

KEY

Note: existing wall and ceiling finishes to be repaired and redecorated throughout
New cast iron radiators throughout house (except kitchen / bathrms UFH)
Remove skirtings throughout first floor, install shadow gap former and make good plasterwork to joint with floor. Retain, repair door and window architraves.
All doors to be replaced.

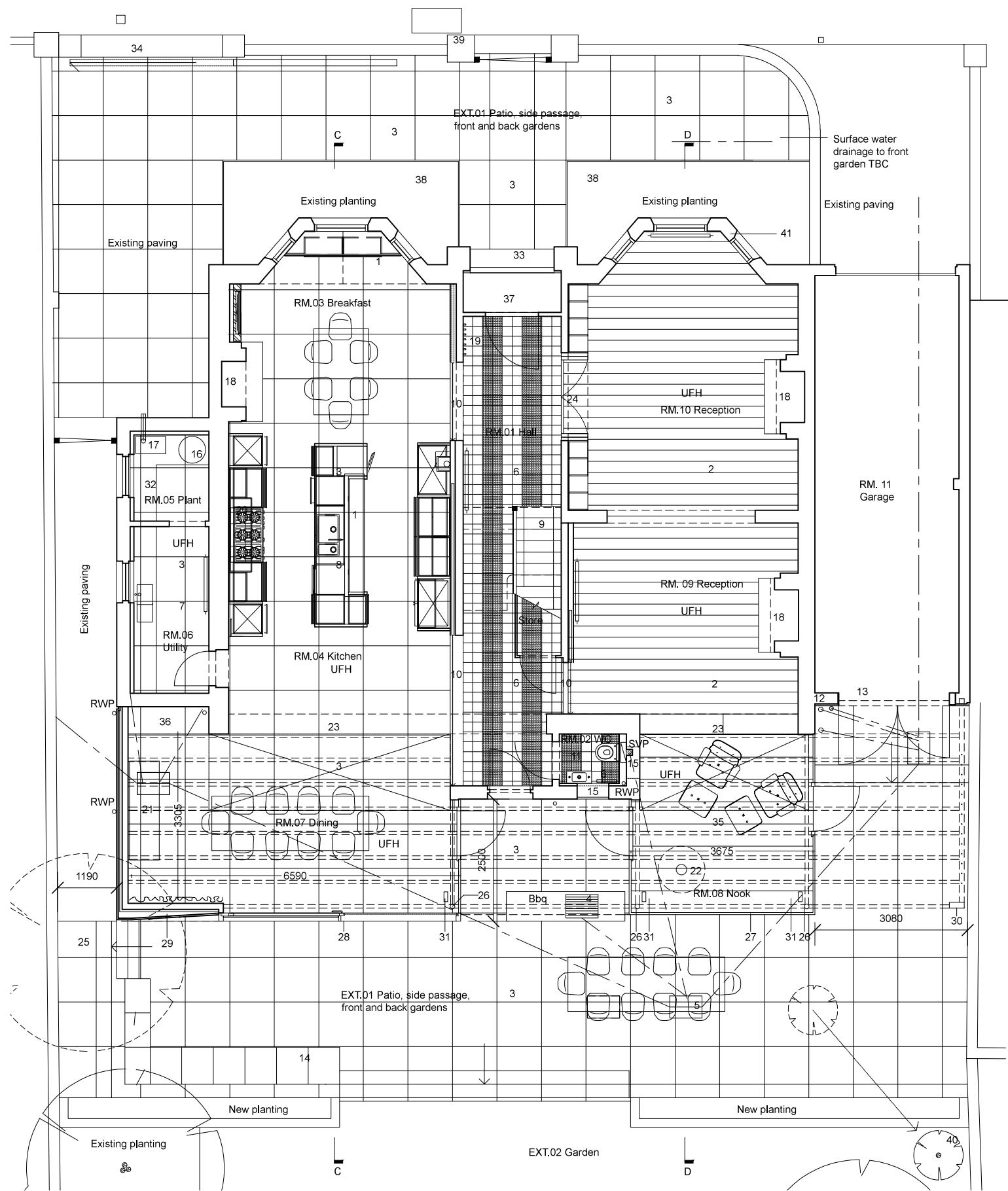
1. Kitchen and window seat by others
2. Timber floor - retain existing and patch in new where required, sand and re-finish
3. Tiled floor - bateig blue limestone
4. BBQ worktop in bateig blue with glass canopy above.
5. Existing drains re-routed to new MH with recessed patio-finish cover
6. Azulej tiles: plain and Grigio-combo stripes (surfacetiles.com)
7. Utility room to be waterproofed, insulated and roof covering replaced. New finishes, fittings and finishes internally.
8. Remove non-original coricing in this room. Install new suspended ceiling with cove lighting.
9. Sand and re-paint entire stair. New carpet stair runner.
10. New matt white sliding door fitted to existing opening.
11. Existing WC to be stripped out and new tiling to floor and sanitaryware installed. Plaster to be stripped off these walls internally and brickwork carefully repointed and painted.
12. New SVP routed from above
13. Existing garage wall and doors to be over-clad in timber, stained.
14. New seat and steps formed in RC and clad in matching stone to patio, with bespoke fitted removable cushions
15. Existing window blocked up and new frameless opaque fixed window installed to WC
16. Replace HWT
17. Replace 2 exg. boilers with new system boiler
18. Remove fireplace inserts, clean brickwork and restore marble surrounds to original condition.
19. Wall mounted coat hooks

20. Tiled splashback behind range: Azulej tiles: plain and Grigio-combo stripes
21. Client's dresser
22. Wood burning stove suspended from roof
23. Existing structure removed and support inserted within floor structure over
24. Existing structure removed, new folding door and intel over
25. Remove tree/replace with new mature tree within garden
26. Internal steel circular section columns
27. Frameless structurally glazed double glazing
28. Seasoned solid oak sliding door
29. New brick internal leaf wall clad in 30 x 800 x 800mm Portland Jordan Roach stone. Brick painted internally.
30. High stress concrete roof structure and external pergola
31. Ventilation via floor
32. New joinery/storage to plant room
33. New front door, and new single-piece 'blue bateig' limestone steps
34. New motorised gate to driveway.
35. Dinesen douglas fir floor to new extension, soaped.
36. Spraypainted MDF cupboard.
37. Retain, and clean existing quarry tiles to entranceway
38. Form new shaped planting beds. Edge using paving stones on end. Retain existing planting
39. New number plaque fixed to gate post
40. Move existing sapling
41. Execute remedial works to bay window as SE designs.

Denotes notional underground drainage

EXISTING

0 1 2 3 4 5m



PROPOSED

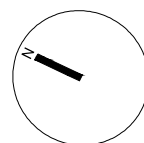
NOTES

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PROJECT TITLE 25 DARTMOUTH PARK HILL					
DRAWING TITLE EX & PR GROUND PLANS					
DWG STATUS PLANNING					
DRAWN	BR	FILE	xxx	DATE	01-07-14
CHECKED	TD	JOB NO.	1442	SCALE	1:100 @ A3
				REVISION	
				DWG NO.	GA 101