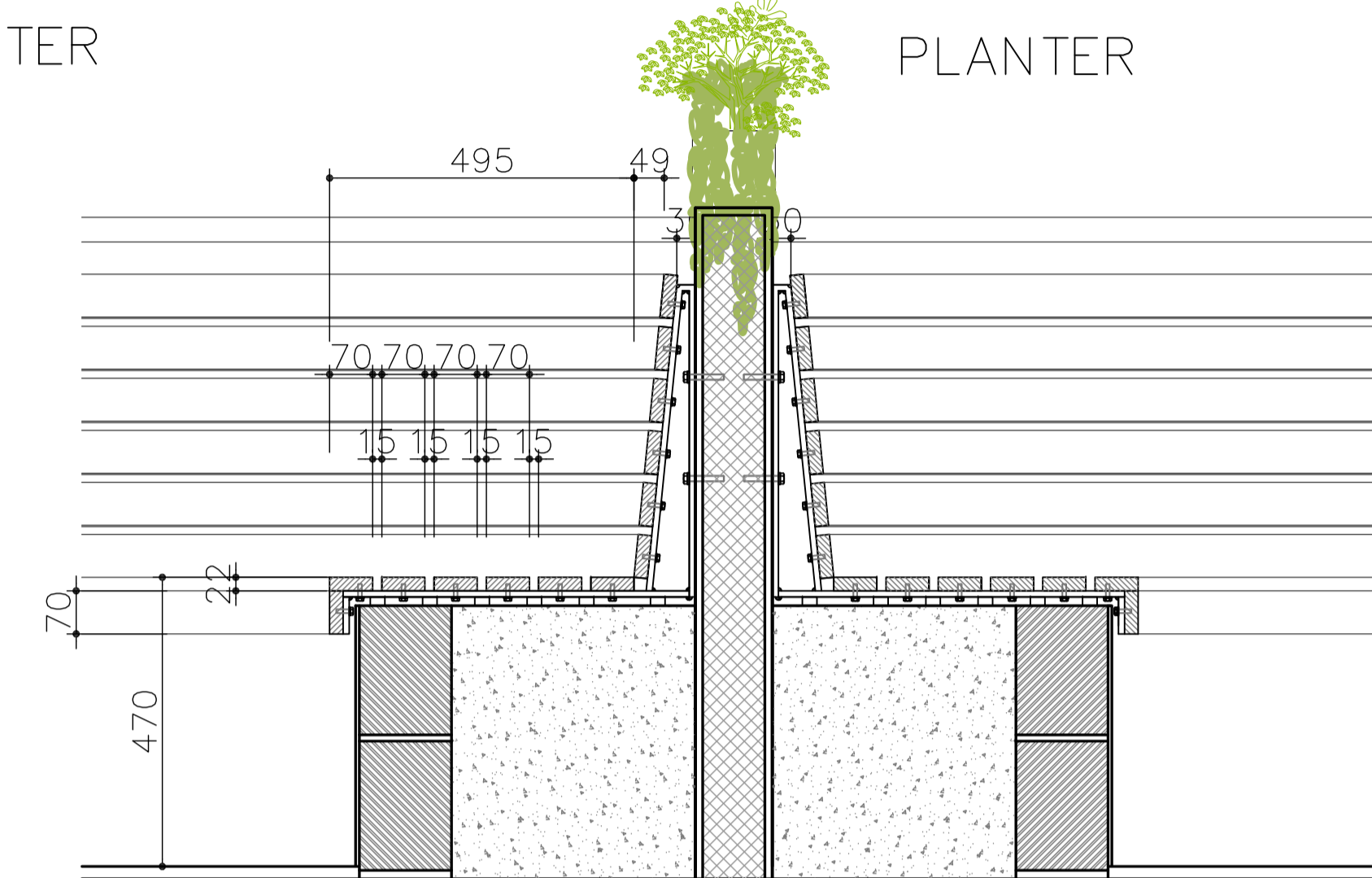
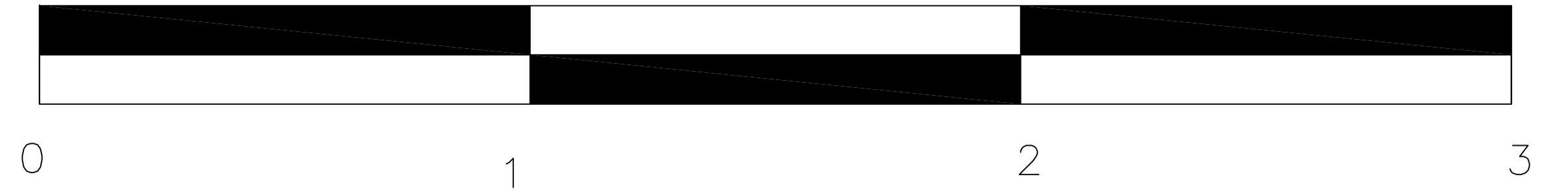


NEW TIMBER 'HIT AND MISS' FENCE TO EXISTING OUTER RAISED LOW WALL. NEW COPING STONES TO EXISTING RAISED LOW WALLS. NEW UP/DOWN LIGHT. RAISE EXISTING INNER LOW WALL. BUILD NEW SEAT BASE AND RENDER.

SECTION AA

PLANTER

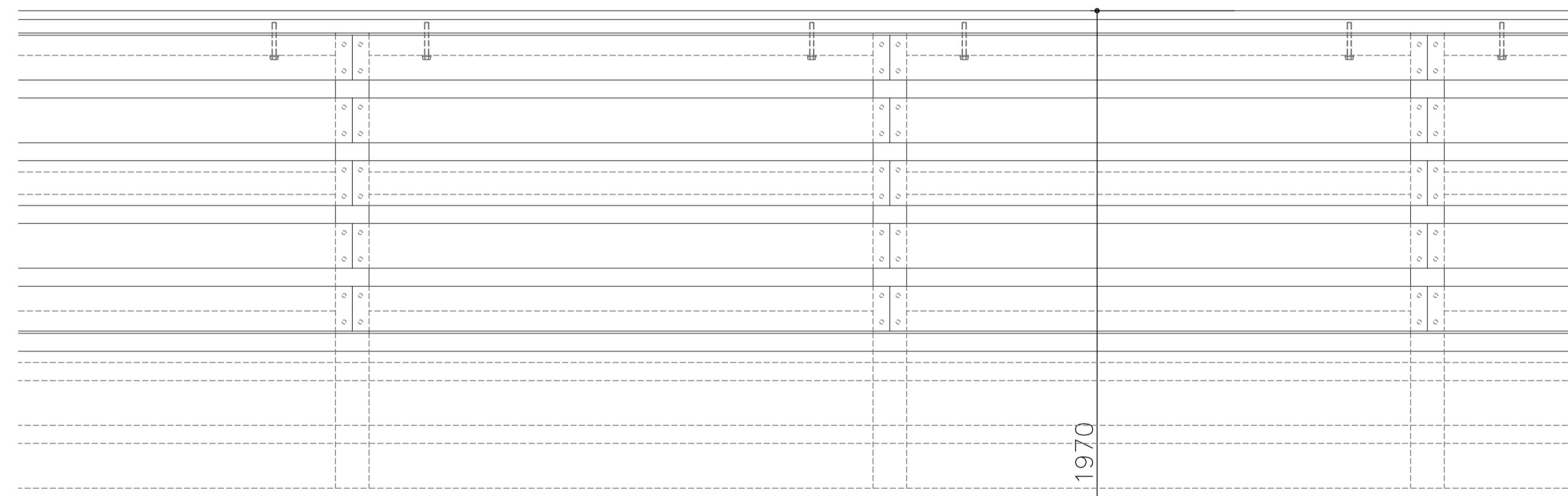
PLANTER



SECTION BB

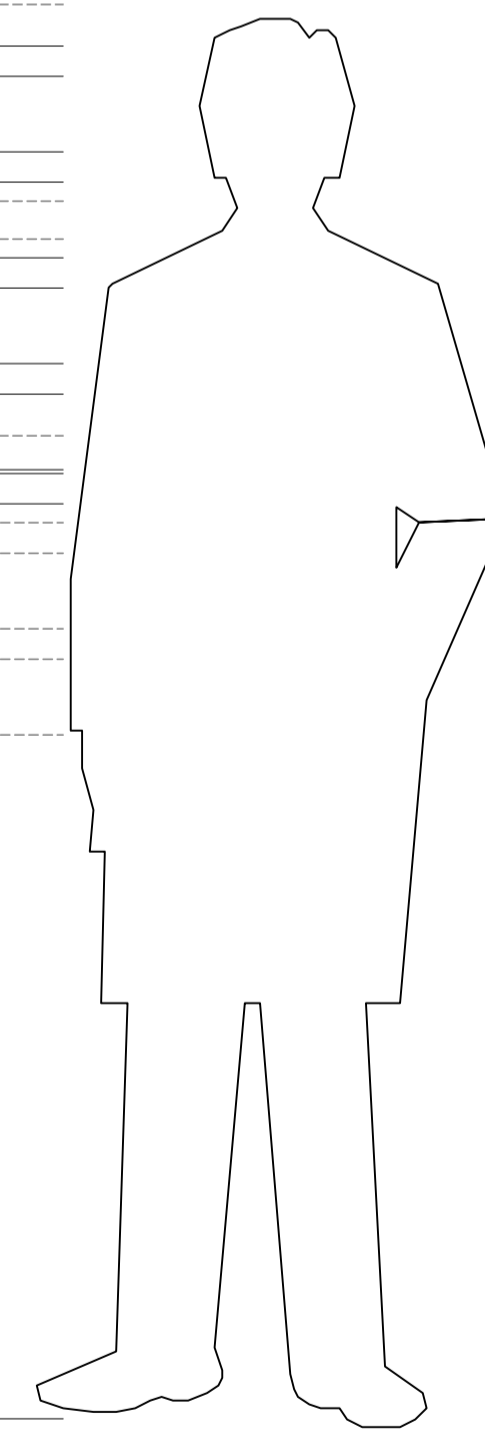
NEW RENDERED CONCRETE BLOCK WALL BETWEEN BENCHES ON NEW FOUNDATIONS.

TYPICAL STREET VIEW ELEVATION

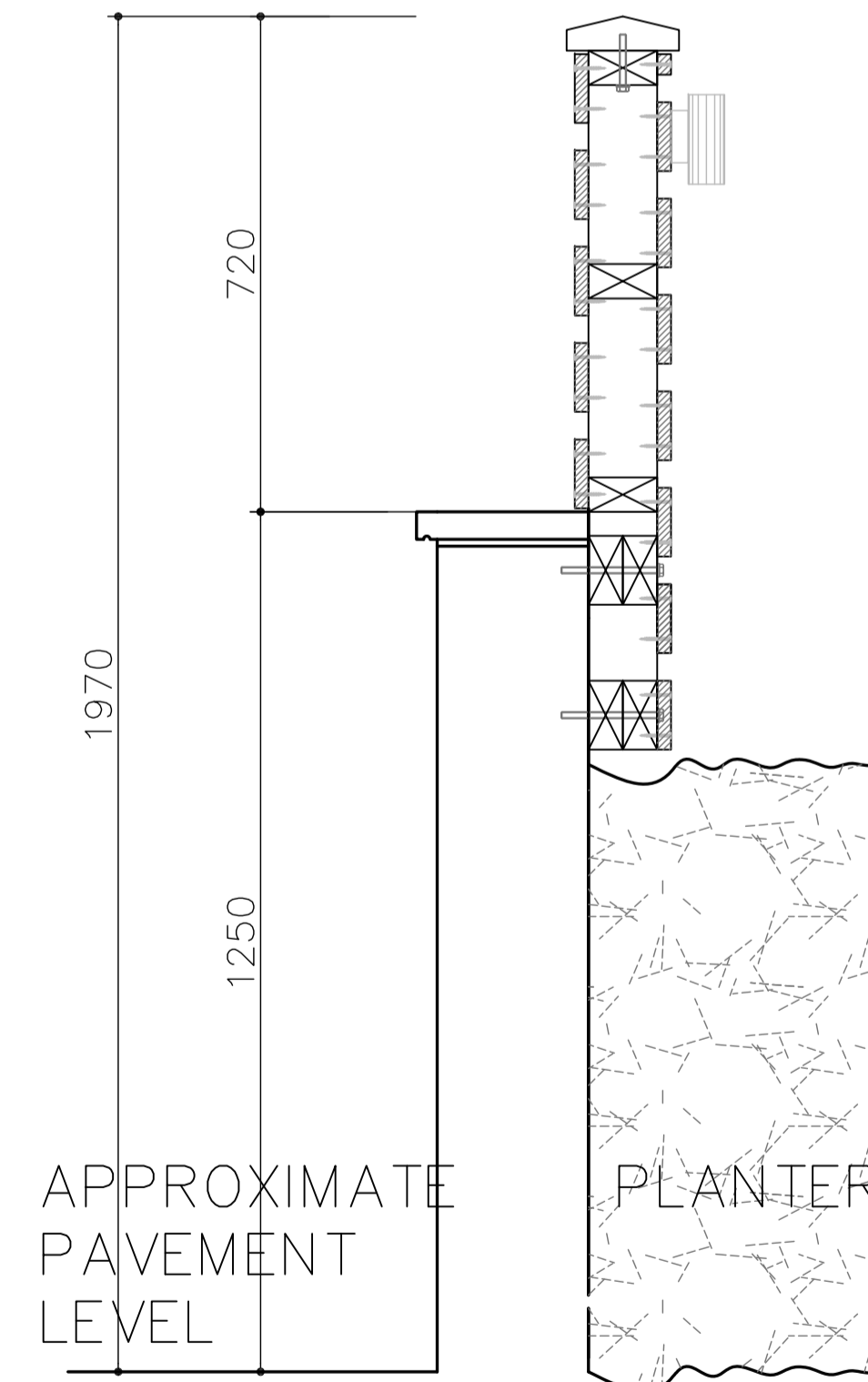


EXISTING RAISED LOW WALL.

APPROXIMATE PAVEMENT LEVEL



SECTION CC



APPROXIMATE PAVEMENT LEVEL

PLANTER

NEW TIMBER 'HIT AND MISS' FENCE TO EXISTING OUTER RAISED LOW WALL. NEW COPING STONES TO EXISTING RAISED LOW WALLS. NEW UP/DOWN LIGHT. RAISE EXISTING INNER LOW WALL. BUILD NEW SEAT BASE AND RENDER.

PROPOSED

REVISION A :- 01.06.2016 PLANNING APPLICATION SUBMISSION

<p>Notes:</p> <p>1.0 GENERAL All rights described in Chapter IV of the Copyright and Patents Act 1988 have been generally asserted. Do not scale this drawing. All dimensions to be checked on site. Standard contract conditions apply to all works. Contractor is responsible for the service of all Statutory Notices including Building Regulations etc. Architect to be advised immediately of any discrepancies between drawings, details, site conditions, contract documents etc.</p> <p>2.0 DEMOLITIONS All works to comply with BS 6187. Ensure that existing and adjacent structures are fully weather tight throughout the works. Contractor is fully responsible for all temporary support throughout.</p> <p>3.0 CONCRETE WORKS All works to comply with BS 5328 & BS 8110.</p> <p>4.0 BRICKWORK AND BLOCKWORK All work to comply with BS 5628.</p> <p>5.0 ASPHALT All asphalt roofing to comply with BS 6229.</p> <p>6.0 STRUCTURAL TIMBER All structural timber to be tanalised and min grade SC3 or as specified by structural engineer.</p> <p>7.0 LEADWORK All work to comply with BS 1178 and LDA recommendations.</p> <p>8.0 CARPENTRY AND JOINERY All new work shown thus: New brickwork, New blockwork, New slatwork, New false ceilings.</p> <p>9.0 VENTILATION All wc's and bathrooms to be mechanically ventilated in accordance with Building Regulations Part F1.</p> <p>10.0 DRAINAGE All work to comply with BS 8301 & Part H of the Building Regulations 1991 and BS 6367. All below ground drainage to be in 100mm diameter on approved bed. Access and rodding points to be provided as necessary. Minimum waste diameters: soil 100, bath, basin, shwr 38, bidet 32, and kitchen appliances 50.</p> <p>11.0 ELECTRICAL INSTALLATION All works must comply with IEE regs. latest edition. Test certificate required upon completion.</p> <p>12.0 GAS INSTALLATION All work must comply with Gas Safety regs 1972 & Gas Safety regs Amendments 1984. All work to min of British Gas standards for installations.</p> <p>This drawing is the property of ANDREWS AND BOYD. Copyright is reserved and this drawing is issued on the condition that it is not copied or disclosed by or to any unauthorised persons without the prior consent in writing of ANDREWS AND BOYD. This drawing is not to be scaled for the purposes of setting-out. Dimensions to be checked on site and verified prior to commencing.</p>	<p>North</p>	<p>Client</p> <p>ANDREWS AND BOYD</p>	<p>Project</p> <p>THE OLDE SWISS COTTAGE, 98 FINCHLEY ROAD, ST JOHN'S WOOD, LONDON, NW3 5EL.</p>	<p>Andrews + Boyd Consultants Limited</p>
	<p>Scale</p> <p>1:10 @ A1</p>	<p>Project No.</p>	<p>Date</p> <p>MARCH 2016</p>	<p>Drawn by</p>
<p>REVISION</p> <p>A</p>	<p>Drawing No.</p> <p>P012</p>	<p>24 Old Burlington Street. London. W1S 3AW</p>		