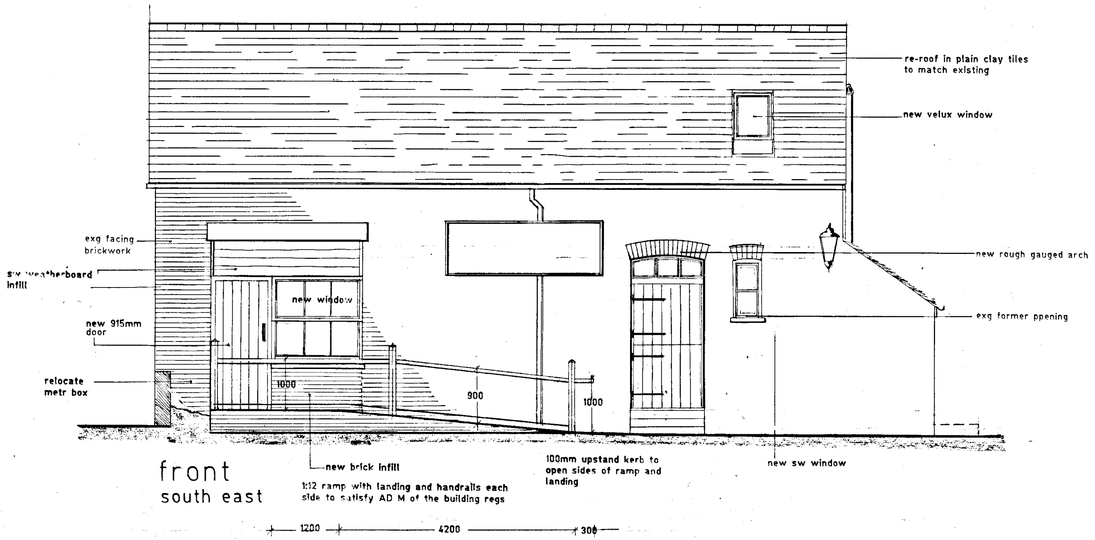
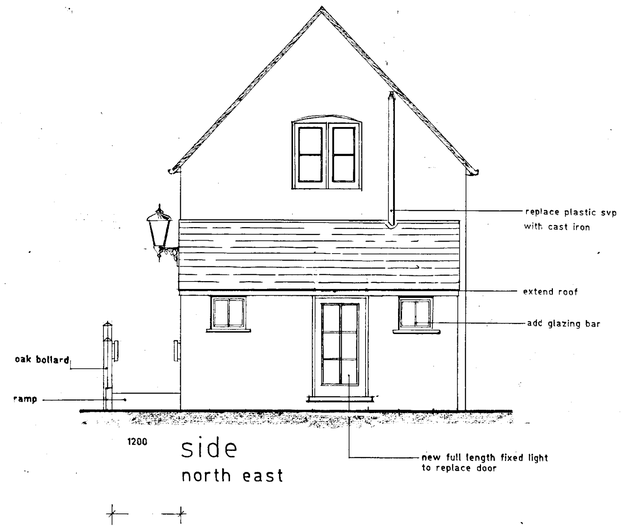
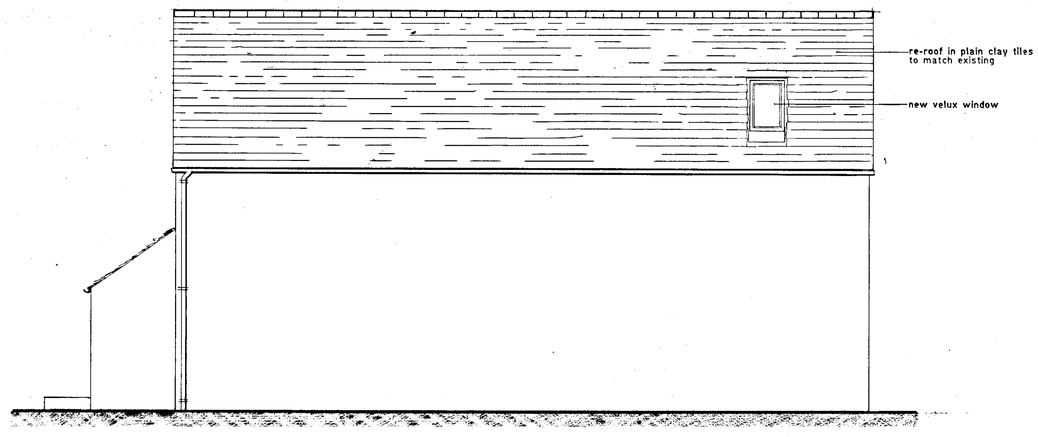


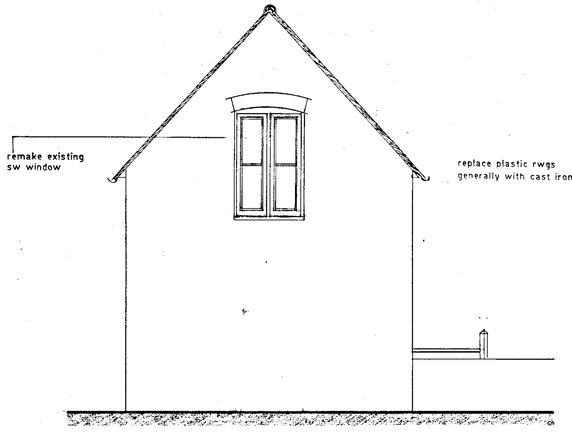
front
south east



side
north east



rear
north west



side
south west

NOTES:
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	Date	Revisions

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W. H. Brakspear & Sons, P.L.C.

ANDREW FRENCH

PROPOSED

1 Market Place Mews, Henley-on-Thames, Oxfordshire.
telephone 01491 411308 (fax 01491 410129)

client
WH Brakspear & Sons Plc

job title
The Duke's Head Wokingham

APPROVED

drawing title
elevations of letting bedrooms to former coach house

scale 1:50

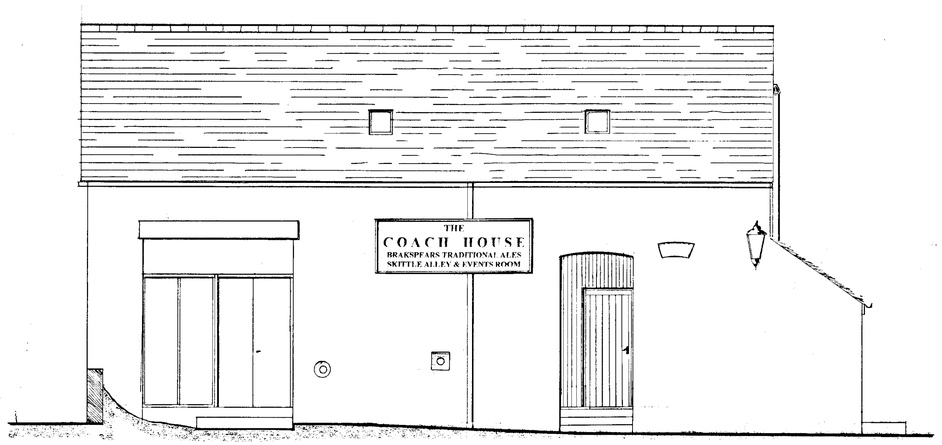
drawn by

date 30 May 2001

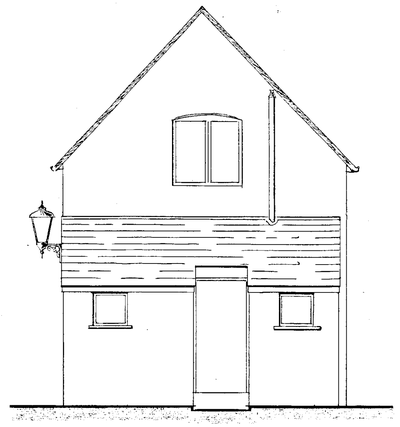
drg no **AGF.98.211.D** rev

594 x 841mm A1

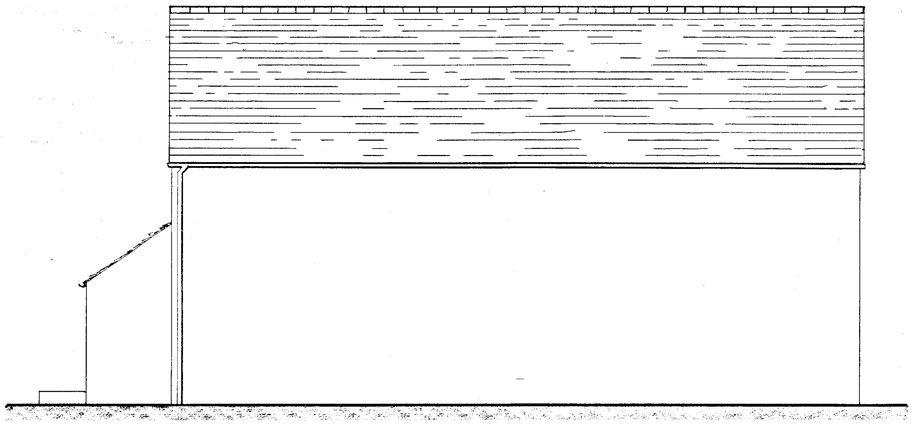
21/1/02



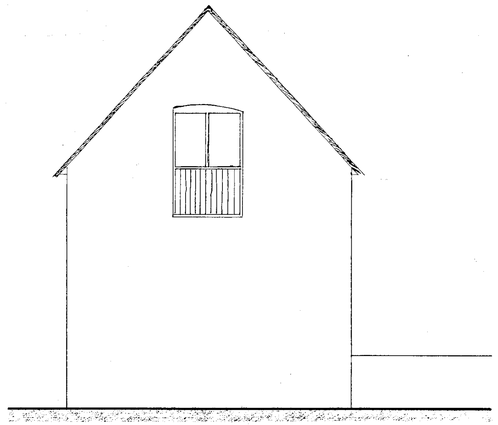
front
south east



side
north east



rear
north west



side
south west

NOTES:

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	Date	Revisions

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W. H. Brakspear & Sons, P.L.C.

Job Title

ANDREW FRENCH
SURVEY

1 Market Place Mews, Henley-on-Thames, OXON.
tel. 01491 411308 (fax 01491 410129)

client
WH Brakspear & Sons Plc

job title
The Duke's Head
Wokingham

APPROVED

drawing title
existing stable elevations

scale **1:50**

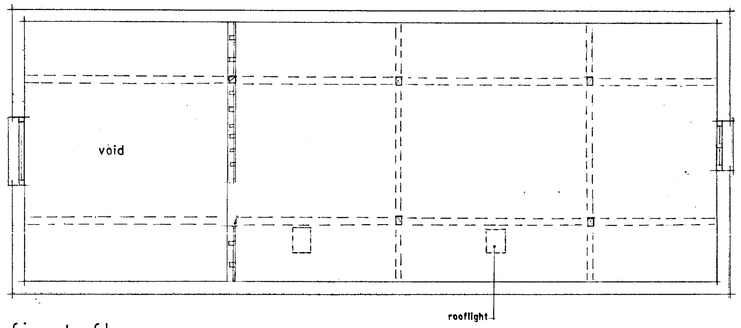
drawn by **NEM**

date **17 May 2001**

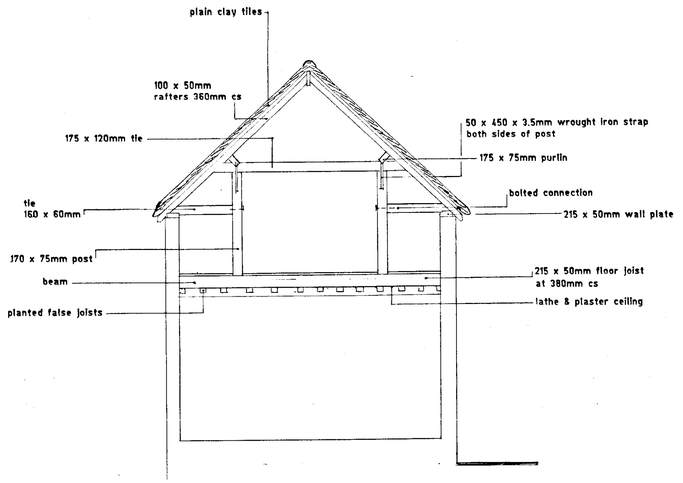
drg no **AGF.98.211.A** rev

ARTWORKER 960158

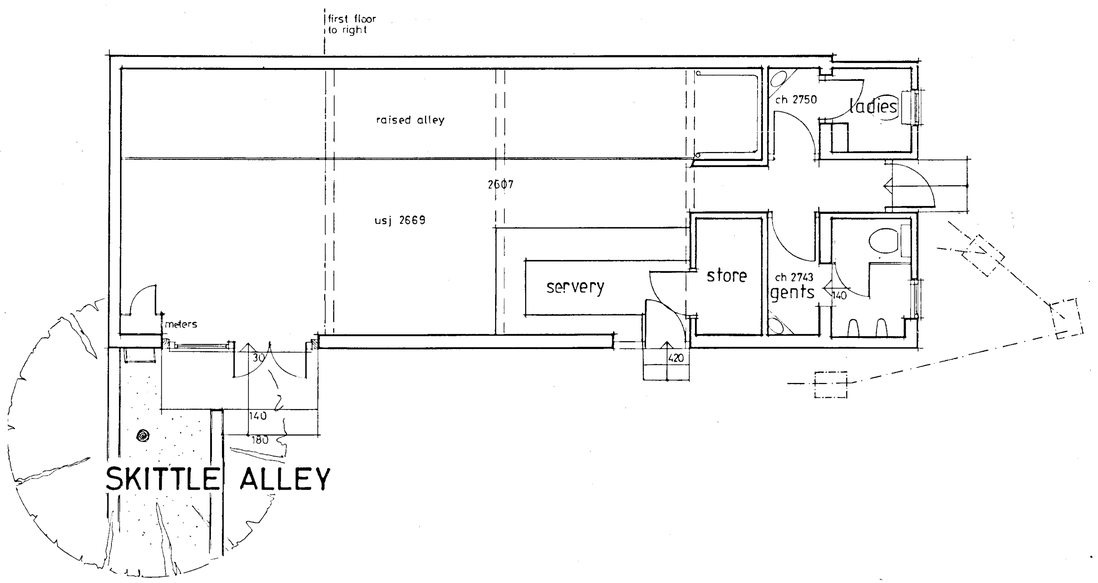
594 x 841mm A1



first floor



section



NOTES:

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	Date	Revisions

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APPROVED

W. H. Brakspear & Sons PLC

Job Title

ANDREW FRENCH

SURVEY

1 Market Place Mews, Henley-on-Thames, OXON.
tel. 01491 411308 (fax 01491 410129)

client

WH Brakspear & Sons Plc

The Duke's Head
Wokingham

drawing title

existing stable first floor & section

scale 1:50

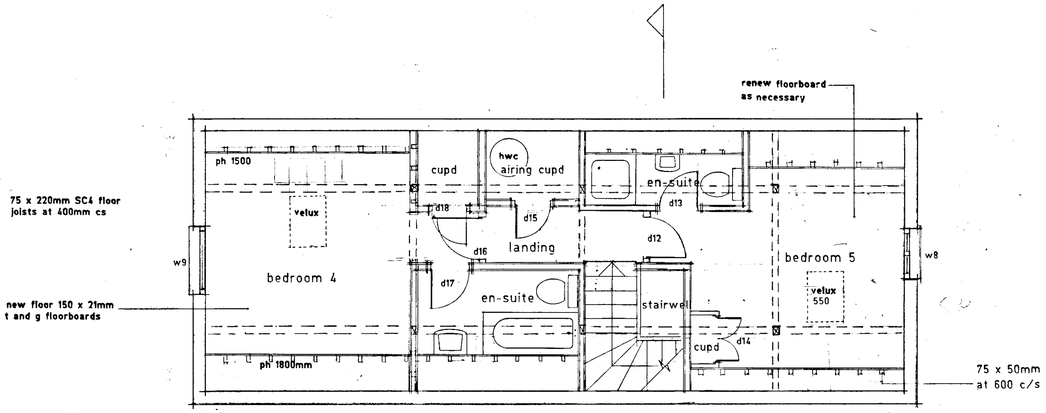
drawn by RPEM

date 17 May 2001

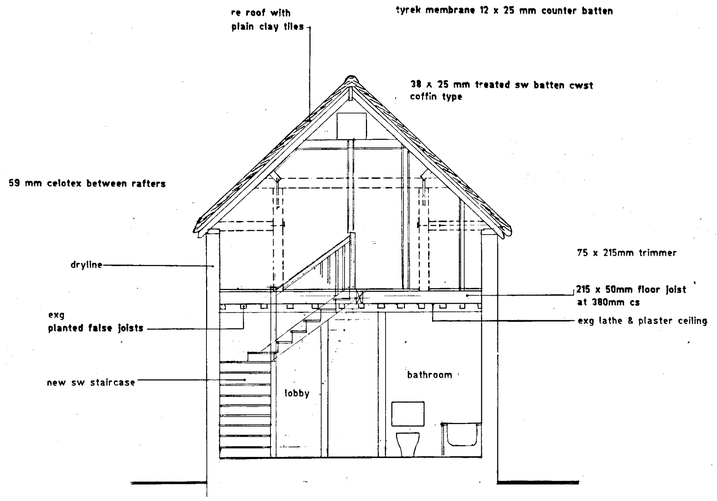
drg no AGF.98.211.B rev

ARTWORK® 980156

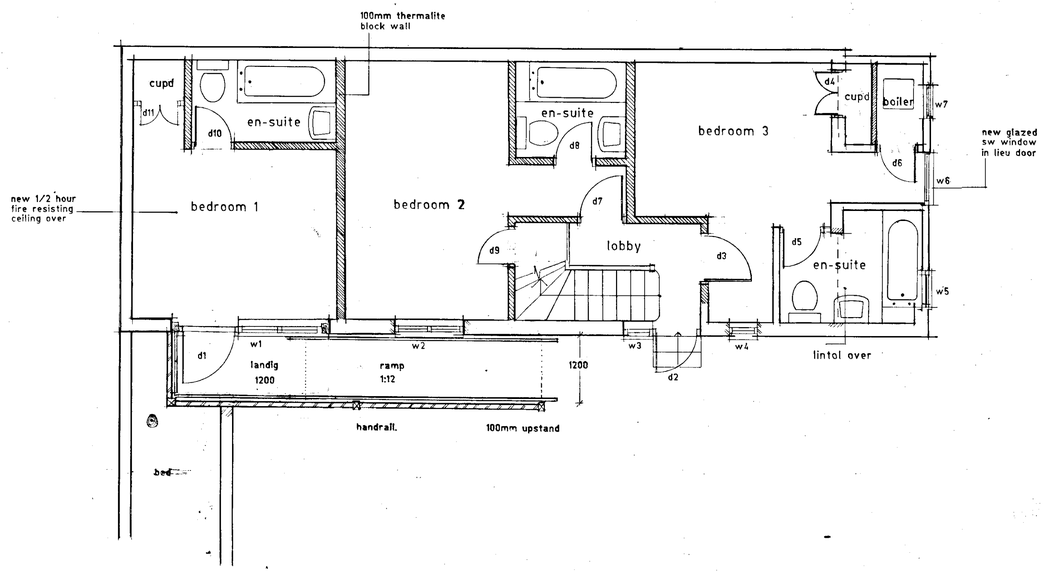
594 x 841mm A1



first floor



section



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	Date	Revisions

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ANDREW FRENCH

PROPOSED

1 Market Place Mews, Henley-on-Thames, Oxfordshire.
telephone 01491 411308 (fax 01491 410129)

client
WH Brakspear & Sons Plc

job title
The Duke's Head
Wokingham

drawing title
ground, first floor plan & section
letting bedrooms to former coach house

scale	1:50
drawn by	
date	24 May 2001
drg no	AGF.98.211.C rev

594 x 841mm A1

ARTWORKER 980158

wall-board sign

retaining wall

front
north west

pavement level

NB front wall and planter omitted

side
south west

link building

side
north east

NOTES:
All dimensions must be checked on site and not scaled from this drawing.

rear
south east

french doors

new roof to conservatory to be constructed from lead, as decided in conjunction with the local authority's conservation officer

link building

ex 150 x 100mm sawn oak post

ex 63 x 90mm sw frame and mullion

sw sash with IGUs held in place with plain glazing beads

ex 355 x 70mm hardwood cill

loose pea shingle finish

brick faced cavity wall

ex 150 x 150mm sawn oak corner post

terracotta tile floor

joinery detail
garden room
1:10

planting in pots by tenant

new paving with brick inserts and gravel planting misses as shown

new sw fence with trellis panels over

courtyard

conservatory

yard

working yard

rebuild wall from uppper ground level incorporating brick planter

new hardwood threshold

reform opening on sound pointed reveale

new decorative post and screen

lounge bar

remake door to have double swing and with vision panel

kitchen

fix newEMR

wash up

boiler room

bottle store

replace exg cover with trayed core

new pair close board gates

replace exg kerbs with drop kerb

new close boarded fence

new close boarded gate

construct disable WC to requirements of A.D.M of the building regulation

block up in facing cavity brickwork

replace exg french doors with 915mm glazed door

disabled wc

take down wall

male wc

new internal wall

remove the cubicle and reposition basin

female wc

reorganise WC's

Electro Magnetic Door Holders may be provided, where discussed as marked EMR on enclosed plan. These are to be installed in compliance with the following recommendations:

- Automatic smoke detectors should be installed to cover the area either side of the doors. These detectors should be installed to comply with BS 5839 and linked to the fire alarm system currently installed. Actuation of the fire alarm by either manual operation or by an automatic detector should cause the doors to be released.
- The door catches should be fail safe in the event of an electrical power failure to the system. That is so that should a power failure occur to the system the doors will be released.
- To facilitate testing a "local door control switch" should be sited adjacent to these doors.
- All detector to be within 5m as required by BS5839 to areas where EMRs are proposed.

ground plan

1	15/12/01	DISABLED W.C
2	7 1 2002	add 1:10 joinery detail
A		
	Date	Revisions

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REVISED PLAN
5469 1

W. H. Brakspear & Sons, PLC

Job Title
The Dukes Head
Wokingham

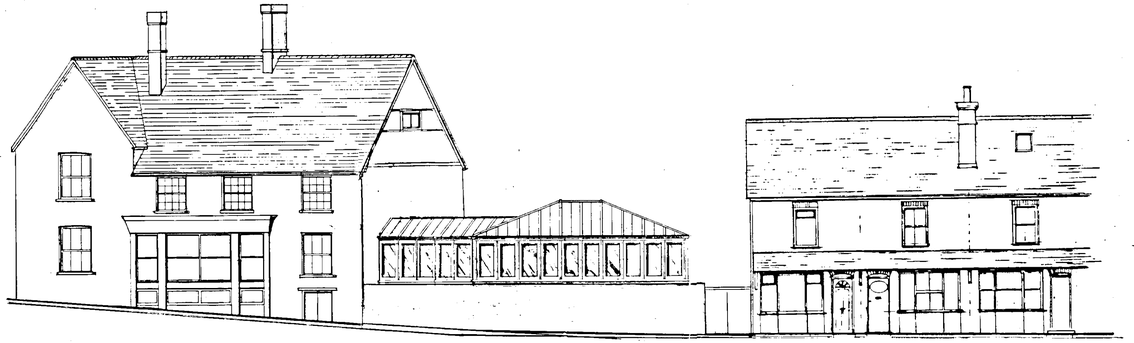
Drawing Title
Proposed Conservatory

Scale 1:50

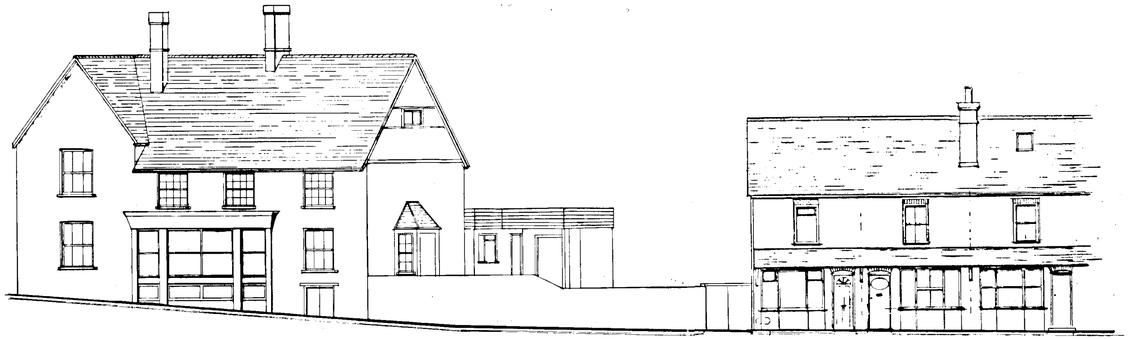
Date 5/11/01 | Drawn by

Drg. No. AGF.99.211.9 | Rev. 2

594 x 841mm A1



proposed
front elevation



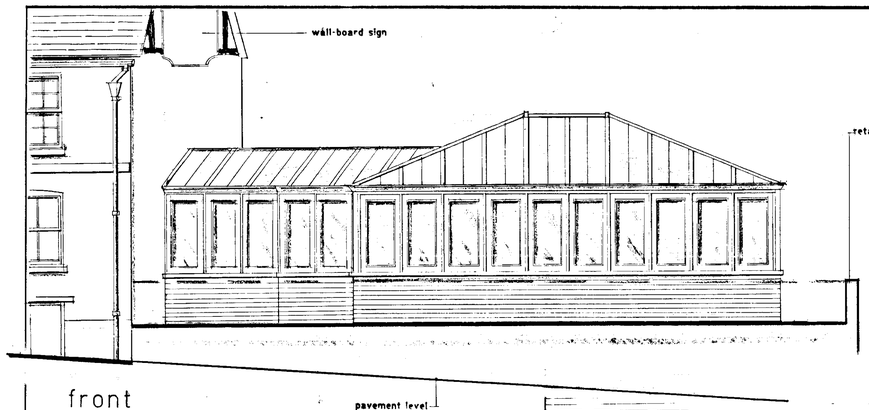
existing
front elevation

client WH Brakspear

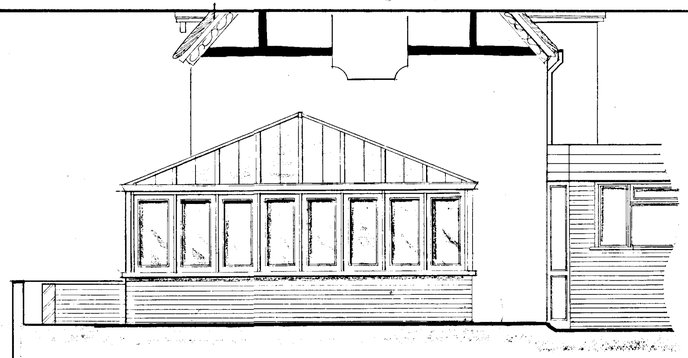
project
Dukes Head PH
Denmark St
street-scene

1:100
5 - 12 - 2001

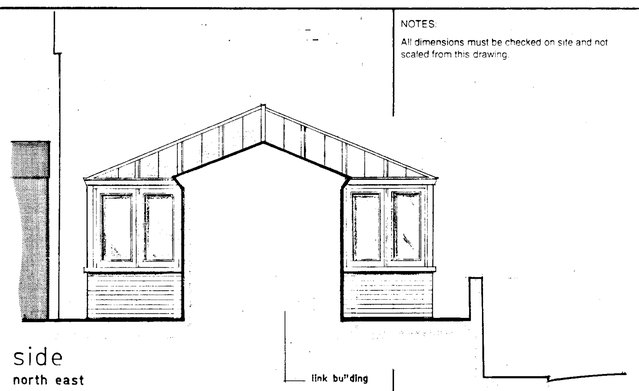
AGF.98.211.E



front
north west

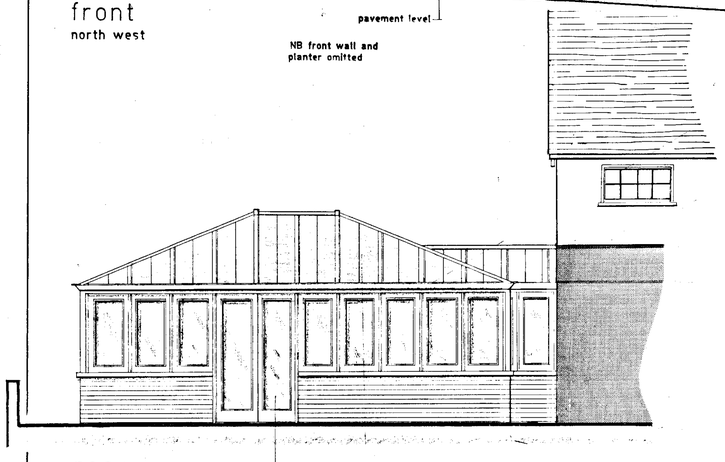


side
south west



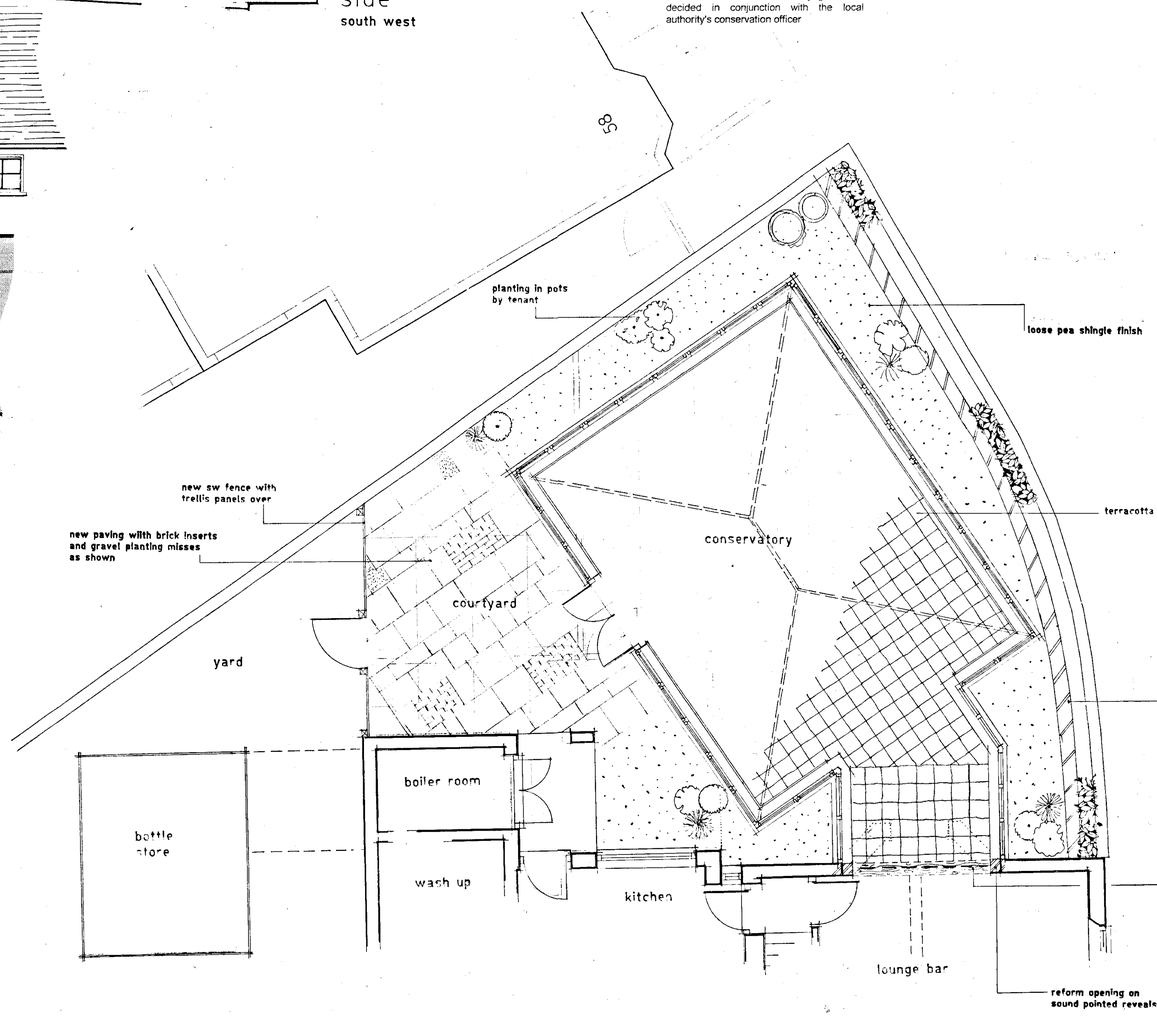
side
north east

NB front wall and planter omitted



rear
south east

New roof to conservatory to be constructed either from lead, or to be fully glazed as decided in conjunction with the local authority's conservation officer



ground plan

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W. H. Brakspear & Sons, PLC.

Job Title
The Dukes Head
Wokingham

Drawing Title
Proposed Conservatory

Scale 1:50

Date 5/11/01 | Drawn by

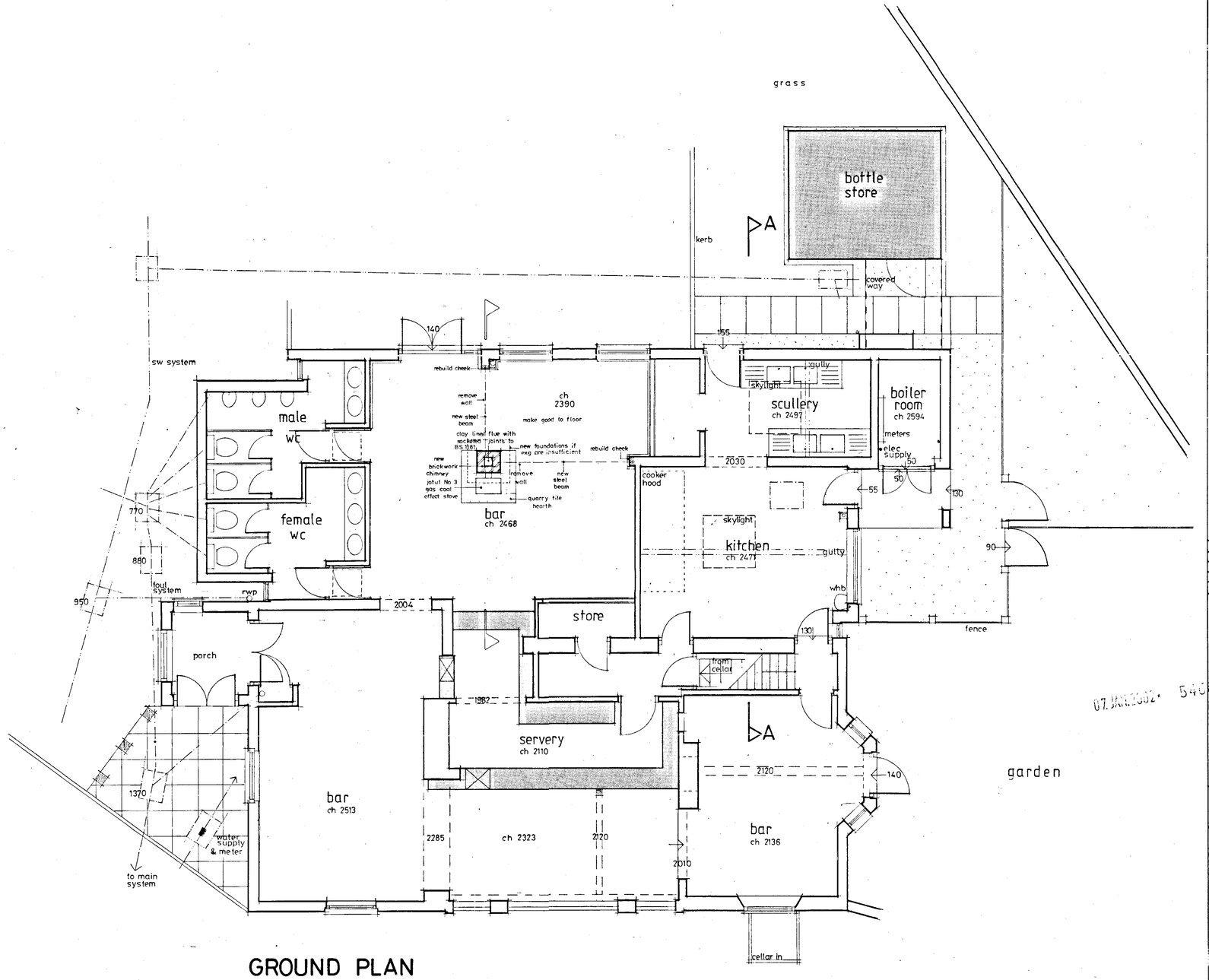
Drg. No. AGF.99/211.9 | Rev.

ARTWORKER 98/1se

594 x 841mm A1

As Built

17 May 2001



GROUND PLAN

ANDREW FRENCH

AS BUILT

1 Market Place Mews, Henley-on-Thames, OXON.
tel. 01491 411308 (fax 01491 410129)

NOTES:

All dimensions must be checked on site and not scaled from this drawing.

Steelwork

BEAM PROTECTION - To exposed faces: Two layer of 12mm gyproc fireline board with skim over to provide 1 hour fire protection.

Generally

make good to skirtings architraves etc to match existing

Decorate to match existing where disturbed

2 coat lightweight plasterwork generally.

Fix dado rail 1500mm from finished floor level, around flue stack. Brickwork below to be fair faced above to be plastered

Stove

Class 2, Gas burning appliances with a rated input of up to 60kW.

Jotul No.3 Stove with short legs with cast iron. Connect with back connection stove pipe to flue liner. To be installed by CORGI Registered fitter to Manufacturers recommendations.

Flue Stack

550 x 550mm block of masonry with socketed clay flue liner inside.

Stack externally and where brickwork exposed internally to be Fair-faced Micklemersh multi red brickwork to flue.

Brick flue up through roof, trim roof, lead flashed and roof made good.

Corbel out of stack to match existing

Flues Outlet

Clay chimney pots shall be clay pots obtained from an approved manufacture and shall be of a type suitable for the flue and to match existing.

Flaunch to stack and, placed so that an air current may freely pass over it at all times; placed so that no part of the outlet is within 600 mm of any opening into the building.

1	11.5.99	ADD EXTRA NOTES.
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	Date	Revisions

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Flues & Lining

socketed clay flue liner with min dia 175mm to BS 1181 No bend must not bend by more than 45° max 30° recommended. Flue lining to be jointed and pointed with cement mortar and built into the chimney with sockets or rebates uppermost. The space between the linings and the masonry to be filled with weak mortar or insulating concrete.

Hearth

Free standing concrete hearth 1240mm² as shown on plan, min 125mm thick. With Platts Autumn blend quarry tiles over. NB Building Regs requirement is min 840mm²

Client: **WH Brakspear**

Job Title: **The Dukes Head Wokingham**

07 JAN 2002 5456

WITHDRAWN

Scale: 1:50

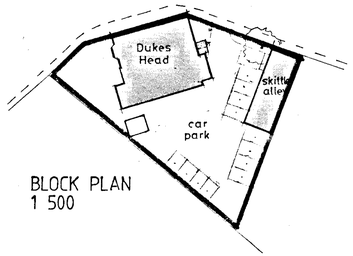
Date: 8·3·99 Drawn by

Drg No.: AGF·99·211·1 Rev.: 1

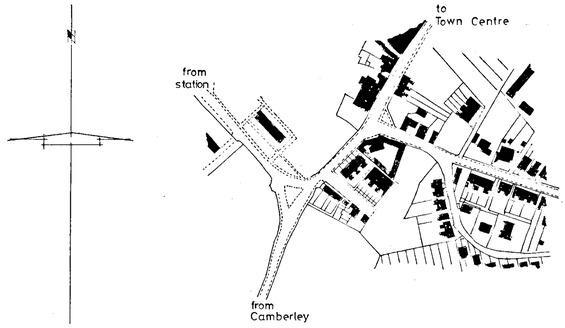
594 x 841mm A1



SIDE ELEVATION
south west



BLOCK PLAN
1 500



SITE PLAN
1 2500



SIDE ELEVATION
north east

ANDREW FRENCH
SURVEY

A PRODUCT OF THE UNO RANGE - ARCHITECT CAT No: 7311

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Client
WH Brakspear

Job Title
Dukes Head
PH
Wokingham

Drawing Title
Existing Elevations & Site Plans

Scale 1:50

Date 8·V·92 Drawn by

Drg.No. AGF·92·52·4 Rev.

594 x 841mm A1

BRAKSPEAR'S

THE DUKE'S HEAD



REAR
south east

The DUKE'S HEAD
BRAKSPEAR'S

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	Date	Revisions

5468

Client
WH Brakspear

Job Title
Dukes Head
PH
Wokingham

Drawing Title
Existing
Elevations

Scale 1:50

Date 8·V·92 Drawn by

A1

Drg. No. AGF·92·52·2 Rev



FRONT
north west

ANDREW FRENCH
SURVEY
1 Market Place Mews, Henley, OXON
RG9 1AH. tel 0491-411308

READING REPRO POS R81746