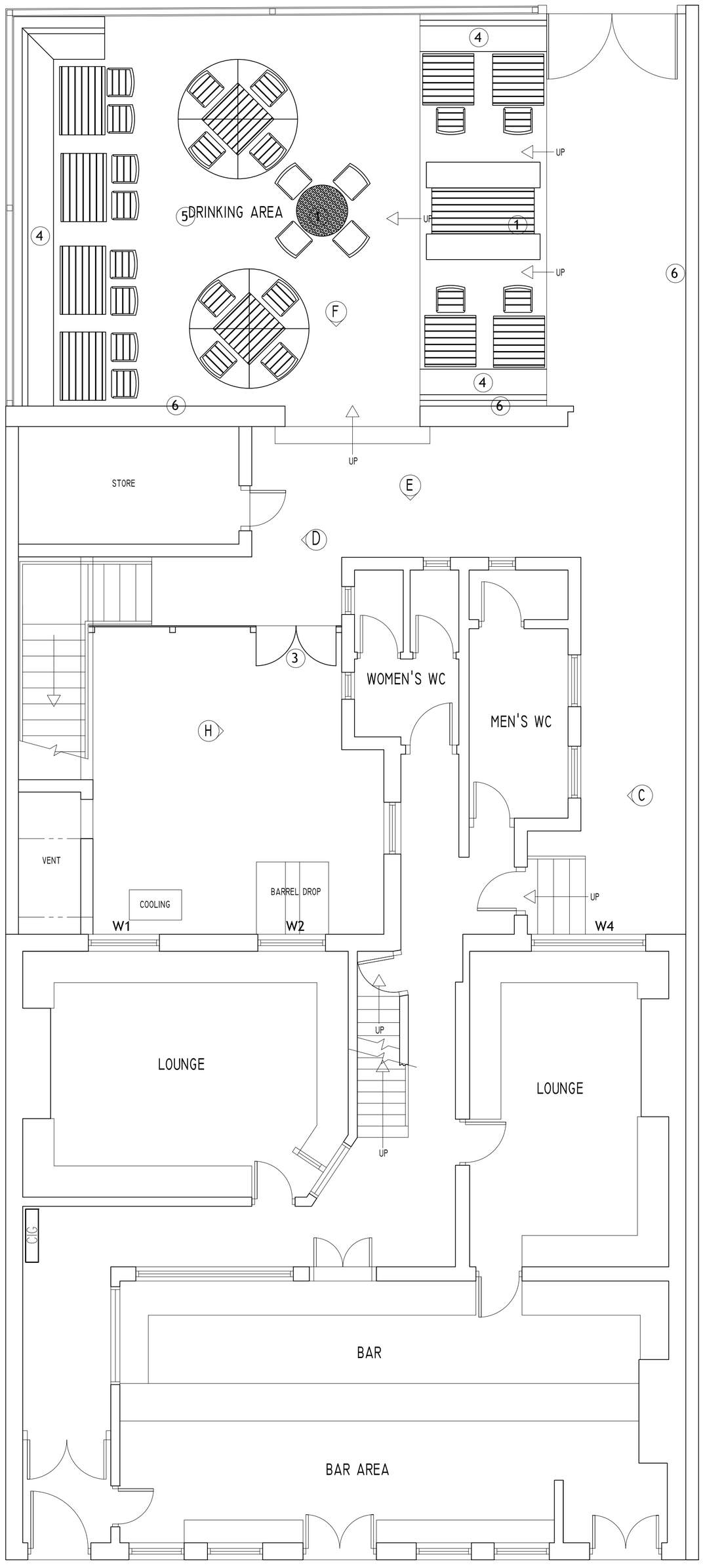
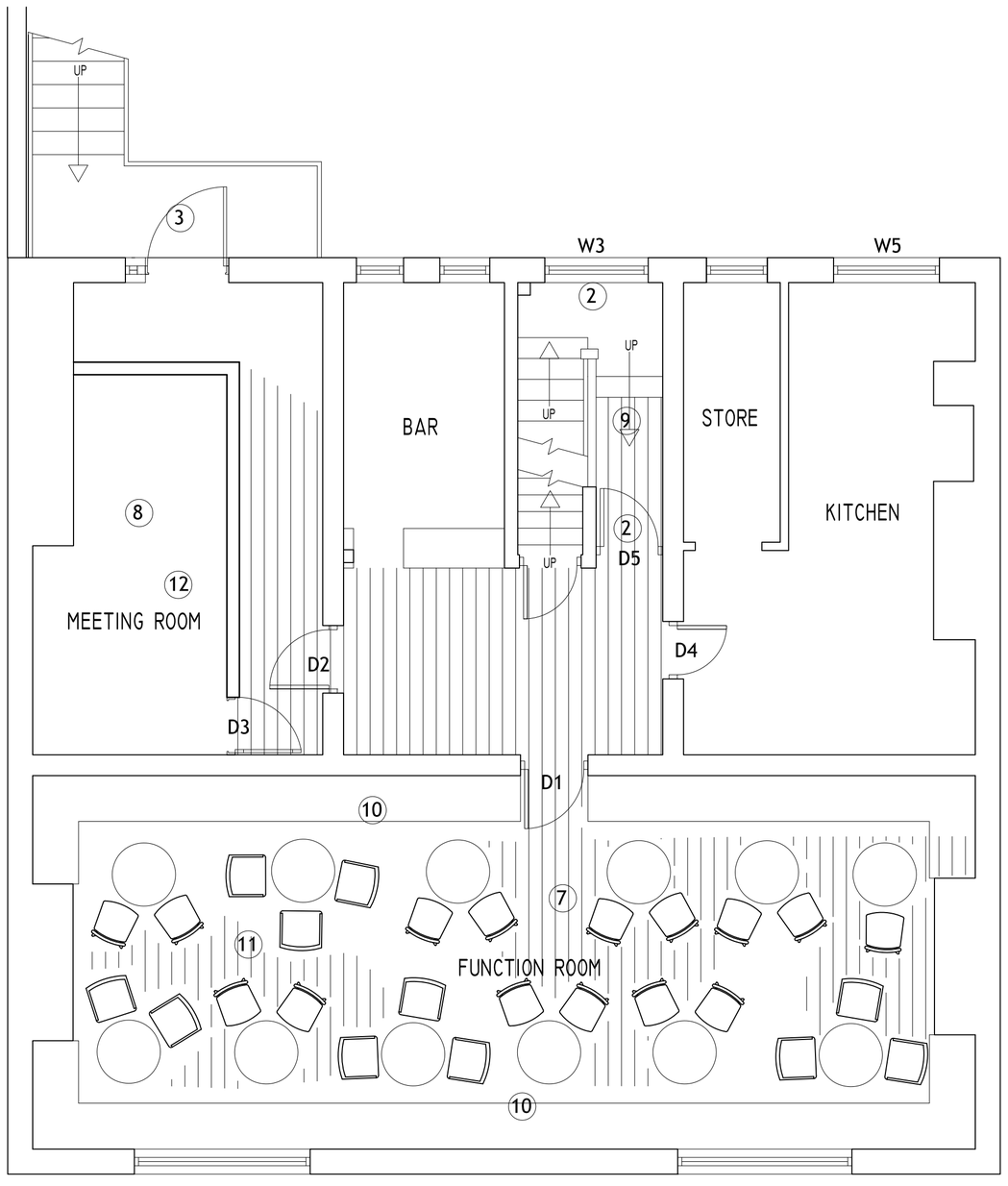
SCHEMATIC NOTES
1 FORM NEW STEPPED AREA, BY REMOVING EARTH AS SHOWN AND RELAY EXISTING FLAGS TO THIS AREA
2 BUILD UP ¾ LANDING FROM FIRST TO SECOND FLOOR RECESSED BACK TO BE FLUSH WITH INTERNAL LOW SILL FACE TO ALLOW WINDOW TO REMAIN UNINTERRUPTED WITH FLOOR CHAMBER IN PYROGUARD GLAZING. INSTALL NEW
3 FORM NEW FIRE ESCAPE FROM 1ST FLOOR. DROP EXISTING WINDOW TO FLOOR LEVEL, FORM DOORWAY & GLAZED SIDE PANEL TO EXISTING APERTURE. INC NEW FENCE & GATE TO BASE OF STAIRCASE / BEER DELIVERY AREA
4 FORM NEW EXTERNAL FIXED SEATING IN DECKING BOARDS. ALLOW FOR REMOVABLE EXTERNAL UPHOLSTERED CUSHIONS AS SHOWN.
5 ALLOW TO REFURBISH EXISTING EXTERNAL FURNITURE & SUPPLEMENT WITH NEW
6 ALLOW FOR NEW EXTERNAL SIGN WRITTEN WORDING TO EXISTING BRICKWORK WALLS
7 ALLOW FOR FORMING NEW MEETING ROOM, INC NEW CARPETS, LIGHTING & DECORATIONS. FORM NEW FIRE PROTECTED ESCAPE ROUTE. ALLOW TO UPGRADE ALL DOORS EN ROUTE
8 ALLOW TO REMOVE EXISTING CARPET AND FORM NEW H/W FLOOR TO FUNCTION ROOM (INC ACOUSTIC UNDERLAY) AND IN FRONT OF BAR AREA
9 NEW CARPET TO STAIRCASE (TO BE SUPPLIED BY PARTNERS)
10 RETAIN EXISTING FIXED SEATING & PROTECT.
11 ALLOW FOR FULL DECORATIONS INC WALLPAPER. ALLOW FOR NEW WALL LIGHTS & PENDANTS ON A POINT FOR POINT BASIS
12 ALLOW FOR DECORATIONS TO FIRST FLOOR TRADE AREA & MEETING ROOM

GENERAL:
- ALLOW SUM FOR REPLACING CRACKED PANES TO FRONT & REAR ELEVATION, NOTE ORIGINAL LEADED LIGHTS WILL REQUIRE EXTENSIVE WORKS TO REPLACE TO MATCH LISTING OF EXISTING DETAIL
- ALLOW FOR NEW BRIC A BRAC TO FUNCTION ROOM & FIRST FLOOR BAR
- EXTERNAL REPAIRS TO WINDOWS AND FULL DECORATIONS. FRONT ELEVATION HAS RECENTLY BEEN DECORATED, EXC FROM WORKS
- REMOVE OLD AERIAL FROM GABLE & PREPARE FOR SIGN WRITING
- ALLOW FOR RE POINTING REAR ELEVATION FULLY

ALLOW FRO ADDITIONAL EXTERNAL HEATERS TO BEER GARDEN 4 NO & LIGHTING TO PERIMETER
- ALLOW TO REPLACE COVER TO 2 NO EXISTING RETRACTABLE AWNINGS TO BLACK
- REPLACE ANY CRACKED FLAGS TOP REAR BEER GARDEN AREA
- ALLOW PC SUM FOR ROOF WORKS, HAS EXISTING LEAKS THAT NEED TO BE RECTIFIED

EXCLUSIONS
EXC WORKS TO GROUND FLOOR INC TRADE AREA & TOILETS
KITCHEN EXTRACT/SOLENOID/INTAKE, NB NONE AS EXISTING





PROPOSED GROUND FLOOR PLAN

PROPOSED FIRST FLOOR PLAN

Revision
A

All levels and dimensions must be checked on site by contractor prior to commencement of works. Any variations must be reported to Philip Millson Architecture.

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Drawing Status: Approval ☐ Tender ☐ Construction ☐ Information ☐ Preliminary ☐ As Built ☐

Scale [M]
1:50 8m
1:20 3.2m

Client

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Checked:
Date: JANUARY 2012
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