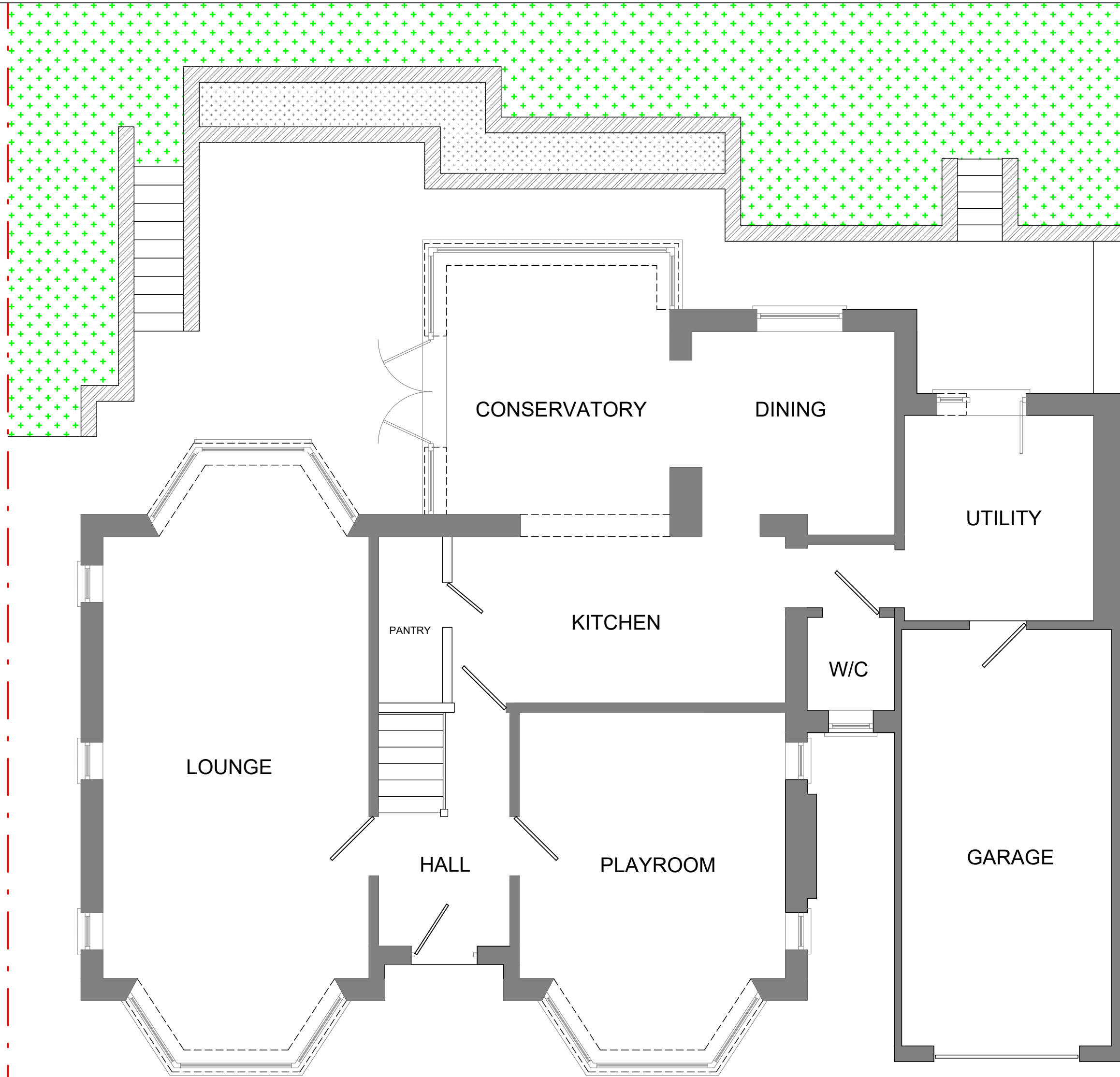
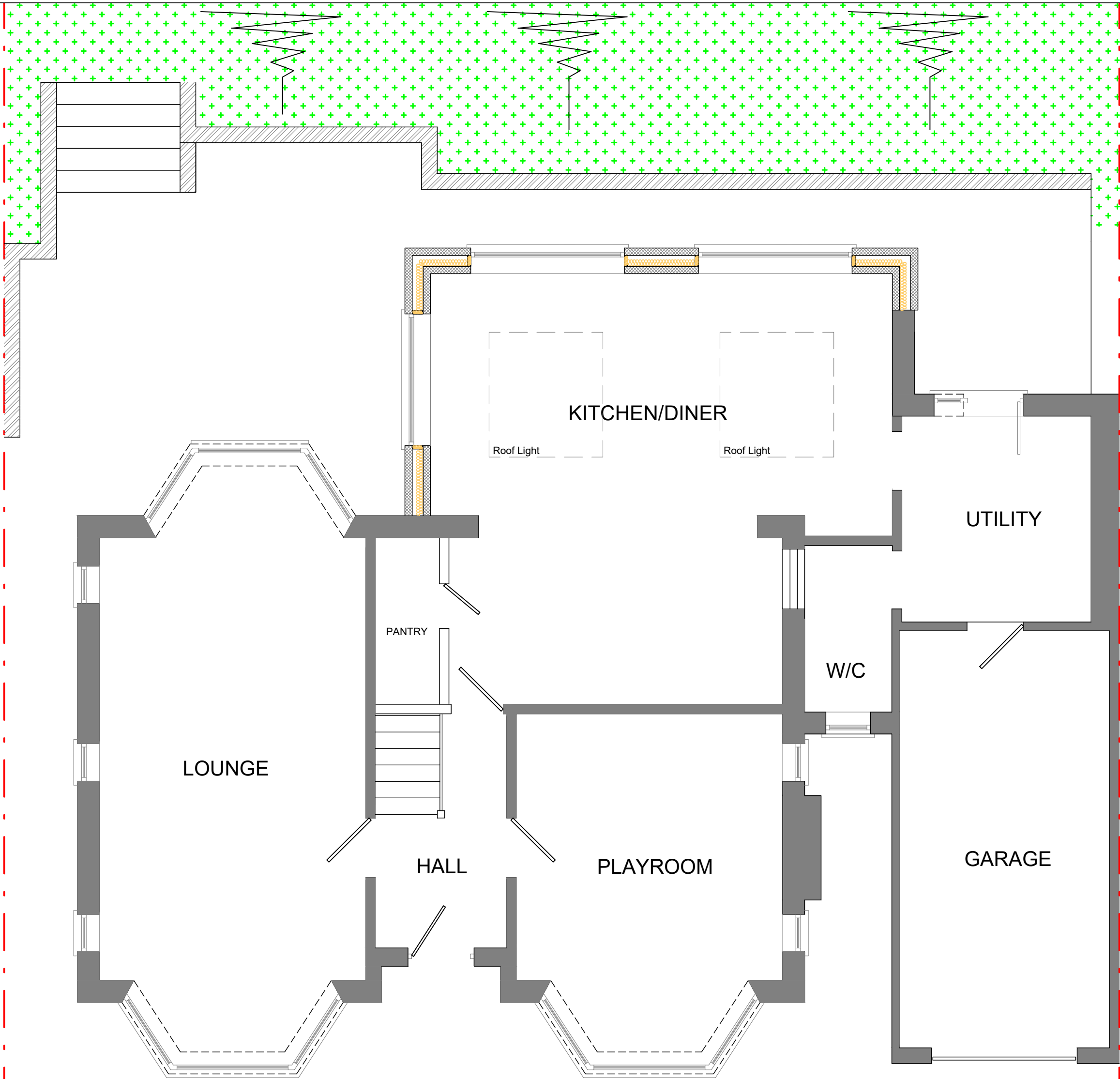
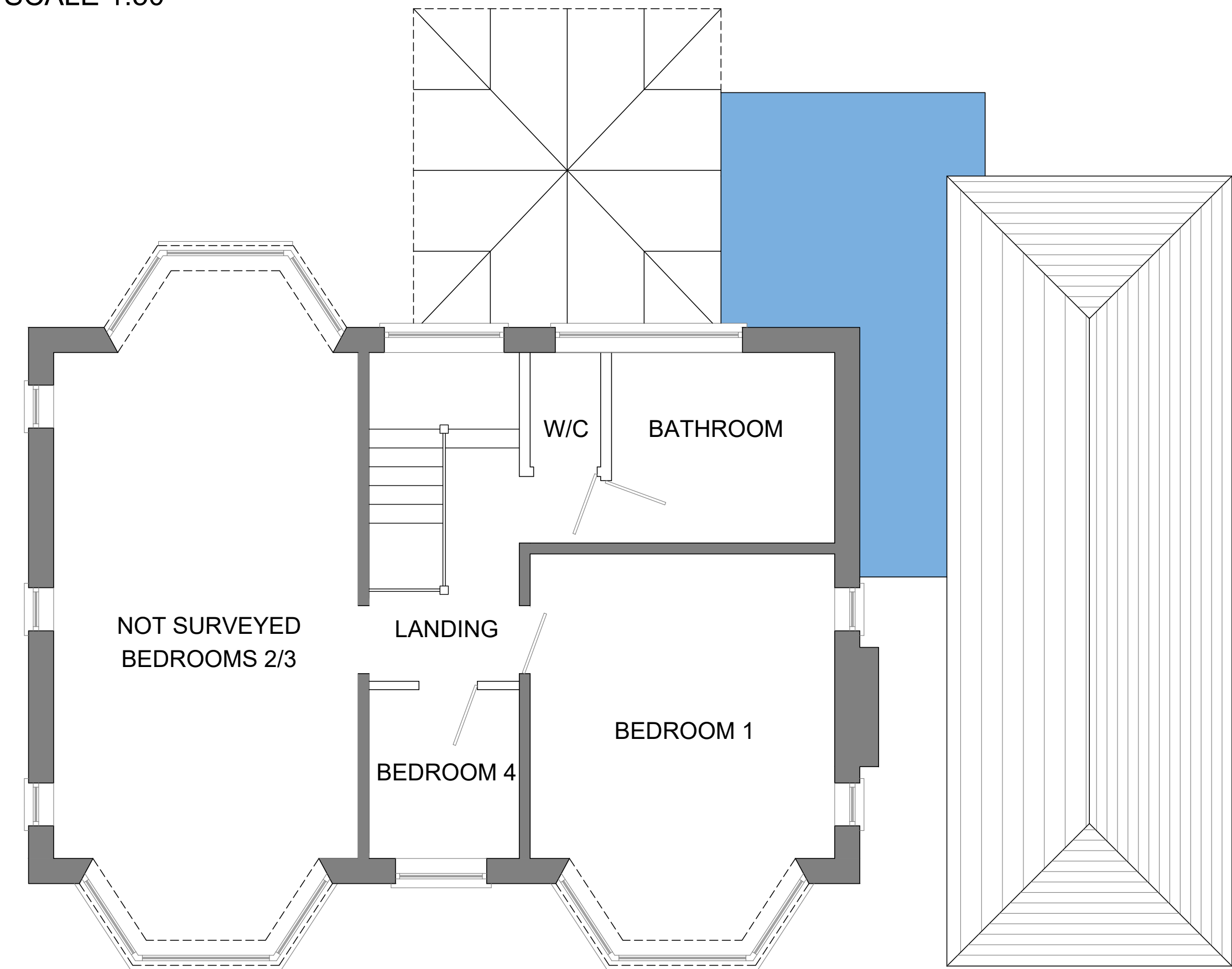




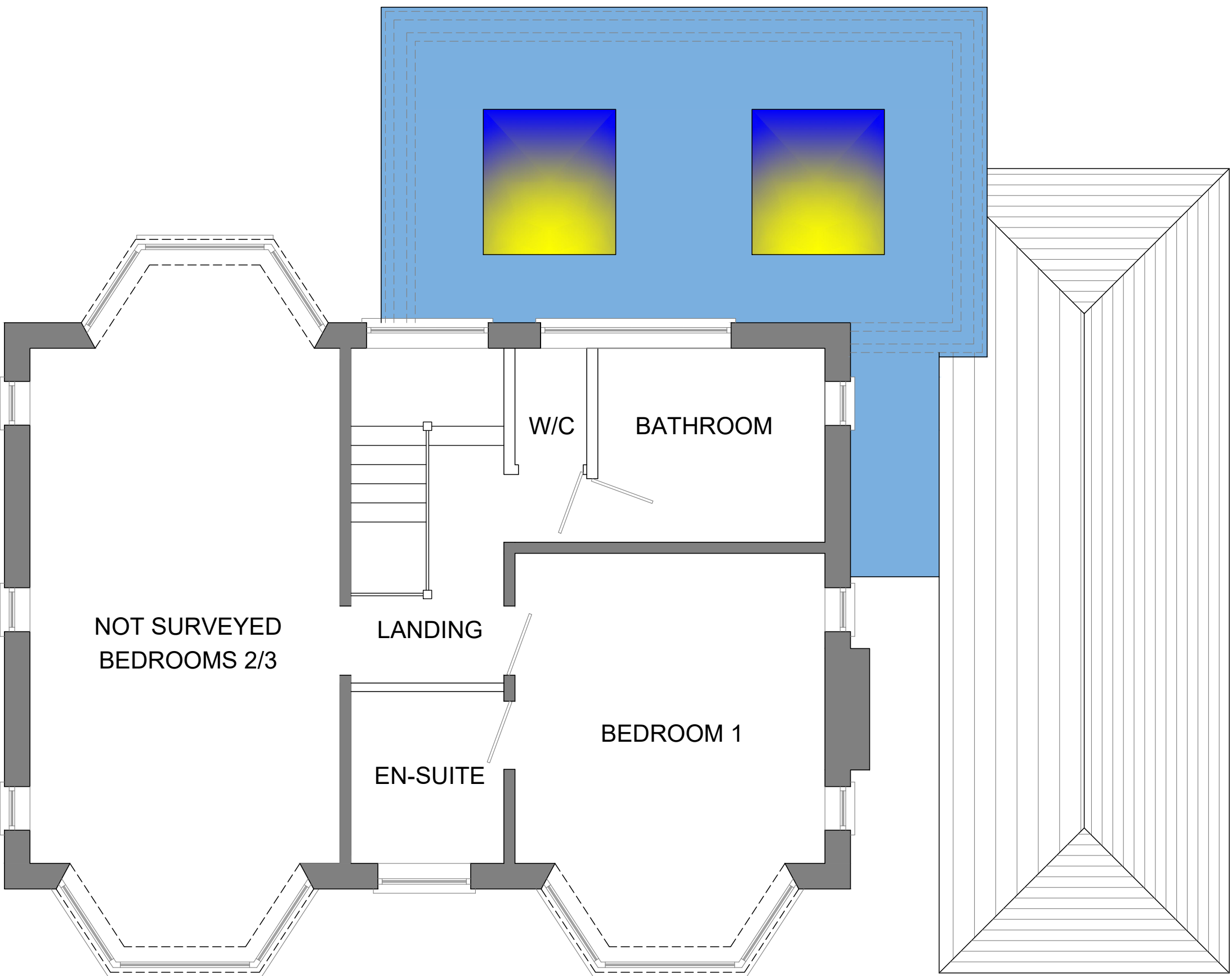
EXISTING GROUND FLOOR PLAN
SCALE 1:50



PROPOSED GROUND FLOOR PLAN
SCALE 1:50



EXISTING FIRST FLOOR PLAN
SCALE 1:50



PROPOSED FIRST FLOOR PLAN
SCALE 1:50

- 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 (uso) 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)
- Engineering Brick (22N)
- Stud Walls (100mm Wide)
- Insulation
- Masonry Walls to be Removed
- Steelwork Beams
- Precast Concrete Lintels
- Timber Fence/Joists

Drawing Title
EXISTING/PROPOSED FLOOR PLANS

Site Address
1 RIDGEWAY GROVE, NEWPORT, NP20 5AN
Mr & Mrs JAMES

Drawn By	DJLH	Scales	1:50 @A1
Date	NOV 2025	Drawing Number	25-2420-DWG-02A
Checked			
Date Checked			

Drawing Status
CONSTRUCTION

Keystone
Structural Engineering

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