

Client
 Anne McCarroll & Andrew Yeates,
 68 Wainstort Road, Terenure,
 Dublin 6W, D6W AY75

Revisions

Chartered Institute of
 Architectural Technologists

PLANNING DRAWING

STATUS OF DRAWING

notes

JOE FALLOIDESIGN ARCHITECTURE
 First floor, 6 Main Street, Dundrum, Dublin 14
 1A Ryland Street, Buncloody, Enniscorthy, Co. Wexford

Project Proposed Extension/Alterations @ 68 Wainstort Road
drawing Proposed Ground Floor Plan
job no. 22014 **scale** 1:75 **date** 14.08.22 **drawn by** DOM **checked** GS

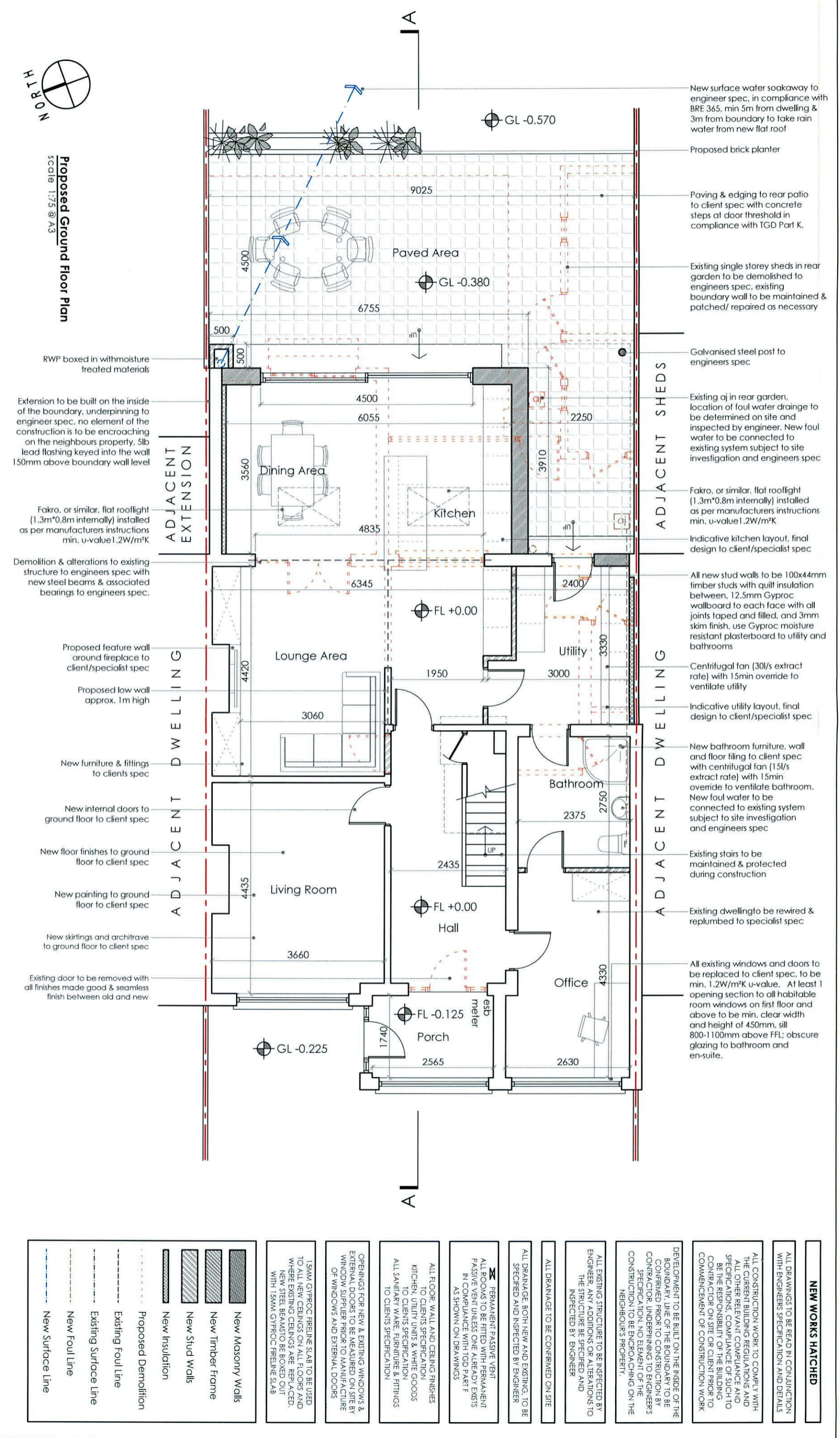
dwg no. 22014-PL-05

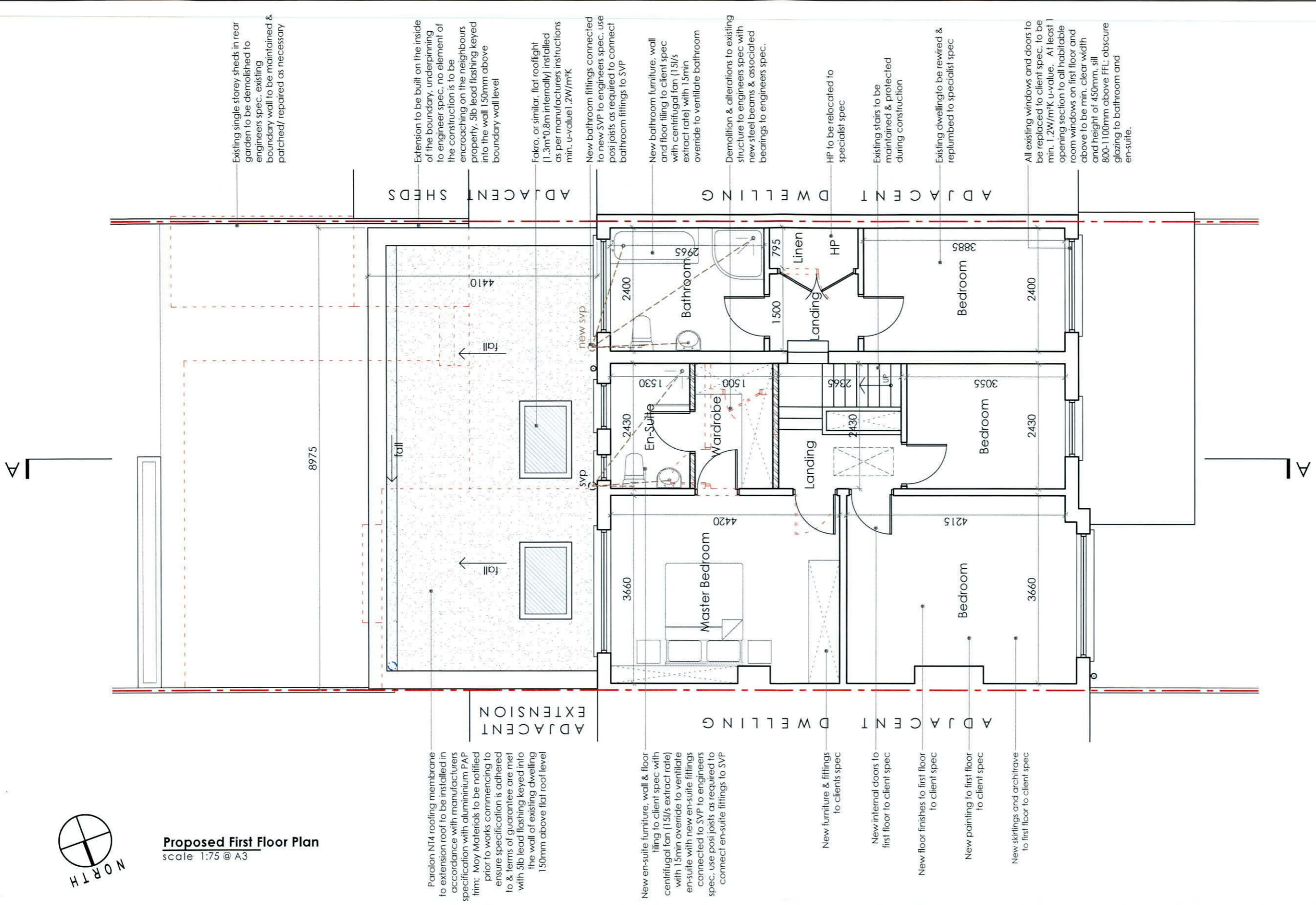
UNDER THE BUILDING CONTROL ACT 2007, JOE FALLOIDESIGN IS A REGISTERED ASSIGNED CERTIFIER. REG. NO. 80244 SCS1

P: 01-5143688
 M: 087-2566808
 P: 053-9377633

A3

All work to be carried out in accordance with the current Building Regulations and Technical Guidance Documents. These documents take precedence over any dimensions / notes / specifications on these drawings. The contractor / client is to make a thorough inspection of the site and make themselves fully aware of any peculiarities pertaining thereto. The contractor is entirely responsible for the proper setting out of works on site. Written dimensions are to be used in preference to scaling. **Contractor / client is to check all dimensions prior to planning stage / construction. Any discrepancies to be reported before work is in hand.** Contractor is deemed to have included for everything required to finish off project to a satisfactory condition though not specifically described on drawings. All work to be supervised and signed off by suitably qualified persons with up-to-date insurance and proper Health and Safety. All drainage works to comply with Local Authority Regulations - if in doubt contact Authority. All works must be carried out using proper materials that are fit for the use for which they are intended and for the conditions in which they are to be used; if in doubt, refer to the harmonised technical specifications. All materials and products to be fitted as per manufacturers instructions.





Proposed First Floor Plan
scale 1:75 @ A3

- NEW WORKS HATCHED**
- ALL DRAWINGS TO BE READ IN CONJUNCTION WITH ENGINEERS SPECIFICATION AND DETAILS
 - ALL CONSTRUCTION WORK TO COMPLY WITH THE CURRENT BUILDING REGULATIONS AND ALL OTHER RELEVANT COMPLIANCE AND SPECIFICATIONS, COMPLIANCE OF SUCH TO BE THE RESPONSIBILITY OF THE BUILDING CONTRACTOR ON SITE OR CLIENT PRIOR TO COMMENCEMENT OF CONSTRUCTION WORK
 - DEVELOPMENT TO BE BUILT ON THE INSIDE OF THE BOUNDARY, LINE OF THE BOUNDARY TO BE CONFIRMED PRIOR TO CONSTRUCTION BY CONTRACTOR, UNDERPINNING TO ENGINEER'S SPECIFICATION, NO ELEMENT OF THE CONSTRUCTION TO BE ENCROACHING ON THE NEIGHBOUR'S PROPERTY.
 - ALL EXISTING STRUCTURE TO BE INSPECTED BY ENGINEER, ANY ADDITIONS OR ALTERATIONS TO THE STRUCTURE BE SPECIFIED AND INSPECTED BY ENGINEER
 - ALL DRAINAGE TO BE CONFIRMED ON SITE
 - ALL DRAINAGE, BOTH NEW AND EXISTING, TO BE SPECIFIED AND INSPECTED BY ENGINEER
 - PERMANENT PASSIVE VENT ALL ROOMS TO BE FITTED WITH PERMANENT PASSIVE VENT UNLESS ONE ALREADY EXISTS IN COMPLIANCE WITH TGD PART F AS SHOWN ON DRAWINGS
 - ALL FLOOR, WALL AND CEILING FINISHES TO CLIENTS SPECIFICATION
KITCHEN, UTILITY UNITS & WHITE GOODS TO CLIENTS SPECIFICATION
ALL SANITARY WARE, FURNITURE & FITTINGS TO CLIENTS SPECIFICATION
 - OPENINGS FOR NEW & EXISTING WINDOWS & EXTERNAL DOORS TO BE MEASURED ON SITE BY WINDOW SUPPLIER PRIOR TO MANUFACTURE OF WINDOWS AND EXTERNAL DOORS
 - 15MM GYPROC FIRELINE SLAB TO BE USED TO ALL NEW CEILINGS ON ALL FLOORS AND WHERE EXISTING CEILINGS ARE REPLACED. NEW STEEL BEAMS TO BE BOXED OUT WITH 15MM GYPROC FIRELINE SLAB
- Legend:**
- New Masonry Walls
 - New Timber Frame
 - New Stud Walls
 - New Insulation
 - Proposed Demolition
 - Existing Foul Line
 - Existing Surface Line
 - New Foul Line
 - New Surface Line

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First Floor, 6 Main Street, Dundrum, Dublin 14
1A Ryland Street, Buncloody, Enniscorthy, Co. Wexford

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