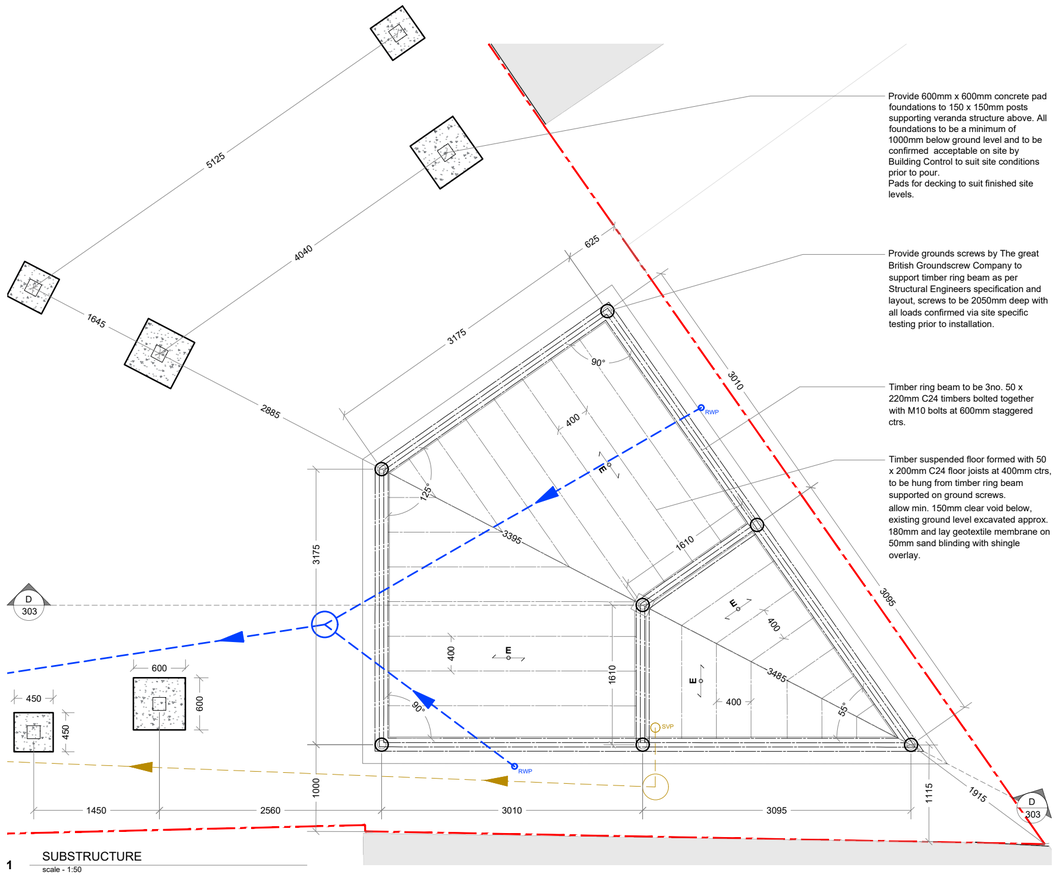
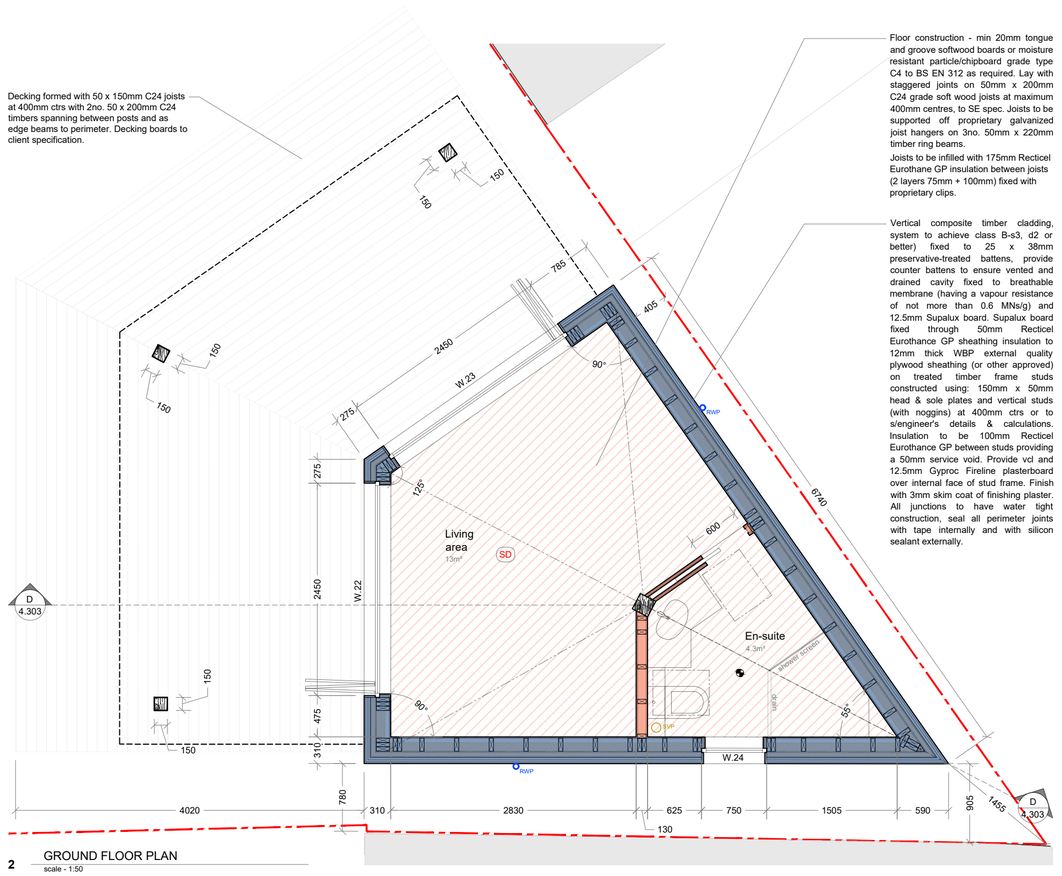


1 SUBSTRUCTURE
scale - 1:50



2 GROUND FLOOR PLAN
scale - 1:50

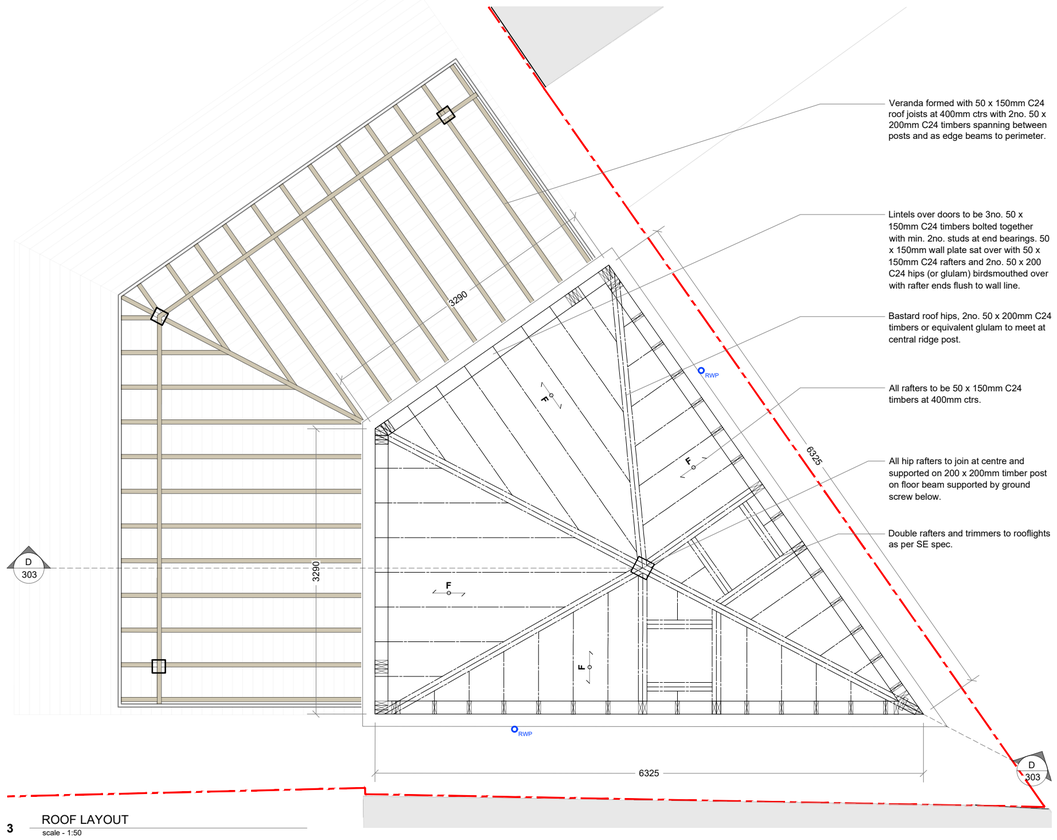
- Use given dimensions over scaling, do not scale from this drawing unless for local authority purposes.
- Dimensions to be checked on site prior to works with any discrepancies to be reported to Principal Designer immediately.
- This drawing should be read in conjunction with other consultants information such as drawings, specifications, reports and calculations.
- The client must abide by the construction design and management regulations 2015.
- The building owner has a duty under the requirements of the party wall act 1996.
- All materials and workmanship must comply with regulation 7 of the building regulations.
- If information within drawings & specifications relates to building regulations this is a guide as to what is required to comply with the current building regulations, this does not imply that this is the only acceptable way of achieving building regulations approval.
- Works started without full approval from the local planning or building control authority are at the client, developer or contractors own risk with no liability accepted by ATP Architectural Design.
- No liability is accepted by ATP Architectural Design for any loss of any sort or additional expense incurred consequent on any variation to the layout or specification that may be required as a result of site conditions, availability of materials, custom or practice, the requirements of the building inspector or any other circumstances.

TO BE READ IN CONJUNCTION WITH;
25394-201-MMA
25394-303-BR
25394-OUTLINE SPECIFICATION

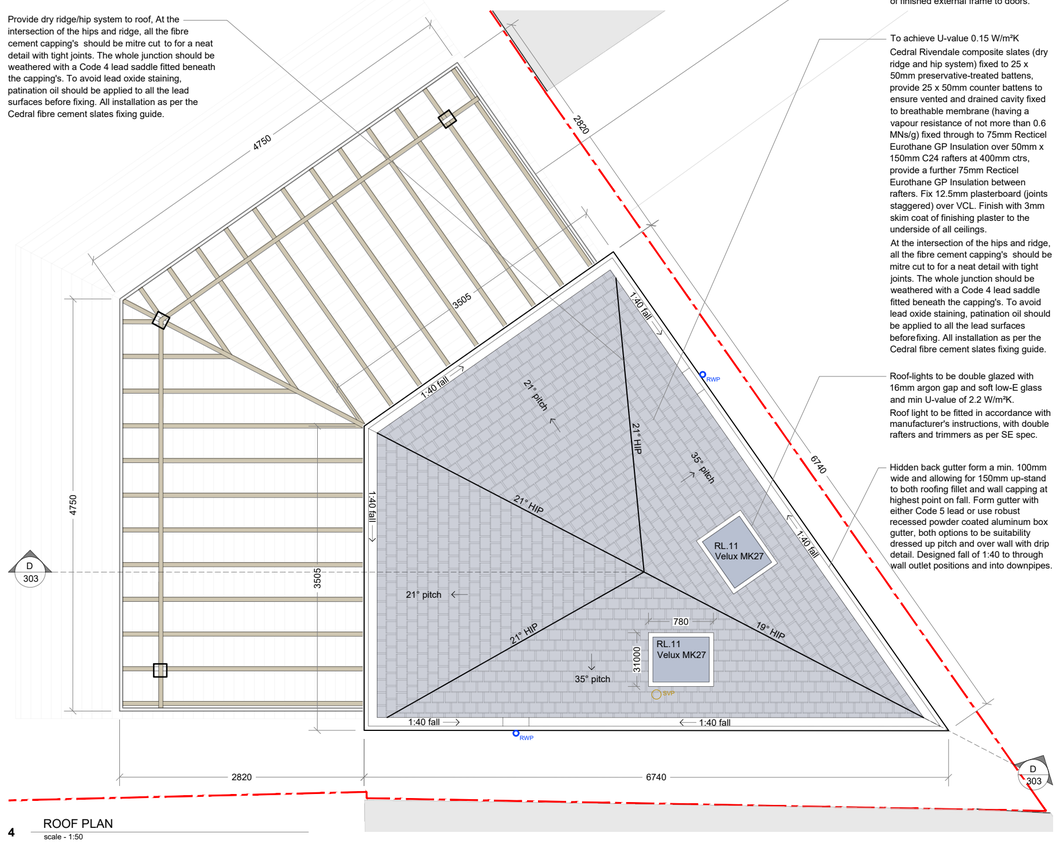
WRD STRUCTURAL ENGINEERS;
S0439A\250729

LEGEND

	STORM WATER DRAIN ROUTE
	FOUL DRAIN ROUTE
SVP	SOIL VENT PIPE
RWP	RAIN WATER DOWN PIPE
	450MM DIAMETER INSPECTION CHAMBER
	MECHANICAL EXTRACT FAN
SD	SMOKE DETECTOR AND FIRE ALARM SOUNDER
HD	HEAT DETECTOR AND FIRE ALARM SOUNDER
	TIMBER BEAM TO SE SPEC.
	BOUNDARY
E	50x200 C24 FLOOR JOISTS @ 400 CTRS TO SE SPEC.
F	50x150 C24 RAFTERS @ 400 CTRS TO SE SPEC.
FT-2	TIMBER SUSPENDED FLOOR
WT-3	TIMBER FRAMED WALL WITH COMPOSITE TIMBER CLADDING
WT-4	INTERNAL STUD PARTITION
RT-4	VENTED PITCHED ROOF CEDRAL SLATE



3 ROOF LAYOUT
scale - 1:50



4 ROOF PLAN
scale - 1:50

1:50 0 0.5m 1m 1.5m 2m 2.5m

atp ARCHITECTURAL DESIGN

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Client: James Plimmer
Status: BREG
Address: 9 Kingsey Avenue, Emsworth PO10 7HP
Rev: B
Project: Rear and side extensions, roof alterations and car port.
Date: 01/06/2026
Title: Proposed annex plans
Scale: 1:50 @ A2
Drawing number: 25394-102-BR
Drawn: TKP

Rev:	Description:	By:	Date:
B	Storm drainage, eaves detail, roof covering and windows revised.	TKP	01/06/2026
A	Window / ext. door ref. added.	TKP	10/11/2025

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