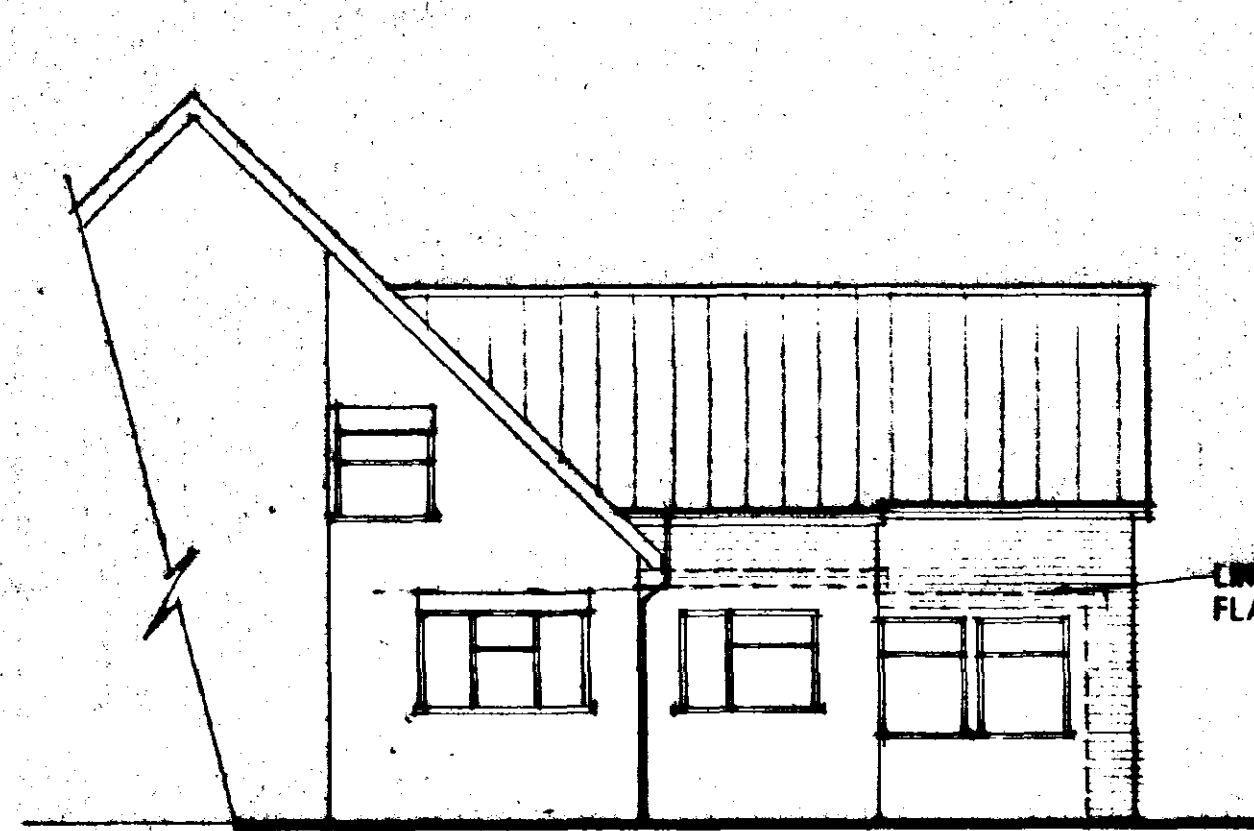
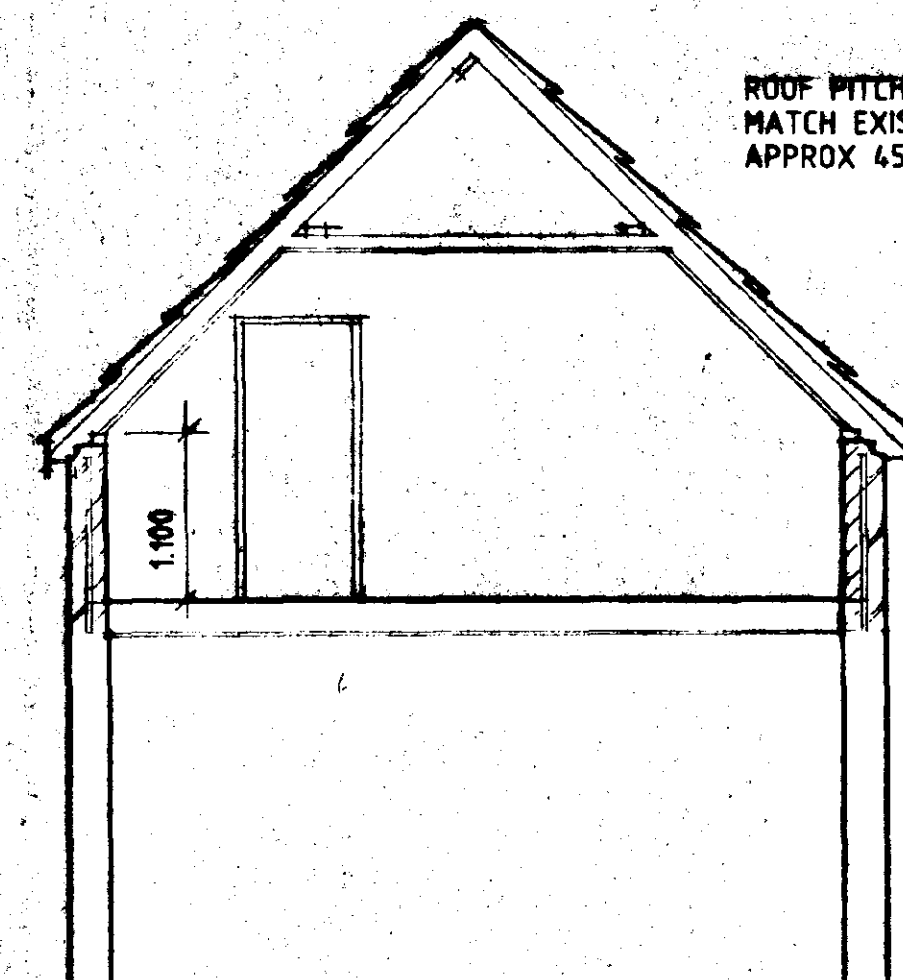




SIDE



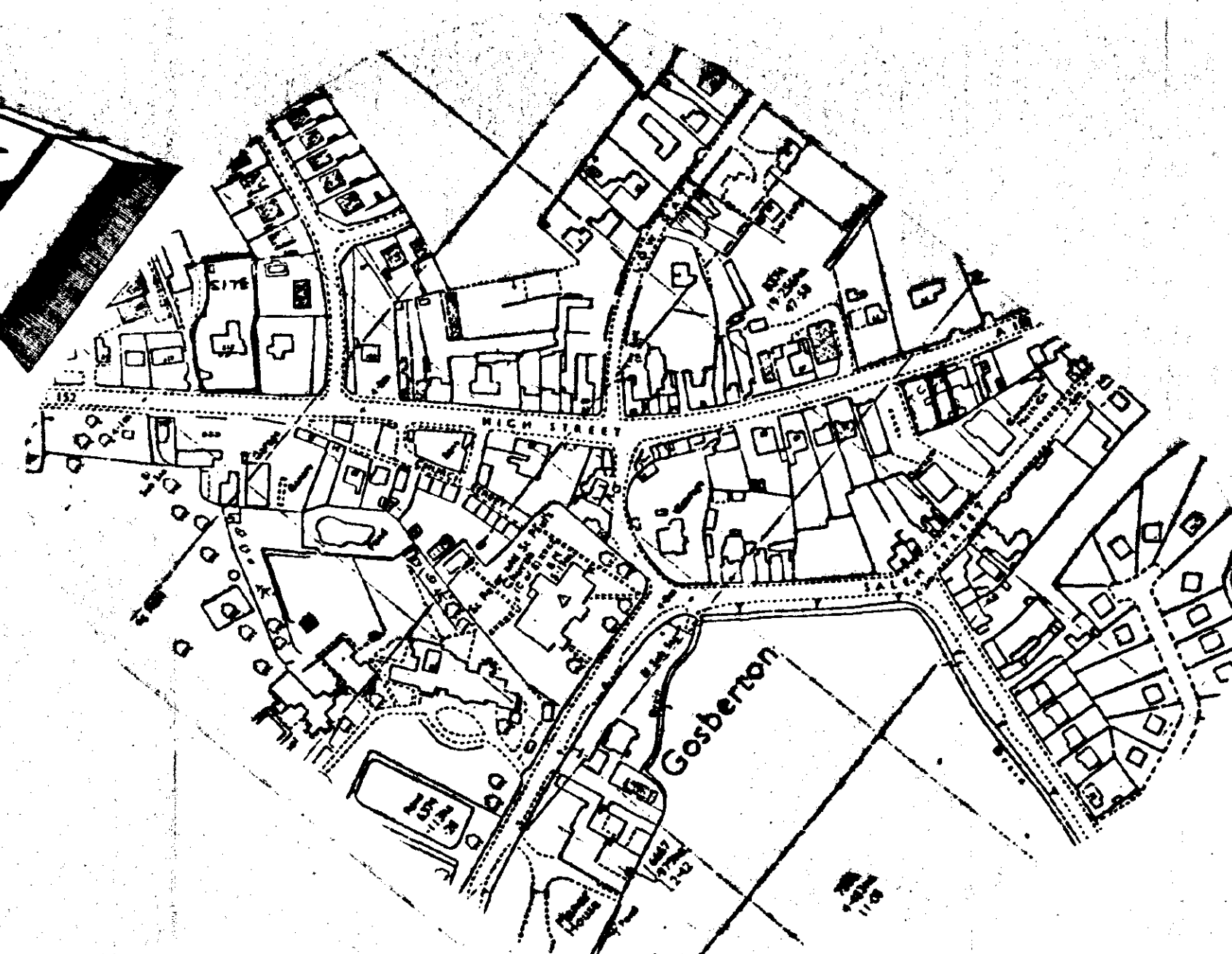
REAR



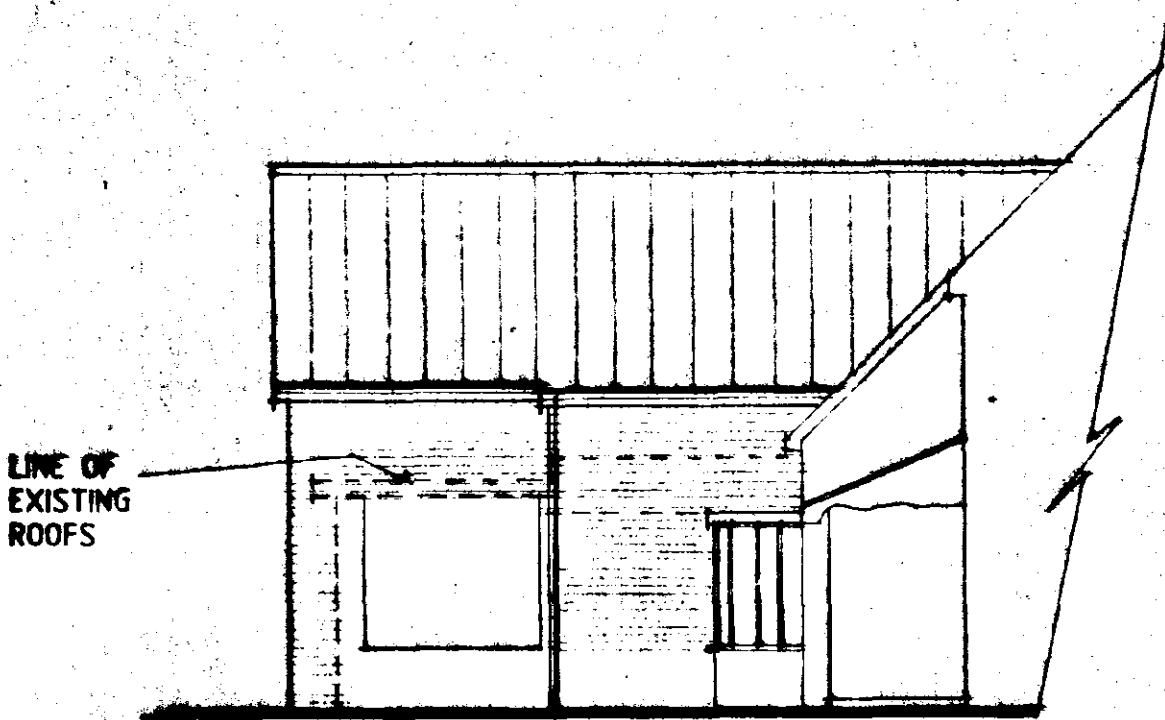
SECTION

ROOF PITCH TO BE TO MATCH EXISTING HOUSE APPROX 45°

FLOOR JOISTS TO BE 75 x 220 SC3 GRADE AT 400 C/C



LOCATION PLAN



SIDE

HEATING SYSTEM
Provide room thermostat or thermostatic radiator valve or similar approved to control the output from the heating system.

INSULATED PIPES AND DUCTS
All pipes which do not contribute to the heating of the building will be insulated to BS5422 1977.

SAFETY GLAZING
Provide safety glazing to BS6269 to all windows to a minimum height of 800mm above floor level plus doors to a minimum height of 1800mm above floor level. Side screens to be same as doors if within 300mm of doors.

SMOKE DETECTION
Provide mains operated self-contained smoke alarm to BS5446 Part 1 in accordance with Approved Document B1.

RAINWATER GOODS
P.V.C. rainwater goods 125mm half round gutters and 60mm diameter downpipes.

SCREENS
Secure the path through all windows and other reveals, including lintels, is limited to a minimum 'U' value of 1.2W/m²K. also at every closure of cavity provide d.p.e.

VALLEYS
Use proprietary fibreglass valleys or provide Code 4 lead to valleys to make completely watertight.

NEW NEW FIRST FLOOR DETENTION OVER EXISTING SUN LOUNGE/PLAYROOM AREA.

Existing external side cavity walls to be raised up as shown to support new raised-tile roof trusses.

Existing foundation to be inspected and improvements made as necessary all in accordance with Structural Engineer's details, etc.

Brick piers to rear of Sun Lounge to be extended rearwards by 600mm to support projecting roof area. Foundations, etc., all to be in accordance with Structural Engineer's details, etc.

To existing ground floor external openings support over with I.G. type L1/S lintels.

Existing flat roof to remain if possible with ceiling left intact but roof dacking removed. New first floor joists can then be positioned if necessary between existing roof joists. New first floor to be laid level with existing first floor. Existing roofs to be removed if the above not feasible and new ceiling of 12.7mm plasterboard and skin fixed to new first floor joists.

French doors to be 2.1m high x 1.0m wide white uPVC double glazed. Provide wrought iron or similar balustrade 1.0m high to the outside of French doors.

Walls to underside of proposed floor joists with T & G boarding and provide 200mm fibreglass insulation between floor joists to these areas.

Insulated substructure: During bracing and roof tiles to match existing house.

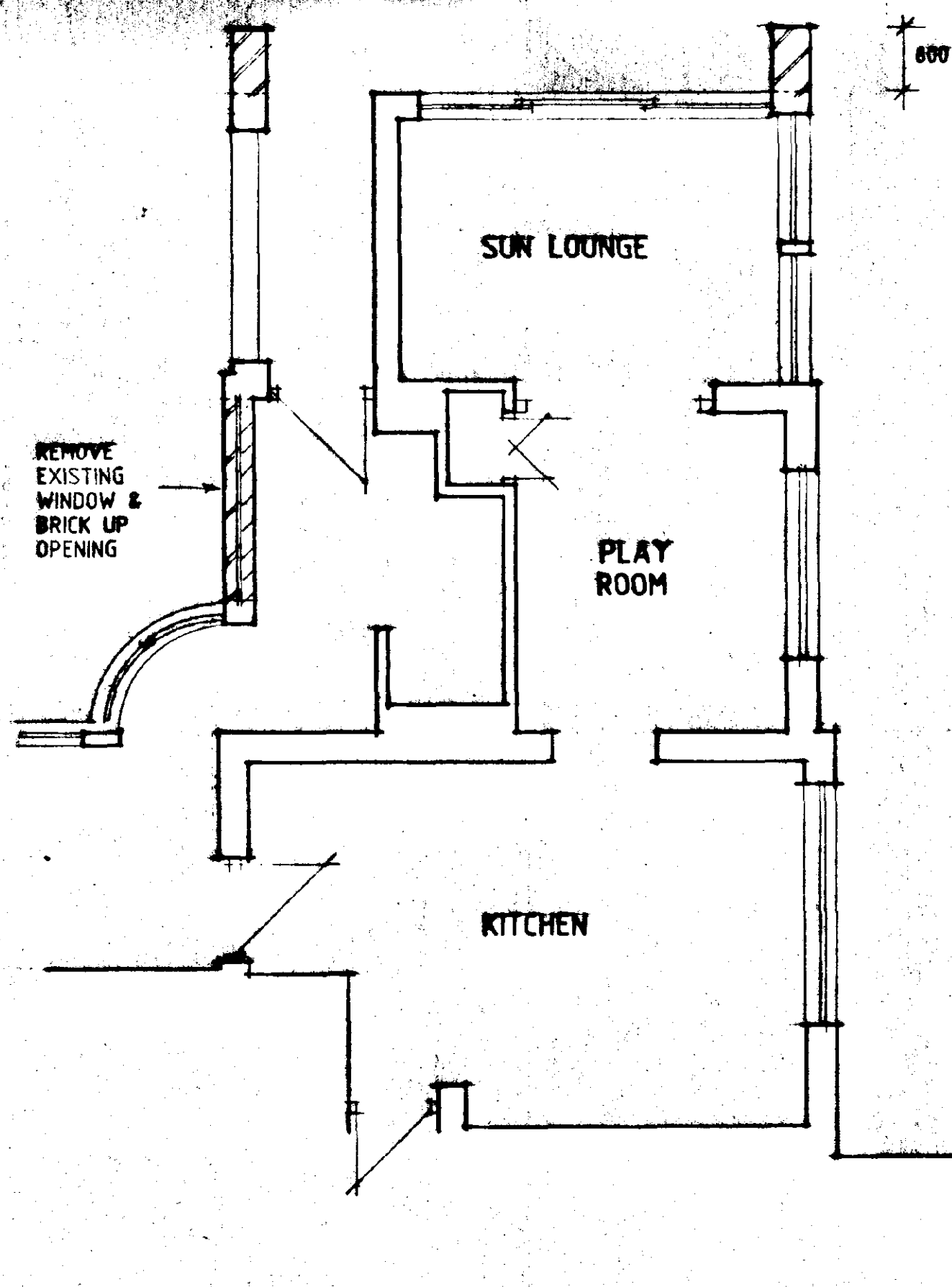
Make good to all disturbed and affected areas.

Cable end of new extension to consist of rough saw overlapping boarding minimum thickness 15mm to match main house on 25mm x 19mm timber battens on breather paper on 6mm plywood 50mm x 150mm studs at 400mm centre line of 50mm x 150mm soleplate. Provide 150mm thick fibreglass insulation between studwork and 12.7mm plasterboard and skin internally.

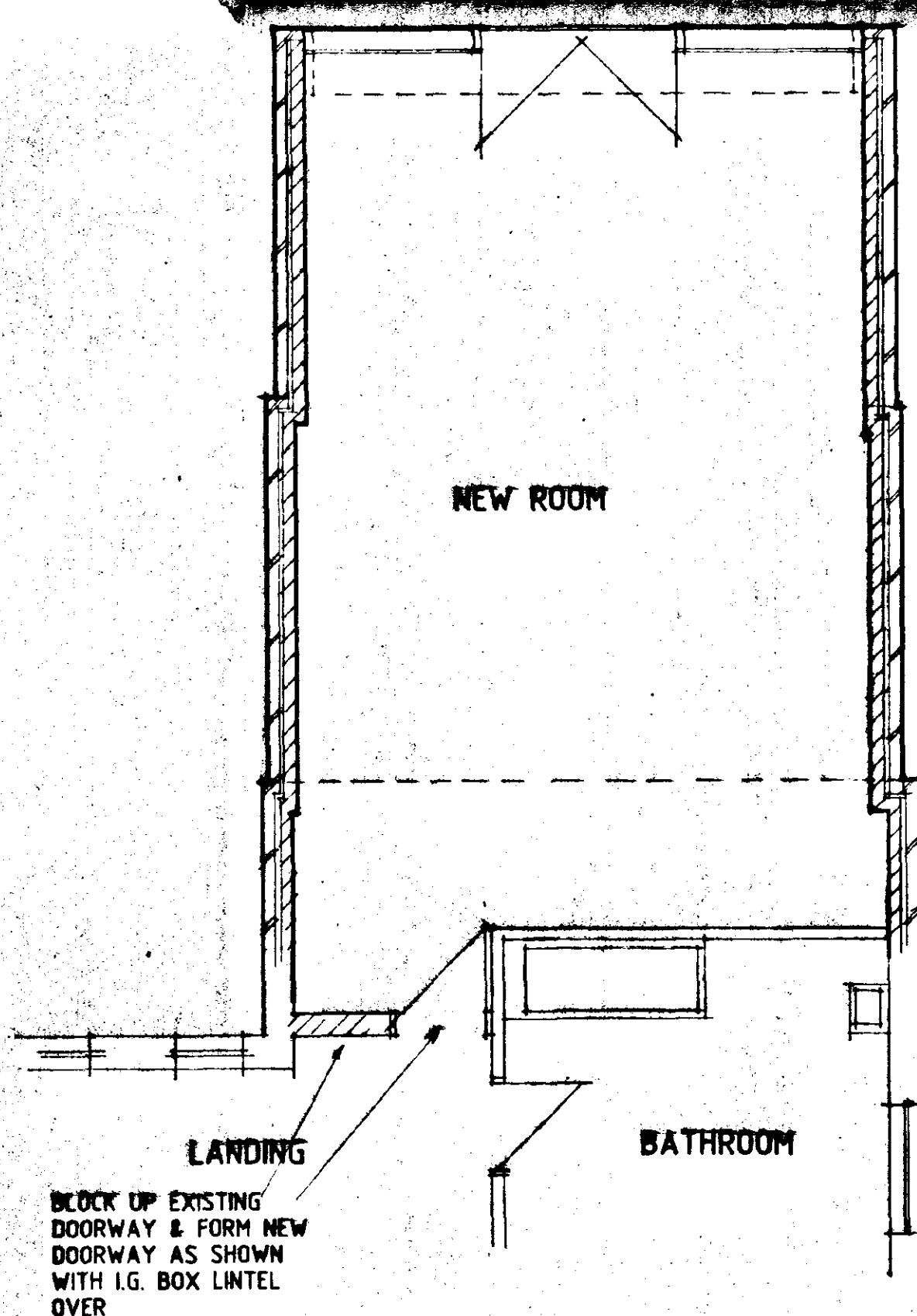
At intersection of new roof with existing roof lower part of existing roof rafters to be removed along with purlin over doorway area. Additional strengthening to be provided all as per Structural Engineer's details, etc.

Rainwater goods to be connected to existing rainwater downpipes.

To rafters below ceiling this securely fix additional timber to give sufficient space to allow for 200mm fibreglass insulation with 25mm spacing between insulation and roofings felt.



GROUND FLOOR PLAN



FIRST FLOOR PLAN

SOUTH HOLLAND DC HOUSING & PLANNING
13 JAN 1997
Ref: 0040/97

Scale of Work
Do not scale from this drawing.
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The General Contractor is to check all dimensions on site and report discrepancies to the Architect.
All details shown on this drawing are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions unless reported to the Architects on that design amendments may be considered.
Please note: This drawing is not a conveyance drawing.
Construction work to be carried out with due regard to the Construction (Design and Management) Regulations 1994 (CDM) and the Health and Safety at Work, etc. Act 1974 (HSA Act).

DESIGN DETERMINED PLAN

Status
CONSULTANTS IN ARCHITECTURE & PLANNING

PROPOSED EXTENSION AT FIRST FLOOR LEVEL AT 117 HIGH STREET, GOSBERTON FOR

MR. & MRS. D. APPLETON

150 777916/1
NOV-96 B.GILHAM

THIS Dwg. TO BE READ IN CONJUNCTION WITH DEESIGNS CALC. SHEETS - 125/1 TO 6

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