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Revisions:

A. 28.04.05. Planning Officers req's J.H.

B. 25/07/05. Scheme revised. J.H.

C. 05.09.05. Garage shown. Corbel + chimney details.

D. 15.09.05. Garage door elevation shown. J.H.

E. 02.11.05. WINDOWS & DOORS ALTERED. J.H.

EAVES/CORBEL DETAIL 1:20

CHIMNEY DETAIL 1:20

REAR ELEVATION

SIDE ELEVATION

FRONT ELEVATION

SIDE ELEVATION

FF PLAN

TYPICAL SECTION

G.F. PLAN

General Building Notes

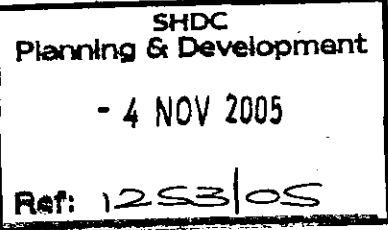
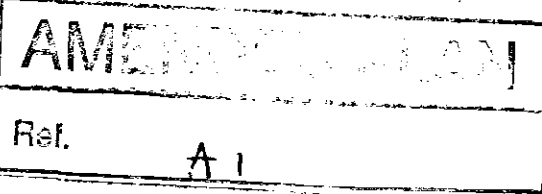
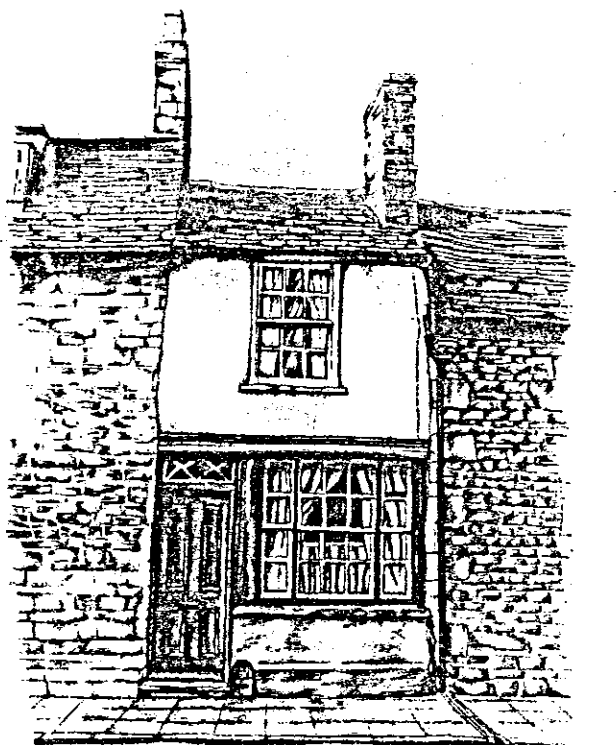
- * Structural timber to be S3 grade softwood, stamped K.O. (join dried)
- * Treat exposed timbers to B.S.1282:1975
- * Clay eave linings in 10mm gypsum plaster to give half hour fire resistance
- * All new walls & ceilings to be plastered internally
- * Extend central heating & hot & cold water services into proposed accommodation (radiators fitted with thermostatic valves)
- * Cavity linings to be installed in accordance with manufacturers instructions & relevant codes of practice
- * Provide a fix expansion wall starters where all new work abuts existing
- * S.S. denotes safety glazing to B.S.6206:1981
- * New doors & windows to be placed in 28mm Pilkington K glass
- * New windows & doors to be fitted with 8000mm trickle ventilators
- * New windows & doors to provide maximum 5% natural ventilation & minimum 10% natural light in relation to room floor area
- * Any encroachment over site boundary to be agreed prior to site start & occupiers to familiarise themselves with Party wall act 1985
- * Build up proposed external walls in: 103mm facing brickwork

- * Prohibited roof trusses at 600mm (rafter section min 150mm deep for sloping ceilings). Manufactures design certificate to be submitted & approved by Local Authority prior to site start.
- * Provide wind bracing & benders to B.S.5264 part 3 1985
- * Provide a fix thermal fascia vents to tops of all new fascias (10mm to horizontal ceiling & 25mm to sloping ceiling) - monoflex vents at ridge level between each rafter to give 5mm ridge ventilation
- * S.D. denotes mains led smoke detector to B.S.5446
- * Group cables, floor joists, ceiling joists & roof trusses down to walls at max 1800mm centres with 30 x 5 m.s. straps including noggins pieces as necessary
- * Provide energy efficient lighting as detailed in Part L (1.1.14, 1.1.17)
- * Existing Structure to be exposed as required by Building Inspector to ascertain suitability to increased loadings
- * Build up studwork walls in 100 x 47 studwork at 400 ctrs. 100 glasswool rolls & 12.7 plasterboard & sorm & set off double floor joists or sole plates (all dpc at G.F. level)
- * Build up zone loadbearing internal blockwork walls off dpc on thickened slab (floor insulation not to carry on under thickening)

- * Cover new pitched roofs in concrete interlocking roof tiles, suitable for roof pitch & fixed in accordance with manufacturers instructions & relevant codes of practice
- * At all roof/wall abutments, provide a fix code 5 stepped lead flashings min 150mm upstand
- * Exact size, depth & detail of proposed foundations to be agreed on site with building control once ground conditions & tree proximity problems have been established
- * Use any structural steelwork in 12.7 plasterboard, secured with 1.6mm swg wire ties at 100 pitch & 7mm gypsum plaster skim to give half an hour fire resistance
- * At each reflecting post intersection provide a fix 12mmØ bolts with 50mmØ bolted plate connectors

- * Drainage Details
- * W.C. 1000, kitchen sink, washer & shower 400 & basins 320, all fitted with 75mm deep seal traps at 6 nodding eyes at all changes of direction. (Trap access traps to shown)
- * Below ground drainage to be 100mmØ pipe, pipework, finally jointed
- * & surrounded by 100 pea gravel at a gradient of 1:40. Where drains pass within 100mm of underside of floor slab, pipework to be in 100mm concrete encased with slab inc. movement joints at each socket or valve
- * Any ground drains to be sealed in lean mix concrete to satisfaction of Building Inspector
- * Protect drains where passing through walls with concrete linings over including 50mm clearance all round, masked with vapours, to prevent rodent entry
- * Now diameter pipes to discharge to soakaways min 5000mm away from any dwelling
- * New rainwater goods to be 65mmØ downpipes & 115mmØ half round gutters

- Mechanical Ventilation**
- | Location | Capacity | Lowdown |
|-----------|------------------|---------|
| Kitchen | 60 litres/second | no |
| Utility | 30 litres/second | no |
| W.C. | 15 litres/second | yes |
| Bathrooms | 30 litres/second | yes |
| Ev-suits | 30 litres/second | yes |
- Insulation**
- Roofs:** 250mm glass wool to horizontal ceilings to give max 'U' value of 0.16w/m²K 100mm concrete to sloping ceilings - min 50mm air gap above to give max 'U' value of 0.20w/m²K 103mm facing brickwork, 75mm cavity, 75mm 'Rockwool' cavity bats, 100mm thermal blockwork to give max 'U' value 0.35w/m²K
- Walls:** 75mm screed & finish with layer of chicken mesh in top. 85mm Thermadock or equivalent floor insulation, 100mm concrete, 1200 group polystyrene dpm, tapered & continuous with dpc's & 100mm well compacted & sand blended hardcore to give max 'U' value 0.25w/m²K
- Limiting Infiltration**
- i) seal gaps between studwork & masonry walls at edges of window & door openings & junction of floor & ceilings by continuous bands of Fencling Plaster
- ii) draft stripping to all windows, doors & sub-bathrooms
- iii) seal pipes & bores at floor levels
- Roofing Construction Details**
- i) roof & roof insulation to be continuous where applicable
- ii) wall insulation to extend 150mm below top of perimeter insulation supported on row of wall ties
- iii) silicone sealant to front & back of all windows/door frames
- iv) thermabate cavity closers to all external openings - 40mm trans/closer overlap



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MR J REGIS
THE BUNGALOW
NEW ROAD
DEEPING ST NICHOLAS
PE11 3DU

PROPOSED DWELLING

Drg:

PROPOSED

Scale: 1/100

Date: 05/04/05

Drawn By: *Jonathon*

Drg. No.: REG 05/102 E: