROPOSED REAR ELEVATION
SCALE 1:100



PROPOSED SIDE ELEVATION
SCALE 1:100



PROPOSED FRONT ELEVATION
SCALE 1:100



REMAINING OUTBUILDING
SCALE 1:100

NOTE - THIS DRAWING IS FOR PLANNING PURPOSES ONLY - FURTHER DETAILED DRAWINGS WILL BE REQUIRED AS PART OF A BUILDING REGULATIONS APPLICATION.

NOTE - DO NOT SCALE OFF DRAWING. DIMENSIONS TO BE CONFIRMED ON SITE

ALL DIMENSIONS IN MM

NOTE - THIS DRAWING IS TO BE READ IN CONJUNCTION WITH DRAWING NO. S03 - WORK SPECIFICATION

Revisions		
	Date	Apr 2024

Planning Application for:
Disabled Adaptation Work
16 Linton Avenue, Batley

Drawing Title:
Proposed Plans and Elevations

Drawing No: S02 | Rev F

Scale: As shown | Paper Size: A1