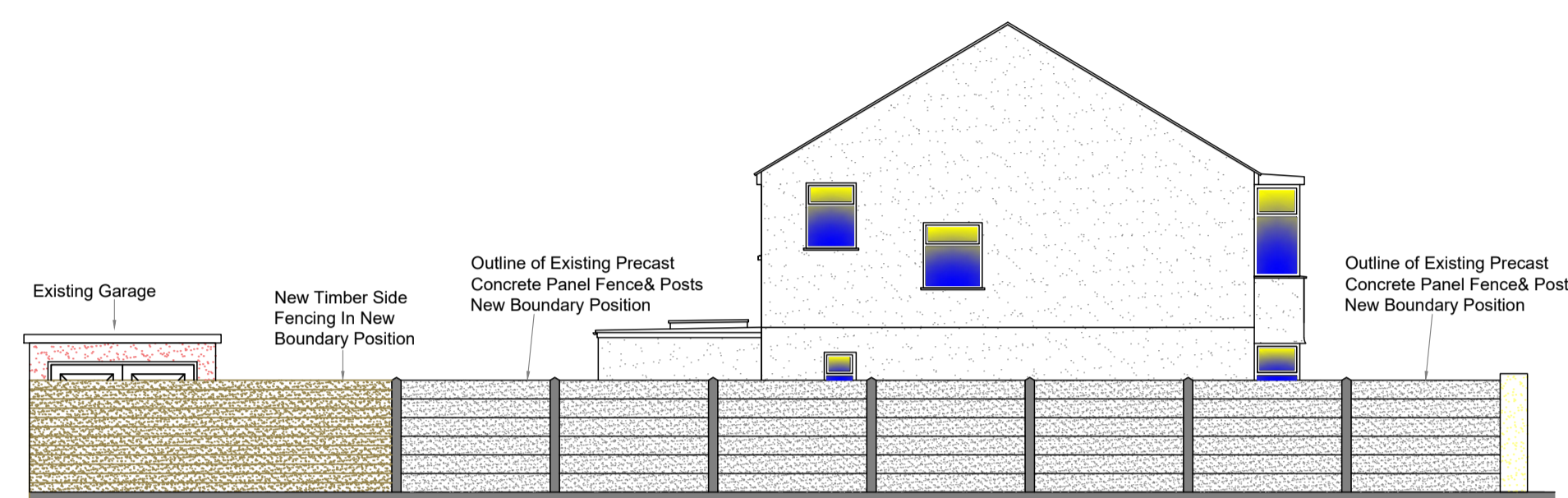


EXISTING FIRST FLOOR PLAN
Scale 1:50

PROPOSED FIRST FLOOR PLAN
Scale 1:50



EXISTING SIDE (PART) ELEVATION
Scale 1:100



PROPOSED SIDE ELEVATION
Scale 1:100

- Notes**
1. All steelwork dimensions to be checked on site prior to ordering and fabrication.
 2. All dimensions shown in millimeters and this drawing must not be scaled off.
 3. Any numerical discrepancies to be reported to Keystone Structural Engineering immediately.
 4. All internal steelwork to receive two coats of red oxide before erection.
 5. All external steelwork to receive 80um (140um if coastal) thickness of Hot Dip Galvanized coating.
 6. The span of the beam is the clear distance between supports, the minimum bearing (use) is 150mm each end.
 7. All Twin Beams to be bolted & sleeved together @800mm ctrs
 8. All Columns or Posts below DPC to be surrounded with min 100mm Gens3 Concrete
 9. All Lintels to be installed in accordance with Manufacturers guidelines
 10. The underside of all Foundations MUST be approved by Building Control prior to pouring.

- Assumed to be Load Bearing Walls
- Assumed Not Load Bearing Walls
- Dense Concrete Block (7.3N)
- Celcon Thermal Block (3.6N)
- Facing Brick (22N)
- Timber Frame
- Engineering Brick (22N)
- Stud Walls (100mm Wide)
- Insulation
- Walls to be Removed
- Steelwork Beams Or Boundary
- Precast Concrete Lintels
- Timber Fence/Joists
- Precast Padstone
- Mass Concrete Foundations



EXISTING WALL IN ORIGINAL POSITION



EXISTING WALL IN FROM FROM VIEW

Drawing Title
PROPOSED BOUNDARY PLANS & ELEVATIONS

Site Address
28 MORGAN STREET, NEWPORT, NP19 7AX - JOHN ROBERTS

Drawn By DJLH	Date MARCH 2025	Scales 1:100 & 1:50 @A1
Checked	Date Checked	Drawing Number 24-2092-DWG-03

Drawing Status
PLANNING

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