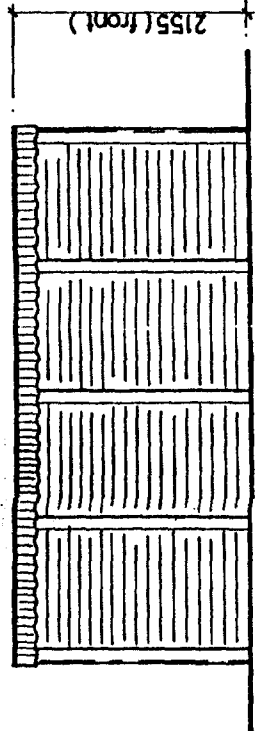


ELEVATION D (SOUTH)

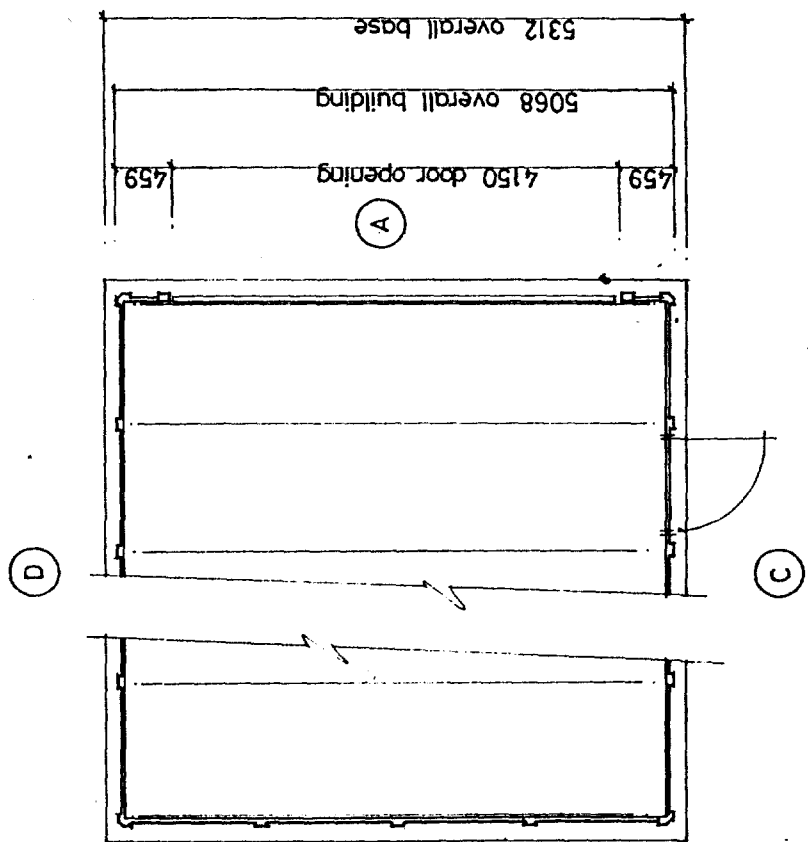
ELEVATION A (WEST)

ELEVATION C (NORTH)



ELEVATION B (EAST)

NOMINAL LENGTH	SIZE OF BUILDING LENGTH	SIZE OF BUILDING WIDTH	SIZE OF BASE LENGTH	SIZE OF BASE WIDTH
12 ft	3842	5068	4074	5312
* 14 ft	4452	5068	4684	5312
16 ft	5068	5068	5300	5312
* 18 ft	5678	5068	5910	5312
20 ft	6294	5068	6528	5312
* 22 ft	6910	5068	7142	5312



102 x 51 x 14 G COLO ROLLED GALVANISED CHANNEL FIXED TO CLEATS (45 x 45 x 5 M/S ANGLE WITH M8 BOLTS, SECURED TO POST & RIB BOLTS

Post and panel wall cladding 45mm thick of vibrated reinforced concrete grade 30. All joints bedded in mastic.

100 mm concrete slab on 200 mm hardcore.

DETERMINED PLAN

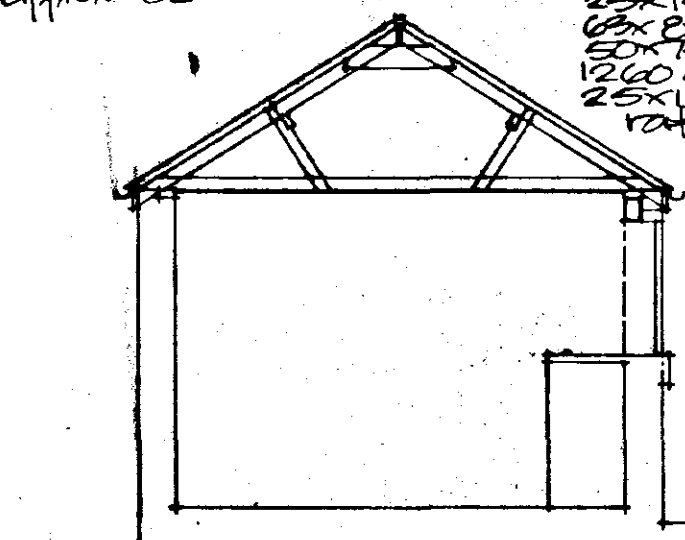
07/8/98

Notes:	Revision:	Description: LEIGHTON 16' WIDE	Client:	Drawing Number:
			YE OLDE DUN COW, COMBIT.	
			Scale 1:50	Date:
			Drawn: PL	

Do not scale off this drawing.
All site dimensions to be checked
before work commences.

Existing roof pitch approx 52°

Existing timber roof structure to remain which is formed of:
15x50 rafters at approx. 420mm cts.
15x50 ceiling joists
25x150 ridge board
6x85 purlins
50x75 struts at approx. 1200 cts.
25x150 collars bolted to rafters.

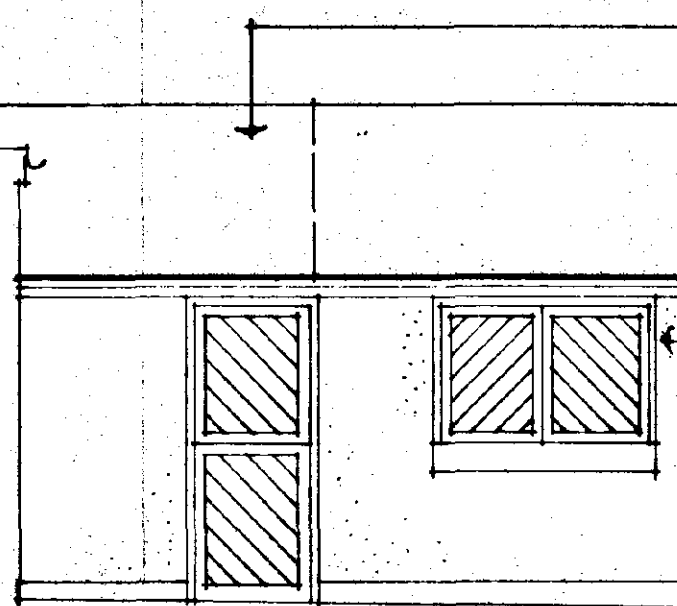


SECTION A-A

Install new 9.5mm thick plasterboard ceiling with perimeter edges supported and 'Artex' finish.

Form new opening approx 300 wide with I.G. type box lintel 100 steel lintel over located below wall plate.

Install code & lead flashings between new roof finish and existing walls.

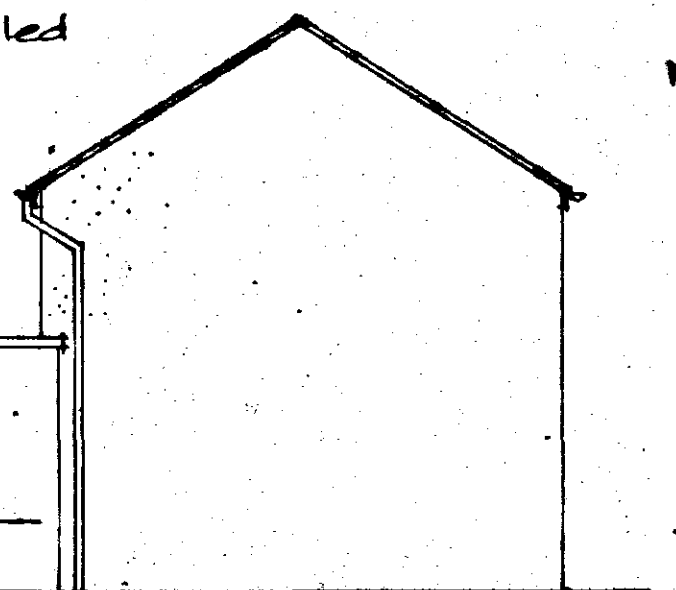


SIDE ELEVATION (TO PATIO)

New plain tiled roof finish to match existing.

Existing plain tiled roof.

Make good rendered external wall finish around new opening.



REAR ELEVATION (TO GARDEN)

Small section of new gable above flat roof to be clad with 10mm thick exterior grade plywood with roofing felt flashing sealed to existing.

Roof construction:

New section of pitched roof constructed of plain tiles to match existing installed to manufacturers recommendations on 25x50 fully treated battens on Monarflex Monarbol 250 striking an built up timber roof structure formed of:
25x100 rafters and ceiling joists at 450mm cts.
30x150 ridge board
25x100 collars at ridge
4x175 ceiling beam
25x100 hanger at centre span of ceiling beam.
50x100 wall plates.
25x150 fascia board (approx).

All structural timber to be grade SC3 and marked dry or kiln dry.

Ceiling formed of 9.5mm plasterboard with perimeter edges supported and 'Artex' finish.

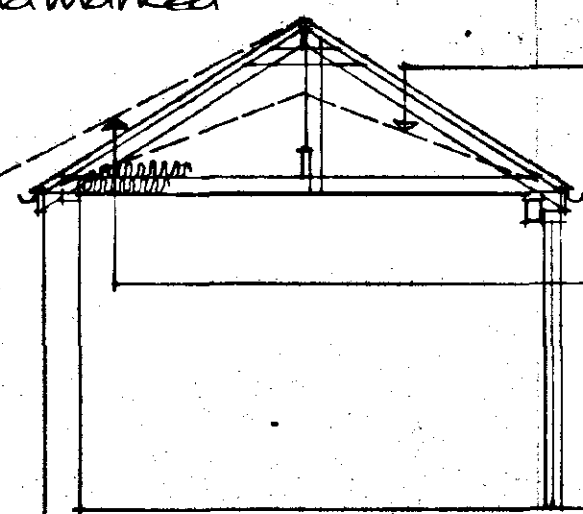
Install over fascia roof void ventilation strips to give min. 10,000mm² per metre and to have flyscreens.
Min 50mm vent gap to be maintained above roof insulation.

Roof insulation to consist of 2 layers of 100mm thick fibreglass quilt insulation with 1 layer between and 1 layer over ceiling joists.

Install new I.G. box lintel 100 over existing door opening and below wall plate.

Install replacement door and frame (stable door type).

Install 30x50mm mild steel straps between new roof structure and existing walls. Straps to be installed at ceiling level and at slope of roof at average 1.800 cts.
Where straps at right angles to roof timbers they are to extend over 2 timbers with solid noggings under.



SECTION B-B

Outline of existing felt finished shallow pitched roof structure to be removed.

Existing gutters and downpipes retained.

Roof pitch as existing but to vary on this slope to building.

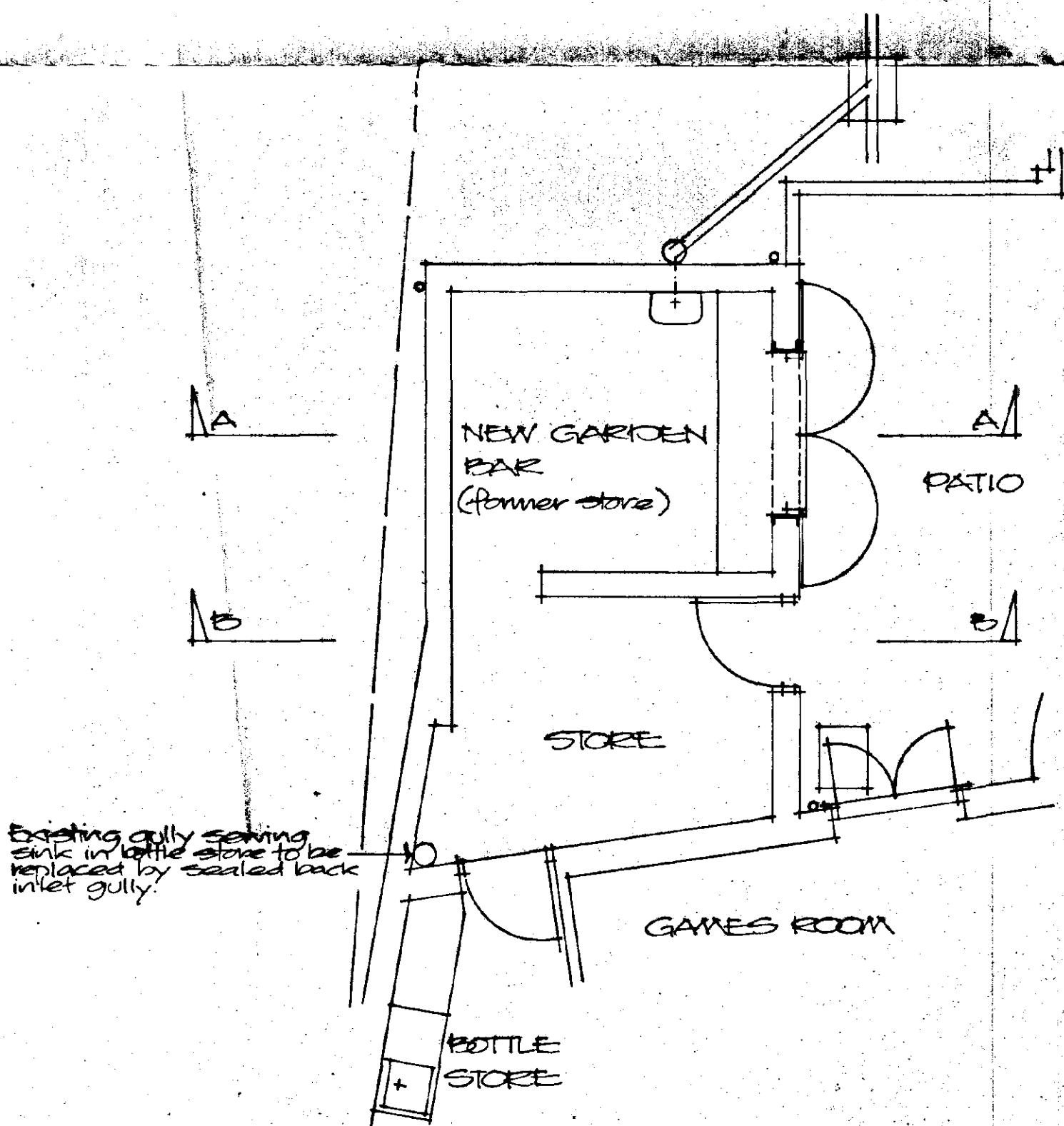
Proposed bar/store area to be unheated (bar for summer use only).

NORTH ELEVATION.

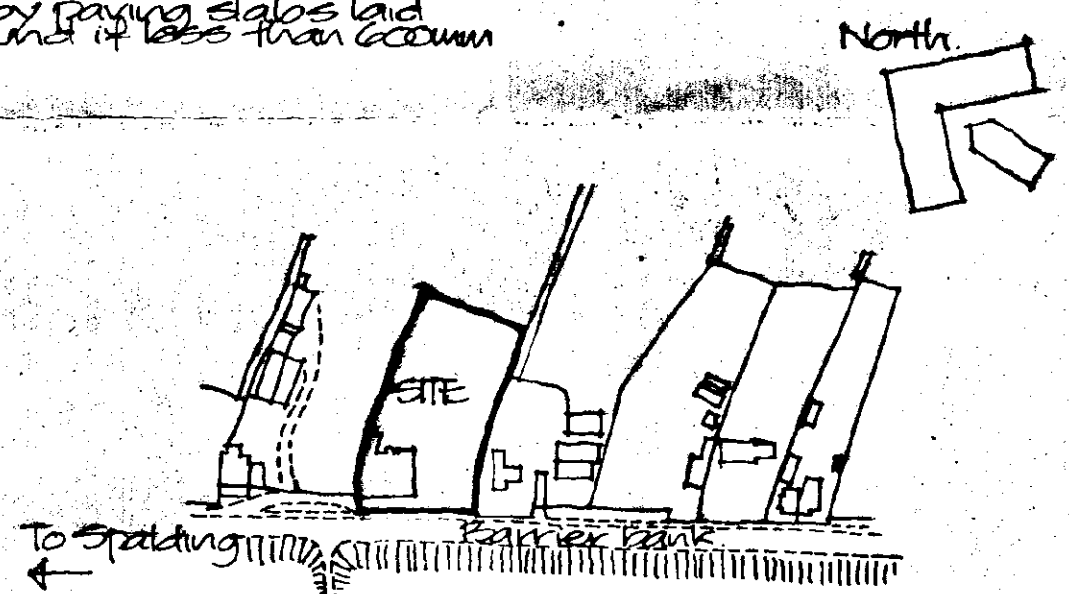
Install hand wash basin with hot water provided by adjacent electric water heater.

Install 82mm dia. polypropylene waste with 75mm deep seal trap connected to new back inlet fully connected to existing inspection chamber with 110mm dia. UPVC drain belted and surrounded in 100mm peagavel to fall approx. 1 in 40.

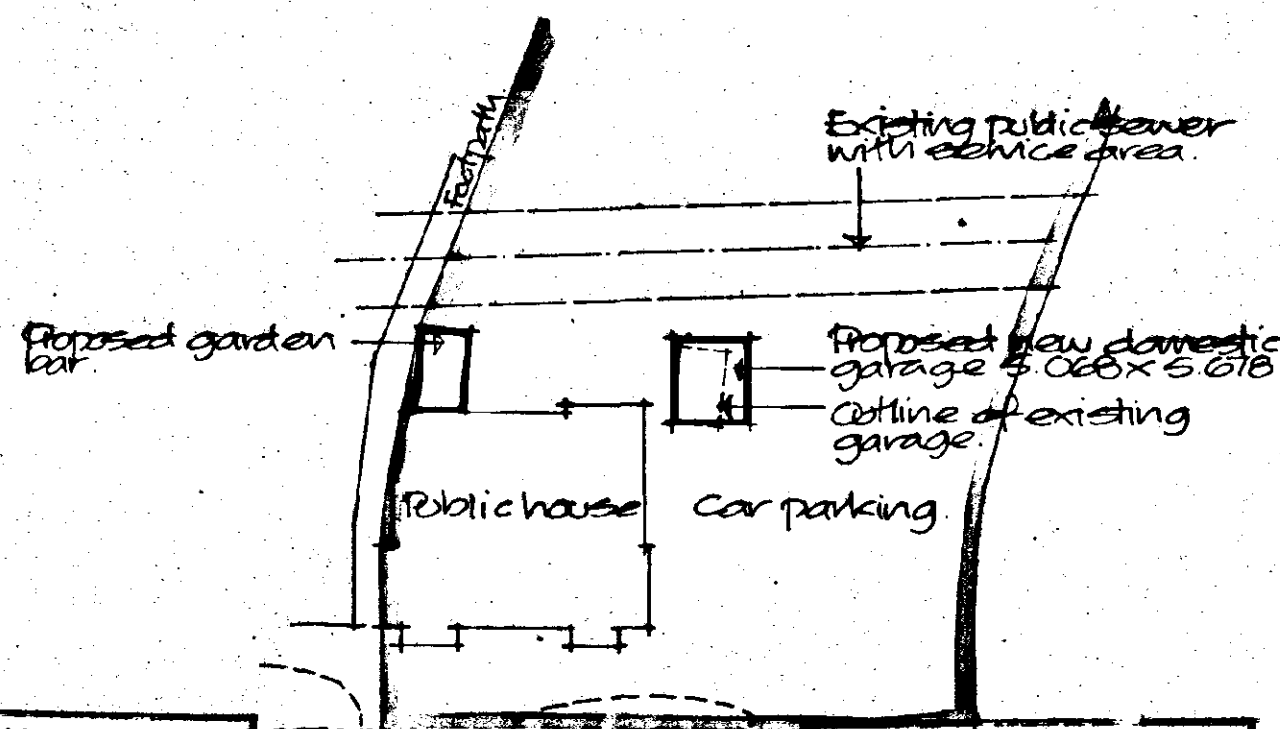
Drain to be protected by paving slabs laid above peagavel surround it less than 600mm below ground level.



PLAN LAYOUT.



LOCATION PLAN Scale 1:2500



BLOCK PLAN Scale 1:500

SOUTH HOLLAND DC
HOUSING & PLANNING
10 JUL 1998
Ref: 0718/98

DETERMINED
PLAN

Project

PROPOSED ALTERATIONS TO EXISTING PUBLIC HOUSE TO FORM GARDEN BAR AND PROPOSED NEW GARAGE TO REPLACE EXISTING.

Client

YE OLDE TUN COW

ALAN HORNSBY
ARCHITECTURAL SERVICES

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

Scale

1:50

Drg. no.

98/40/01

Date

July 98