

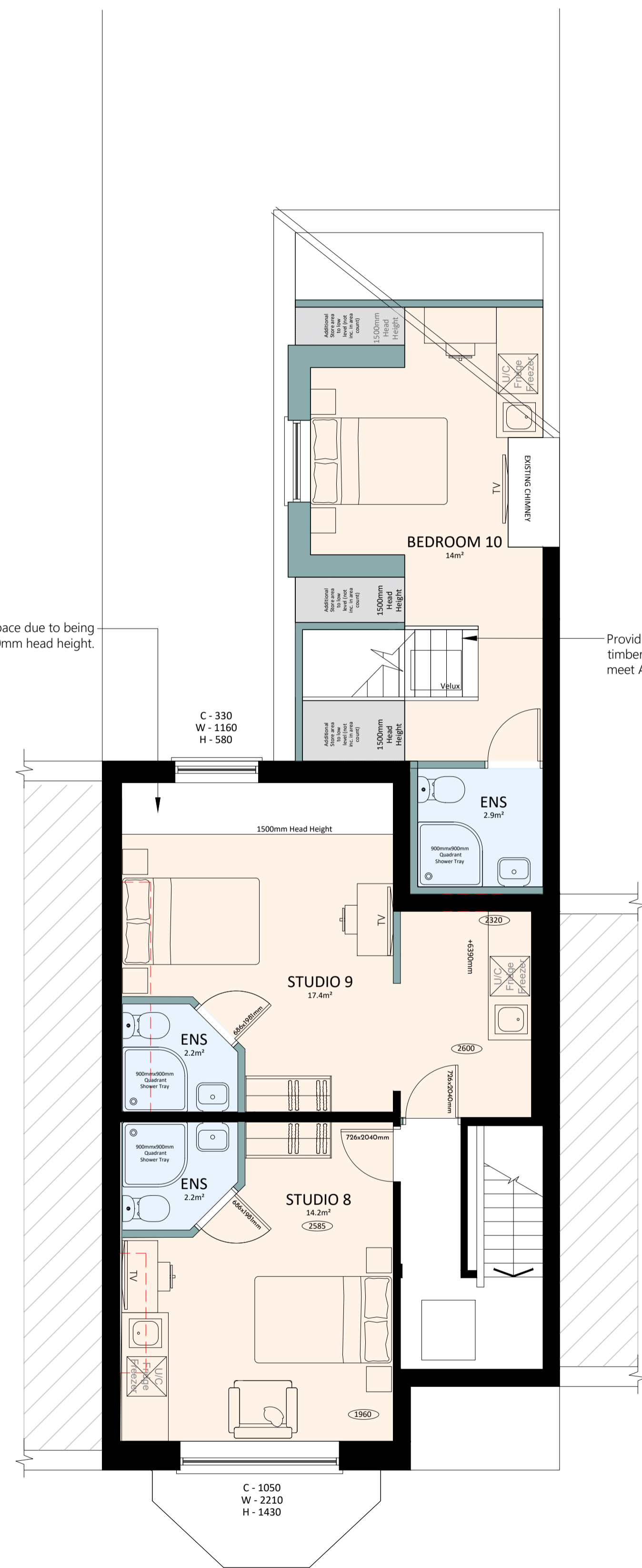
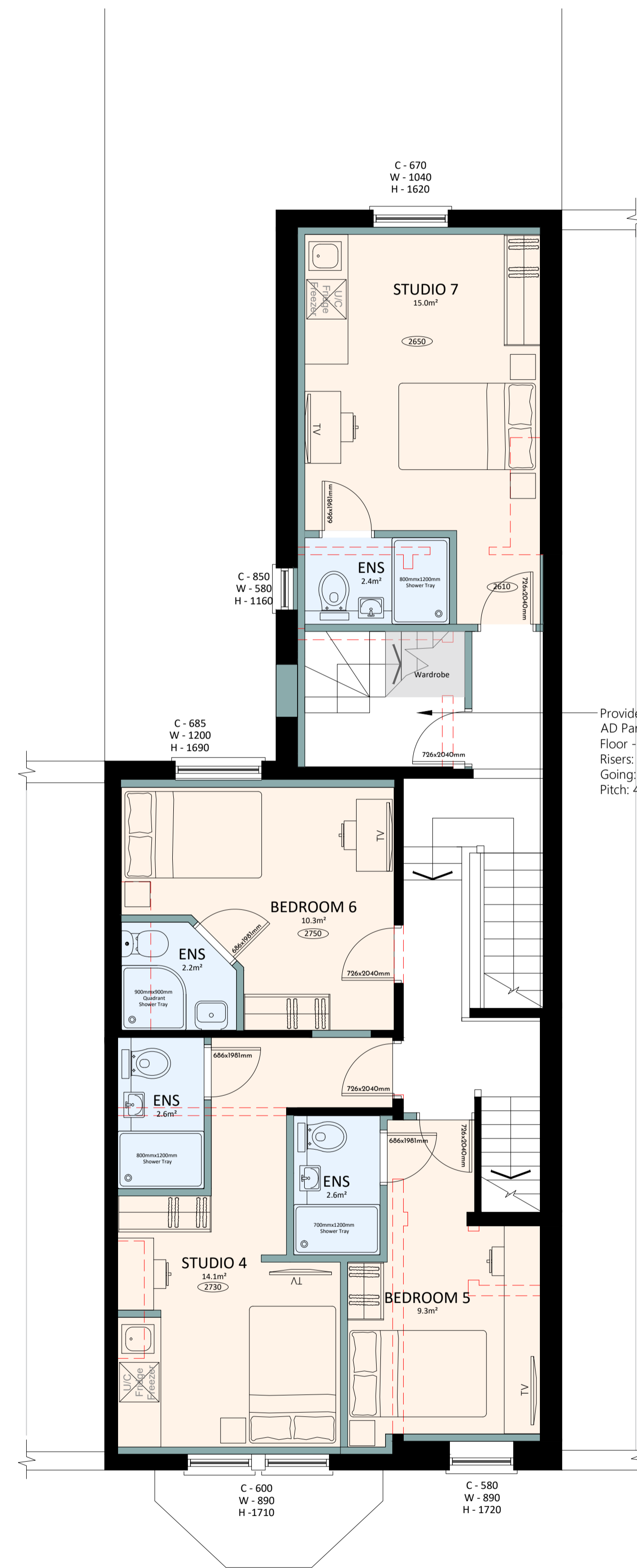
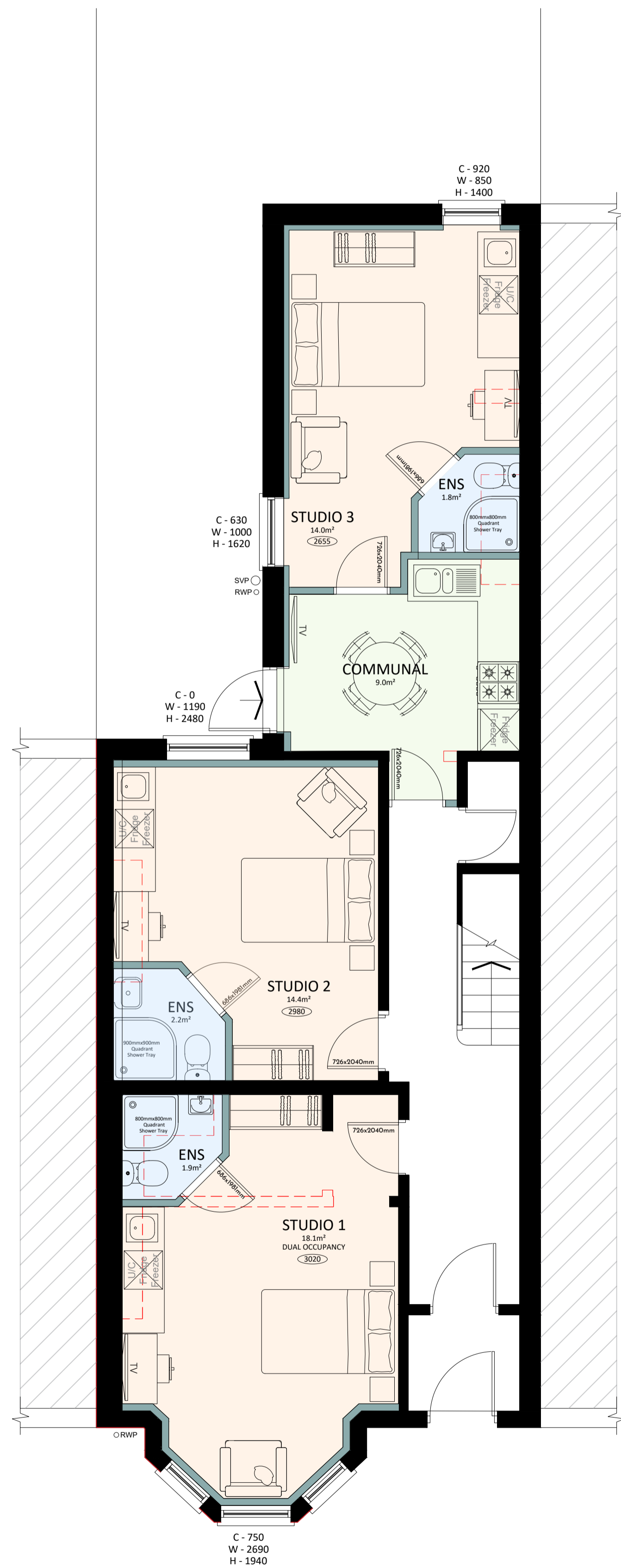
REV	DESCRIPTION	DATE
E	Update 2nd floor dormer option	15/12/23

- GENERAL NOTES**
- Contractor responsible for verifying layouts on site. Notify the Architect of any discrepancies prior to work commencing on site.
 - Contractor responsible for locating all existing drainage and services on site and creating new connections accordingly.
 - Foundations, floor structure, steel lintels, etc... are to be in strict accordance with Structural Engineer's drawings.
 - Existing construction details are assumed from survey information and photographs are to be confirmed on site by the contractor following strip out prior to the project commencing.
 - Proposed floor levels are to be confirmed on site and are to be line through with existing finished floor levels unless otherwise stated. Existing FFLs are taken from survey information provided by others and are to be confirmed on site.
 - If the contractor is in any doubt ask the Architect.
 - Drainage proposals are indicative only and subject to confirmation on site following investigation by the Contractor. Contractor responsible for locating any existing drainage services on site and creating new connections accordingly. All proposed drainage works are to be carried in accordance with BS EN 1610:2015 and Approved Document H1:2010. Suggested new connections to be agreed on site with Building Control Officer.
 - All internal walls to be assessed by Structural Engineer to establish required supports for removal. All demolition to Structural Engineer's details.
 - Services passing through any compartment wall/floor are to be fire stopped with fire dampers and boxed in with 2no. layers of fire resistant plasterboard and mineral wool to provide sufficient acoustic reduction.
 - Kitchen unit layout is for indicative reasons ONLY and is subject to specialist design and confirmation from client.

Schedule of Accommodation

ROOM no.	Beds	Persons	m ²
STUDIO 1	1	2	18.1
STUDIO 2	1	1	14.4
STUDIO 3	1	1	14.0
STUDIO 4	1	1	14.1
BEDROOM 5	1	1	9.3
BEDROOM 6	1	1	10.3
STUDIO 7	1	1	15.0
STUDIO 8	1	1	14.2
STUDIO 9	1	1	17.4
BEDROOM 10	1	1	14
COMMUNAL	/	/	9.0
TOTAL	10	11	149.8

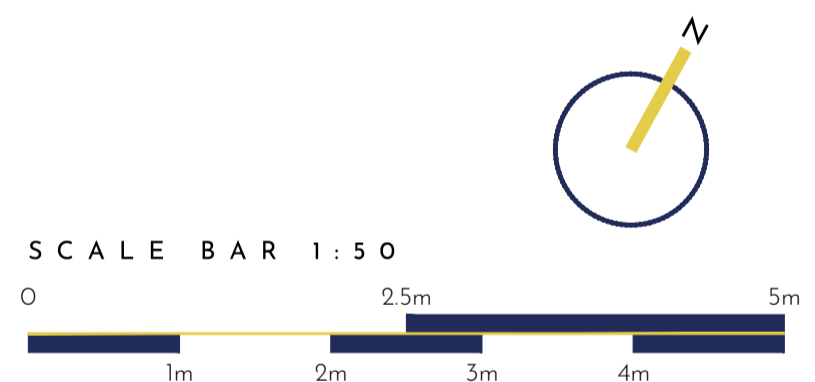
- Existing wall
- Proposed new wall
- Element to be demolished
- Proposed Bedrooms
- Proposed Bathrooms/Ensuites
- Proposed Living Areas



Unusable space due to being under 1500mm head height.

Provide new timber stair to meet AD Part K.
Floor - Floor: 2586mm
Risers: 13 @ 199mm
Going: 230
Pitch: 41°

Provide new timber stair to meet AD Part K.



PLANNING

23077-P-202 / E

PROJECT / 110 Uttaxeter New Road, Derby

TITLE / Proposed Floor Plans

SCALE / 1:50 @A1 DRAWN BY / EC

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Ground Floor Plan
Scale 1:50

First Floor Plan
Scale 1:50

Second Floor Plan
Scale 1:50