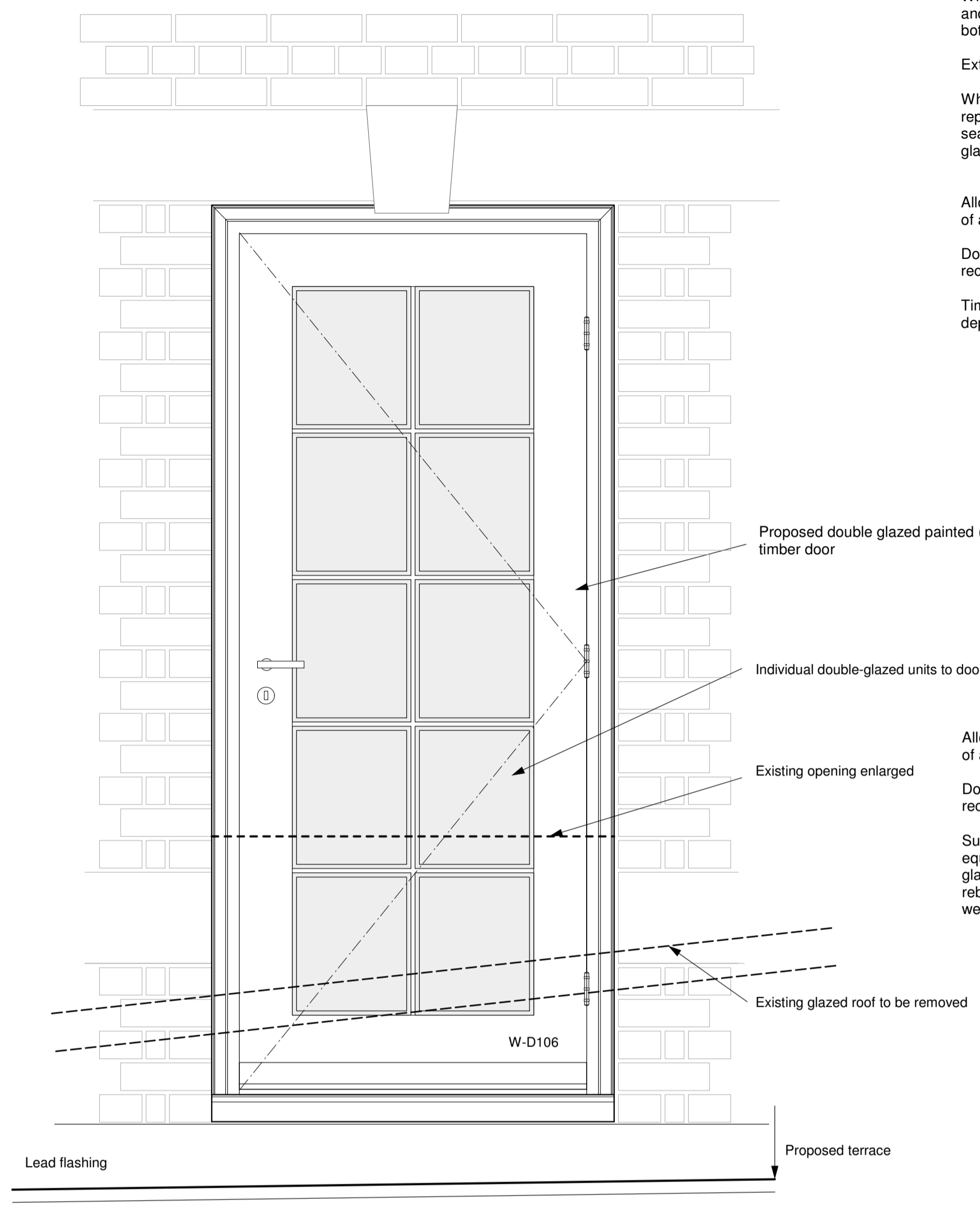
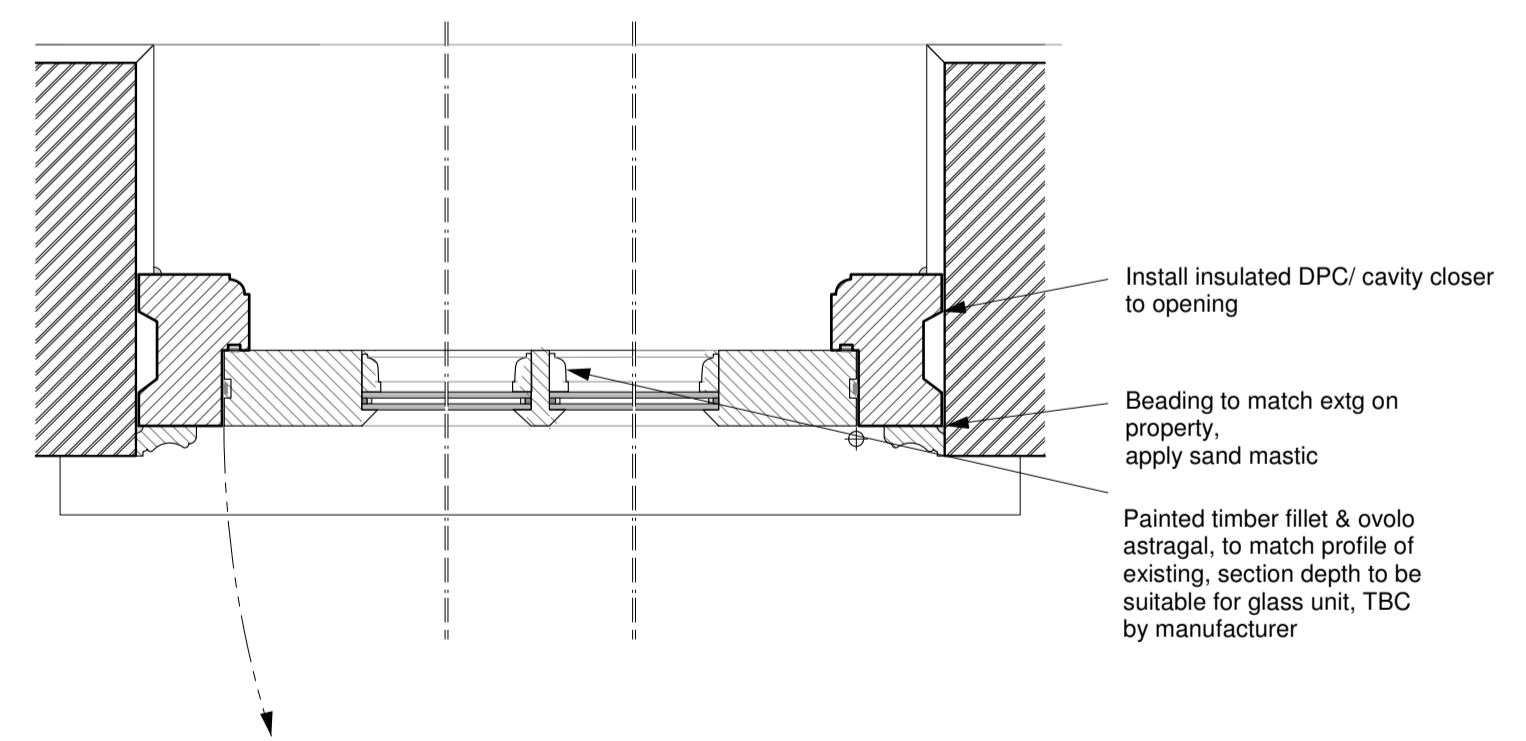


Existing Window to Bed 1 - To be removed (1:10)



Proposed External Door to New Terrace (1:10)



Plan Detail of Proposed External Door to New Terrace (1:5)

Window frames and linings should be fixed solidly, level and plumb by door/ window cramps or plugged and screwed. Fixings should be not more than 600mm apart and not more than 150mm from top or bottom.

External doors should not be less than 44mm in thickness unless noted otherwise.

Where existing sash windows are to be overhauled: Restore draught seal/ stops, inner box surface, replace with 'everlasting' cords, balance and adjust weights, replace beads, fit integral draught strips/ seals, and realign sashes as necessary. Where existing sashes to be removed and fitted with double glazed units; astragal/ transom/ mullion, glazing bar, horn and moulding arrangement all to match existing.

Allow for integral 'slim-line' white trickle adjustable ventilators to frames to provide background ventilation of a minimum 8,000 mm² to all habitable rooms 4,000mm² to bathrooms.

Doors, windows and glazing shall be supplied to ensure adequate performance in service. Items to recommendations of BS 6375 for weather-tightness.

Timber windows should comply with the relevant requirements of BS 644 and have a minimum rebate depth of 15mm where double glazed units are to be installed.

Allow for integral 'slim-line' white trickle adjustable ventilators to frames to provide background ventilation of a minimum 8,000 mm² to all habitable rooms 4,000mm² to bathrooms.

Doors, windows and glazing shall be supplied to ensure adequate performance in service. Items to recommendations of BS 6375 for weather-tightness.

Supply and fix pre-primed new external glazed HW timber double door and side lights to new terrace, equal door panels, to approx. 2032mm high minimum 44mm thick door, glazing bars form 10 double glazed clear small panes to the door. Frame to incorporate HW sub-cil and flush threshold (bottom rebate) with weatherseal/ bar. Provide hinges set and secure flush bolt locking system. Doors to be full weather sealed. Frame and doors to be installed securely, square and level. Painted white finish.

NOTES:

Workmanship and materials are to be in accordance with the relevant current British Standards, Codes of Practice and the Local Statutory Authorities requirements.

These drawings should be read in conjunction with all Engineers and other Consultants' drawings and specifications and with such other written instructions as may be issued during the course of the contract.

All dimensions relevant to the setting out of site work shall be verified by the contractor before construction and fabrication commences.

During construction the contractor shall be responsible for maintaining structure in a stable condition.

Do not scale off this drawing. All measurements are in mm unless noted otherwise. Any discrepancies, errors or omissions must be referred immediately to the Architect.

Public and Private services; Protect, uphold and maintain all services. Do not interfere with their operation without the consent of the service, authorities or private owners or the Architect.

Protect all materials and components on site from theft, damage or inclement weather. Protect the works from damage or inclement weather.

Works are to be carried out in accordance with the requirements of the Construction (Design and Management) Regulations 2007. Health & Safety is to be co-ordinated and properly managed throughout all stages of the construction project. The principal contractor has responsibility for co-ordinating health and safety aspects during the construction phase.

Existing and proposed levels are to be cross-checked by Contractor prior to setting-out and before construction commences. Any discrepancies between levels and drawings to be reported to the Architects and/ or Project Managers.

All drawings to be read in conjunction with Michael Alexander Structural Engineers specifications & drawings ref 2867 and Hoare Lea M&E Consultants specifications & drawings ref 09752. Any discrepancies between drawings or errors in the interface between elements is to be reported to the Architects and/ or Project Managers prior to construction/ installation on site.

REVISIONS				
Ref.	Date	Description	Drawn	Checked
A	Jan 15	Further detail added to suit LB Camden requirements		

NOTE: Do not scale off of this drawing (except for Planning purposes). All dimensions in millimetres unless noted otherwise. Any errors or omissions to be reported to the Architect. All dimensions relevant to the setting out of site work shall be verified by the Contractor before construction and fabrication commences.

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project	1 INVERFORTH HOUSE, NORTH END WAY, LONDON NW3 7EU		
client	Mr & Mrs Shahmoon	© This drawing is copyright of Richard Maltese Architects Ltd	
title	Proposed Joinery Details		
scale	1:20/ 1:10/ 1:5 @ A1	date	Jan 2015
		drawing no.	11155/ 30

Internal Door - Typical (1:10)

