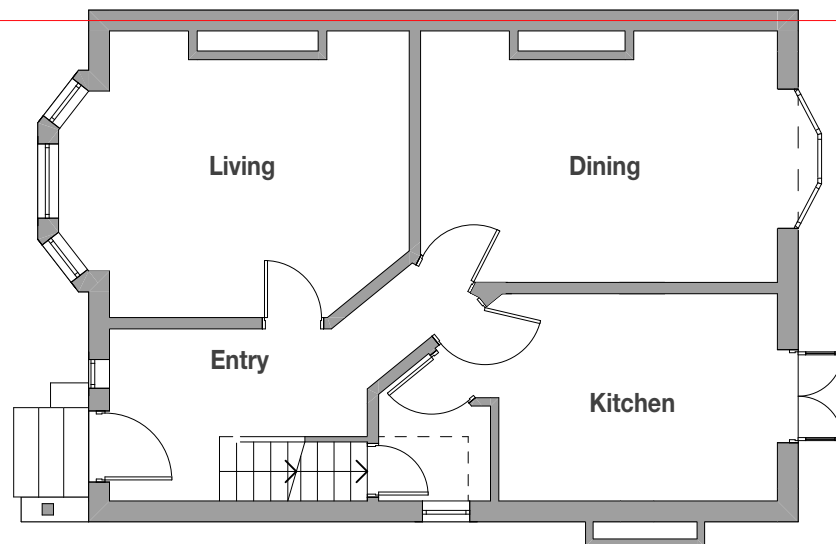
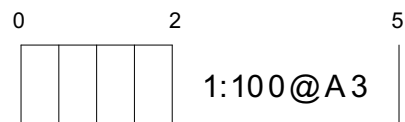
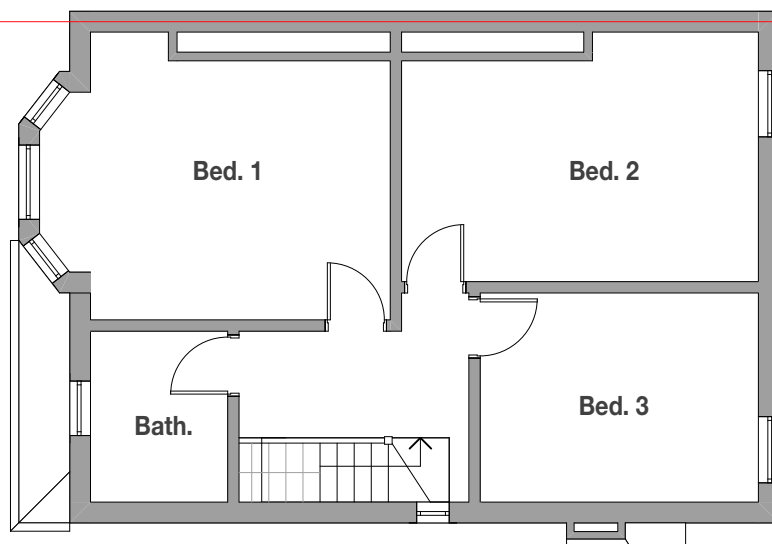




Existing - Ground Floor Plan

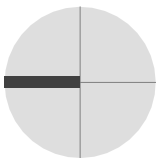


Existing - First Floor Plan

NOTES

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[illegible]

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**FOR PLANNING/
BUILDING CONTROL
APPROVAL**

Client

Marc de Verteuil

Project Description

7 Milwain Road, Levenshulme

Project Number **MIL007**

Drawing Title

Plans - Existing

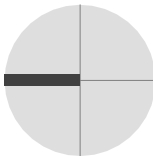
Drawing Number	Scale
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WD3.1 1:100 @ A

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[illegible]

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Client

Marc de Verteuil

Project Description

7 Milwain Road, Levenshulme

Project Number **MIL007**

Drawing Title

Plans - Proposed Ground Floor Plan

Drawing Number	Scale
----------------	-------

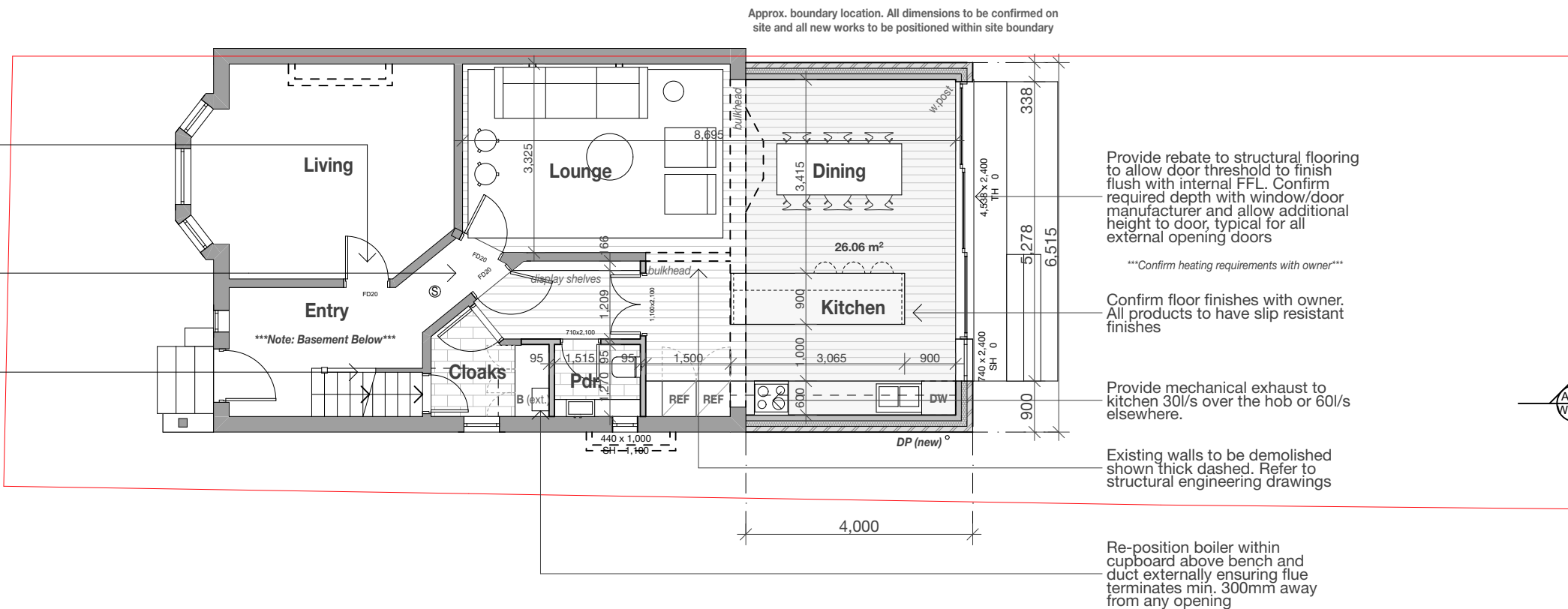
1:100 @ A3

WD3.2

Replace all existing doors. Ensure new doors on escape path achieve noted fire rating.

Provide interconnected and hard wired to mains smoke alarms at each landing level

Contractor to carry out condition survey of existing internal walls within stairwell forming the protected escape route and upgrade as required to achieve half hour fire protection, typical for all levels



Legend						Refer to General Notes For Details ***All structure shown as graphic representation: please refer to structural engineering package for exact details of footings, concrete slab, timber framed floors, wall & roof framing***
ref.	refrigerator	B	boiler	OP	overflow	
wo.	wall oven	W1	wall type 1	HOP	hopper	
dw	dishwasher	W2	wall type 2	FG	floor gully	
shr.	shower	R1	roof type 1	S	sink	
st	store	PS	plumbing stack	SVP	soil vent pipe	
wir	walk in wardrobe	R1	roof type 1	GM	gas meter	
pdr.	powder room	DP	downpipe	EM	electricity meter	
				xx ^{ext}	existing	

Notes

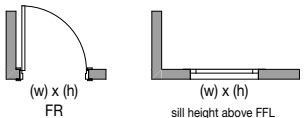
- Do not scale this drawing. All dimensions are to be verified on site and any discrepancies reported before commencement of any work or shop drawings

- All new windows and doors sizes indicated are to structural openings and to be site measured. Window style detailing and opening sash locations to be confirmed and approved by owner prior to fabrication. All new windows require means of escape with an unobstructed openable area of 0.33sq.m. and at least 450mm high and 450mm wide. The bottom of the openable area should not be more than 1100mm above floor level. All windows to achieve the minimum U values specified in the British Standards.
- **All floors (suspended or on ground) walls and roofs are to be insulated and achieve at least the minimum U values listed under Approved Document Part L of the British Regulations.**
- Confirm all finishes and materials with owner.

*****All works to be constructed in accordance with accredited construction details*****

Notes on setting out

All opening sizes are to structural openings
FR = Fire rated door where required



Brickwork

windpost and restraint requirements for piers less than 665mm wide to be confirmed by structural engineer



- Provide DPC min. 150mm above natural ground level
- Provide weep holes at 900mm centers above all openings

Replace all existing doors. Ensure new doors on escape path achieve noted fire rating.

Provide interconnected and hard wired to mains smoke alarms at each landing level

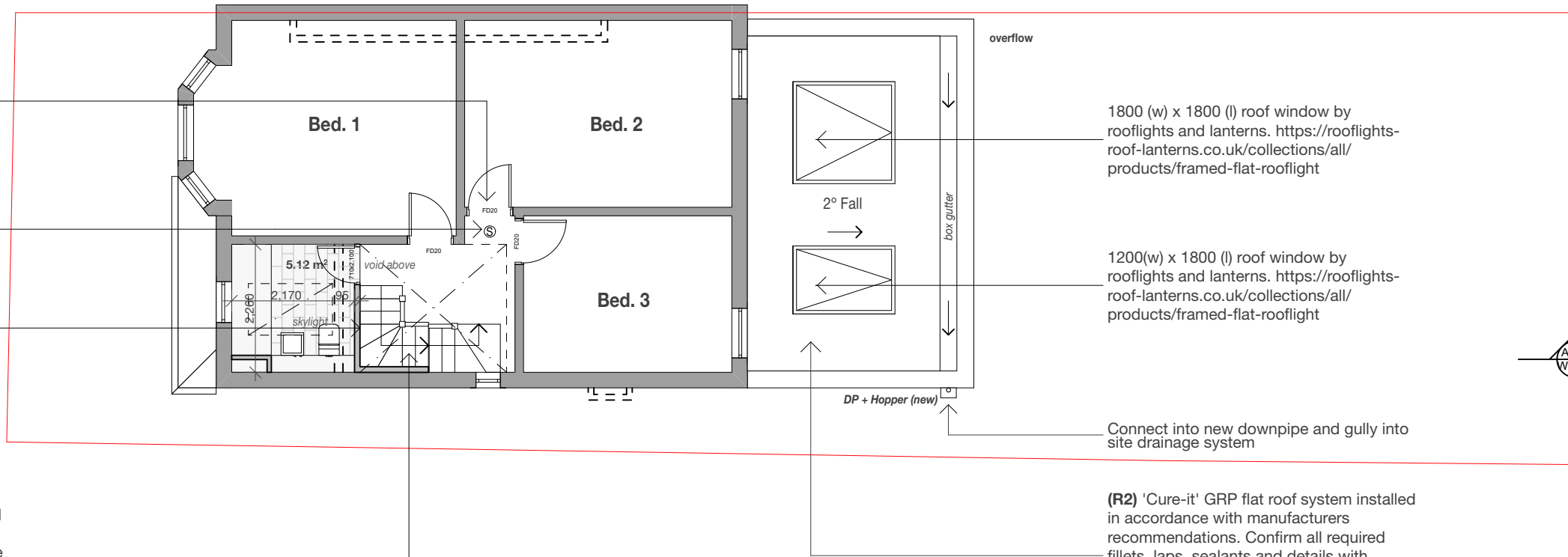
Contractor to carry out condition survey of existing internal walls within stairwell forming the protected escape route and upgrade as required to achieve half hour fire protection, typical for all levels

Refer to stair fabricators drawings for stair design and detail. Contractor to ensure final design complies with the requirements of Approved Documents K and M of the Building Regulations and the relevant British Standards. All stair risers and goings in accordance with Approved Document K, table 1.1 of the Building Regulations - Private Stair. Stair construction generally in accordance with Approved Document K, Section 1: Stairs and ladder:

Rise – Min. 150mm Max. 220mm
Going - Min. 220mm Max. 300mm
Max pitch for stairs is 42°

Maintain 2m head clearance between existing and new staircase

Approx. boundary location. All dimensions to be confirmed on site and all new works to be positioned within site boundary

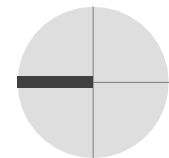


(R2) 'Cure-it' GRP flat roof system installed in accordance with manufacturers recommendations. Confirm all required fillets, laps, sealants and details with manufacturers/approved installer prior to set-out. Ensure selected roof membrane achieves AA, AB or AC fire rating

NOTES

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[illegible]

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**FOR PLANNING/
BUILDING CONTROL
APPROVAL**

Client

Marc de Verteuil

Project Description

7 Milwain Road, Levenshulme

Project Number **MIL007**

Drawing Title

Plans - Proposed First Floor Plan

Drawing Number	Scale
----------------	-------

Scale

WD3.3

1:100 @ A3

Legend						
ref.	refrigerator	B	boiler	OP	overflow	Refer to General Notes For Details ***All structure shown as graphic representation: please refer to structural engineering package for exact details of footings, concrete slab, timber framed floors, wall & roof framing***
wo.	wall oven	W1	wall type 1	HOP	hopper	
dw	dishwasher	W2	wall type 2	FG	floor gully	
shr.	shower	R1	roof type 1	S	sink	
st	store	PS	plumbing stack	SVP	soil vent pipe	
wir	walk in wardrobe	R1	roof type 1	GM	gas meter	
pdr.	powder room	DP	downpipe	EM	electricity meter	
				xx ^{ext}	existing	

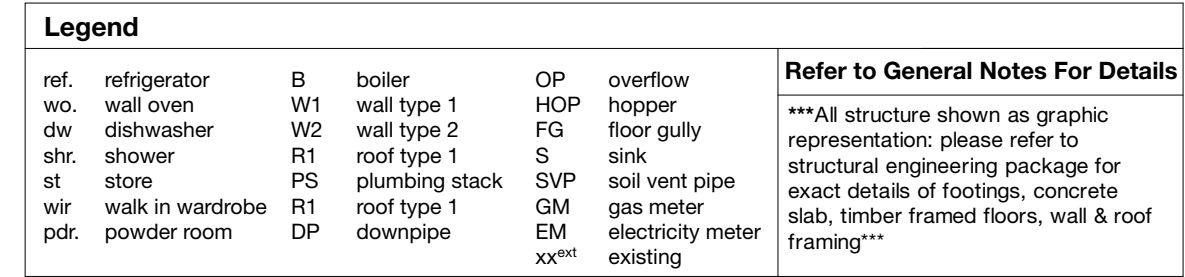
Notes	Notes on setting out	Brickwork
- Do not scale this drawing. All dimensions are to be verified on site and any discrepancies reported before commencement of any work or shop drawings - All new windows and doors sizes indicated are to structural openings and to be site measured. Window style/detailing and opening sash locations to be confirmed and approved by owner prior to fabrication. All new windows require means of escape with an unobstructed openable area of 0.33sq.m. and at least 450mm high and 450mm wide. The bottom of the openable area should not be more than 1100mm above floor level. All windows to achieve the minimum U values specified in the British Standards. - All floors (suspended or on ground) walls and roofs are to be insulated and achieve at least the minimum U values listed under Approved Document Part L of the British Regulations. - Confirm all finishes and materials with owner. ***All works to be constructed in accordance with accredited construction details***	***All opening sizes are to structural openings*** FR = Fire rated door where required  (w) x (h) FR  (w) x (h) sill height above FFL	windpost and restraint requirements for piers less than 665mm wide to be confirmed by structural engineer  <665 - Provide DPC min. 150mm above natural ground level - Provide weep holes at 900mm centers above all openings

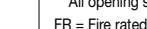
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Drawing Number	Scale
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Architectural elevation drawing of a two-story building facade. The drawing shows a central entrance with a double door and a large window to its right. Above the entrance is a small balcony or porch. The roof is gabled, and there are two chimneys. The drawing is divided into three horizontal sections by dashed lines, labeled "Loft Floor", "First Floor Plan", and "Ground Floor Plan" on the left. A red vertical line is drawn on the right side of the building.

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[illegible]

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**FOR PLANNING/
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APPROVAL**

Client

Marc de Verteuil

Project Description

7 Milwain Road, Levenshulme

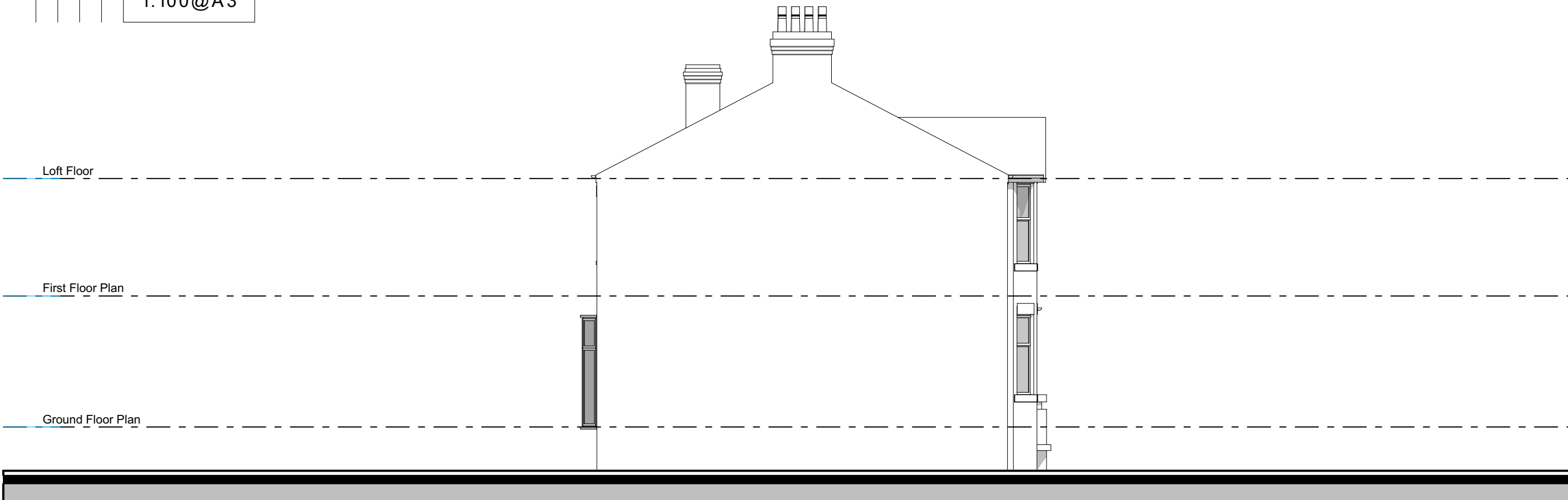
Project Number **MIL007**

Drawing Title

Elevations - Existing

Drawing Number	Scale
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WD5.1 1:100 @ A



This architectural elevation drawing illustrates the front facade of a building, divided into three horizontal levels by dashed lines. The top level, labeled 'Loft Floor', shows the roofline with a central chimney and a small window. The middle level, labeled 'First Floor Plan', features a large central window and a smaller window to the right. The bottom level, labeled 'Ground Floor Plan', shows a large central door and a smaller door to the right. The building is rendered in a simple line-art style with grey shading for windows and doors.

NOTES

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[illegible]

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Client
Marc de Verteui

Project Description

7 Milwain Road, Levenshulme

Project Number **MIL007**

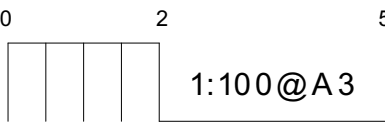
Drawing Title

Elevations - Existing

Drawing Number	Scale
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cale

WD5.2 1:100 @ A3



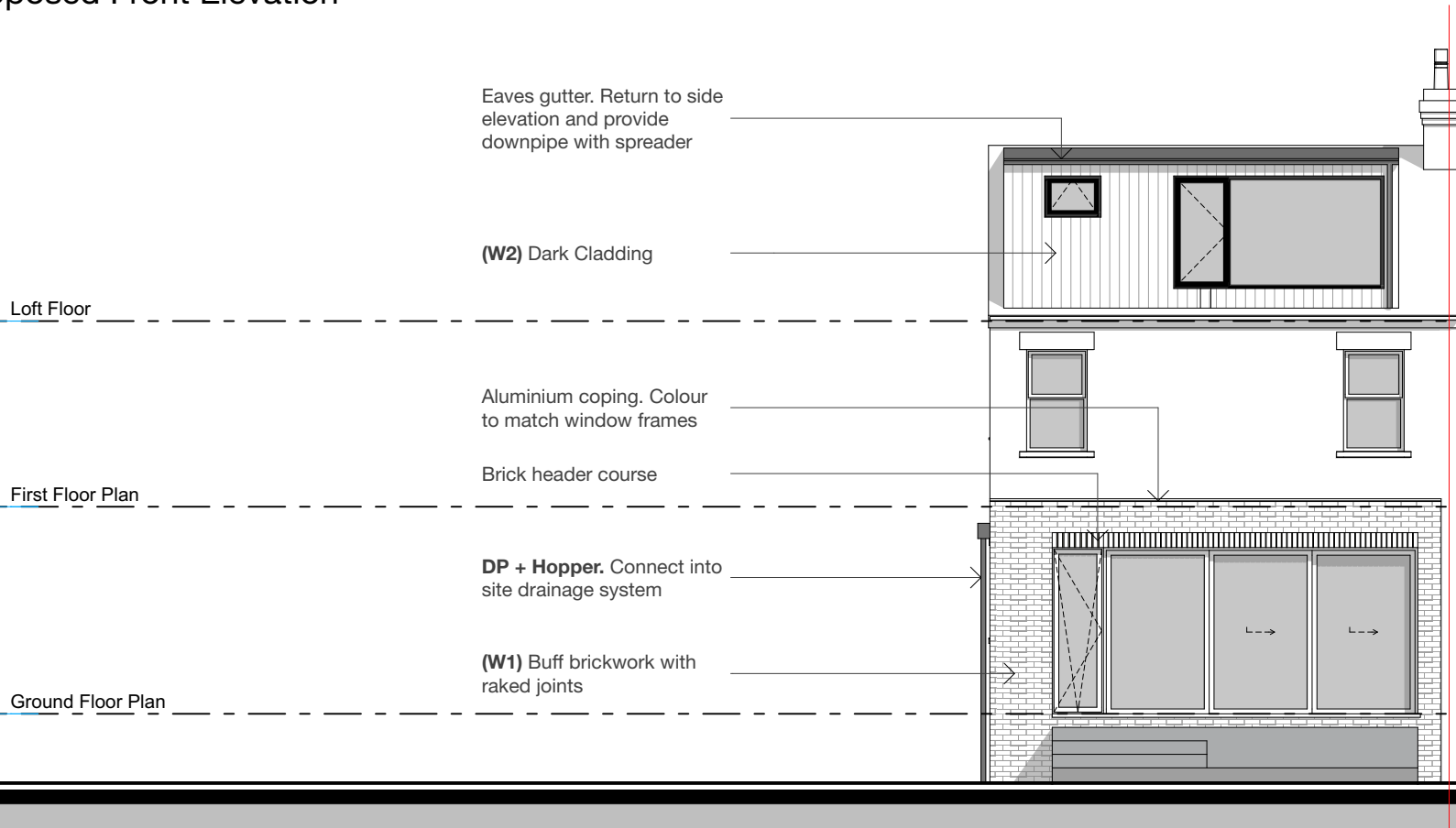
General Note:
All new materials shown hatched for clarity

NOTES
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[illegible]

Proposed Front Elevation



Proposed Rear Elevation

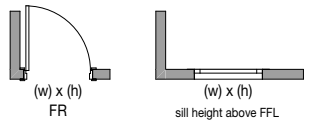
Legend						Refer to General Notes For Details
ref.	refrigerator	B	boiler	OP	overflow	
wo.	wall oven	W1	wall type 1	HOP	hopper	
dw	dishwasher	W2	wall type 2	FG	floor gully	
shr.	shower	R1	roof type 1	S	sink	
st	store	PS	plumbing stack	SVP	soil vent pipe	
wir	walk in wardrobe	R1	roof type 1	GM	gas meter	
pdr.	powder room	DP	downpipe	EM	electricity meter	
				xx ^{ext}	existing	

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- Confirm all finishes and materials with owner.

*****All works to be constructed in accordance with accredited construction details*****

Notes on setting out
 All opening sizes are to structural openings
 FR = Fire rated door where required



Brickwork

windpost and restraint
requirements: piers less than
665mm wide to be confirmed by
structural engineer



The diagram shows a cross-section of a brick pier. It is a rectangular block with a width indicated by a dimension line at the top, labeled '<665'. The pier is composed of two layers of bricks. The top layer is shown in profile, and the bottom layer is shown in cross-section with a hatched pattern.

- Provide DPC min. 150mm above natural ground level
- Provide weep holes at 900mm centers above all openings

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**FOR PLANNING/
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Client

Marc de Verteui

Project Description

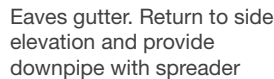
7 Milwain Road, Levenshulme

Project Number **MIL007**
Drawing Title

Elevations - Proposed

Drawing Number Scale

WD5.3 **1:100 @ A3**



General Note:
All new materials shown hatched for clarity

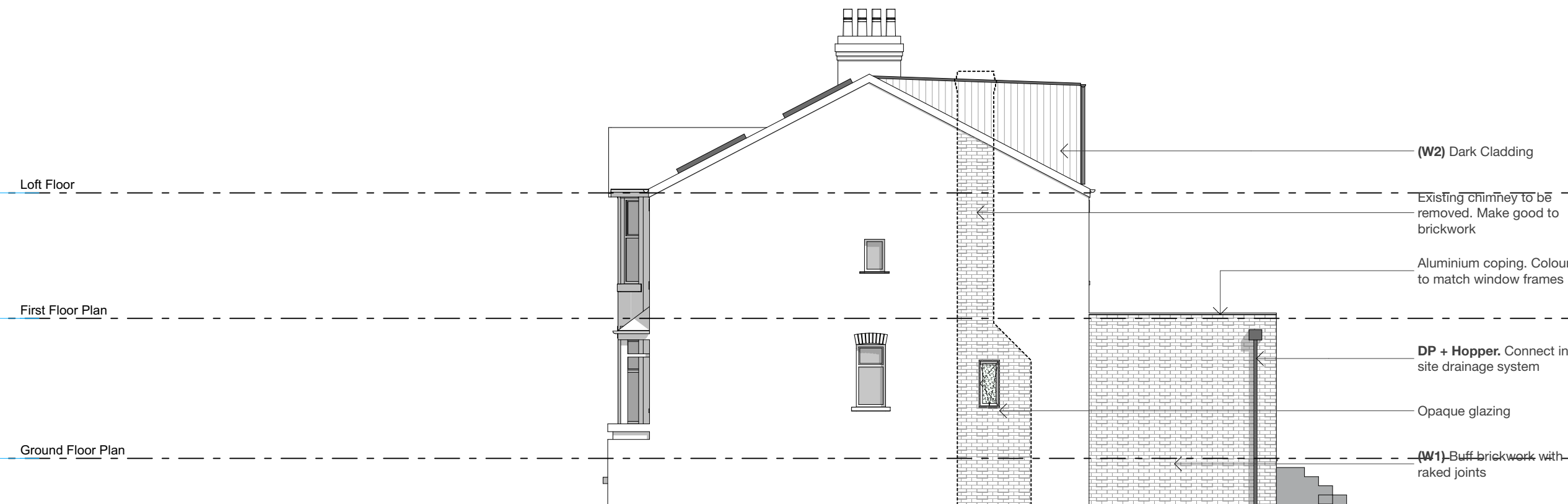
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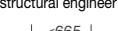
[illegible]

Proposed Side Elevation



Proposed Side Elevation

Legend						
ref.	refrigerator	B	boiler	OP	overflow	Refer to General Notes For Details ***All structure shown as graphic representation: please refer to structural engineering package for exact details of footings, concrete slab, timber framed floors, wall & roof framing***
wo.	wall oven	W1	wall type 1	HOP	hopper	
dw	dishwasher	W2	wall type 2	FG	floor gully	
shr.	shower	R1	roof type 1	S	sink	
st	store	PS	plumbing stack	SVP	soil vent pipe	
wir	walk in wardrobe	R1	roof type 1	GM	gas meter	
pdr.	powder room	DP	downpipe	EM	electricity meter	
				xx ^{ext}	existing	

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---	--

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**FOR PLANNING/
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Client

Marc de Verteui

Project Description

7 Milwain Road, Levenshulme

Project Number **MIL007**
Drawing Title

Elevations - Proposed

Drawing Number	Scale
----------------	-------

WD5.4 1:100 @ A3