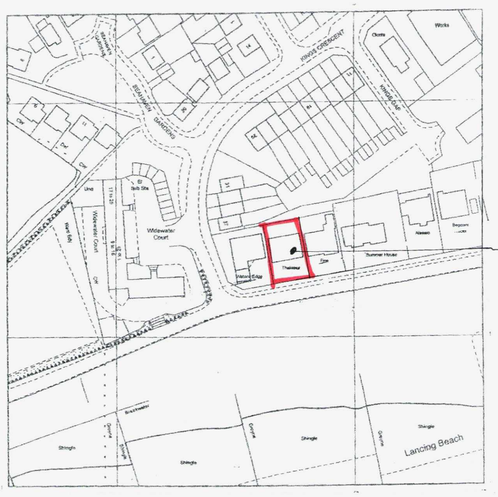
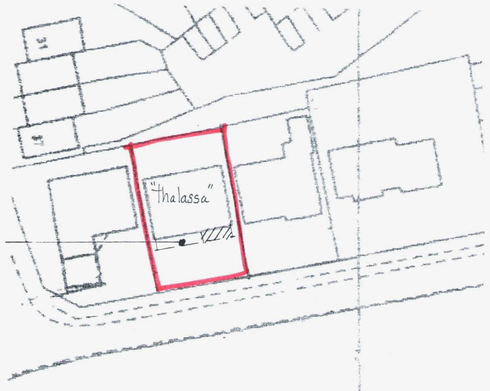
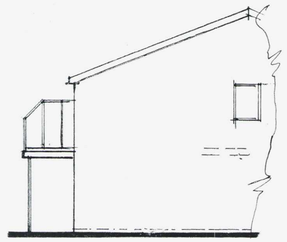


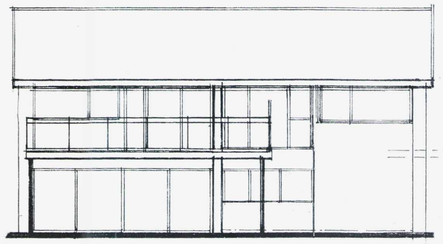
Site Plan 1:1250 0 20



Block Plan 1:500 0 10



Side Elevation



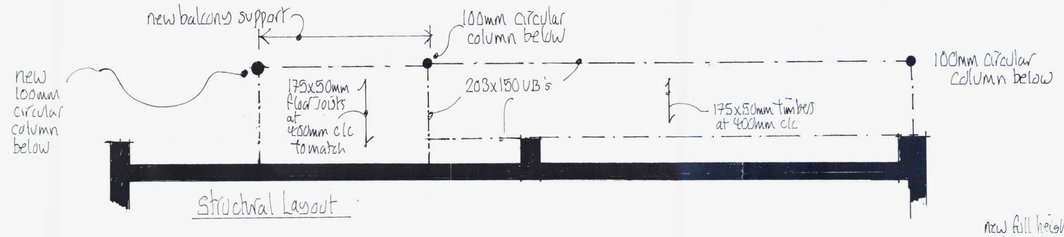
Front Elevation

Building Regulation Notes

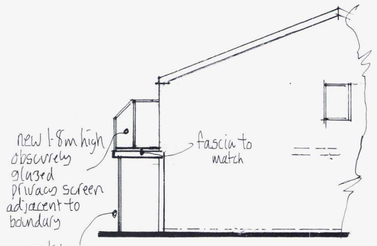
Careful inspection is to be carried out prior to the removal of any structural elements to ensure proper and adequate support is provided and maintained by new works. All building work is to be carried out in accordance with all current building regulations and codes of practice in force at this time. Any parts of structure covered over or inaccessible have not been inspected and no responsibility is accepted for these areas including underground. These construction notes are for the purposes of Building Regulation approval only and do not represent a detailed specification. All lengths of proposed beams to be measured on site prior to ordering, to verify structural engineer's dimensions.

Balcony Detail
To be un climbable any openings in-between balustrades not to exceed 99mm. Minimum handrail height above balcony floor to be not less than 1.1m. All glazing in those critical locations to be of toughened or laminated safety glass in accordance with BS6206.

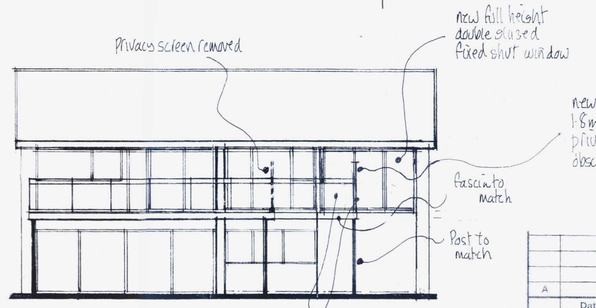
New doors
New window serving all rooms to provide open able ventilation area of not less than 1/20th of the floor area of the rooms, which they serve, all fitted with a minimum 8000mm² trickle ventilator. All glazing in those critical locations to be of toughened or laminated safety glass in accordance with clause 5.3, BS6206. All to be double glazed with 16mm air gap and a "soft" low-E coating to achieve a U value of 1.6 W/m²K. Provide vertical dpcs to reveals.



Structural Layout



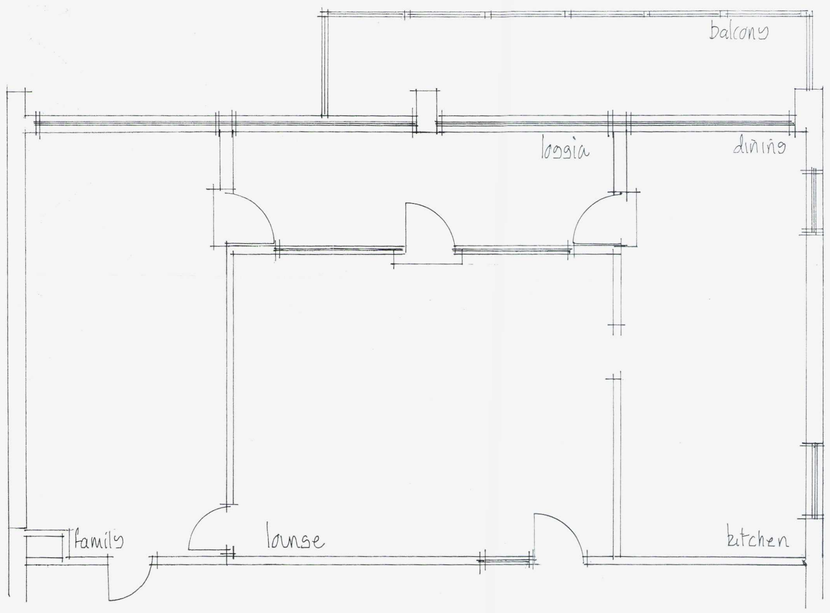
Side Elevation



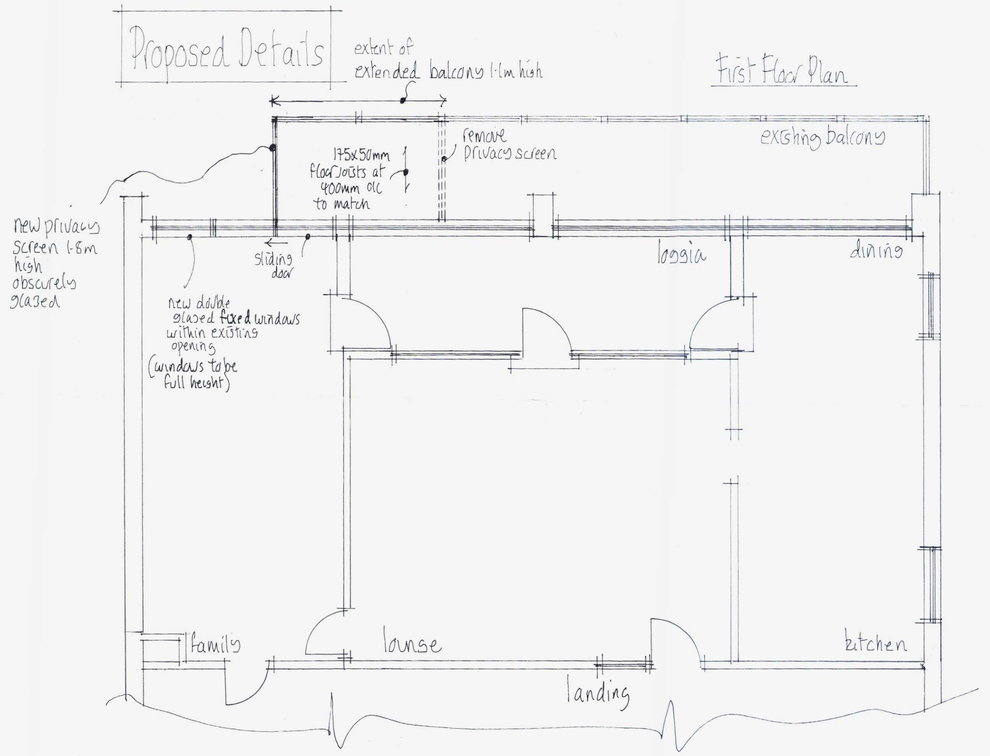
Front Elevation

Existing Details

First Floor Plan



Proposed Details



A	
Date	Revisions

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Revision (a) October 2012

Balcony reduced in width.
Double glazed fixed windows confirmed.
Access door onto balcony confirmed.

Client

Job Title

13.3412

- 7 NOV 2012

Drawing Title
Extension of Balcony - "Thalassa"
11 West Beach
Shoreham-by-Sea

Scale 1:50, 1:100

Date July 12 | Drawn by mjh

A1 sized drawing

Drg No. | Rev.

A PRODUCT OF THE LING RANGE ARCHITECT CAT. No 7311

594 x 841mm A1