

NEW STAIRS LEADING TO LOFT

Dimensions to be checked and measured on site prior to fabrication of stairs.

Timber stairs to comply with BS585 and with Part K of the Building Regulations.

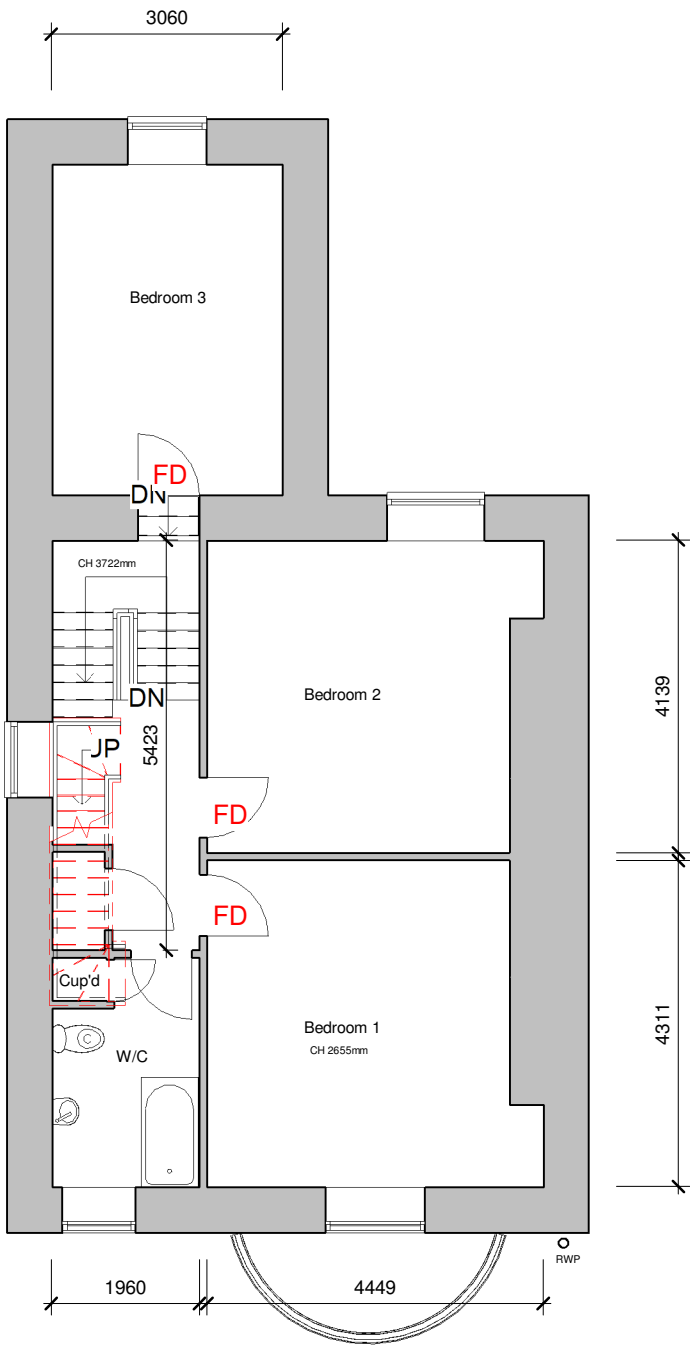
Max rise 220mm, min going 220mm. Two risers plus one going should be between 550 and 700mm. Tapered treads to have going in centre of tread at least the same as the going on the straight. Min 50mm going of tapered treads measured at narrow end.

Pitch not to exceed 42 degrees. The width and length of every landing should be at least as great as the smallest width of the flight. Doors which swing across a landing at the bottom of a flight should leave a clear space of at least 400mm across the full width of the flight.

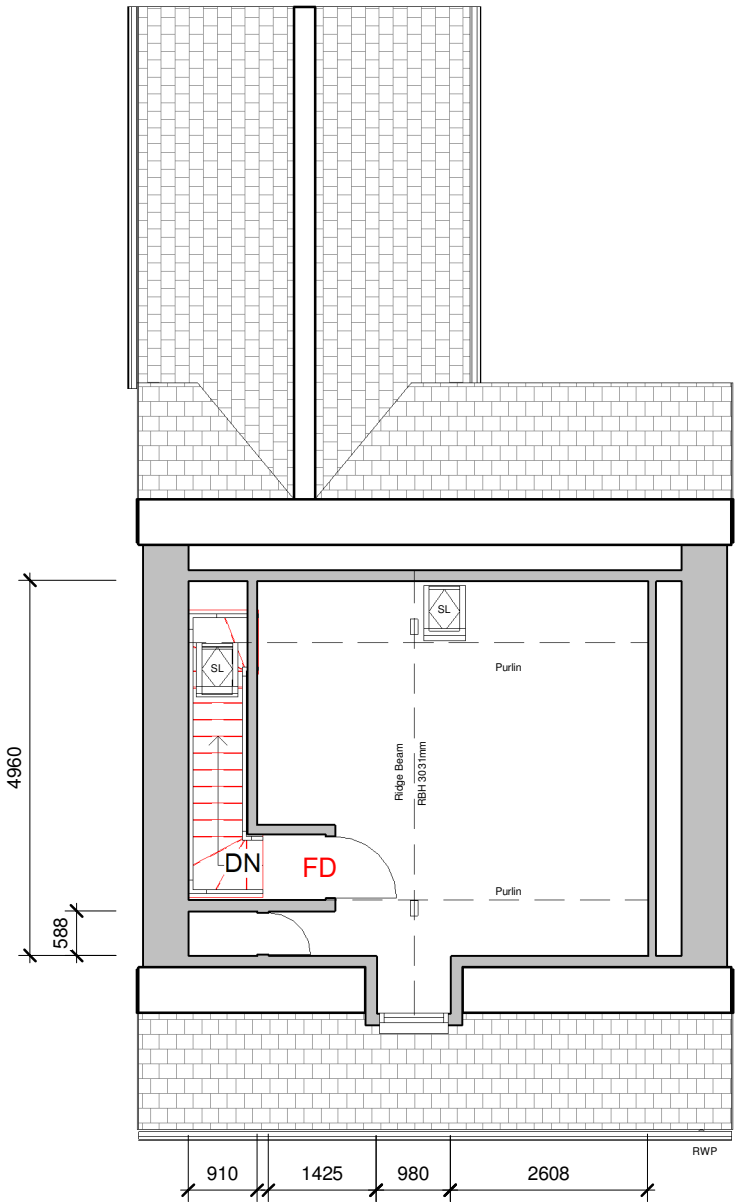
Cupboard doors may open across the top landing where the swing is a minimum of 400mm from the tread. Min 2.0m headroom measured vertically above pitch line of stairs and landings.

Handrail on staircase to be 900mm above the pitchline, handrail to be at least one side if stairs are less than 1m wide and on both sides if they are wider. Ensure a clear width between handrails of minimum 600mm.

Balustrading designed to be unclimbable and should contain no space through which a 100mm sphere could pass. Allow for all structure as designed by a Structural Engineer.



FF  
1 : 100



Loft  
1 : 100

|  |     |             |      |                                                                                                                              |        |                         |                  |                                   |  |                              |                          |                         |
|--|-----|-------------|------|------------------------------------------------------------------------------------------------------------------------------|--------|-------------------------|------------------|-----------------------------------|--|------------------------------|--------------------------|-------------------------|
|  | No. | Description | Date | <div><br/>www.ccs-solutions.co.uk</div> |        |                         |                  | PROJECT<br>123 Old Rd, Neath      |  | CLIENT<br>Cllr Kirsty Morris |                          |                         |
|  |     |             |      |                                                                                                                              |        |                         |                  |                                   |  |                              |                          |                         |
|  |     |             |      | CODE                                                                                                                         | STATUS | SUITABILITY DESCRIPTION | PURPOSE OF ISSUE | SHEET<br>Proposed FF & Loft Plans |  | Date<br>25/06/2026           | Project number<br>250626 | Scale (@ A3)<br>1 : 100 |
|  |     |             |      |                                                                                                                              |        |                         |                  |                                   |  | Drawn by<br>OA               | DRAWING NUMBER<br>A306   |                         |
|  |     |             |      |                                                                                                                              |        |                         |                  |                                   |  | Checked by<br>HA             |                          |                         |
|  |     |             |      |                                                                                                                              |        |                         |                  |                                   |  |                              |                          | REV<br>A                |
|  |     |             |      |                                                                                                                              |        |                         |                  |                                   |  |                              |                          |                         |