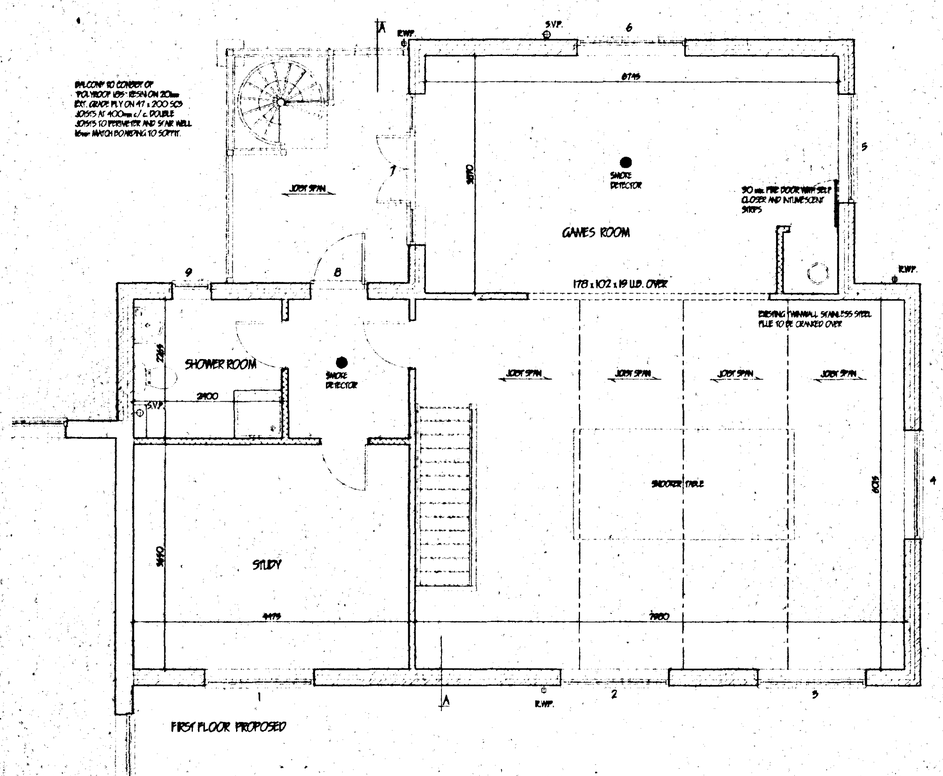
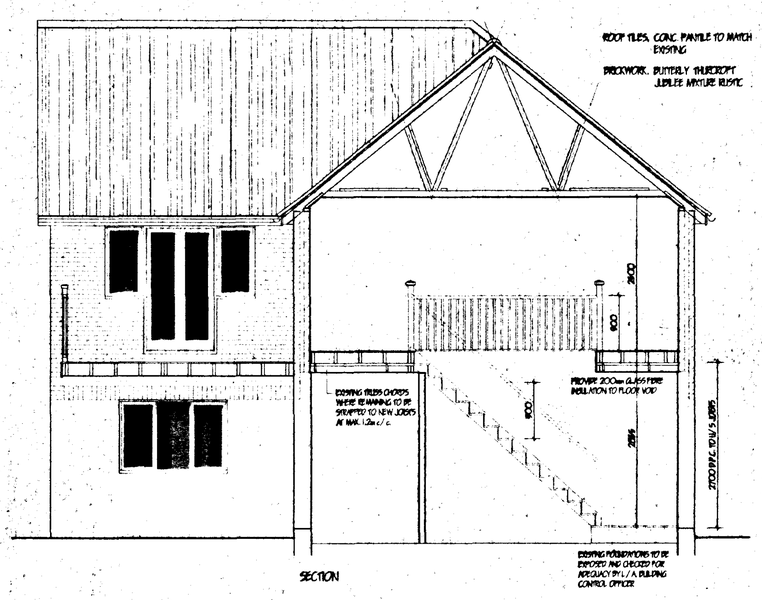




SECTION

LINTEL / JOINERY SCHEDULE

1	3I5/10T	LG.LI/S 90	2100
2	3I5/10T	LG.LI/S 90	2100
3	3I5/10T	LG.LI/S 90	2100
4	3I5/10T	LG.LI/S 90	2100
5	3I5/10T	LG.LI/S 80	2100
6	3I5/10T	LG.LI/S 90	2100
7	W2C/PCP120/W2C	LG.LI/HP 90	2890
8	PX29M	LG.LI/S 90	1590
9	W2C	LG.LI/S 90	900

JOINERY CODES : JELDWEN LTD. : LINTEL CODES : L.G. LTD.

PITCHED ROOF CONSTRUCTION.

Interlocking concrete roof tiles to B.S. EN 490 / 491, on 29 x 38 softwood treated battens on underfelt to B.S. 747 (type 1F) and in all cases to be lapped by 150mm both vertically and horizontally. Tiles to be laid with min. headlap of 75mm and to be fixed in accordance with regard to wind speed, roof pitch and exposure categorys as detailed in B. S. 6399, Pt. 2. Tyneaplace specialist made prefabricated roof trusses to comply with B.S. 6269 part 3 1988. TRUSS CALC'S TO BE SUBMITTED TO L/A. MIN. 28 DAYS PRIOR TO ERECTION. Trusses to be at 600c/c to a pitch to match existing, (CHECK ON SITE) 98 x 100 ridge rails binder 98 x 100 coffins binders. All trusses to be strapped to wall plate by 30 x 5 galvanised metal straps active as anchor and lateral restraint straps at max. 1.5m c/c. Note: provide solid bridging beneath straps. 50 x 100 wall plate bedded on sand and cement. 29 x 175 fascia boards: 6mm ext. grade plywood soffit complete with 10mm wide continuous air gap and fly proof screen. All structural timber to be min SC5 grade, stamped "DRY" or "KD" to indicate moisture content of 20% or less all in accordance with BS. 4978. Where span of trussed rafter exceeds 5.0m provide additional braces within the plane of the webs in accordance with Truss Plate Assoc. tech. bulletin sheet 4. Timber supports are to be provided beneath water storage tanks over 454 coffins joists. At roof intersections provide 29 x 100 lay boards and diminishing trusses at 600 c/c : Install code 4 lead valley liner.

FIRE ESCAPE WINDOWS.

All habitable rooms in the upper storey's of a dwelling should have a window with an unobstructed openable area of at least 0.33 sq.ms. and at least 450mm wide x 450mm high (the route through the opening may be at an angle rather than straight through) The bottom of the openable area should not be more than 1100mm above floor level

CEILINGS.

25Omm glassfibre insulation total thickness. 100mm between joists & 150mm over Joists. Sloped ceilings provide 40mm "Celotex TS2 insulation board laid between rafters. Ensure 50mm air gap over. 12.7mm Gyproc plasterboard 3hsm skim finish: Provide min. 38 x 38 noggins to all plasterboard edges. All joints to be taped and filled. Garage ceiling to be 12.7mm Gyproc Fireline board and Artex: Provide access trap to roof space: opening to be lined with 25 x 25 planted abuts: Access panel to be 12mm ply with layer of 12.7mm Fireline board fixed to face. 100mm Jablite to top surface. Provide slide bolt fastening & draught seal all round

WALLING.

265 cavity walling to consist of Face brickwork to B.S. 3921:1974 for clay bricks and B.S. 187:1978 for calcium silicate bricks. 65 cavity bidid into cavity Reckwool cavity wall batts insulation boards in accord with makers instructions and agreement cert No.85/1087. 100mm Thermalite Turbo solid insulation blocks or similar. Cavity walls tied together using galvanised iron twist ties set 900 horizontally and 450 vertically to B.S. 1243:1978 wall ties positioned at 300 vertical centres at all unbonded closures of cavity. Close cavities with "thermabate" preformed closer and provide bitumen felt DPC to C.P. 121: Internal walls of 100mm Tarmac Hemelite solid insulation blocks All to receive 10mm S/C render and 7mm skim (except garages). Stud walls to consist of 38 x 89mm c.l.s studs at 400mm c/c, both sides to be clad with 12.7mm plasterboard and skim. 100mm glassfibre infill between studs.

SUB STRUCTURE WALLING.

100mm dense concrete blocks to B.S. 6073 pt2 1981: DPC to external wall positioned in accordance with CP 102 min. 150 above finished ground level: Weak mix concrete infill to bases of cavity no closer than 225 to DPC. All brickwork below DPC to be F.L. quality.

FIRST FLOOR CONSTRUCTION

19mm T&G. flooring grade chipboard on 97 x 175 SC5 grade joists stamped "DRY" or "KD" to indicate moisture content of 20% or less all in accordance with BS. 4978. at 400c/c 30 x 5 galv. steel anchor and lateral restraint straps to joist at max. 1.5m c/c straps to be run over min. 3No. joists with solid bridging beneath: Provide herring bone strutting min. 38 x 38 at mid span of joists where span exceeds 2.5m: Provide 2No. joists bolted together under all First floor walls where not supported on blockwork below

FOUNDATIONS.

Under walls as shown provide strip concrete foundations as follows: Under 265 cavity walls provide 225 x 700 and under 100 walls provide 225 x 450 all GEN1 mix to B.S. 5928 pt1 1991. All foundations taken down to bear on load bearing strata min. depth of 600 to top of foundations: should stimilable soil conditions be found on site then foundations shall be taken down to a depth of 1 metre below ground level. Where internal walls are taken up off floor then thicken out slab to 225 x 450 or if considered necessary be taken down to 225 x 450 foundation.

STAIRCASE AND BALUSTRADE.

Construct staircase as follows: 9 r/ a stringe 14No. risers of 210mm ex 25 x 225: 235 going ex 32 x 250, pitch 42deg. Min. head room 2.0m measured vertical above pitch line. All in accordance with B.S. 5395:1977. Staircase to have ex 50 x 50 shaped hardwood handrail min. 900 above pitch line 100 x 100 softwood newel post. Gap between vertical balusters not to exceed 99mm. Handrail and balustrade to be capable of resisting the appropriate load specified in B.S. 6399. Pt. 1. Balustrade to be min. 900mm high.

LINTELS.

All lintels to be manufactured by Messers. I.G. and to be installed in accordance with makers' instructions, and to have min. end bearings of 150mm and at external positions to have cavity tray D.P.C. to CP. 121: Internal lintels to be I.G. 100 Dior type. Lintels in garage to be underlined with 12.7 Fireline board or receive 12mm render and skim. Provide Perp-end weep holes and stopends to cavity tray.

FOUL DRAINAGE

Inspection chamber construction to be "Osma" and installed in accordance with makers' instructions with the internal diameter related to the depth in accordance with B.S. 8301:1985. Foul drainage pipes to be 110mm dia. UPVC, to B.S. 4660:1989 flexibly jointed and laid to makers' instructions to a fall of 1:70 bed and surround with 100mm pea gravel. Where pipes pass under floors encase in 150mm pea gravel: Where pipes pass under drives surround in 150mm concrete with flexal joints to correspond with joints in pipework. Provide 65 x 100 prestressed concrete lintel bridging where pipes pass through walls, allow 50mm gap around pipe, centring marked both sides of wall with ridged sheet material. Soil and vent pipes to be 110mm dia. PVC to B.S. 4514: 1989 and to extend 900mm above window head terminating with PVC bellcon. Waste pipes to be generally 40mm dia. If over 3.0m long run increase to 50mm dia. All PVC to B.S. 5955: 1979 complete with radiding eyes at ovens, change of direction: Basins to have 75 deep seal traps: Shower to be raised on 150mm plinth with access plate to anti-syphon trap and 90mm waste.

SURFACE WATER DRAINAGE

Re-use existing 115mm dia. half round rainwater spikers to 65mm sq. rainwater pipes: 110mm dia. underground pipes flexibly joined to a fall of 1:70 pipes bedded and surrounded in pea gravel and discharge to 1.2m dia. soakaway, min. 5.0m to adapt from dwelling.

GLAZING.

Double glaze properly throughout (minimum 20mm air gap to all units) excluding garage. All glazing between F.F.L. and 800mm high and between F.F.L. and 1900mm high in doors and side lights to be safety glass to B.S. 6206. All windows / doors to be draught sealed.

VENTILATION.

All windows to have openes lights to give the equivalent of 1/ 20th the floor area. Provide background ventilation to habitable rooms min. 8000mm sq permanent free air ventilation per room. To all other rooms provide min 4000 sq. Provide Wall mounted mechenical extractor fan to Bathroom to extract min. 15 litres per second which may be operated intermittently

HOT WATER AND SPACE HEATING.

Extend existing system as required. Ensure lower water and suitable zone thermostats to dwelling, fit thermostatic control valves to all radiators. The boiler system to be thermostatically controlled with timer switch and to be vented. All hot water storage tanks and pipework to be insulated to B.R.I.I. pt 5.

SMOKE DETECTORS.

Provide ceiling mounted mains operated self-contained smoke alarms to B.S. 5446: pt.1 1990 in positions shown on plan. Where more that one detector is to be provided they will be interconnected. All permanently wired to a seperate fused circuit at distribution board.

GENERAL

All electrical installations to be in accordance with the latest I.E.E. Regulations.
Provide hot & cold water supply to all wash basins.
All electrical switches, socket outlets, telephone and T.V. points to habitable rooms to be positioned at appropriate heights between 450mm & 1200mm from F.F.L.

LIMITATIONS.

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STANDARDS.

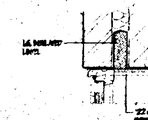
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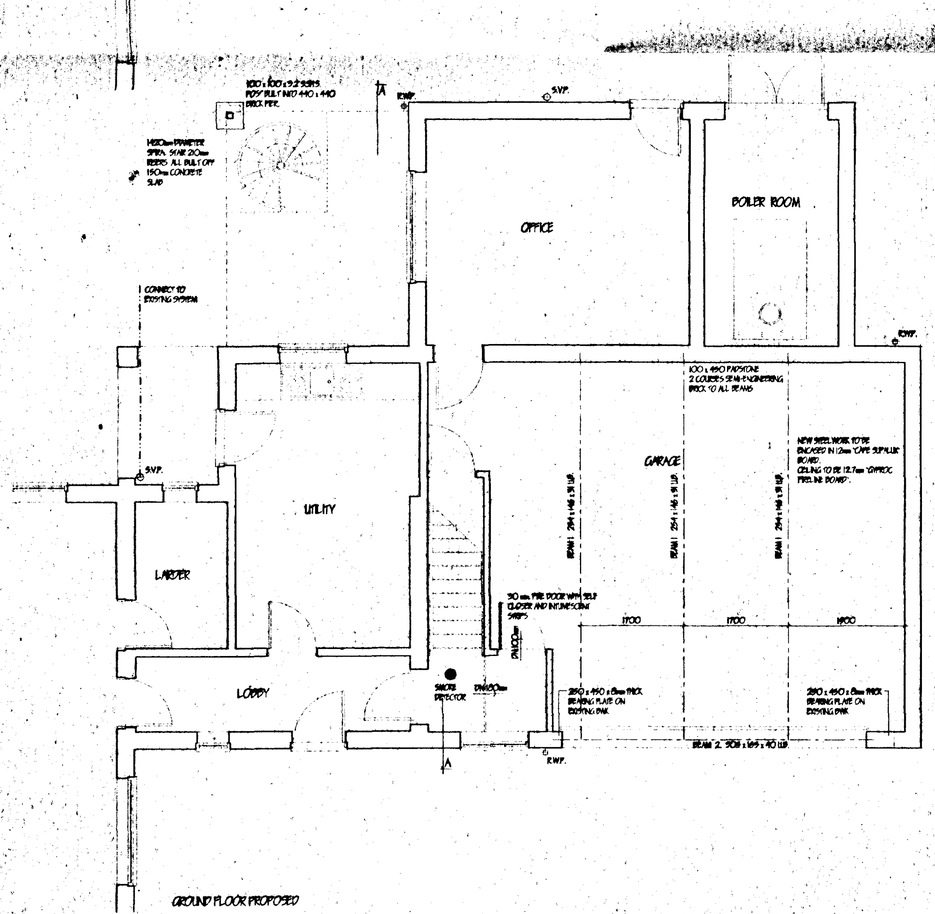
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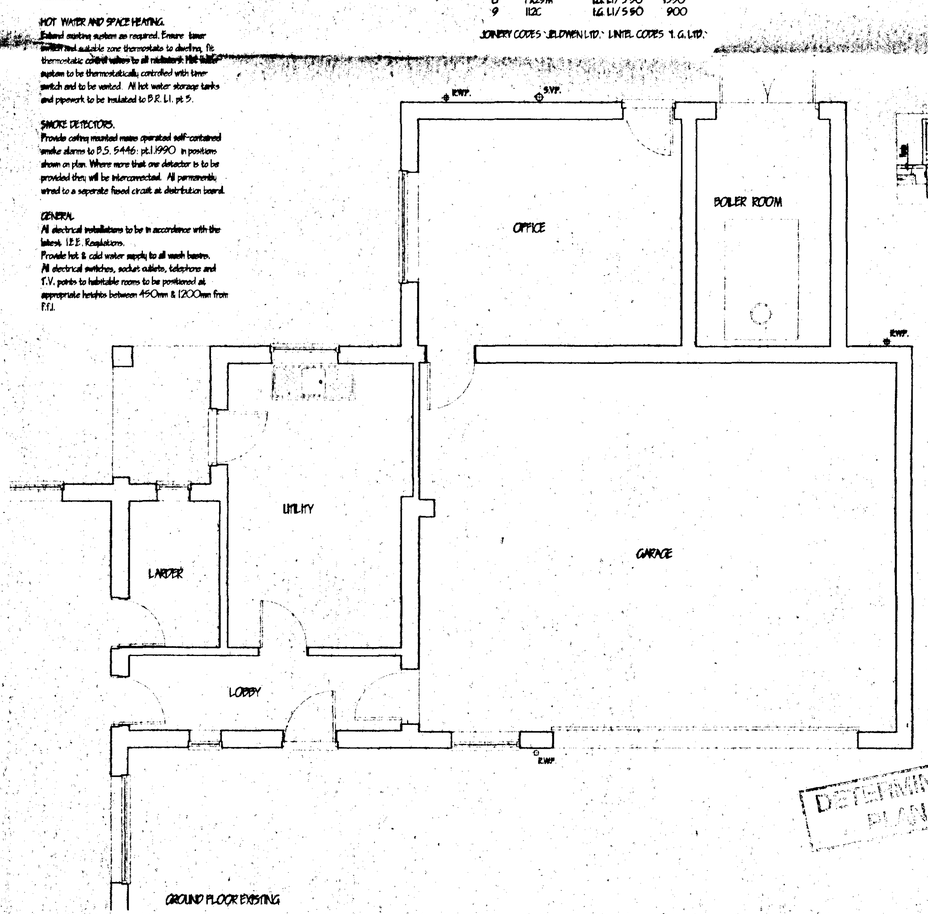
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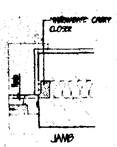
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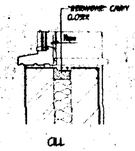
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REVEAL DETAILS

revision	date	init.	revision details.

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MR & MRS F. PARNELL

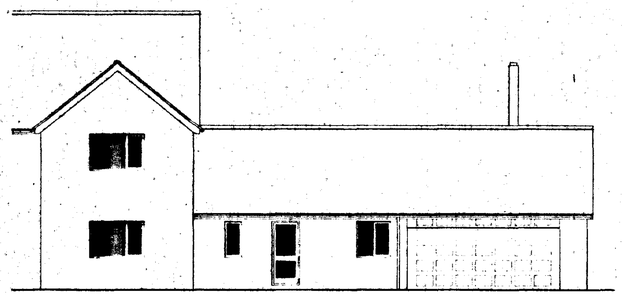
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PROPOSED FIRST FLOOR EXTENSION
MARSH FARM
GEDNEY DROVE END
SPALDING
LINC'S.

Drawing
FLOOR PLANS

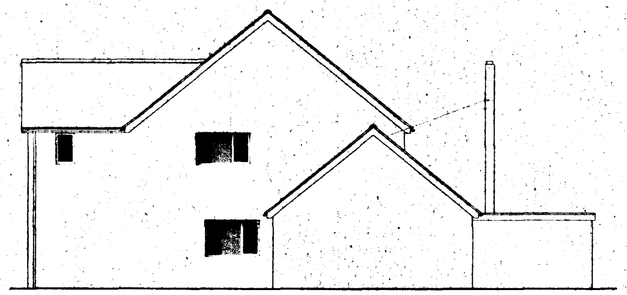
SHDC Planning & Development 28 FEB 2002 DECISION 199/02

DETERMINED PLAN

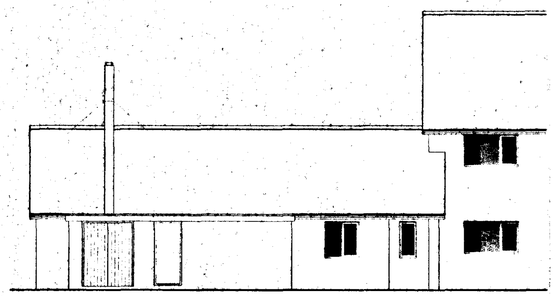
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Date NOV. '01	Drawn. J.C.



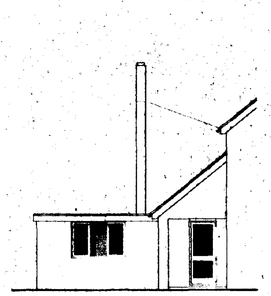
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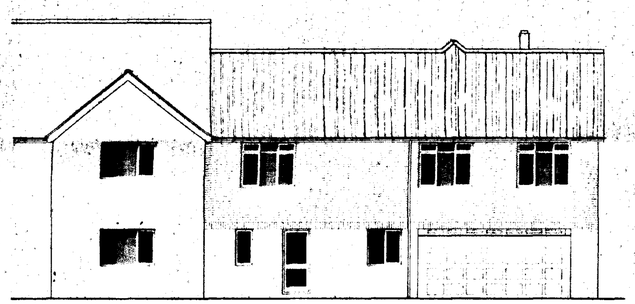
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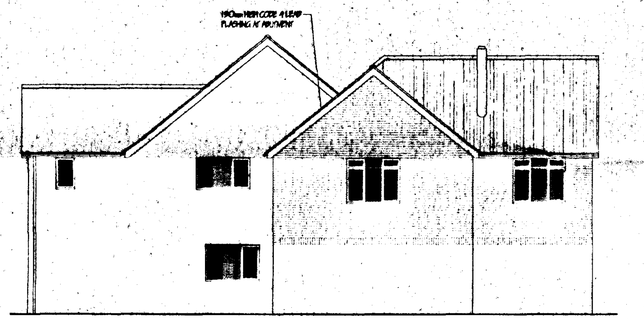
REAR ELEVATION (EXISTING)



SIDE ELEVATION (EXISTING)



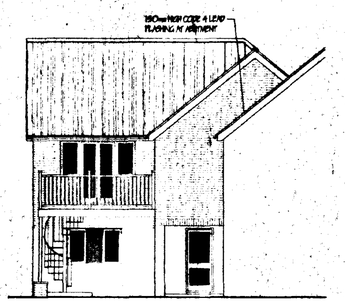
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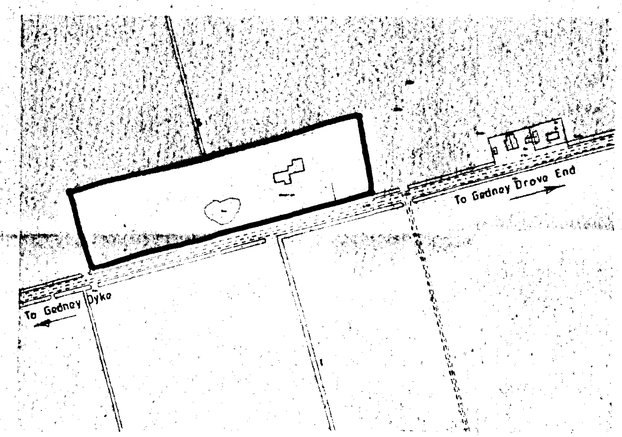
SIDE ELEVATION (PROPOSED)



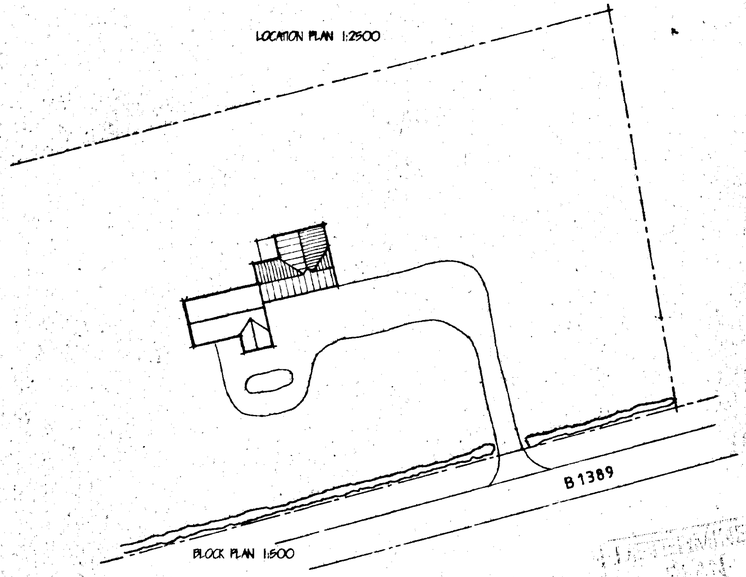
REAR ELEVATION (PROPOSED)



SIDE ELEVATION (PROPOSED)



LOCATION PLAN 1:2500



BLOCK PLAN 1:500

NORTH

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PI: relopment
20 FEB 2002
Ref 199/02

revision	date	init.	revision details.

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Client
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Project
PROPOSED FIRST FLOOR EXTENSION
MARSH FARM
GEDNEY DROVE END
SPALDING
LINC'S.

Drawing.
ELEVATIONS - BLOCK AND LOCATION PLANS

Scale 1:100 1:500 1:2500	Drawing No. 0101-02
Date. FEBRUARY '02	Drawn. J.C.