SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H03/0375/94 Received:19-APR-94 Type:FULL

Name: Mr & Mrs R T Randall
Main Road
Deeping St Nicholas
Spalding
Lincs PE11 3DL

Agent: A Roffe
Building Design & Plans
1 Green Lane
Spalding
Lincs PE11 2YB

Description: Extension to house

Location : Main Road Deeping St Nicholas
Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the development in accordance with the application and plans submitted, subject to any condition(s) set out below:

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

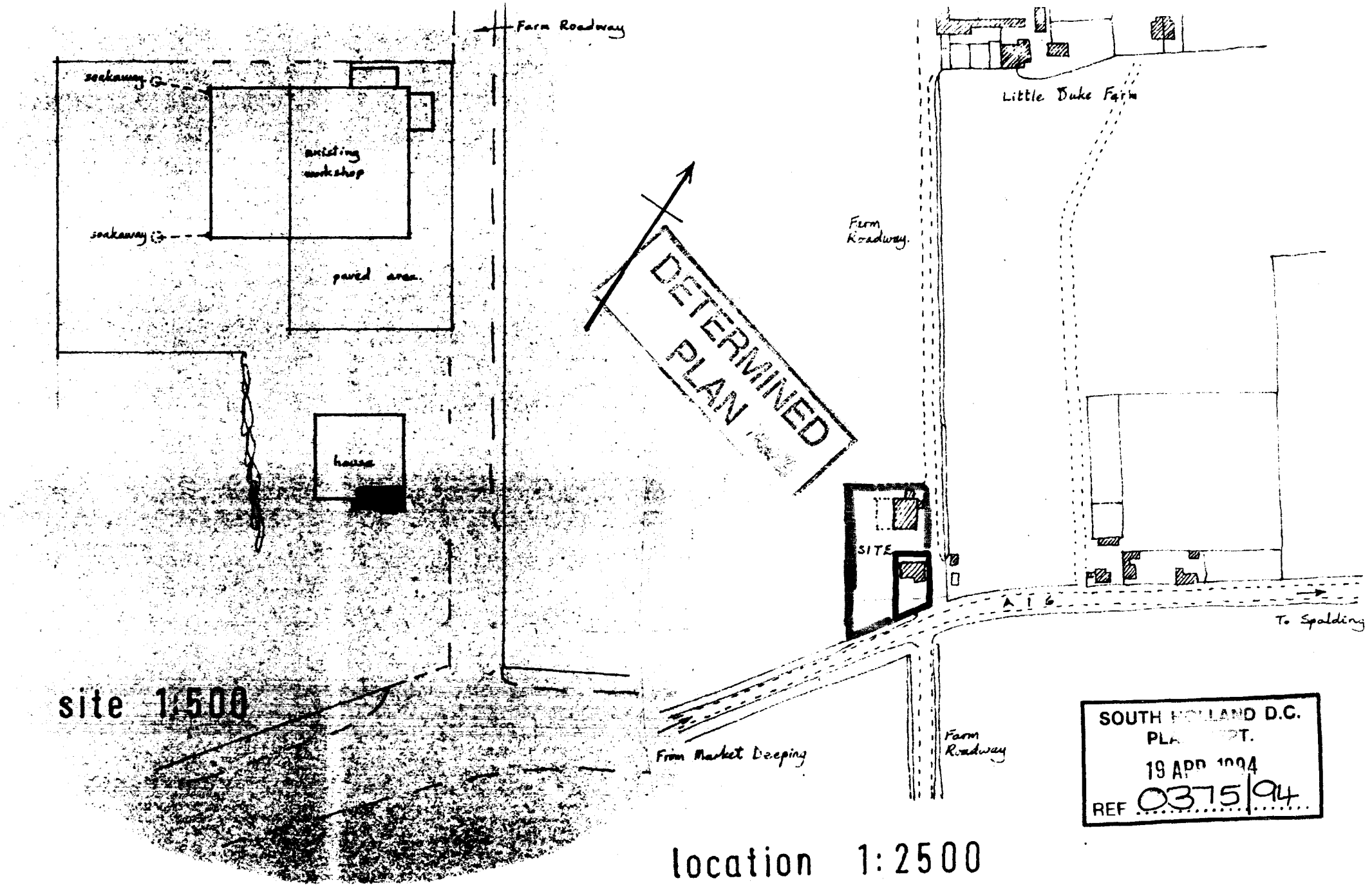
Reason: As required by Section 91 of the Town and Country Planning Act 1990.

Director of Planning and Building Control Services
21-JUN-94 H03/0375/94

This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

BRIAN SMITH Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)



SOUTH HOLLAND D.C.
PLANNING DEPT.
19 APR 1994
REF 0375/94

Mr. and Mrs. R. T. Randall,
Main Road, DEEPING St. NICHOLAS.
Alterations and Extension to house

Building Design and Plans
A. ROFFE - 1, Green Lane,
SPALDING, Lincs. PE11 2YB
Tel: 0775 - 723680

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H03/0375/94

Date Registered 19 APR 1994

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR. and MRS. R.T. Randall,
Main Road,
DEEPING St. NICHOLAS
Spalding PE.11 3 D.L.

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

Building Design and Plans
A. ROFFE - 1, Green Lane,
SPALDING, Lincs. PE11 2YB
Tel: 0775 - 723680

Tel. No.
(Personal contact name)

OFFICE COPY

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

Main Road, DEEPING St. NICHOLAS

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

Extension to House

Please complete

Signed A. Roffe . Date 18th April 1994

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £70-00 If you consider no fee is payable include a written explanation instead.

Previous application No.

Please tick **one** box and answer the extra questions under that section.

2. **TYPE OF APPLICATION**

(✓)

This is a **full** application for change of use and/or new building works [✓] ➡ Now complete Parts 3, 4 and 5 and an Ownership Certificates

or This is an **outline** application [ ] ⬇

Please state Site Area (Hectares)

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [ ]

Means of Access [ ] Landscaping [ ]

Now complete Parts 3 and 5 and an Ownership Certificate.

or This is a **reserved matters** application. [ ] ⬇

A. Please state Reference Number of outline permission.
B. Please state which reserved matters are dealt with in this application.
Now complete Part 4 only

or This is an application for **renewal** of temporary permission or **continuation** without complying with planning condition. [ ] ⬇

A. Please state reference Number of previous permission
B. Please state Condition Number referred to
Now complete an Ownership Certificate

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented. [ ] ⬇

A. Please state Reference Number of pervious permission
B. Please state Condition Number referred to
C. Please state variation required
Now complete an Ownership Certificate.

TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves:- (Tick one or more boxes)

(i) New Dwellings		If so, how many:
(ii) Other new building(s)		
(iii) Alterations or extension	✓	
(iv) Change of use		

4. A. Please state site area (in all cases)		hectares
B. If building works are proposed, please state extra floor space to be created:	8.8	sq. metres
C. Please state size of any new structure:- (a) max. height:	3.5	metres
(b) max. length:	5.4	metres
(c) max. width:	1.9	metres
D. Please state type and colour of materials for facing external walls:	Buff to match	
E. Please state type and colour of roofing materials.	Double Roman to match	
F. Has a survey of the site been undertaken? State Yes or No	NO	

5. GENERAL INFORMATION Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site.

Residential

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN) Please tick **one** box

A. There will be **no** new access to a public road and **no** alteration to any existing access to a public road ✓

or

B. There will be a new or altered access to a public road ☐ ➡ If so, name of road:
Will there be—
Individual access(es) ☐
New estate road ☐

C. What provision will be made for garages or parking within the site?

drive and parking areas

TREES Please tick **one** box

A. The proposal does **not** involve the felling of any trees ✓

B. The proposal does involve the felling of one or more trees ☐ ➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of — soakaway

B. For estate developments, please state how highway surface water will be disposed of — no applicable

C. Please state whether a land drain will be affected — NO

D. Foul sewerage will be disposed of to:
Mains sewer ☐ Cesspool ☐ Septic tank ✓

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	NO	➡ If so, **please give details in Part 6**
The proposal affects a listed building	NO	
The proposal affects a public right of way	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	NO	➡ If so, **please complete Part 7**
In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent.	☐ ➡	Date: Consultee(s)
Is this application related to a previous submission?	NO ➡	Application No.

6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on separate sheet if necessary.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

1. **APPLICANT'S INTEREST** Please state interest in site (e.g. owner, prosp. purchaser) (Please remember to indicate on the location plan any other land under your control).	OWNER

2. OWNERSHIP OF THE SITE

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site,** complete **Certificate A.**
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.**
(An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

Certificate A Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed A. Rolfe (~~Applicant~~ / Agent) Date 18/4/94

Certificate B The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name:
Address of owner at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

3. AGRICULTURAL HOLDINGS CERTIFICATE

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

Certificate 1 None of the land to which the application relates is or is part of any agricultural holding.

Signed A. Rolfe (~~Applicant~~ / Agent) Date 18/4/94

Certificate 2 The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

ADMIN RECORD SHEET

Initial

Submitted Fee £ 70.

Receipt No P4182

Date first Rec'd 19 APR 1994

Registration

Reference H03/0375/94

Cross-Ref B03/0243/94

Date 20-APR-94 DAC

Validation

TYPE FULL

Site area
No of dwellings
Floorspace 88

Earlier permission – Ref:
New/Redevelop/Use/(Ext)/Alt/Works

Description to be recorded

Invalid
Site plans
Certificate

Fee
Fee (not free)

Inaccurate
Incomplete
Unclear

Fees
Correct fee £70.

Nil fee
Discounted

Previous app – ref:
Type of app
Reason:

Additional £
Refund £

Receipt No
Voucher No

Date
Date

Information

Index sheet 399A OS Plots
Grid ref 517370 312920

Ward B Parish DSN

Inside IBD NO Inside LP area NO

Constraints:

CA Cons Area

LB Listed – Grade:
ARC Archaeology
AM Ancient Mon
SSI Special Int

Hazards –

Dist Bound

Other:

4 TR Rural
BP TR proposed 67m
LC Level Cross
FP Footpath

TPO Tree Pres

HAZ Site
AIR Safeguard
LIN Elect
PIP Pipe
CON Waste/contamin

Linked to site Ref

Linked to property Ref 0020326

Planning Records:
Earlier apps

87/75
864/90
215/79
428/72
250/73

B Reg Records:
Already submitted – Ref:
Request needed
Requested

DC INSTRUCTION SHEET

APPLICATION NO: H03/0375/94

Directions

Art 7 ☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current					
Required					

EA ☐ Reg4 – ☐ Scale dwg: Highway S/W: Agric appraisal:

LB ☐ Advt ☐

Other.....

Details needed: (Non-std only)

Direction authorised by Senior Officer..... Date.....

Revalidation after Direction

Information satisfactory Signed..... Date.....

Valid date:

Amended description

Superseded plans indicated ☐

Unsatisfactory – Further direction:
Signed.....
Senior Off.....

Precise details:

Extra Consultations/Publicity Required

☐ None identified initially

RECONSULTS (revalidated) ☐ All

	Publicity: >>	Consultations:	
Departure	.....	County	.....
Setting of LB	.....	E Heritage	.....
Public Right of Way	.....	Societies	..... G ROW
Discretionary	.....		

Press
PC
WM
Residents

Extra Consultations: LCC - verbal instruct.

WP Note –
G Group available
G* Group essential (longer expiry)

Transport	D/Transp A15	.....	G* T15
TRA	D/Transp A18	.....	
	B Rail	.....	
Environment/ Drainage	Env Services	.....	
	NRA	.....	
WAT	IDB	.....	
	Env Assess	☐	G ENV (See separate sheet)
Conservation	LB Demolish	.....	G* DEM
LB	Archaeology	.....	G ARC Specify:
	Eng Heritage	.....	
	Consultant	.....	Order No:
	Other	.....	Specify:
Hazards	HSC Group	.....	G* HAZ
	Specific	.....	Specify:
Other PLA		.....	Specify:

Case Officer: PM

Senior Officer Confirmed ..... Date.....22/4 Recorded DC....

APPLICATION ASSESSMENT

Notes for Case Officer

DOT on end of D&J – M D Byrnes

Site Inspection

Accuracy :
Neighbours :
Boundaries :
Site Features :

See CB 16-6 Shouldn't be a problem

Inspected by PJM
Date 29-4

Site Notice posted by PJM
Date 29-4
Expiry

Individual Resident Notices required:

Addresses to be sent to –

Addresses delivered to –

Telephone/Visitor Record

Date	Conversation with	Conclusion
10-5	Boyet	See book
20-5	DOT	LCC Scheme got their comments
"	"	advised me of LCC contact.
31-5	Cancelled	LCC.
"	DOT	No comments must take to account LCC who are managing Scheme for DOT.

Case Officer Conclusions

Square off porch Bay = Garage door — Convert to room, Patio on roof

PJM

RECOMMENDATION/DECISION

NON-DETERMINATION

Permitted Dev (or equiv) .....
Non Development (or equiv) .....
Non Response after Direction .....

Senior Officer confirmed .....

Withdrawn .....

COMMITTEE

Confirmed as agenda .....

SUB-COMMITTEE

Confirmed as agenda .....

DPBCS AUTHORISED

Decision Issue confirmed .....

DELEGATED DECISION

Case Officer

Approve (or equiv) ✓ Refuse (or adverse)

Signed [signature] Date 10-6

Notes:

☐ Disabled
☐ Prev conditions
☐ Amended plans –
Dwg no:
Received:

CONDITIONS/REASONS:

Condition monitoring:

non-std expiry .....
prior submission ☐
prior siteworks ☐

Determined plans indicated ☐

Departure approval confirmed ☐

Flag for on-site review ☐

FILE COPY

SOUTH HOLLAND DISTRICT COUNCIL

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P4182
Date received : 19-APR-94

Received from

R T Randall

Address

Main Road
Deeping St Nicholas
Spalding

Fee paid	£	70.00
VAT	£	0.00
Total received	£	70.00

Cash/Cheque : Cheque

Signed.....K.C.Lowe....
(Authorised Collector)

BRIAN SMITH Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

IAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE
Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

H03/0375/94
FULL

Applicant: Mr & Mrs R T Randall
Tel:

Agent: A Roffe
0775 723680

Description: Extension to house

Location: Main Road
Deeping St Nicholas
Spalding
Lincs

Valid date:	19-APR-94	Terminal date:	14-JUN-94
Target dates:		Target Committee:	07-JUN-94
To case officer	26-APR-94	Report deadline:	24-MAY-94
Inspected by	03-MAY-94	Agreed TD Ext:	
Extra contacts	10-MAY-94	Case Officer:	
Report if not clear by	24-MAY-94		P J UDY

DEVELOPMENT/CONSTRAINTS

Size: 8.8 M2
Category: Extension
Listed building:
Conservation Area:
Other Constraints: TR

CONSULTATIONS CARRIED OUT

	Sent	Expiry	
Site/Press Advert MIN	29-APR-94	20-MAY-94	
Department of Transp	29-APR-94	13-MAY-94	
Clerk Deeping St Nic 0775 724337	26-APR-94	10-MAY-94	No Comments
Lincolnshire County Council, I. Kitchen	31-MAY-94	14-JUN-94	
Cllr J T Davis 0775 670243	26-APR-94	03-MAY-94	
Department of Transp	29-APR-94	27-MAY-94	

L.C.C – No Objections JCS 8/6/94

.IAN SMITH Dip TP MRTPI
*Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

H03/0375/94
FULL

Applicant: Mr & Mrs R T Randall
Tel:

Agent: A Roffe
0775 723680

Description: Extension to house

Location: Main Road
Deeping St Nicholas
Spalding
Lincs

Valid date: 19-APR-94
Target dates:
To case officer 26-APR-94
Inspected by 03-MAY-94
Extra contacts 10-MAY-94
Report if not clear by 24-MAY-94

Terminal date: 14-JUN-94
Target Committee: 07-JUN-94
Report deadline: 24-MAY-94
Agreed TD Ext:
Case Officer:
P J UDY

DEVELOPMENT/CONSTRAINTS

Size: 8.8 M2
Category: Extension
Listed building:
Conservation Area:

Other Constraints: TR

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Site/Press Advert MIN		29-APR-94	20-MAY-94
~~Department of Transp~~		~~29-APR-94~~	~~13-MAY-94~~
Clerk Deeping St Nic	0775 724337	26-APR-94	10-MAY-94
Cllr J T Davis	0775 670243	26-APR-94	03-MAY-94
Department of Transp		29-APR-94	27-MAY-94

L.c.c - No Comment - Trunk Road /c.s

SOUTH HOLLAND DISTRICT COUNCIL

H03/0375/94
FULL

Applicant: Mr & Mrs R T Randall
Tel:

Agent: A Roffe
0775 723680

Description: Extension to house

Location: Main Road
Deeping St Nicholas
Spalding
Lincs

Valid date:	19-APR-94	Terminal date:	14-JUN-94
Target dates:		Target Committee:	07-JUN-94
To case officer	26-APR-94	Report deadline:	24-MAY-94
Inspected by	03-MAY-94	Agreed TD Ext:	
Extra contacts	10-MAY-94	Case Officer:	
Report if not clear by	24-MAY-94	P J UDY	

DEVELOPMENT/CONSTRAINTS

Size: 8.8 M2
Category: Extension
Listed building:
Conservation Area:

Other Constraints: TR

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Site/Press Advert MIN		29-APR-94	20-MAY-94
Clerk Deeping St Nic	0775 724337	26-APR-94	10-MAY-94
Cllr J T Davis	0775 670243	26-APR-94	03-MAY-94

L.C.C. No Comments - Trunk Road /cc 28/4/94

BRIAN SMITH Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

Town and Country Planning Act etc

DRAFT PERMISSION

Reference: H03/0375/94 Received:19-APR-94 Type:FULL

Name: Mr & Mrs R T Randall
Main Road
Deeping St Nicholas
Spalding
Lincs PE11 3DL

Agent: A Roffe
Building Design & Plans
1 Green Lane
Spalding
Lincs PE11 2YB

Description: Extension to house

Location : Main Road Deeping St Nicholas
Spalding Lincs

South Holland District Council hereby give notice
that permission has been granted (or equiv)
on the following condition(s):

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

20-JUN-94 AD check....NJ 20/6

Authorised to issue (inc Delegation)..DR 20/6...

MW

Granted 21/6

S.H.D.C. PLANNING DEPT.
RECEIVED
24 JUN 1994 PU
Action
File Nos.
F/e-

HIGHWAYS AGENCY

Cranbrook House
Cranbrook Street
Nottingham NG1 1EY
Facsimile 0602-799743
Switchboard: 0602-350602
GTN: 6202

Direct Line: 352469

My Ref: **EMRT F174129 Pt 2**

Your Ref: **HO3/0375/94**

17th **June 1994**

The District Planning Officer
South Holland District Council
Council Offices
Priory Road
Spalding
Lincolnshire
PE11 2EX

For the attention of P J Udy Esq

Dear Sir

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988
CONTROL OF DEVELOPMENT ALONGSIDE TRUNK ROADS
PROPOSED EXTENSION AND ALTERATIONS TO DWELLING
AT NORTH WEST SIDE OF LITTLEWORTH DROVE, DEEPING ST NICHOLAS
A16 NORMAN CROSS-GRIMSBY TRUNK ROAD

I refer to the detailed application dated 29 April 1994 in respect of the above mentioned development. In accordance with the T & CP GDO 1988 this application is appropriately dealt with under Article 18.

I would not wish to raise objection to the development as shown on the deposited plan, planning reference 0375/94 received 19 April 1994 by the South Holland District Council Planning Department.

NOTE: Lincolnshire County Council as the Agency's agent authority are promoting the Deeping Bypass. The eastern terminal point of the scheme ties back into the existing A16 Trunk Road in front of the application site. Therefore, should your Council be minded to allow this development, Lincolnshire County Council as the promoting authority for the scheme, should be consulted.

Yours faithfully

J J BACH
Lincolnshire Area Team

cc The Director of Highways & Planning, Lincs County Council

R. T. Randall Ltd 375/94 ✓
Boundary Garage 215/75 ✓
Deeping St Nicholas 87/75 ✓
250/73 ✓
425/77 ✓

Visited site on 22-6-94 & spoke to Mr. Randall. He still does agricultural repairs but has always repaired & sold motor vehicles as well. He produced documentation showing this since 4-4-73.
Discussed with David Roberts.
This man can prove lawful use -
NFA.

K Burrows 22.6.94.

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H03/0375/94

Applicant: Mr & Mrs R T Randall
Main Road
Deeping St Nicholas
Spalding
Lincs PE11 3DL

Agent: A Roffe
Building Design & Plans
1 Green Lane
Spalding
Lincs PE11 2YB

Description: Extension to house

Location: Main Road Deeping St Nicholas
Spalding Lincs

Type: FULL

Date received: 19-APR-94

26-APR-94

Dear Sir/Madam

CONSULTATION WITH PARISH COUNCIL

I have received an application for the above proposal and enclose a copy for your information. Any observations which the Parish Council wish to make should be set out below and returned to me by 10-MAY-94. If no observations have been received by that date, it will be assumed that the Parish Council have no comments to make. The officer dealing with this application is P J UDY

Yours faithfully
B SMITH
Director of Planning and Building Control Services

Clerk Deeping St Nicholas PC
9 Tavistock Road
Spalding
Lincs
PE11 2UY

FOR PARISH COUNCIL USE ONLY

Comments: N.C

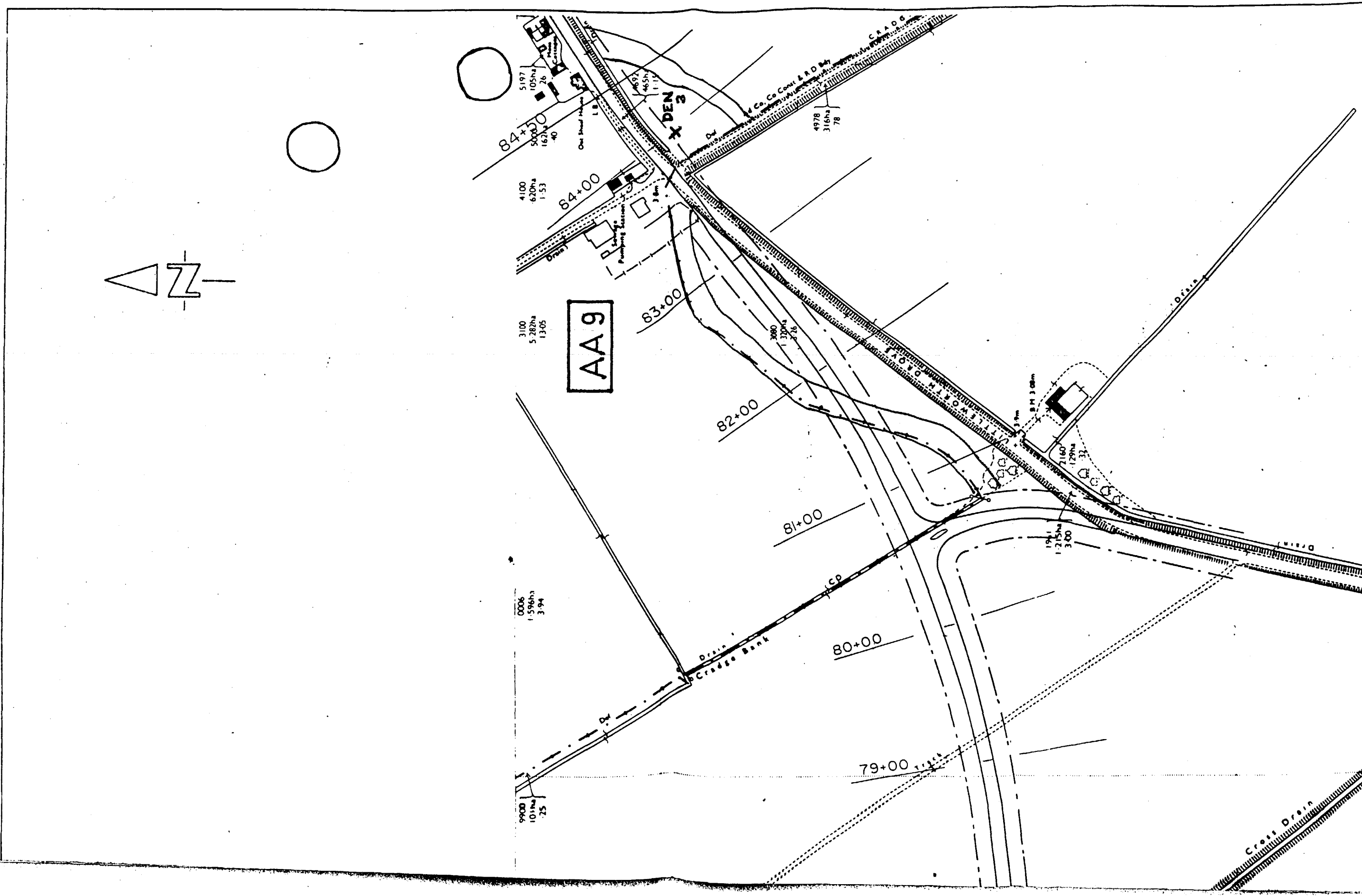
Signed: Anthony R Scott

S.H.D.C. PLANNING DEPT.
RECEIVED
11 MAY 1994 PU

Attention of	File Nos.
DPO NRM	
DOPO BS	
JC ACP	
Action by	Ext. ... Tel/No
Discuss with	By
Copy to	

BRIAN SMITH Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)


AA 9
84+50
84+00
83+00
82+00
81+00
80+00
79+00
DEN 3
Crosse Bank
Drain
Cross Drain
C R A D G
Ord Co. Co Const & R D Bdy
Ord
Pumping Station
Dam
5197 105ha 26
4978 316ha 78
4100 620ha 1·53
3100 5·282ha 1·305
3000 1·320ha 26
2160 1·29ha 32
1911 1·215ha 300
0006 1·596ha 3·94
9900 101ha 25

New windows to be P.V.C. double glazed with trickle ventilators of 4000 mm² minimum per room.

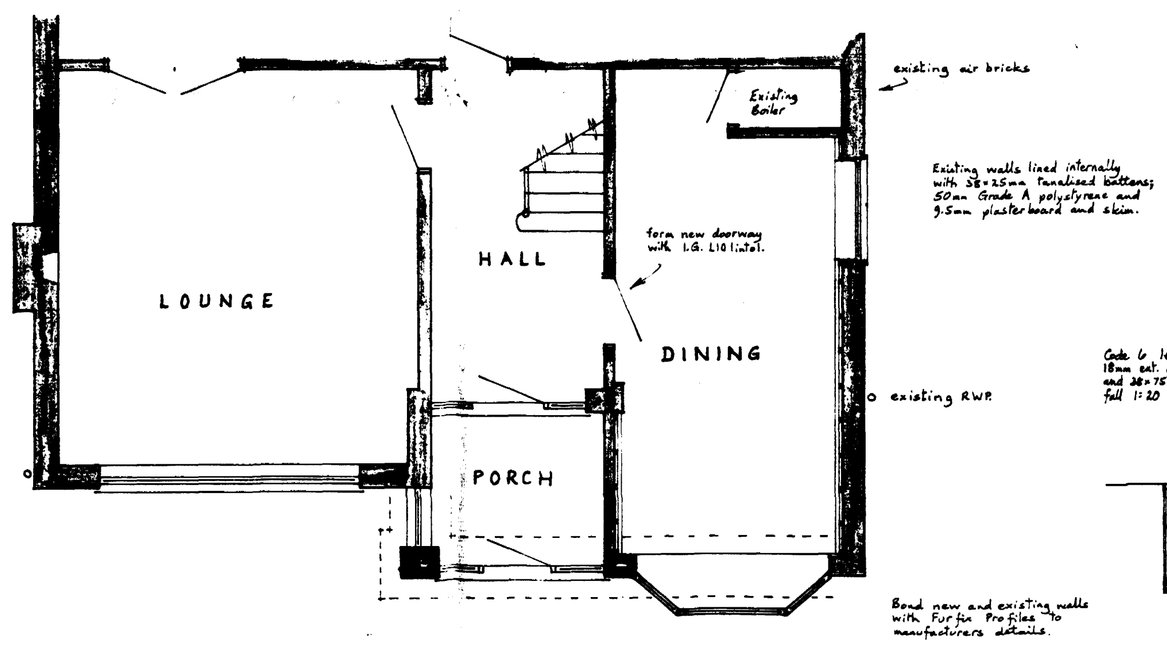
Door and sidelights to have toughened glass. (B.S. 6206)

All openings to have horizontal and vertical damp proof courses: jambs to be insulated with Jamnor or similar.

Lintols to be I.G. Lil's with 150mm end bearings.



West South East



Ground Floor

10mm wide flyproof eaves ventilation

100mm P.V.C. gutter

100mm facing brick : 50mm cavity with 50mm Isotherm insulation 100mm Thermalite Shield insulating block work.

wall ties at 900mm horizontally 450mm vertically and at 225mm to jambs of openings.

mortar to be 1:1:6 cement lime:sand or equal.

walls rendered in 1:1:6 and skimmed in neat plaster.

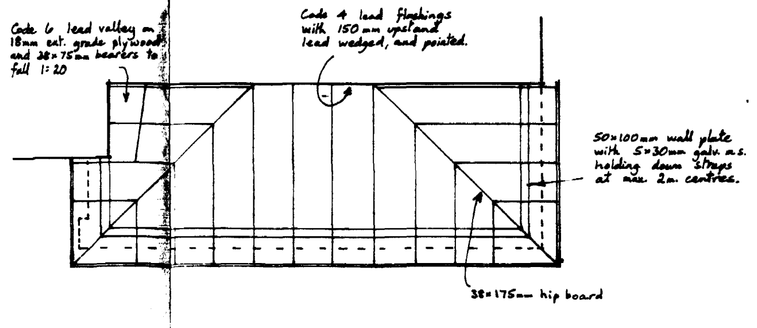
D.P.C. to be minimum 150mm above ground level and lapped with dpc.

weak cavity fill to ground level.

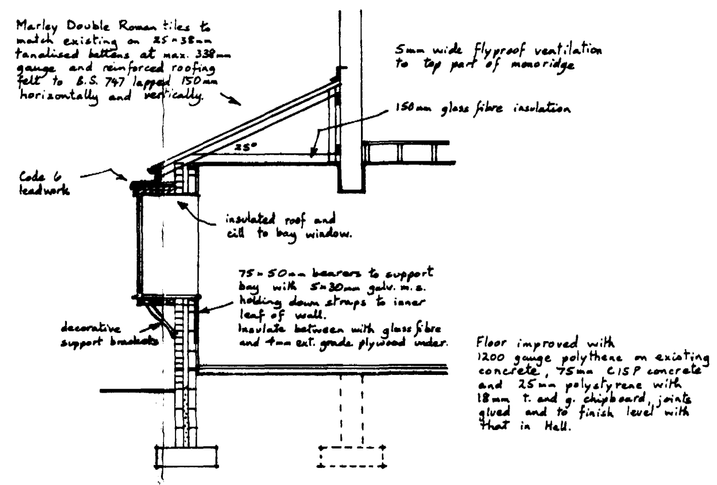
frost proof brickwork or Class 'A' concrete blocks below d.p.c.

Foundations to be taken down to firm strata to approval of local authority.

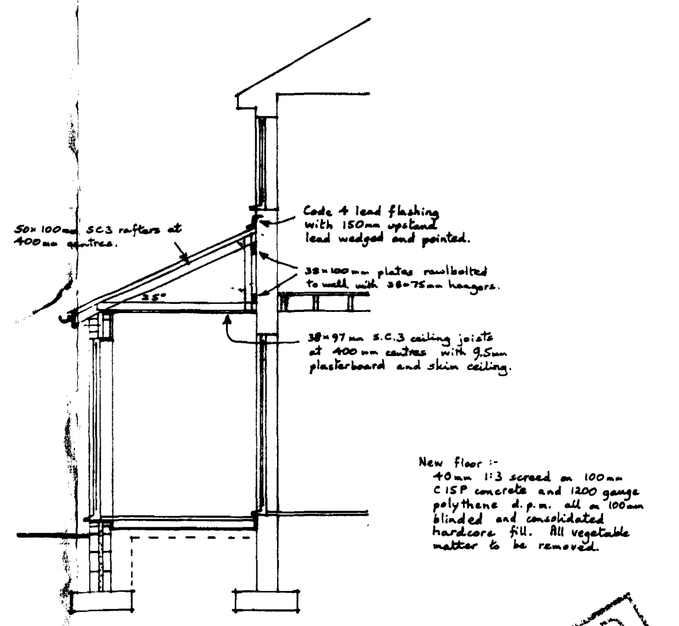
Concrete to be C15P 230mm deep 700mm wide.



Roof.



Cross Section (Dining Room)



Cross Section (Porch)

DETERMINED PLAN

SOUTH HOLLAND D.C.
PLANNING DEPT.
10 JAN 1994
REF 0375/94

Mr. and Mrs. R.T. Randall,
Main Road, DEEPING St. NICHOLAS.
Alterations to House.

Scale: 1:50 and 1:100	
Drawing No: 30	L. A. Ref.:
Date: March 1994	

A. ROFFE
BUILDING DESIGN & PLANS
1 Green Lane,
SPALDING,

New windows to be P.V.C., double glazed with trickle ventilation of 4000 mm² minimum per room.

Door and sidelights to have toughened glass. (B.S. 6206)

All openings to have horizontal and vertical damp proof courses at jambs to be insulated with Isomer or similar.

Lintels to be L.G. W/S with 150mm end bearings.



West South East

10mm wide flyproof eaves ventilation

100mm P.V.C. gutter

100mm facing brick : 50mm cavity with 50mm Isotherm insulation 100mm Thermalite Shield insulating block work.

wall ties at 900mm horizontally 450mm vertically and at 225mm to jambs of openings.

mortar to be 1:1:6 cement lime sand or equal.

walls rendered in 1:1:6 and skimmed in neat plaster.

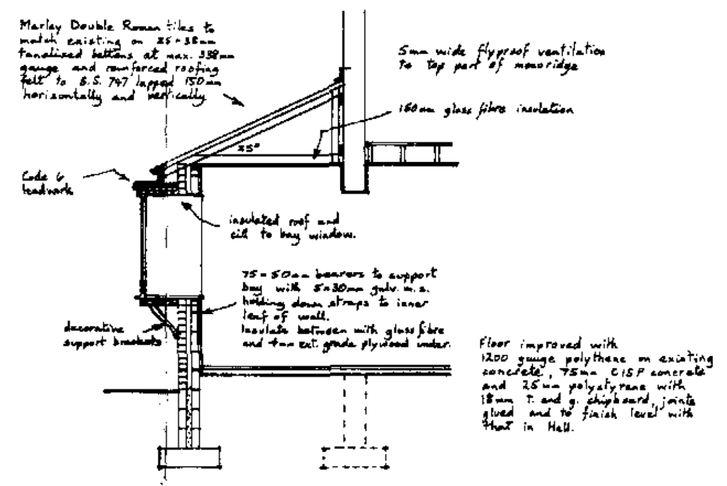
D.P.C. to be minimum 150mm above ground level and lapped with dpc.

weak cavity fill to ground level.

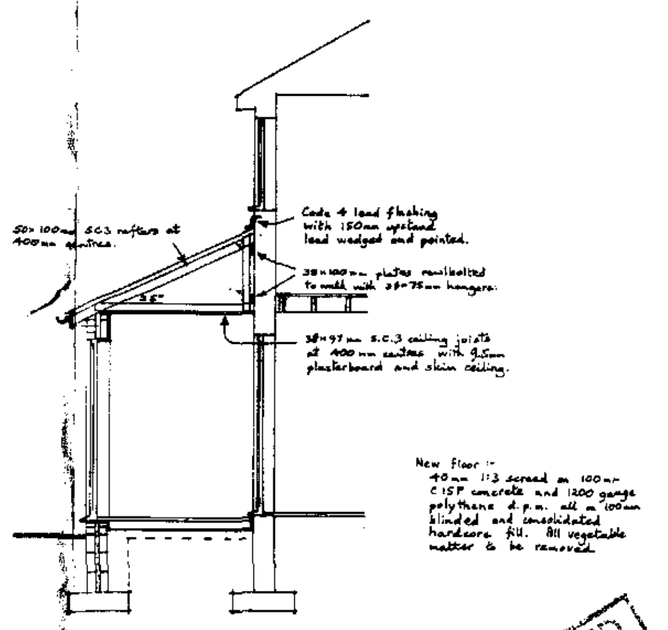
frost proof brickwork or Class 'A' concrete blocks below d.p.c.

Foundations to be taken down to firm strata to approval of local authority.

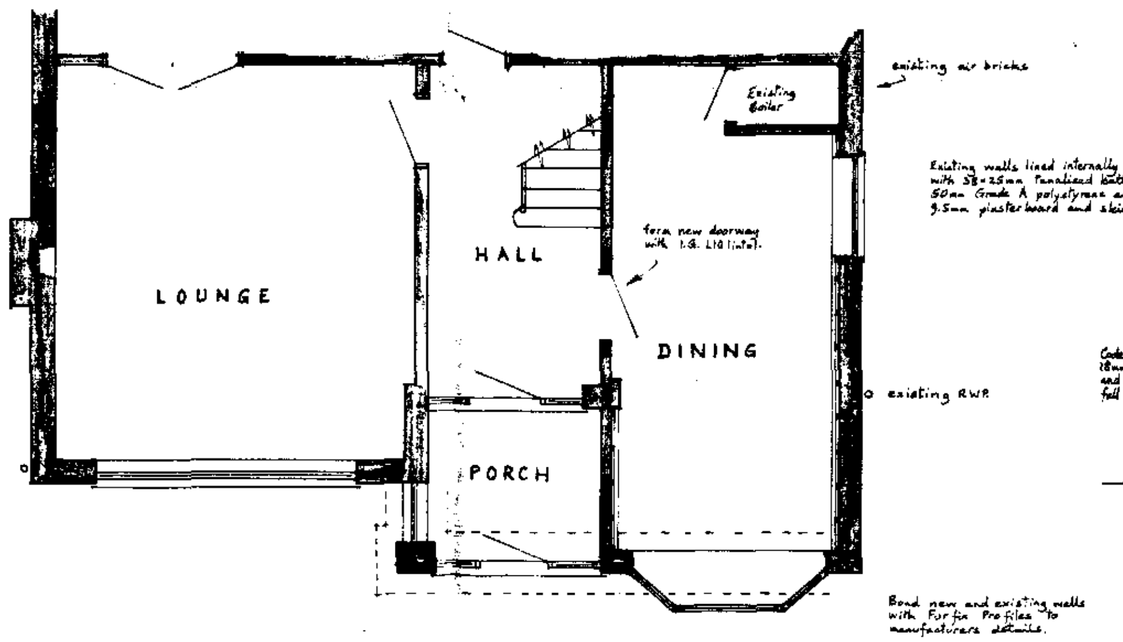
Concrete to be C.15 P 230mm deep 700mm wide.



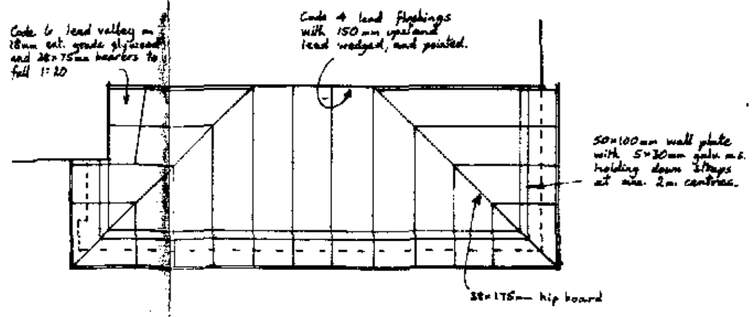
Cross Section (Dining Room)



Cross Section (Porch)



Ground Floor



Roof.

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