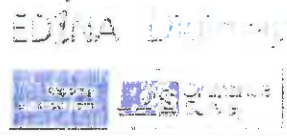


© Crown copyright/database right 2011. An Ordnance Survey/EDINA supplied service.

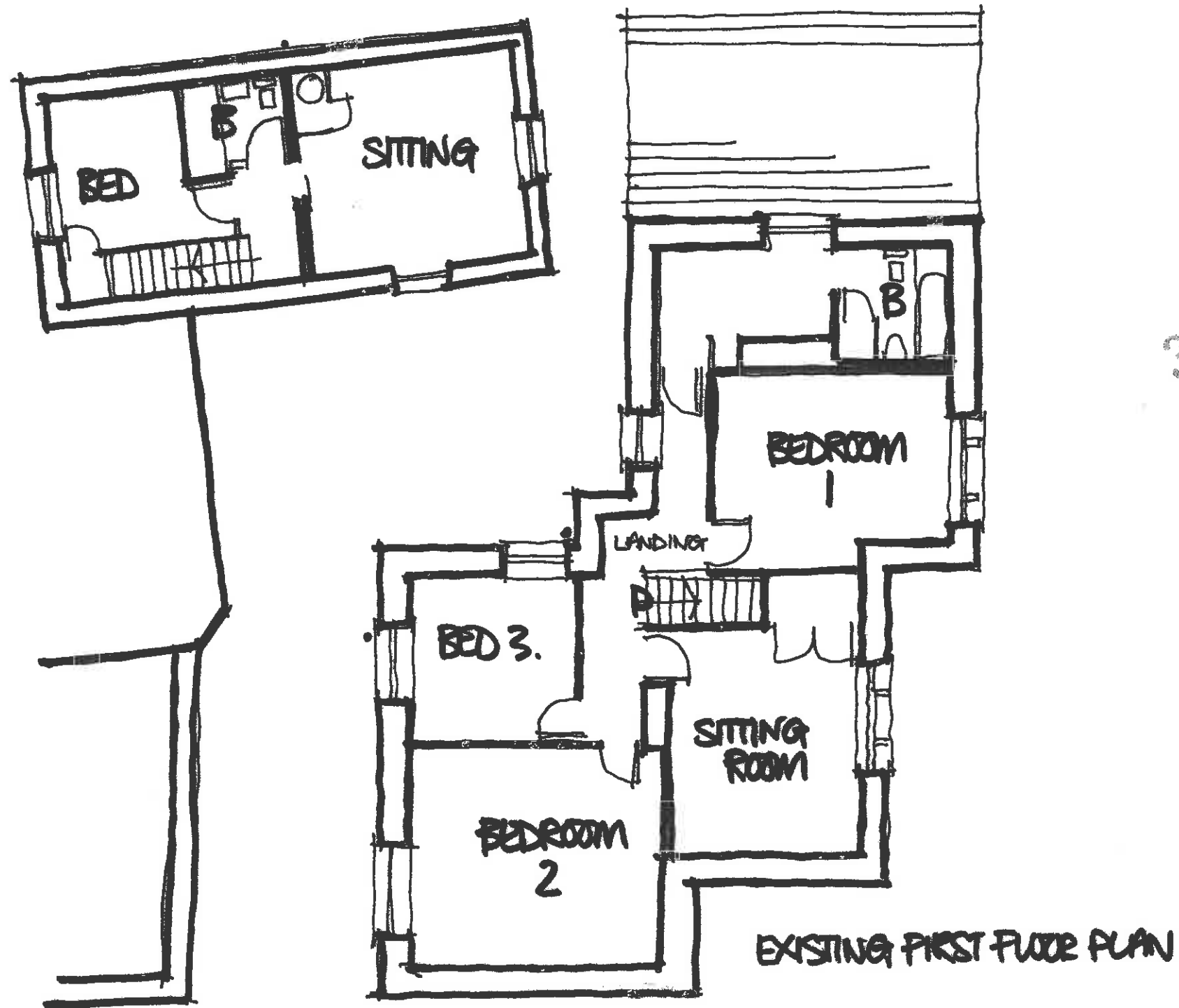


LOCATION PLAN.

Scale 1:500

POST OFFICE, DOWNHAM.





320140784P

Client
SEA FOOD PUB CO

Job Title
POST OFFICE DOWNHAM

Drawing Title
EXISTING FIRST FLOOR PLAN

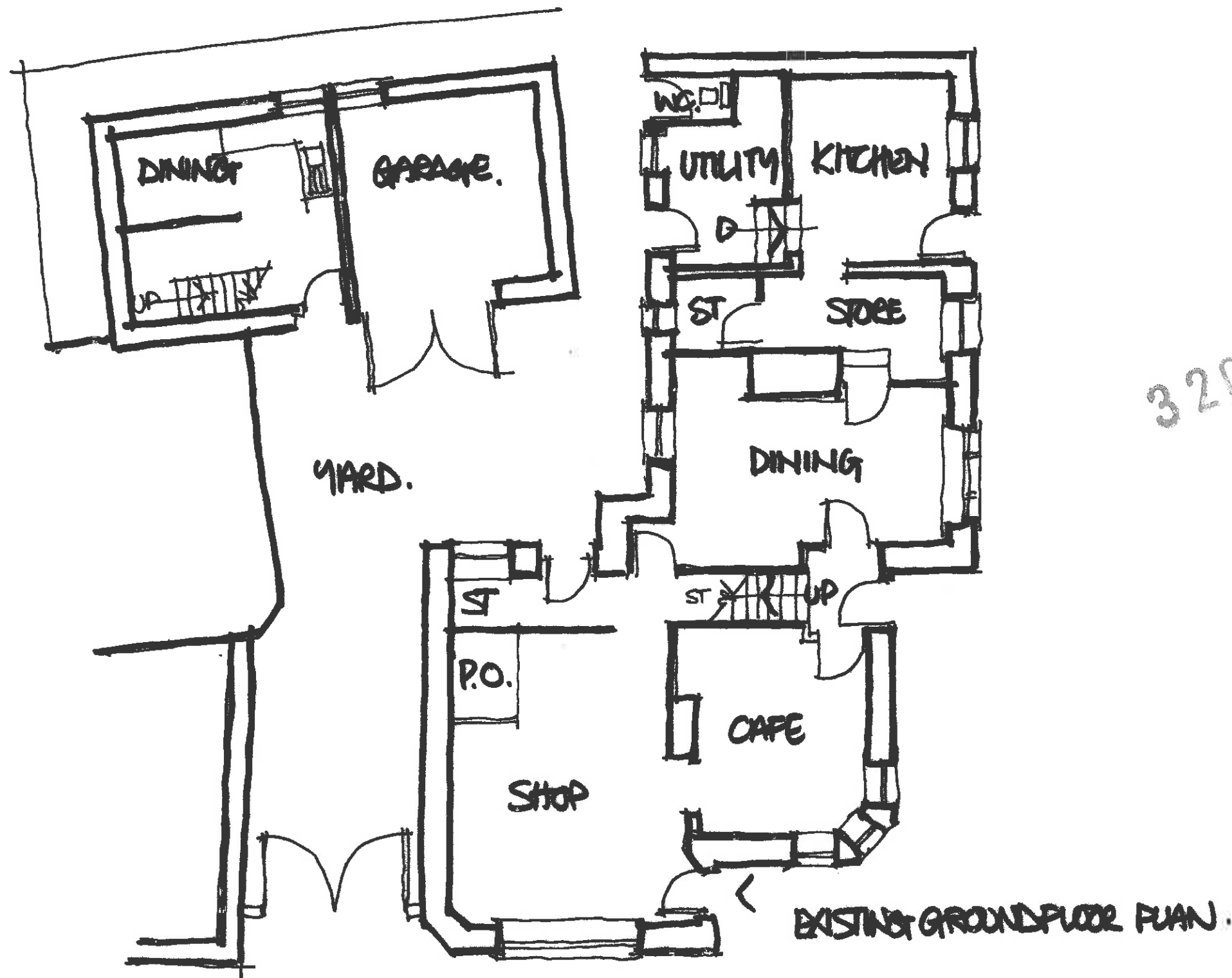
Scale: 1:100 @ A3 Date: JULY 14 Drawn: DNI.

spa
ARCHITECTS

SUNDERLAND PEACOCK & ASSOCIATES LTD.
HAZELMERE, PINLICO ROAD, CLITHEROE,
LANCASHIRE, BB7 2AG
T 01200 423178 F 01200 427326
E info@sunderlandpeacock.com
www.sunderlandpeacock.com



4587 - 14



320140784P

Client
SEA FOOD PUB CO

Job Title
POST OFFICE . DOWNHAM

Drawing Title
EXISTING GROUND FLOOR PLAN.

Scale
1:100 @ A3

Date
JULY 14

Drawn
DNJ



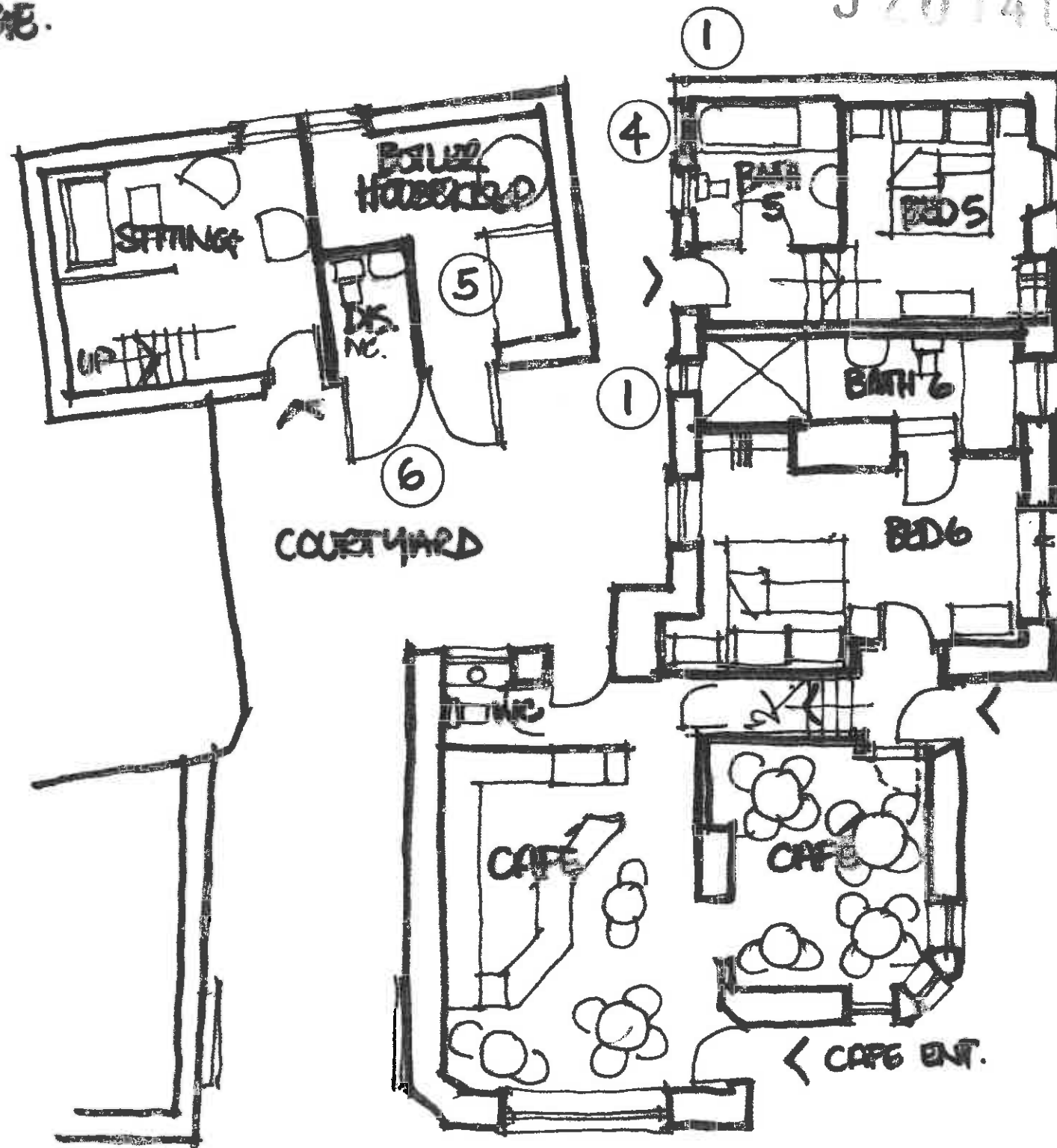
SUNDERLAND PEACOCK & ASSOCIATES LTD.
 HAZELBERRY, PIRLICO ROAD, CLITHEROE,
 LANCASHIRE, M67 2AG
 T 01200 463178 F 01200 427328
 E info@sunderlandpeacock.com
 www.sunderlandpeacock.com



4587 = 13

COTTAGE.

320140784P



**OLD POST OFFICE
Schedule of Works**

1. Create new en suite bathroom into existing room. Fit bath/shower, WC and whb and connect to existing hot and cold services. Connect via route shown to existing s+vp fitting, 100mm soil pipe between floor joists. Refit all floorboards carefully. Connect new 100mm ventilator in position shown.
2. Create new en suite bathroom with 100mm timber stud partition into position shown. Fit out bathroom as described in No. 1. Walls to be lined with 100mm Rockwool and finished with 19mm plasterboard and skim to both sides. Fit new skirting board to match existing profile. Fit new 4 panelled door into sw frame for painting and fit matching architrave.
3. Carefully remove section of existing lightweight stud partition wall and create new opening to receive 2050 x 800 door and frame. Refit door and architrave where possible. Make good skirting with plinth blocks and new architrave.
4. Carefully take down existing non functioning WC and associated wall. Make good walls. Refit external door in present position and line out to inside with timber stud and minimum 200mm of Rockwool acoustic insulation. Form new en suite bathroom as noted in No. 2.
5. Form new boilerroom, store from existing garage. Reuse existing garage door as access door.
6. Form new disabled WC within existing garage using the existing external garage door as the access door to the WC. Fit WC and whb and connect to existing drains to courtyard. Fit 100mm extract vent.
7. Open up blocked up door to access first floor of derelict building. Line out interior of derelict building on walls with isolated timber stud fixed only to floor and ceiling with minimum 200mm of Rockwool acoustic insulation. Finish to inside to be 19mm plasterboard and skim fixed to 19mm exterior ply.
8. Create storage space and boiler room to lower area of derelict building. Line out walls as No. 7.
9. All works to be compliant with Building Control.

REVA. NOTES ADDED

Client
SEDFORD PUB CO

Job Title
**PROPOSED ALTERATIONS
POST OFFICE DONNHAM**

Drawing Title
**PROPOSED
GROUND FLOOR PLAN**

Scale 1:50 @ A5 Date JUL 14 Drawn DNT

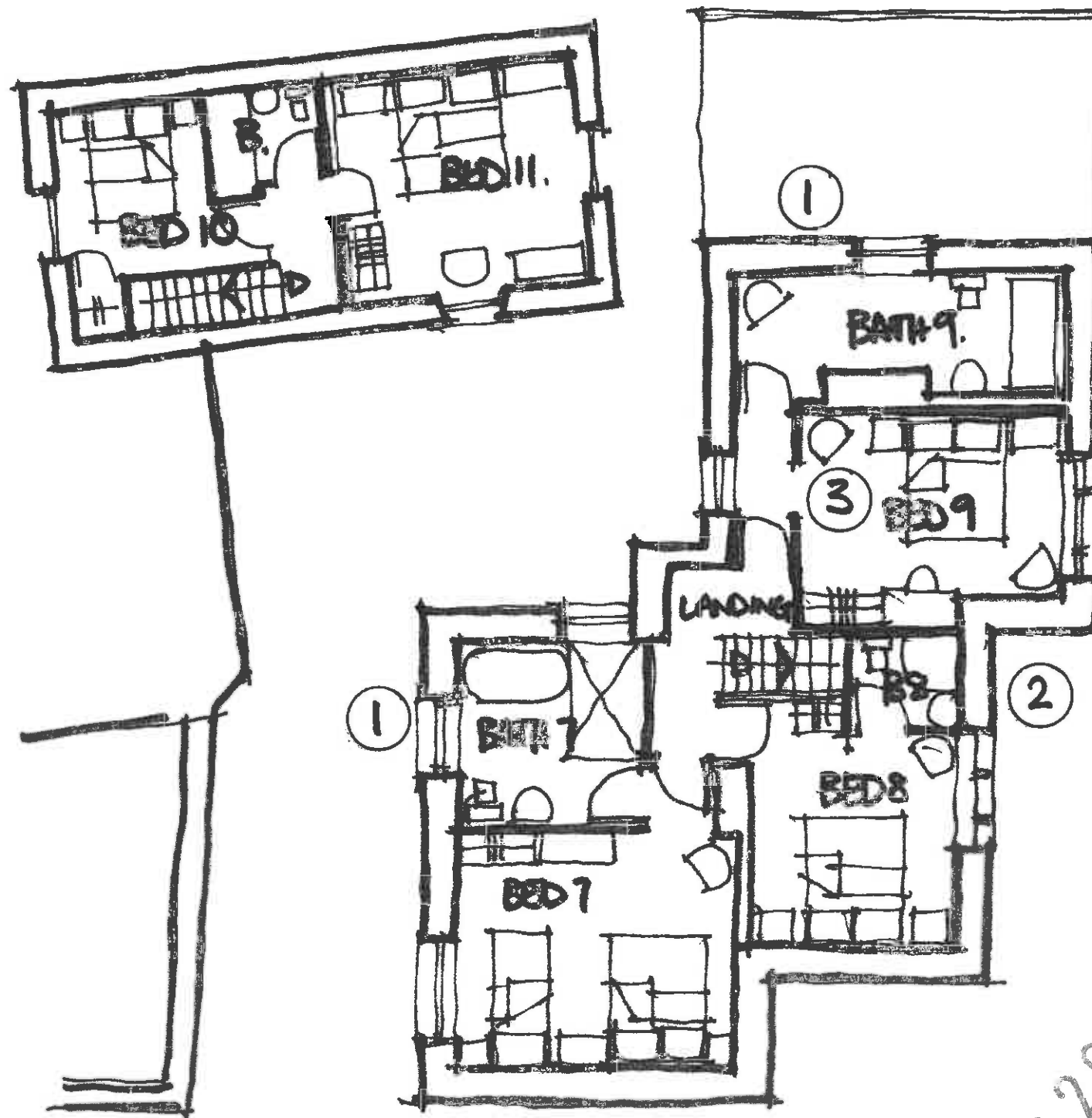
1:50 @ A1.

spa ARCHITECTS

SUNDERLAND PEACOCK & ASSOCIATES LTD.
HAZELHIRE, PIRLICO ROAD, CLITHEROE,
LANCASHIRE, BB7 2AG
T 01200 422170 F 01200 427325
E info@sunderlandpeacock.com
www.sunderlandpeacock.com

320140784P

4537 - 11A.



PROPOSED FIRST FLOOR LEVEL

**OLD POST OFFICE
Schedule of Works**

1. Create new en suite bathroom into existing room. Fit bath/shower, WC and whb and connect to existing hot and cold services. Connect via route shown to existing s+vp fitting, 100mm soil pipe between floor joists. Refit all floorboards carefully. Connect new 100mm ventilator in position shown.
2. Create new en suite bathroom with 100mm timber stud partition into position shown. Fit out bathroom as described in No. 1. Walls to be lined with 100mm Rockwool and finished with 19mm plasterboard and skim to both sides. Fit new skirting board to match existing profile. Fit new 4 panelled door into sw frame for painting and fit matching architrave.
3. Carefully remove section of existing lightweight stud partition wall and create new opening to receive 2050 x 800 door and frame. Refit door and architrave where possible. Make good skirting with plinth blocks and new architrave.
4. Carefully take down existing non functioning WC and associated wall. Make good walls. Refit external door in present position and line out to inside with timber stud and minimum 200mm of Rockwool acoustic insulation. Form new en suite bathroom as noted in No. 2.
5. Form new boiler room, store from existing garage. Reuse existing garage door as access door.
6. Form new disabled WC within existing garage using the existing external garage door as the access door to the WC. Fit WC and whb and connect to existing drains to courtyard. Fit 100mm extract vent.
7. Open up blocked up door to access first floor of derelict building. Line out interior of derelict building on walls with isolated timber stud fixed only to floor and ceiling with minimum 200mm of Rockwool acoustic insulation. Finish to inside to be 19mm plasterboard and skim fixed to 15mm exterior ply. Line out walls as No. 7.
8. Create storage space and boiler room to lower area of derelict building. Line out walls as No. 7.
9. All works to be compliant with Building Control.

ROVA, NOTES ADDED.

Client
SEA FOOD PUB CO

Job Title
**PROPOSED ALTERATIONS
REST OFFICE DOWNHAM**

Drawing Title
**PROPOSED FIRST FLOOR
PLAN**

Scale: T:1000@A3 Date: JULY 14 Drawn: ENI.

1:500 @ A1.

spa
ARCHITECTS

SUNDERLAND PEACOCK & ASSOCIATES LTD.
HAZELBINE, PIRLICO ROAD, CLITHEROE,
LANCASHIRE, B87 2AG
T 01200 423178 F 01200 427328
E info@sunderlandpeacock.com
www.sunderlandpeacock.com



4587 - 12A