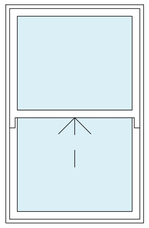
Notes:

Existing front and rear windows are a combination of single glazed timber on the original building and metal framed sash windows and double glazed casement windows on the later extension.

Existing rear door is a double glazed uPVC framed door.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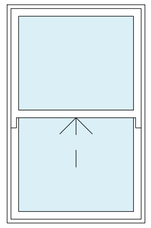
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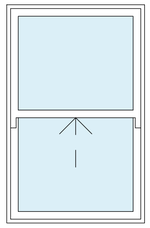
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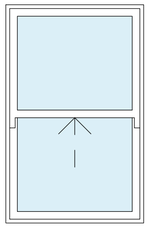
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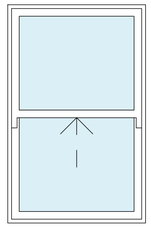
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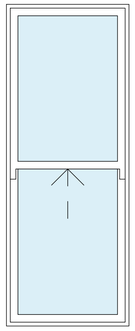
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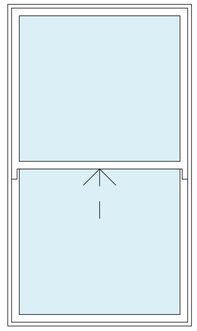
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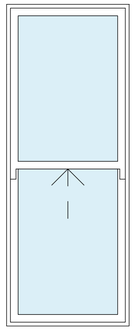
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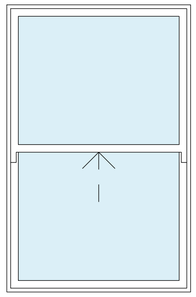
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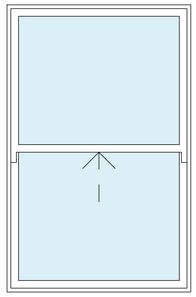
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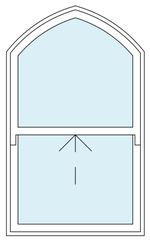
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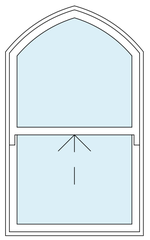
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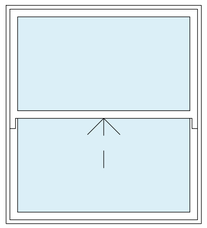
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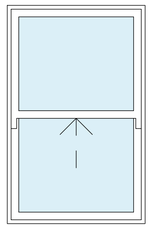
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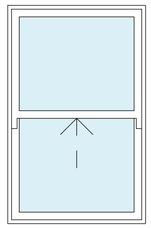
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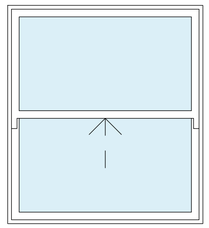
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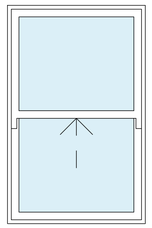
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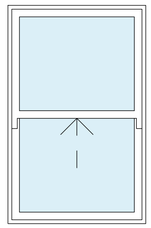
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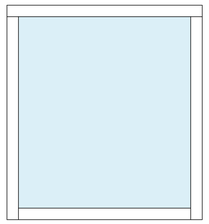
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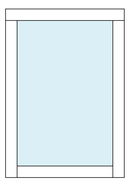
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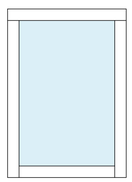
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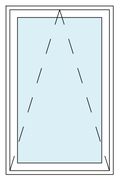
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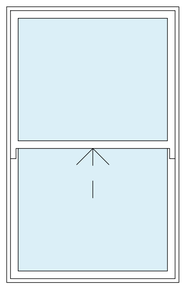
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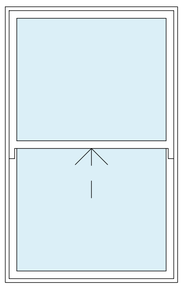
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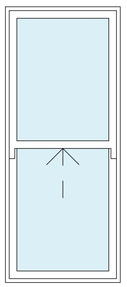
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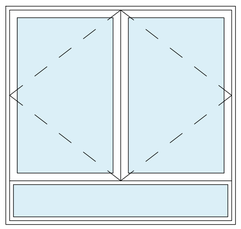
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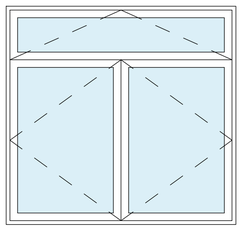
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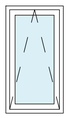
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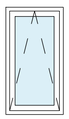
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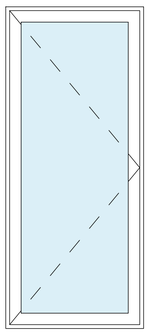
Door d-03

SCALE 1:20 @ A1

0 1m 2m 3m 4m

## GENERAL NOTES

1.This drawing is copyright, no part of this drawing is to be copied or used unless written consent is given by Archway Building Consultancy.

2. All discrepancies are to be reported immediately to the project coordinator or lead client representative.

## PLANNING SPECIFIC NOTES

1. All works are to comply with the latest Building Regulations and British standards, whether noted or otherwise in these drawings.

2. The contractor is responsible to ensure that all works are compliant with the existing Fire Strategy for the building and to comply with all current Building Regulations (Approved Documents).

3. The windows to habitable rooms are to meet egress requirements 450x450 minimum opening along with all other aspects of Building Regulations (Approved Document B). This should include for any maximum window opening heights to allow for means of escape.

4. All spandrel panels to buildings are to meet minimum A1/ A2 classification, unless single or two storey and specifically agreed with the client or project fire engineer.

5. The planning drawings are to be developed by the chosen window manufacturer and approved by the client team prior to commencing any works or material orders. The manufacturer is to develop the planning drawings ensuring compliance with current guidance.

6. The contractor is to consider smoke extract as part of their final designs and to agree with the client or project fire engineer any automatic opening vents to windows or louvres required to achieve smoke extract in stairwells or the means of escape.

| Rev. | Date | Description | Name |
|---|---|---|---|
| | | | |

NOTES:

Report all discrepancies, errors and omissions.
Verify all dimensions on site before commencing any work or preparing shop drawings.
All materials, components and workmanship are to comply with all the relevant British Standards, Codes of Practice, and appropriate manufacturers recommendations.
For all specialist work, see relevant drawings.

This drawing and design are copyright of ARCHWAY BUILDING CONSULTANCY.

IMPORTANT

All drawings are to be read in conjunction with materials and workmanship and finishes schedules.
The contractor is to advise on structural stability for works and strength of construction.
The contractor is to provide setting out drawings prior to commencement.
All drawings are to be submitted for approval to Archway Building Consultancy.

ARCHWAY
BUILDING CONSULTANCY
3RD FLOOR, THE NEWS BUILDING
3 LONDON BRIDGE STREET
SE1 9SG
TELEPHONE 07534964166
Email : Enquiries@Archwaybc.co.uk

Client
L&Q PROPERTIES

Project
48 BEATRICE ROAD
LONDON
N4 4PD

| drawn | N.T. | rev | ... |
|---|---|---|---|
| date | 10.07.26 | scale | 1:20 @ A1 |

Title
EXISTING WINDOW & DOOR SCHEDULE

| 0683 | 15 | 002 |
|---|---|---|