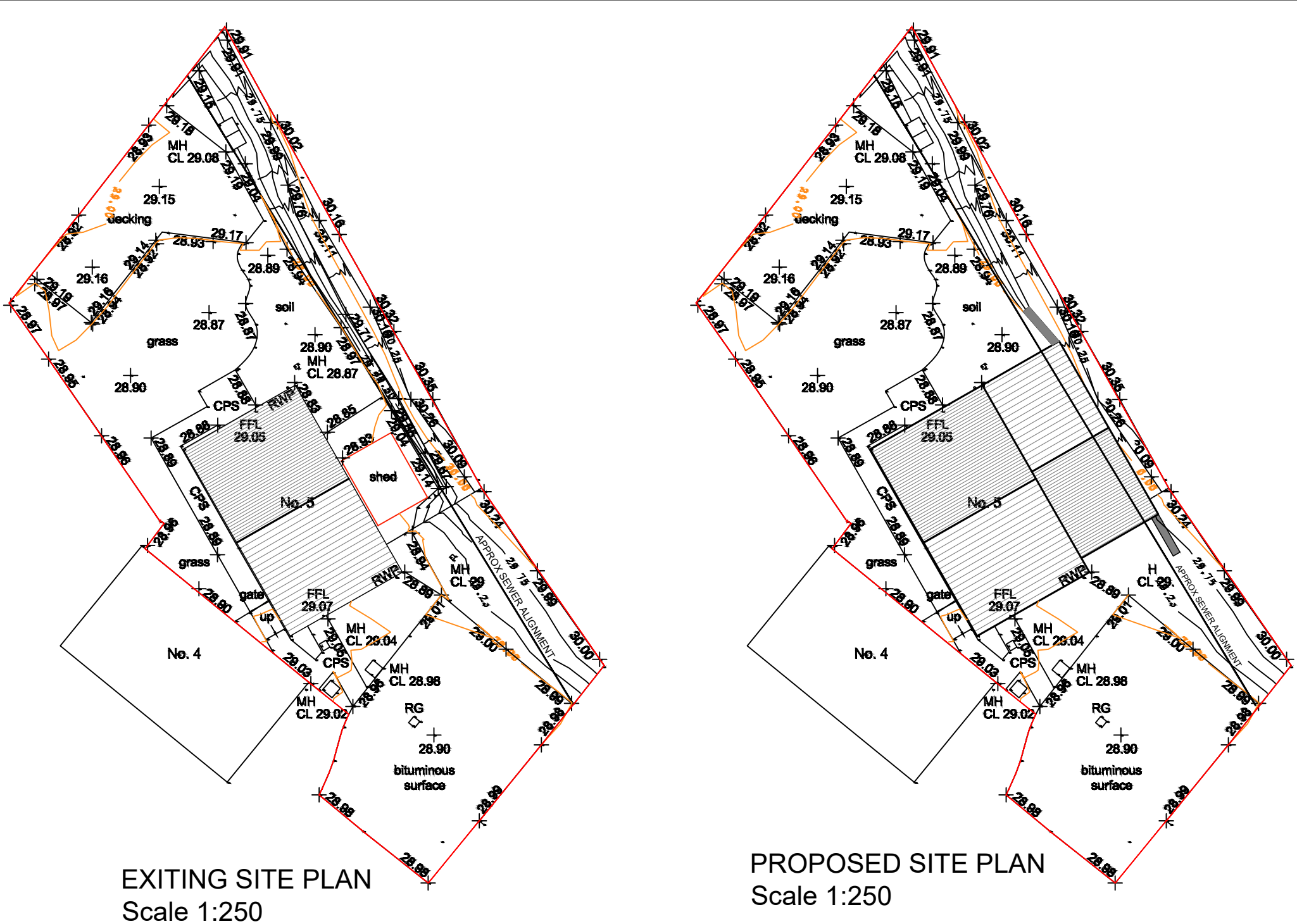
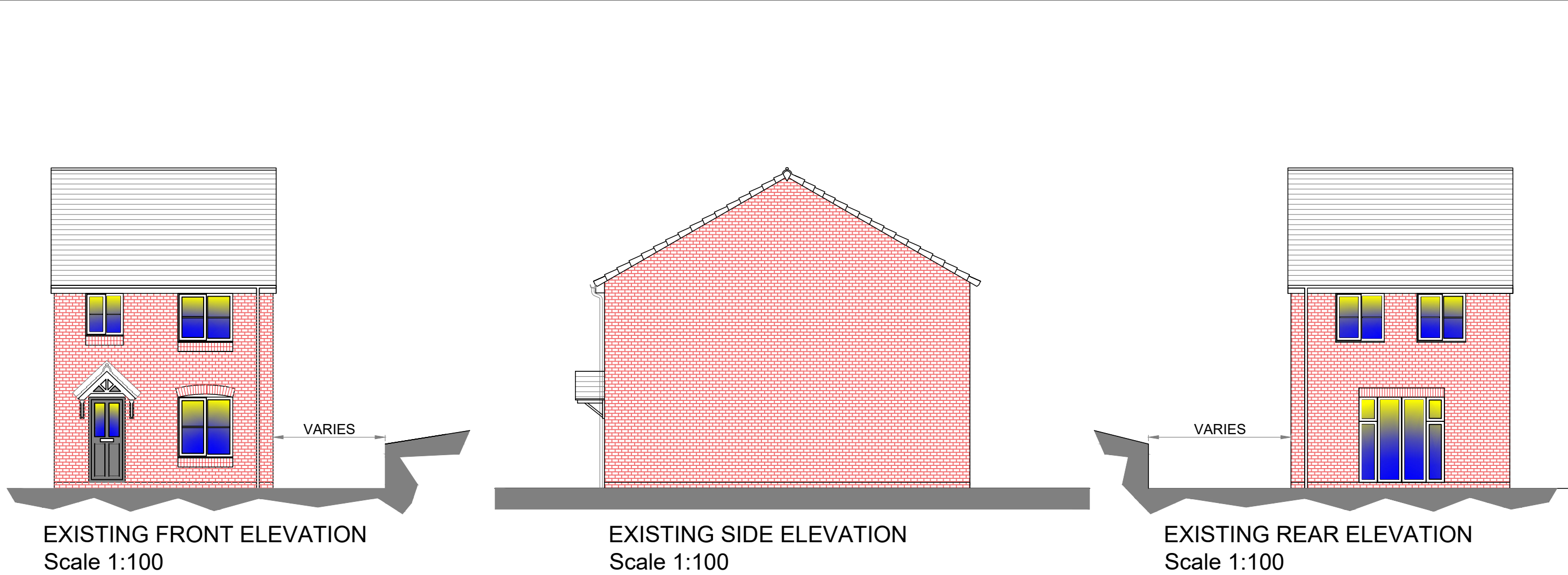
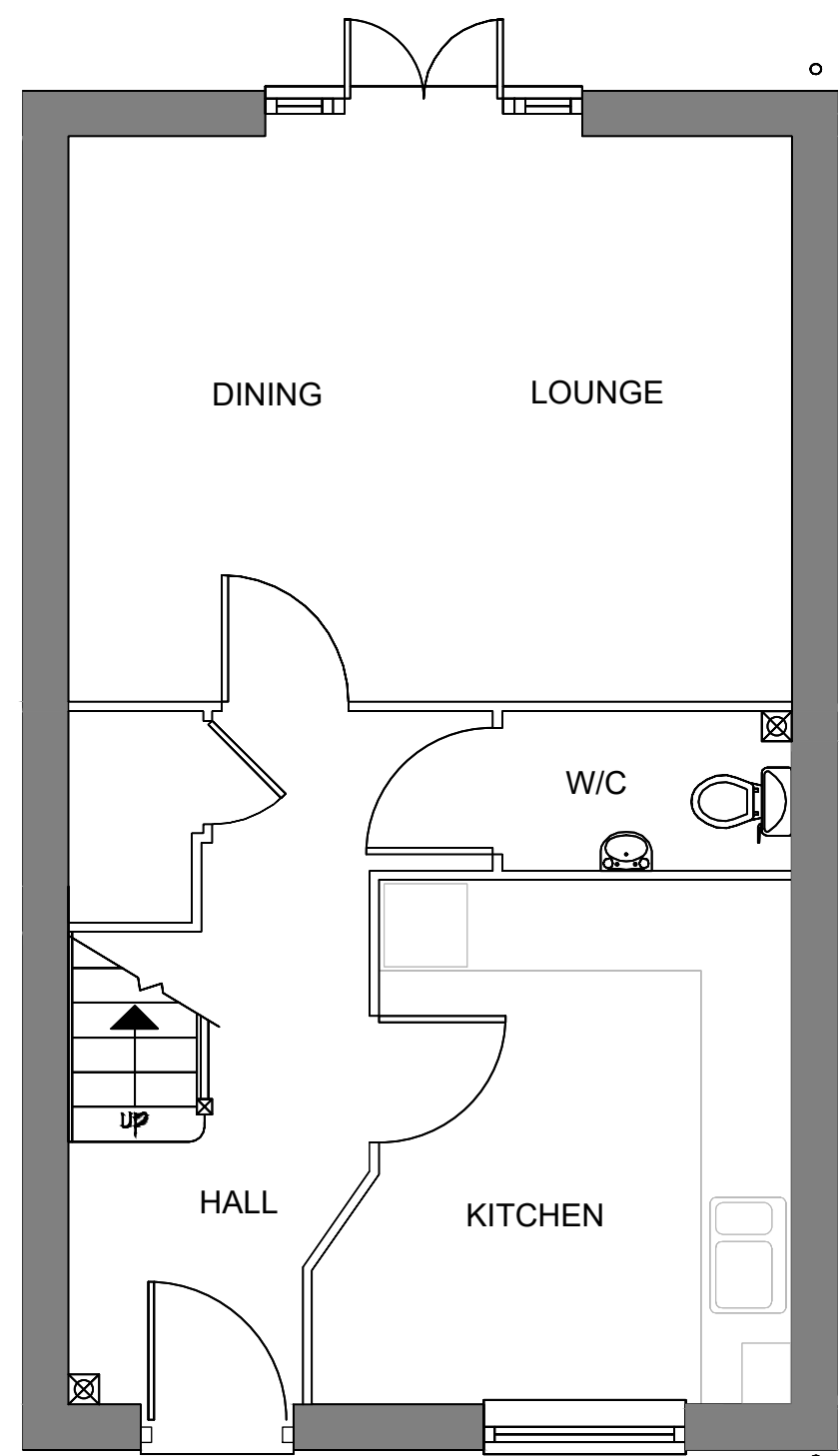




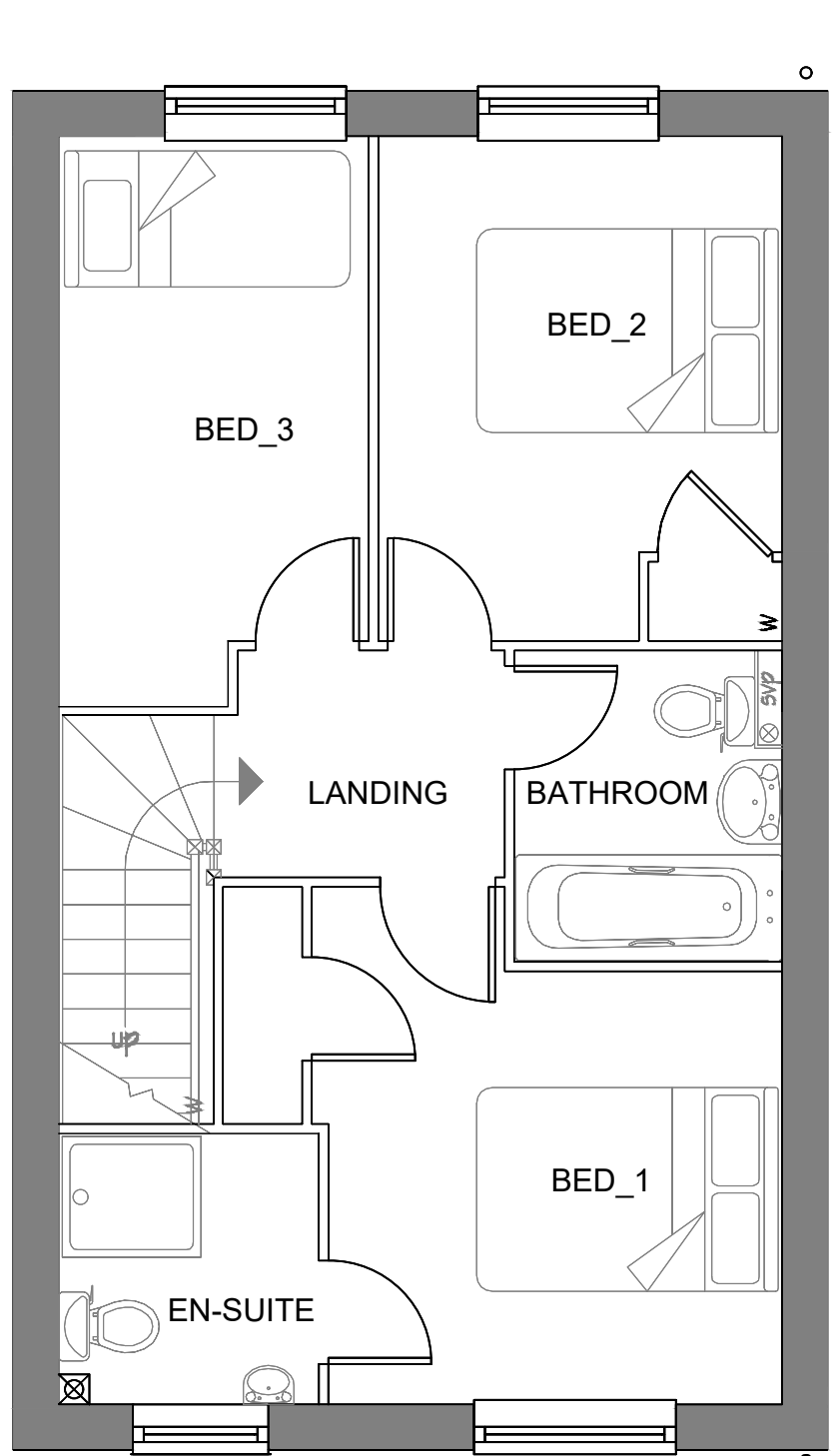
Notes

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 Gen3 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.

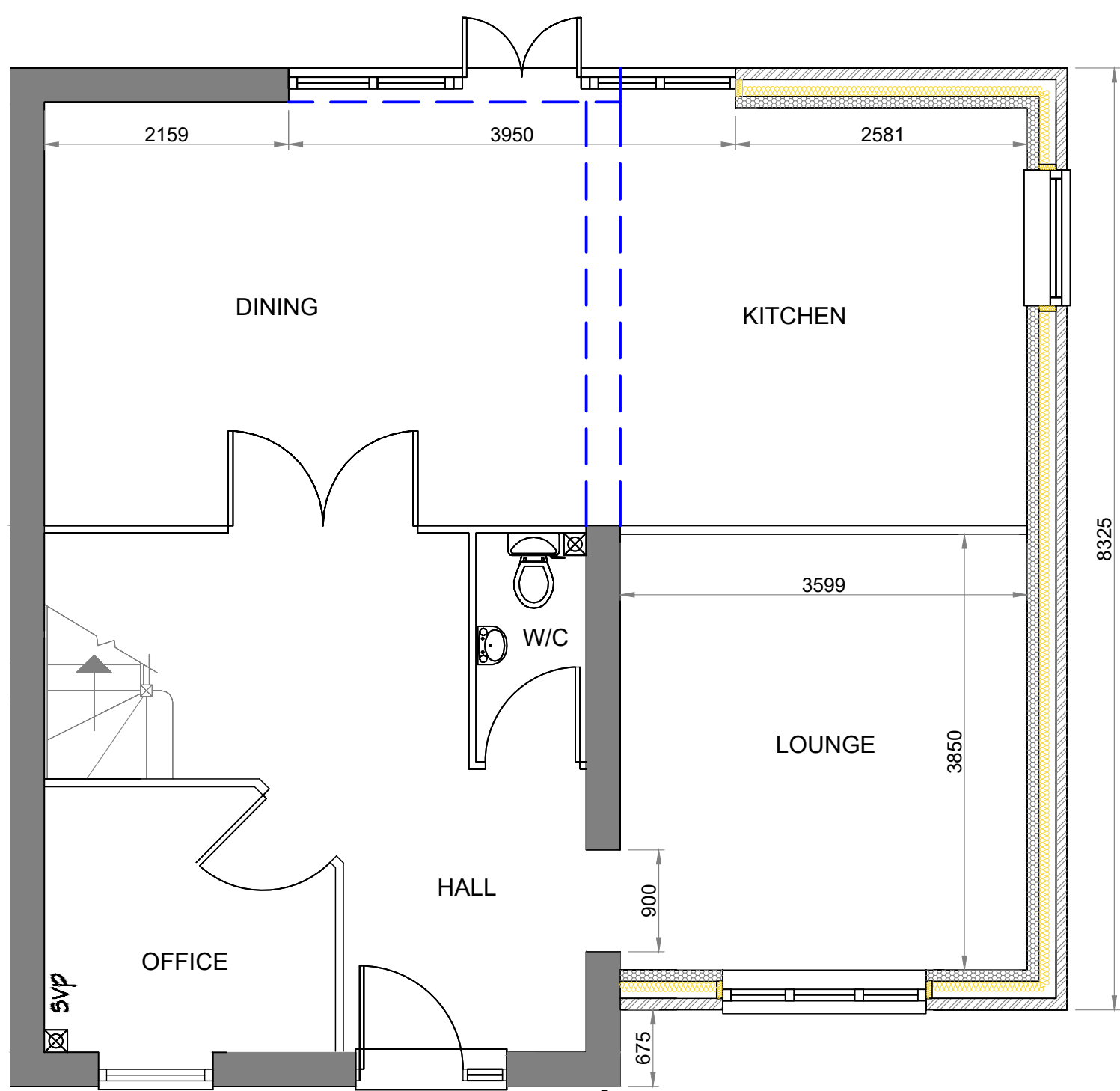
- Assumed to be Load Bearing Walls
- Assumed Not Load Bearing Walls
- Dense Concrete Block (7.3N)
- Celcon Thermal Block (3.6N)
- Facing Brick (22N)
- Timber Frame
- Engineering Brick (22N)
- Stud Walls (100mm Wide)
- Insulation
- Walls to be Removed
- Steelwork Beams Or Boundary
- Precast Concrete Lintels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



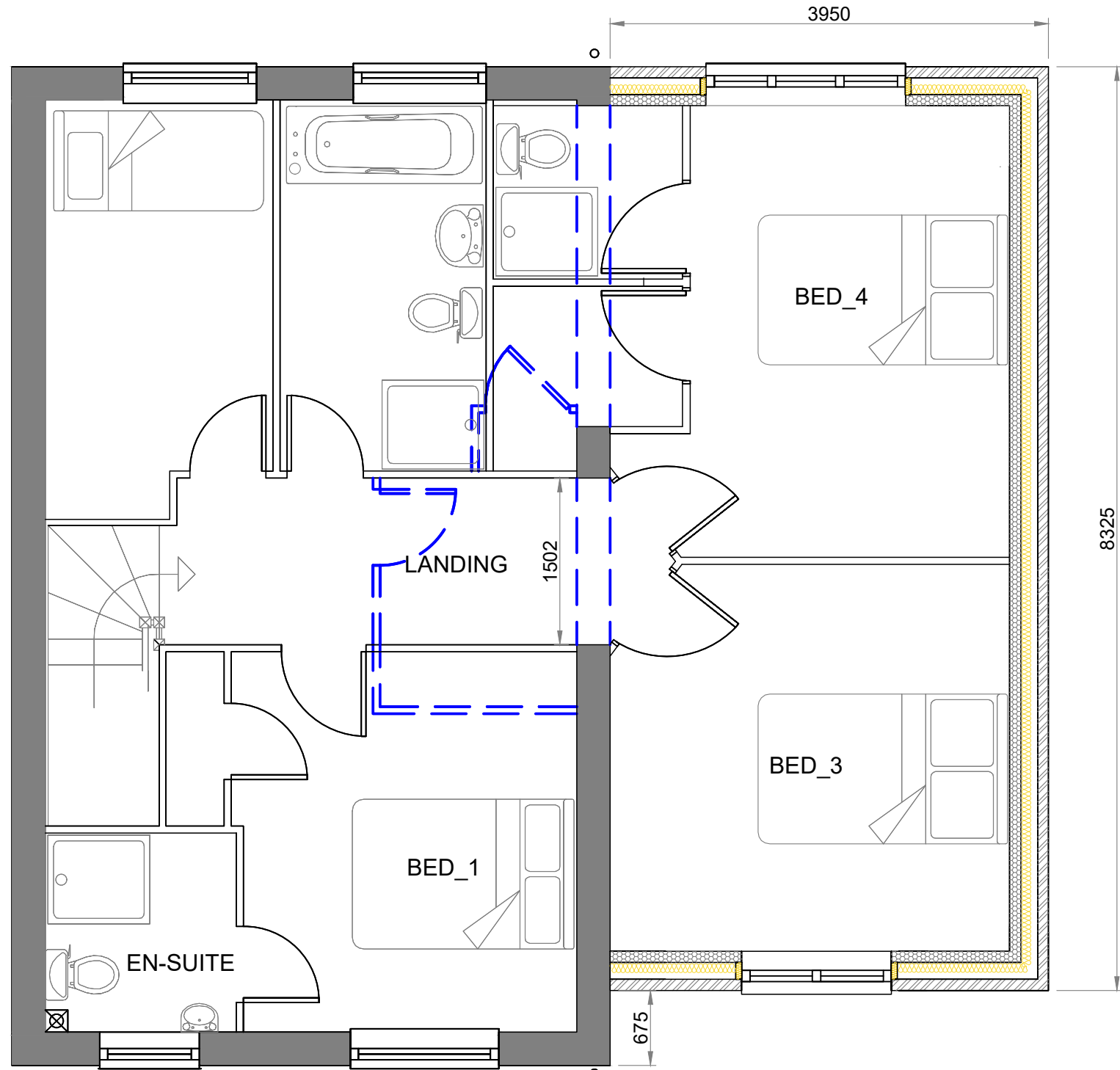
EXISTING GROUND FLOOR PLAN  
Scale 1:50



EXISTING FIRST FLOOR PLAN  
Scale 1:50



PROPOSED GROUND FLOOR PLAN  
Scale 1:50



PROPOSED FIRST FLOOR PLAN  
Scale 1:50

| EXISTING FINISHES |                |
|-------------------|----------------|
| ROOF              | CONCRETE TILES |
| GUTTERS           | BLACK PLASTIC  |
| FASCIA/SOFFITS    | WHITE UPVC     |
| WALLS             | BRICKWORK      |
| WINDOWS           | WHITE UPVC     |
| EXTERNAL DOORS    | WHITE UPVC     |

| PROPOSED EXTENSION FINISHES |                |
|-----------------------------|----------------|
| ROOF                        | CONCRETE TILES |
| GUTTERS                     | BLACK PLASTIC  |
| FASCIA/SOFFITS              | WHITE UPVC     |
| WALLS                       | BRICKWORK      |
| WINDOWS                     | WHITE UPVC     |
| EXTERNAL DOORS              | WHITE UPVC     |

Drawing Title

EXISTING/PROPOSED PLANS, & ELEVATIONS

Site Address

5 COPPER GROVE, ROGERSTONE, NEWPORT, NP10 9NG

Drawn By DJLH  
Date MAY 2024  
Checked  
Date Checked

Scales 1:250, 1:100 & 1:50 @A1  
Drawing Number 24-2129-DWG-02C

Drawing Status

PLANNING

