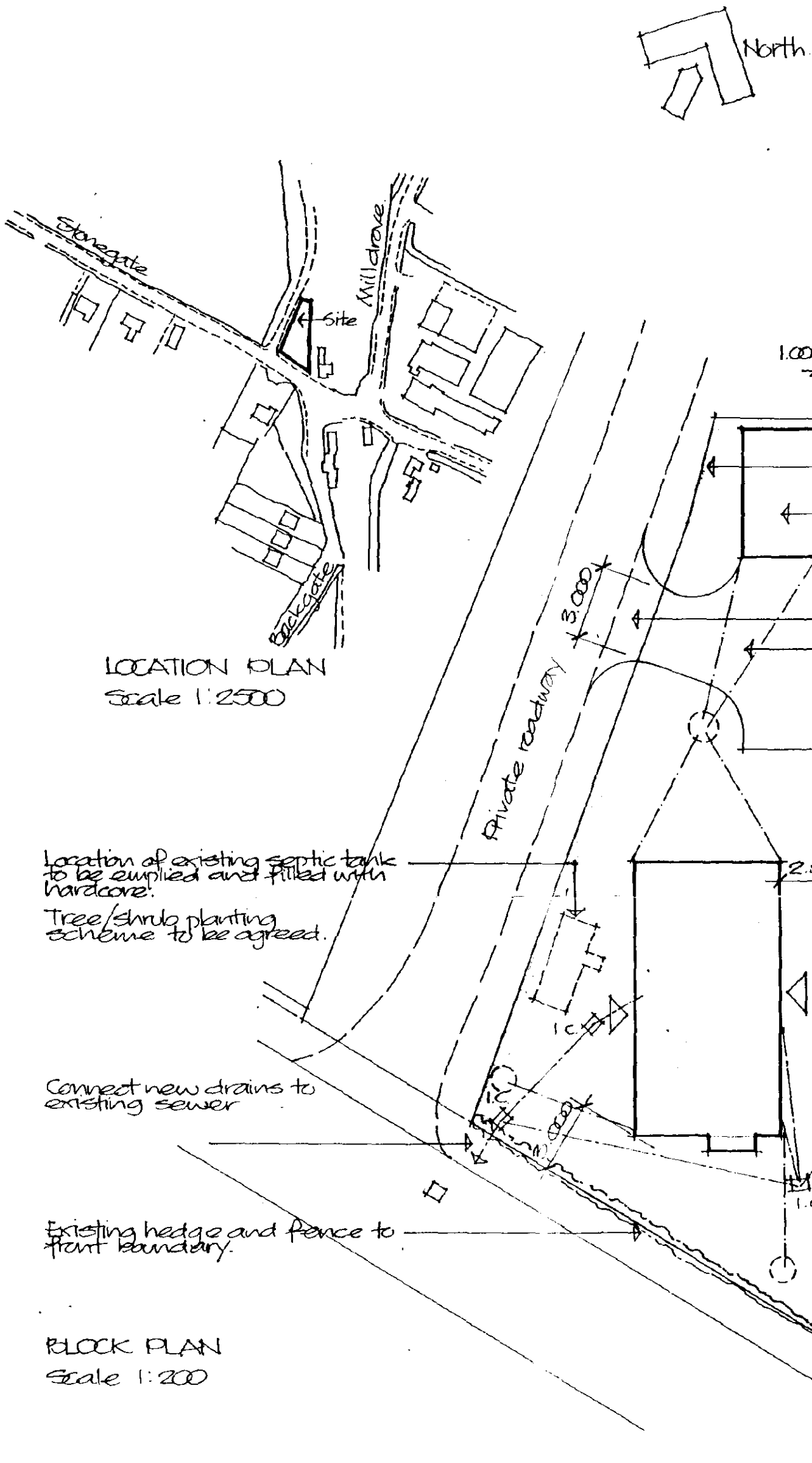



DETERMINED PLAN

SOUTH HOLLAND DC
HOUSING & PLANNING
02 MAY 1995
Ref: 0449/95

Project
PROPOSED BUNGALOW AND GARAGE
AT STONEGATE, COWBIT.

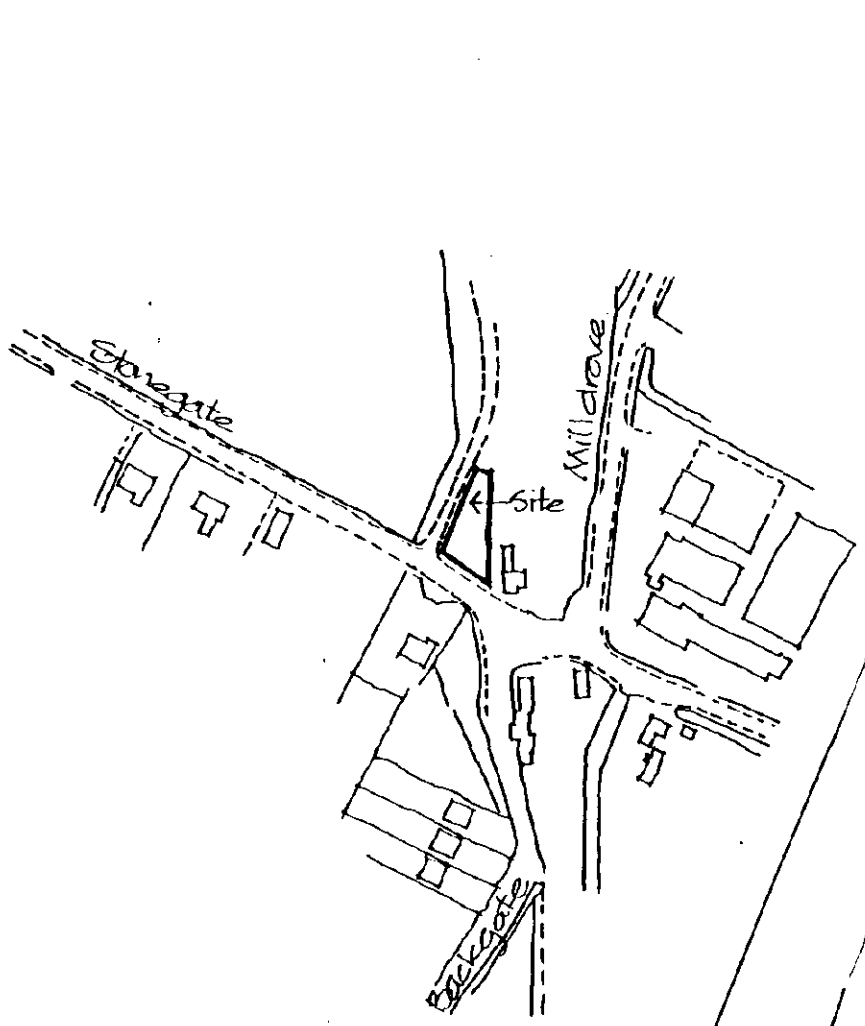

ALAN HORNSBY
ARCHITECTURAL SERVICES
'Little Acre'
Peak Hill, Cowbit,
Spalding, Lincs. PE12 6AW
Tel. Holbeach (01406) 380591


Client
H.K. GOTT AND SONS

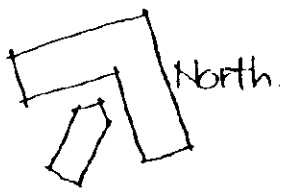
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Date May 95

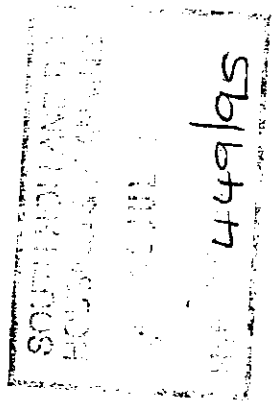
Drg. no.
95/19/01

AM ADMEL 230

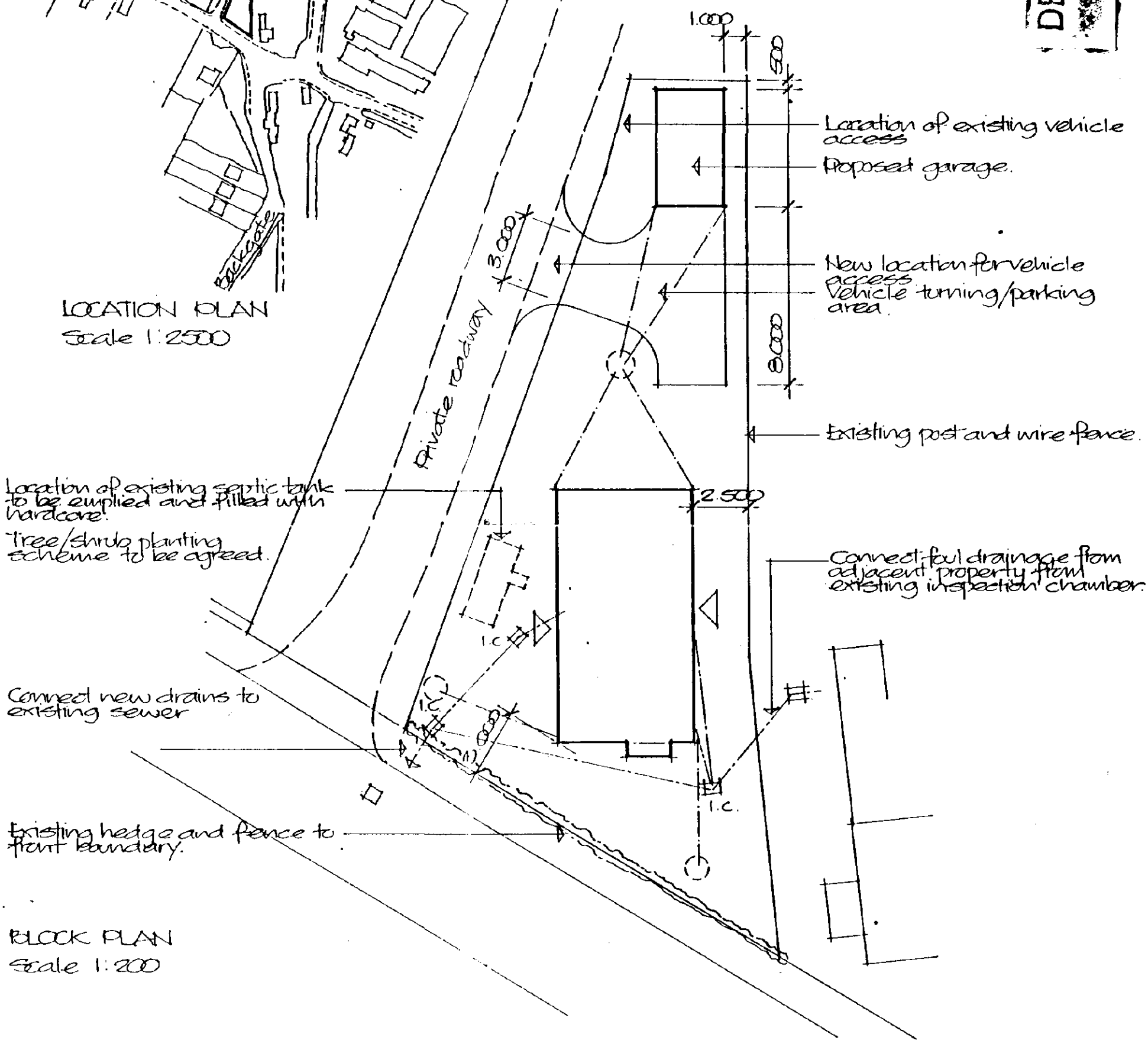



LOCATION PLAN
Scale 1:2500




DETERMINED PLAN




BLOCK PLAN
Scale 1:200

Project
PROPOSED BUNGALOW AND GARAGE
AT STONEGATE, COWBIT.

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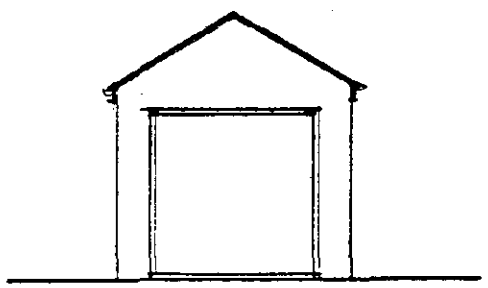
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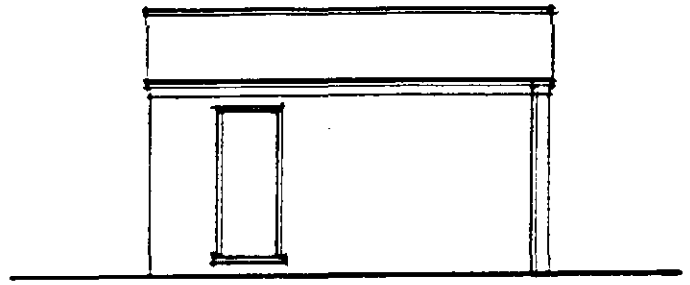
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95/19/01

AM ADMEL 230

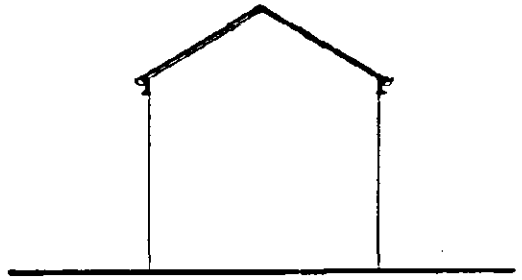
Roof tiles and facing brickwork to match dwelling.



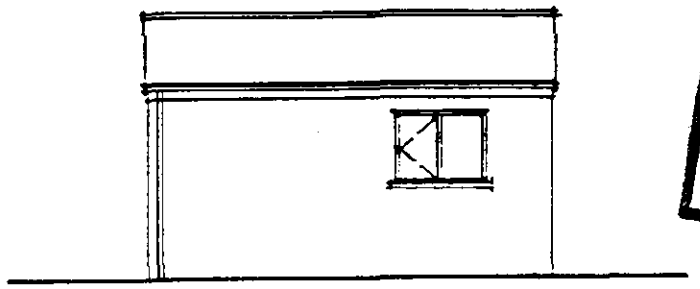
FRONT ELEVATION



SIDE ELEVATION

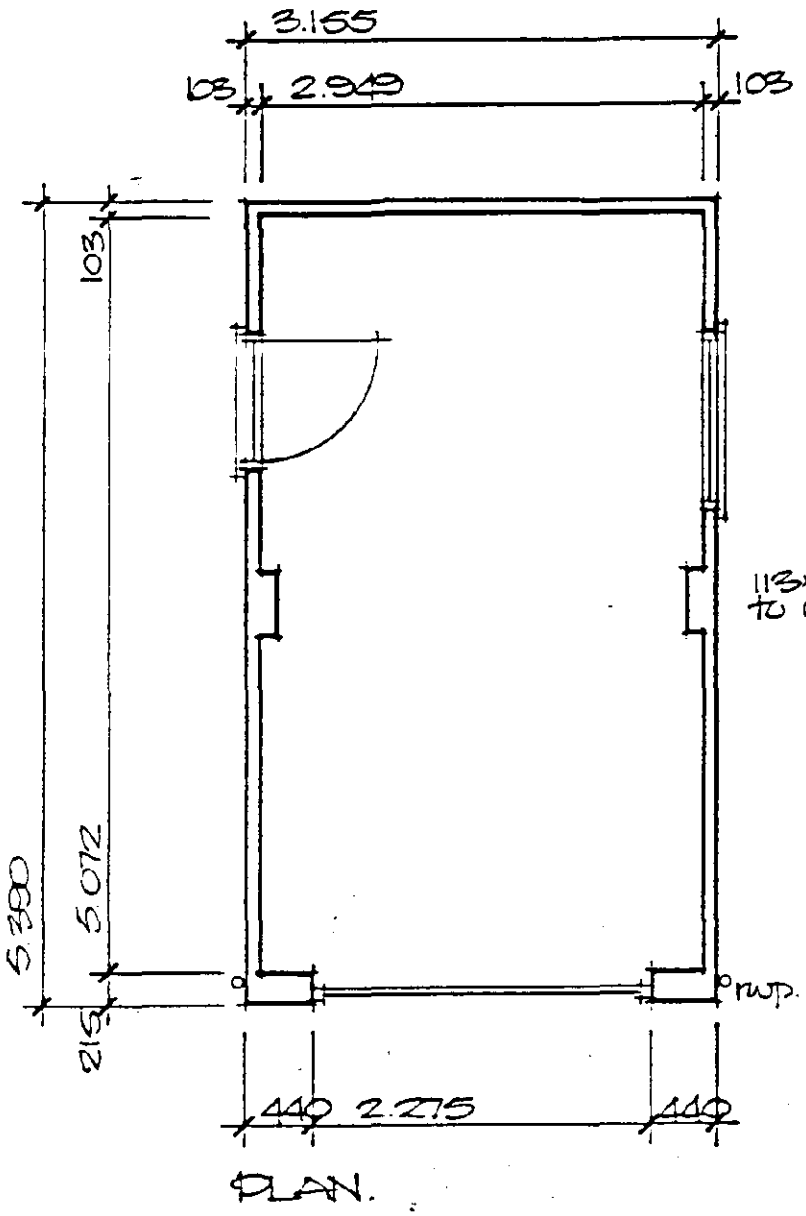


REAR ELEVATION.



SIDE ELEVATION

SOUTH HOLLAND DC
HOUSING & PLANNING
02 MAY 1995
Ref: 0449/95

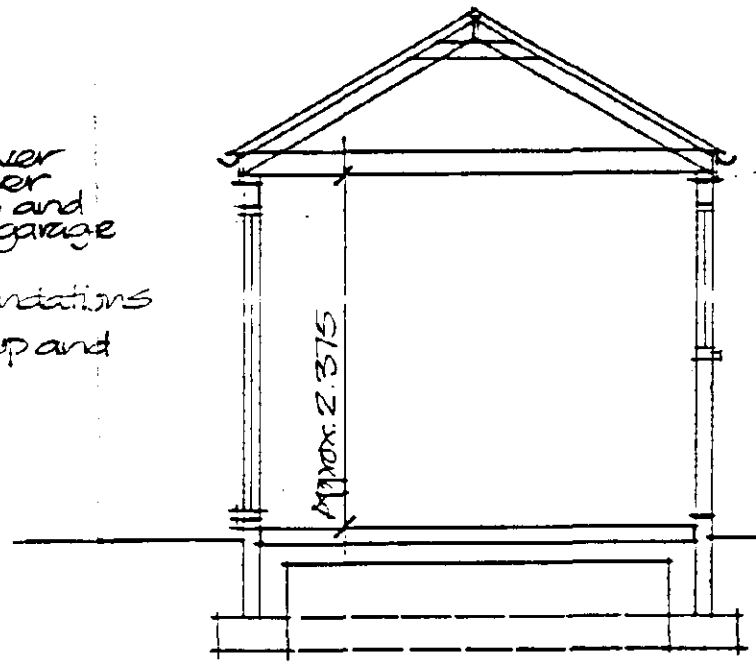



PLAN.

113x440 brick pier up to u/s of wall plate level.

I.G. type L11 steel lintels over openings, 152mm deep over small door and window and 225mm deep over main garage door.
Lintels to be installed to manufacturers recommendations

2135 wide x 2135 high up and over garage door.




SECTION.

Roof constructed of interlocking concrete tiles, battens and sarking felt as dwelling roof on built up roof constructed of:

- 38x100 rafters at 450mm cts.
- 38x147 ceiling joists at 450mm cts.
- 25x100 collars to ridge
- 25x150 ridge board.
- 6x25x200 fascia boards.
- 50x100 wall plates.

All structural timber to be stress grade SC3.
Roof pitch 30°

30x5mm mild steel straps to be installed at 1.800 average cts. around roof perimeter and to be installed at ceiling level and at slope of roof.

112mm h.r. upvc. gutters with 68mm dia. downpipes.

Standard Boulton & Paul timber window frame ref. 210c single glazed.

103mm facing brickwork.

Hyload d.p.c. min. 150mm above ground level.

225x450 (225x600 to 215 wall) concrete strip fundations grade ST4. min. 750mm deep (1.000 in shrinkable soil.)

Floor constructed of 100mm concrete slab grade ST4. on 1200 gauge Visqueen d.p.m. on min. 150mm hardcore well consolidated and blinded.
Slab to be thickened to approx. 250mm under garage door.

Project

STANDARD SINGLE GARAGE DESIGN.

DETERMINED
PLAN

ALAN HORNSBY
ARCHITECTURAL SERVICES

'Little Acre'
Peak Hill, Cowbit,
Spalding, Lincs. PE12 6AW
Tel. Holbeach (01406) 380591

Client
H.K.GOTT AND SONS

Scale 1:50/1:100
Date Feb.95

Drg. no. 95/19/02

AM ADMEL 230

Code 4 lead flashing to bay window.

Fully insulated hot water storage cylinder with 3kw immersion heater with dual peak electric cotton hot water system to be open vented type.

Walls internally to be finished with 11mm sand/cement render with 2mm thistle finish.

100mm corrugated steel lintels to all openings in internal walls. Internal walls formed of 100mm standard Celcon blockwork.

Cavity walls constructed of 105mm facing brickwork, 75mm cavity and 100mm standard Celcon blockwork. 75mm Crown Dritherm cavity insulation installed to manufacturers recommendations.

'u' value = 0.35 w/m² deg C.

Damar insulated d.p.c. to reveals.
U value = 1.2 w/m² deg C.

Stainless steel wall ties to be installed at 450mm cts vertically and inter 900mm cts horizontally. Wall ties to be installed at 225mm cts. within 225mm of reveals.

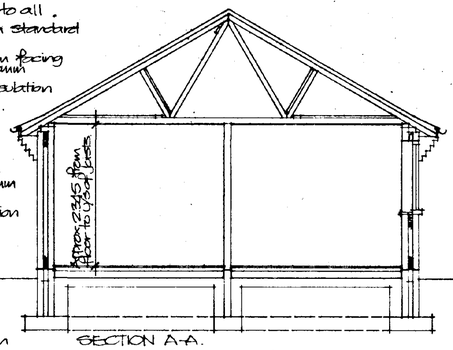
150mm thick glasfloor quilt insulation laid between ceiling ties.

Central heating to be provided by electric night storage heaters.

Hot water pipework (and calorifier where untinsulated) to be insulated with Armaflex pipe insulation min. 22mm thick.

Floors to be constructed of 18mm thick flooring grade T and G chipboard on 500 gauge Visqueen vapour check on 50mm thick 5:1:3 grade Jablite expanded polystyrene insulation on 100mm thick concrete slab grade 5:1:3 on 1200 gauge Visqueen dpm on min. 150mm hardcore well blinded and consolidated.

Hylast d.p.c. with dpm lapped over inner skin to be min. 150mm above ground level.



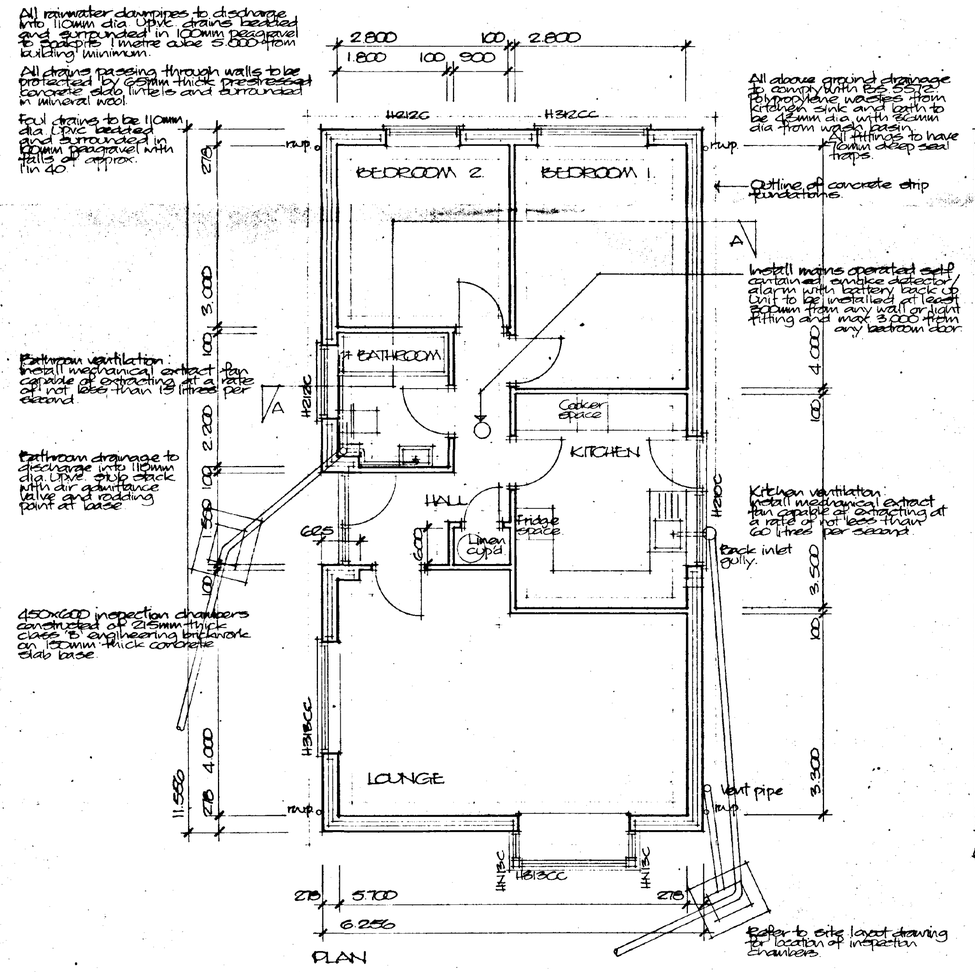

SECTION A-A.

225x100 (225x450mm for internal walls) concrete strip foundations grade 5:1:4 min. 750mm deep (1:200 in shrinkable soil).

All rainwater downpipes to discharge into 110mm dia. UPVC drains bedded and surrounded in 100mm pea gravel to soakpits 1 metre cube 5.000 from building minimum.

All drains passing through walls to be protected by 675mm thick prestressed concrete cradle lintels and surrounded in mineral wool.

Foul drains to be 110mm dia. UPVC bedded and surrounded in 100mm pea gravel with falls of approx. 1in 40.




PLAN

All above ground drainage to comply with BS 5572. Polypropylene wastes 40mm dia. sink and bath to be 32mm dia. with 75mm dia. trap to washbasin. All fittings to have 75mm deep seal traps.

Roof constructed of interlocking concrete tiles on 25x38 celcured battens on sarking felt on gang nail roof trusses at 450mm cts. Design certificate to be supplied by roof truss manufacturer before work starts on roof structure. Roof trusses to comply with BS 5268 part 3.
Longitudinal ties to ridge and ceiling to be 25x100.
25x100 diagonal wind braces to each gable.
25x100 web bracing above ceiling ties and struts.
All structural timber to be stress grade SC3.
Roof pitch 30°.

30x5mm mild steel straps to be installed at average 1.800 cts around roof perimeter, and to be fixed at ceiling level and at slope of roof.
Straps to extend over 3no. rafters/ceiling ties at gables with solid noggings under.

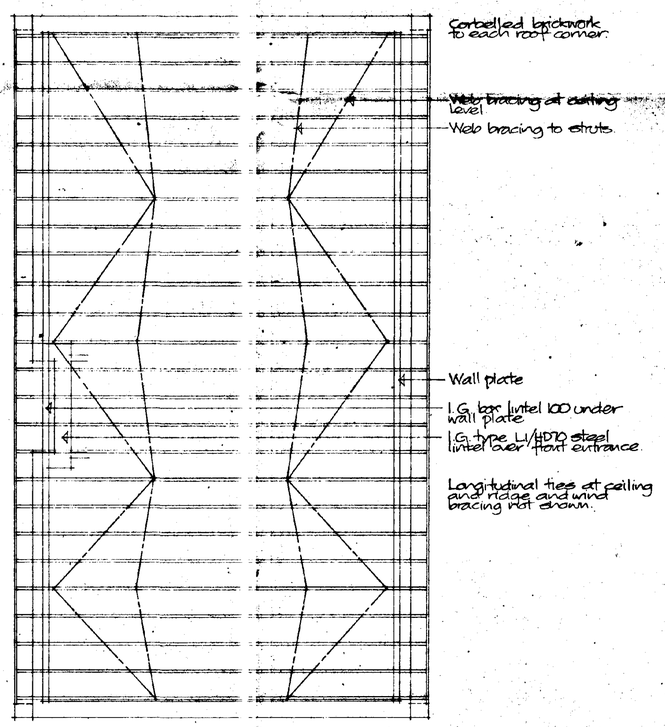
100x50 wall plates.
112mm nr UPVC. gutters with 63mm dia. downpipes.
Approx 300mm o/a soffit projection.
Cutting or similar roof void ventilator strip in soffit to give equivalent of 10mm wide unobstructed gap.
6mm Masterboard soffit board.
Ex 25x150 s.w. fascia board.
All laps and cavities sealed with black.
Ceilings to be formed of 9.5mm thick foil backed plasterboard with Artex finish.

LG type LI/HDD steel lintels to all external openings with cavity tray d.p.c. over lintel. To lounge bay window and bedroom windows. All lintels to be installed to manufacturers recommendations.

Standard Boulton and Paul timber window frames double glazed throughout. All frames to be fitted with trickle ventilators to give ventilation per room of not less than 4000 sq millimetres.

All glass to doors and within 800mm of floor level to be safety glass to BS 6206 to comply with part 'N' of building regulations.

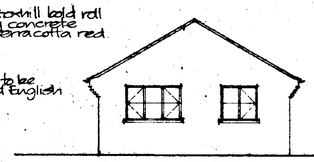
Concrete blockwork below d.p.c. to be class 'A' solid.
Concrete fill to base of cavities to within 200mm of d.p.c. level.



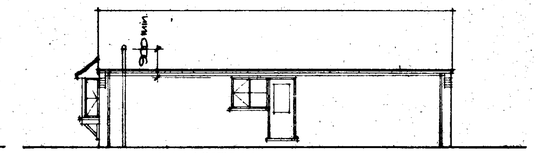

ROOF PLAN (STRUCTURE)

Sandtoft Gemini bold roll interlocking concrete tiles colour terracotta red.

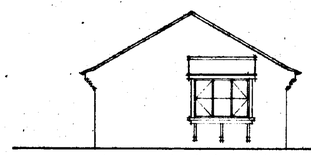
Facing brick to be Butterley old English russet.



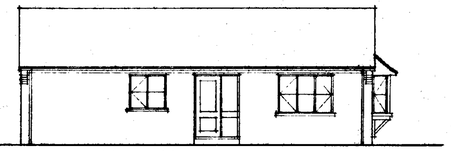
REAR ELEVATION



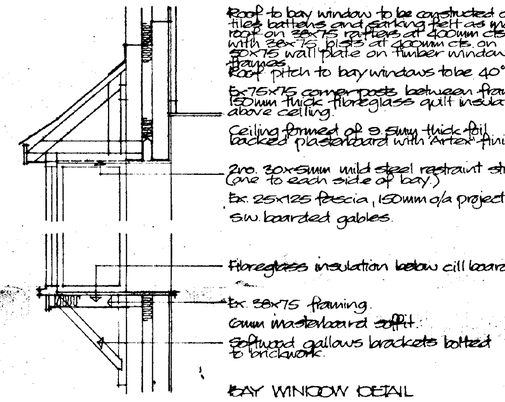

SIDE ELEVATION



FRONT ELEVATION



SIDE ELEVATION



Roof to bay window to be constructed of tiles battens and sarking felt as main roof on 38x75 rafters at 400mm cts. with 38x75 purlins at 400mm cts. on 50x75 wall plate on timber window frames.
Roof pitch to bay windows to be 40°

Ex 75x75 corner posts between frames 150mm thick fibreglass quilt insulation above ceiling.

Ceiling formed of 9.5mm thick foil backed plasterboard with Artex finish.

2no. 30x5mm mild steel restraint straps (one to each side of bay).

Ex. 25x125 fascia, 150mm o/a projection s.w. boarded gables.

Fibreglass insulation below cill board.

Ex. 38x75 framing.
6mm masterboard soffit.

50 Plywood gallows brackets bolted to brickwork.

BAY WINDOW DETAIL

SOUTH HOLLAND DC
HOUSING & PLANNING
02 MAY 1995
Ref: 0449/95

DETERMINED
PLAN

Project: STANDARD TWO BEDROOM BUNGALOW DESIGN

ALAN HORNSBY
ARCHITECTURAL SERVICES
'Little Acre'
Park Hill, Cowbit,
Spalding, Lincs. PE12 6AW
Tel. Holbeach (01406) 380591

Client: H.K. GOTT AND SONS

Scale 1:50 & 1:100

Dwg. no. 95/19/08

Date January 95