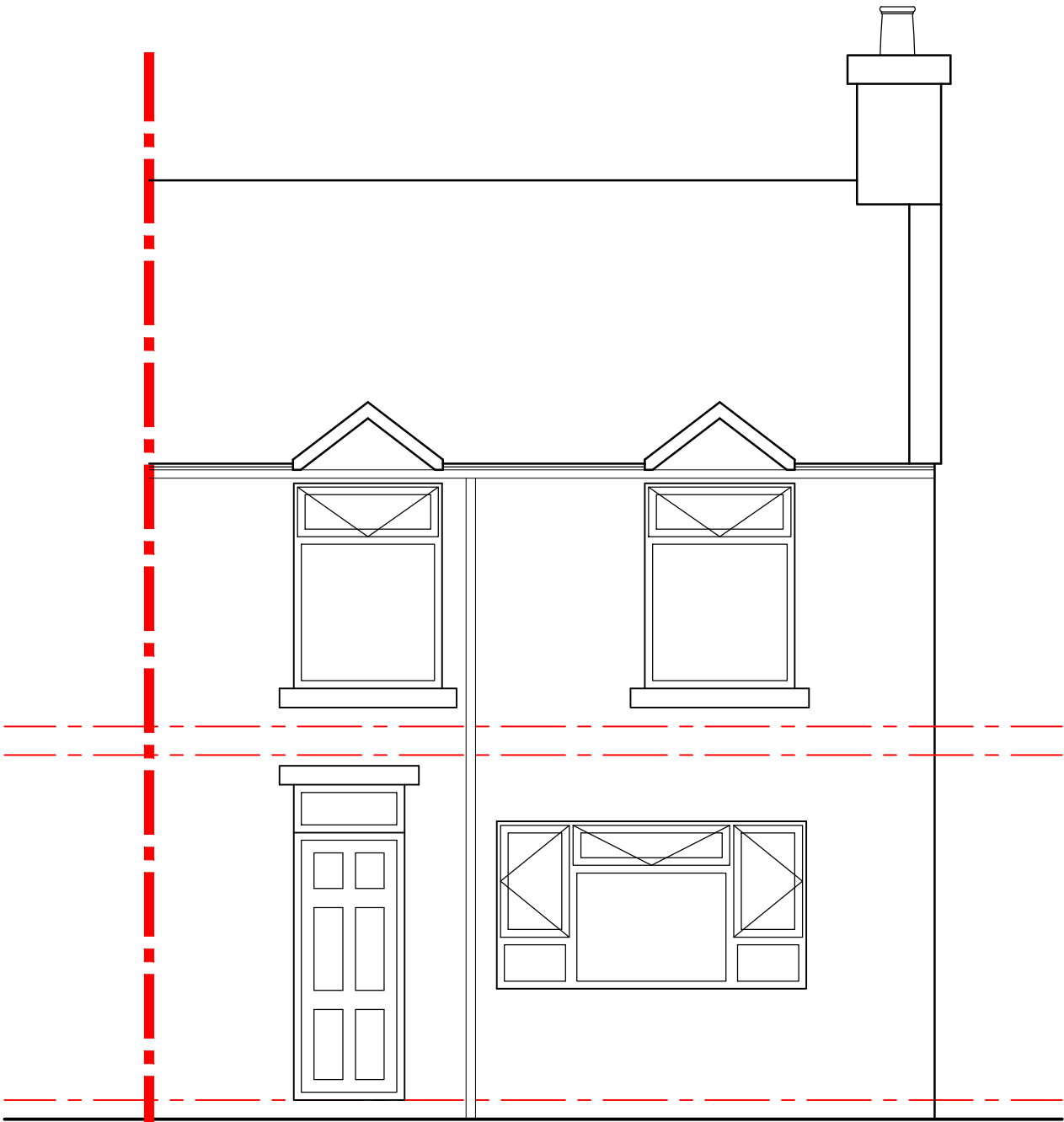
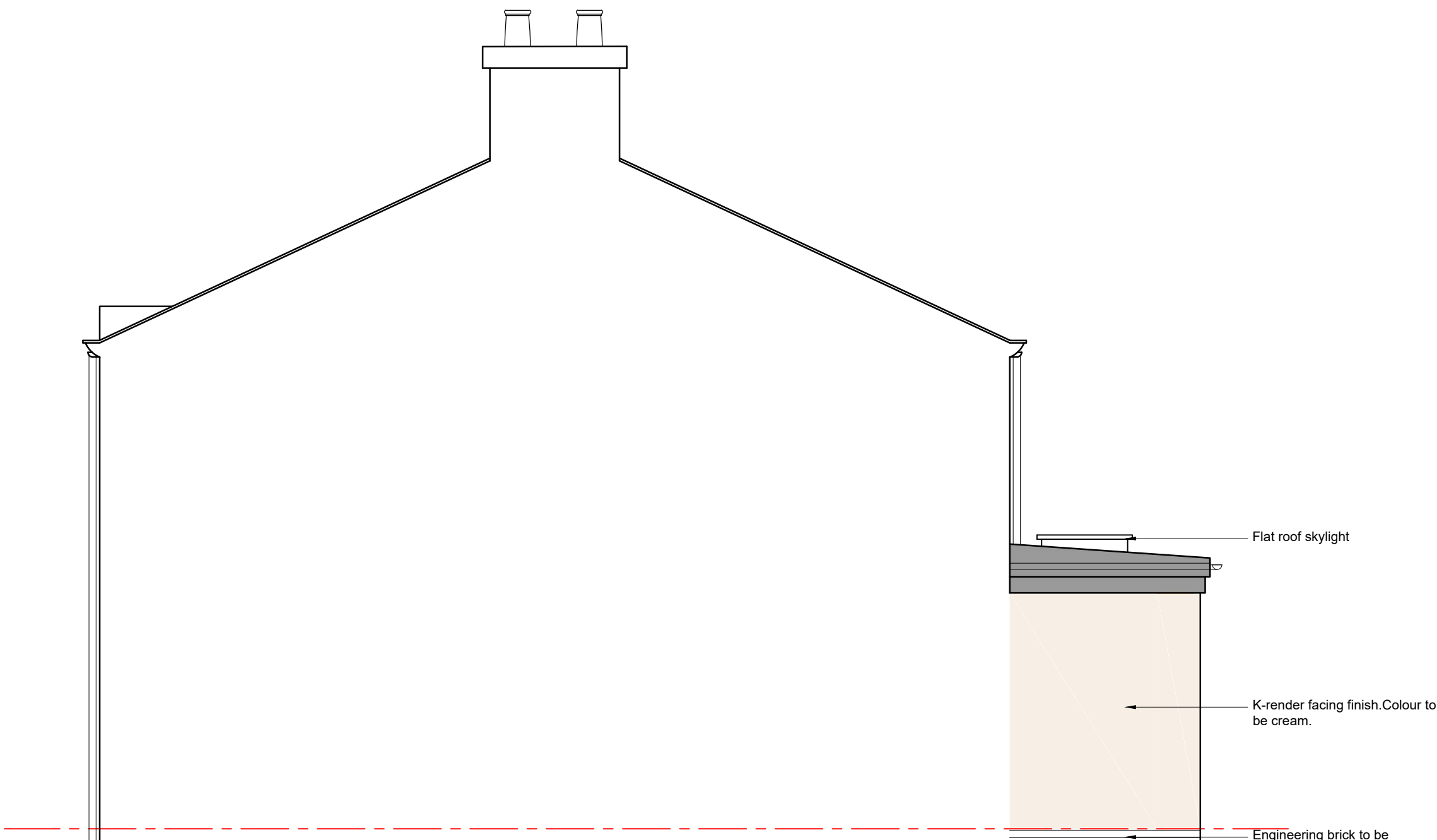
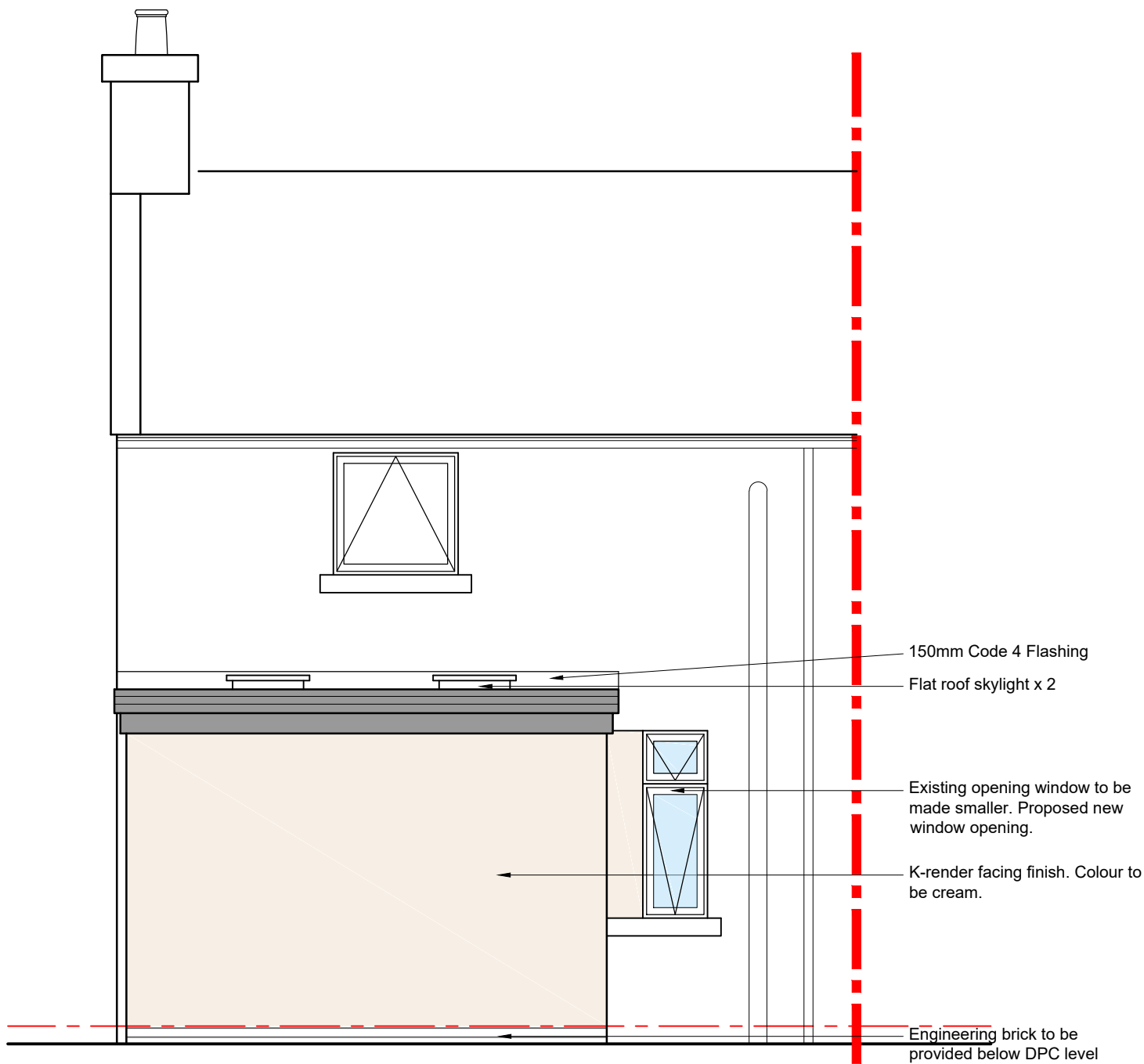




Front Elevation 1:50



Front Elevation 1:50



Front Elevation 1:50

Please do not scale from this drawing.

Please note;

All new windows are to be double glazed units with a 16mm air gap and soft E coating or double glazed with a 12mm air gap and argon filling to achieve a u-value of 1.4 minimum.

All roof tiles and brickwork is to be as approved by Local Authority planning department.

Safety glazing to panes marked x is to be provided to BS6206 as required by approved document N1.

Background ventilation is to be provided in the form of trickle vents to all windows and to have a minimum ventilation rate of 5000mm minimum for each habitable room and 2500mm minimum for each wet room.

First floor windows to bedrooms to be escape windows marked Φ with a minimum openable area of 450mm x 450mm and 0.33 m2. The bottom of the openable window is to be no more than 1100mm from the FFL.

Glass that has been marked with an ' X ' will require safety glass



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Project; The Audio Café, 19 High Street, Coedpoeth, Wrexham, LL11 3RY	
Title; Proposed Elevations	Scale (A2); 1:50
Dwg No; AC/BR/05	Date; December 2021
Revision; REV A - drawing amended (14-12-21). REV B - drawing amended to clients comments (22-12-21). REV D - drawing amended to suit structural engineers comments (05-01-22).	