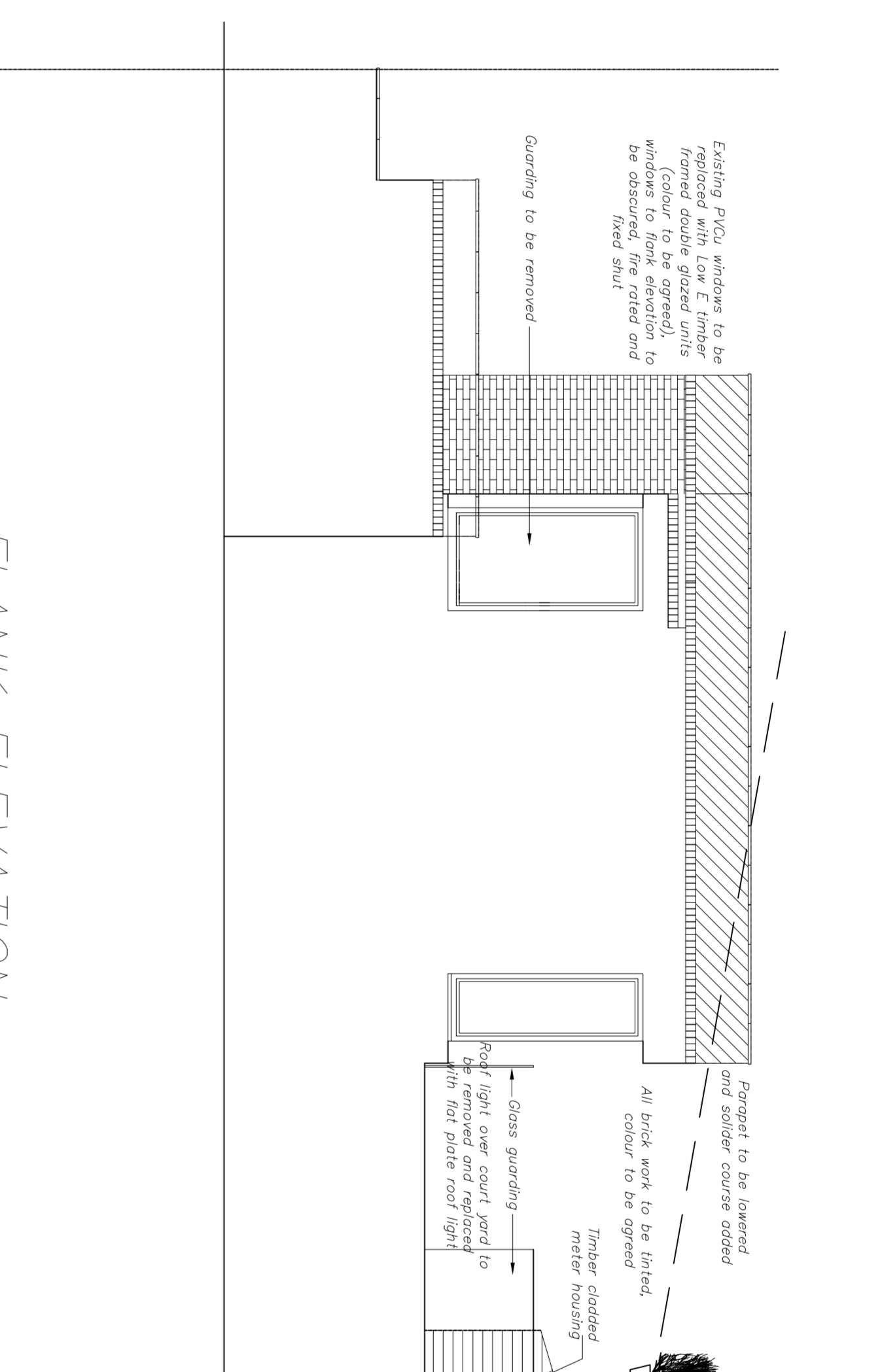
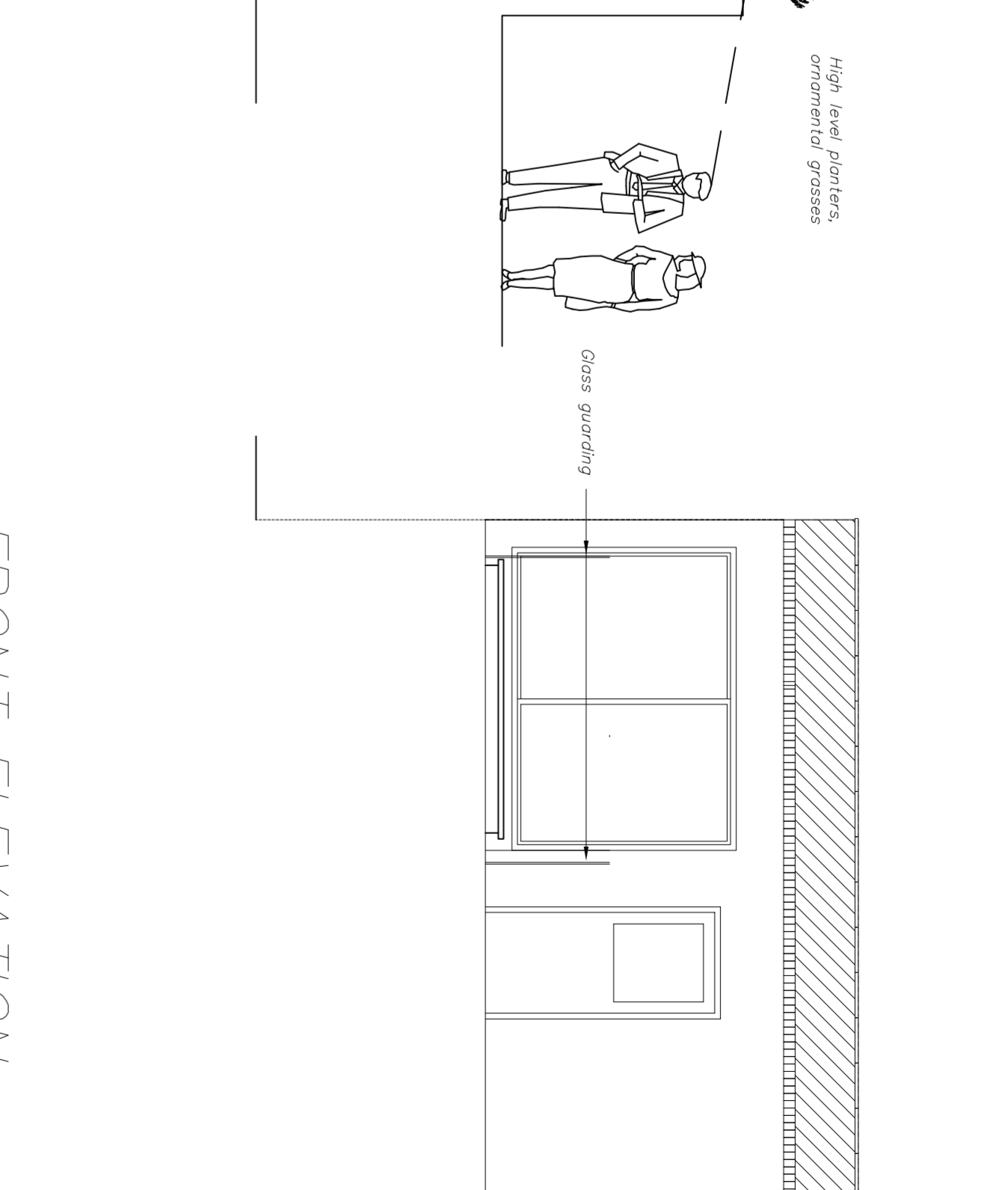


REAR ELEVATION
SCALE 1:50



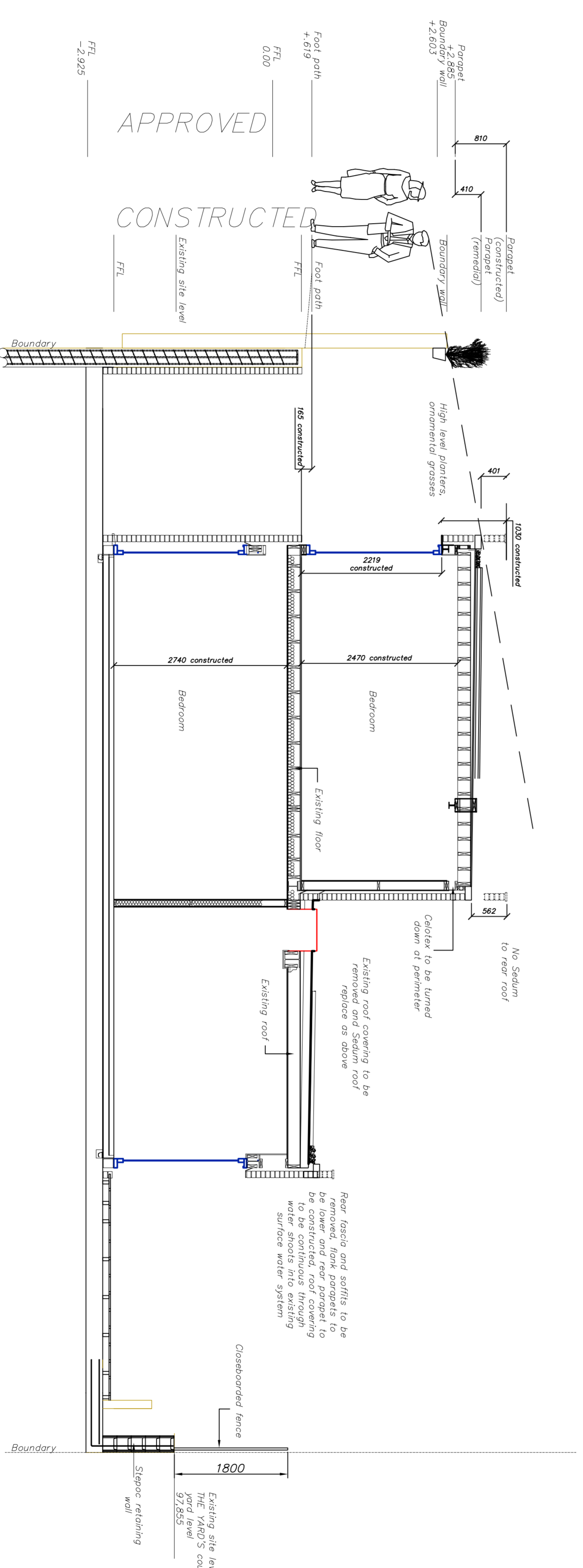
FLANK ELEVATION
SCALE 1:50



FRONT ELEVATION
SCALE 1:50

90/90/8 angle cleats each side,
3no. 20mm grade 8.8 bolts

RB's and window connections similar



APPROVED
CONSTRUCTED

Do not scale from drawings

All measured surveys have been taken using predominantly internal face to face dimensions. Any overall dimensions stated on the drawings are to be taken as approximate only as the wall made dimensions. Therefore, new wall locations that are shown to line up with existing are to be taken in preference to a dimension if there is a small discrepancy. All dimensions are to be taken in checked for accuracy against indicated new wall locations, openings etc. & any major dimensional discrepancies are to be reported to The Building Inspector for assessment prior to implementing the works.

The main contractor is in the absence of the Building Inspector responsible for the safety of the construction are to be used. All materials are to be fixed strictly in accordance with manufacturer's instructions and recommendations and conform to the Building Regulations. All steelwork is to be installed in accordance with 'Accredited Construction Details'.

Structural sections
The contractor is to be responsible at all times for the overall safety of the works and existing structures. The contractor is to ensure that the overall stability of the existing structure during the alteration work and Contractor is to ensure that all existing brickwork and concrete is to be repaired or replaced as necessary. Contractor to ensure that all brickwork above new beams is packed compacted and bedded on top of new beams in 1:3 sand/cement mortar. All supporting brickwork piers should be rebuilt in Class B Engineering brickwork with 1:3 sand/cement mortar. All steelwork to be galvanneal to BS729 part 2: section All steelwork to be galvanneal to BS729 or hot dipped galvanized. All steel sections to be zinc phosphate primer, R20, 80microns, designed by a competent person. All steel sections to be encased with 125mm Fireline Gypsum encase system, fire resistance, all joints to be staggered by min. 600mm and treated using Gypoc joint tape bedded in Gypoc joint tape. All new work the contractor is to inspect and report to Building Control to ascertain their ability to do so.

Flat roof
Construct new flat roof using grade C16 treated joists, actual size and grade as indicated on the drawings. Existing roof structure to be repaired and replaced with 30x50mm galvanneal restraint strips screw fixed to joists. On new joists fix new frangs as required for necessary falls (min 1:50).

126mm Calcium deck to be mechanical fixed to frangs and covered with Sarnafil roof covering, Aquadrain, moisture fleeces and Sedum roof all to be designed by specifier.

Rev/No	Revision note	Date	Signature	Checked
A	Dimensions altered as per From latest survey	02/03/16		
B	Structural details added for new lowered roof	01/08/16		
C	Travels added, height of parapet altered	01/10/19		
D	Hatching added to section of parapet being removed, 'travels removed	01/06/20		

Property Design Solutions Ltd
Planning and Building Control Drawings

New builds
Loft conversions
Extensions
Conversions
SAPs

CLIENT NAME: Property AV
ADDRESS: Land Adjacent 10 Lady Somerset Road WMS
ISSUED: 23.02.16
REV: D
DRAWING: LS0116/2
SHEET: 3
SCALE @ A1: 1:50
Copyright Property Design Solutions Ltd 2016
07817 678211