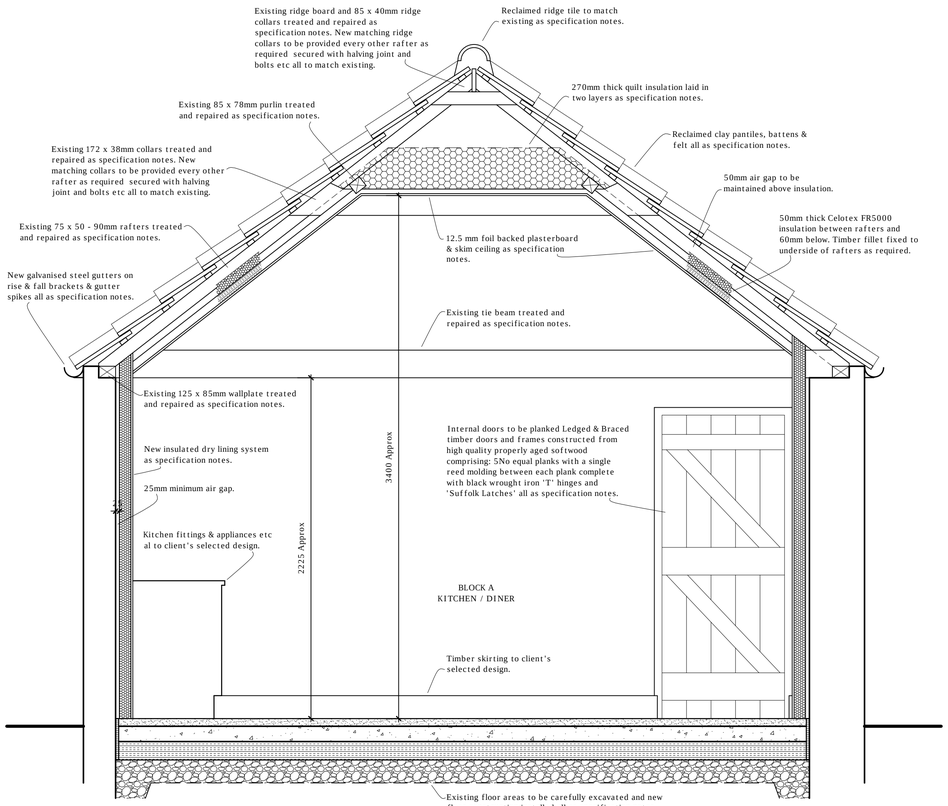
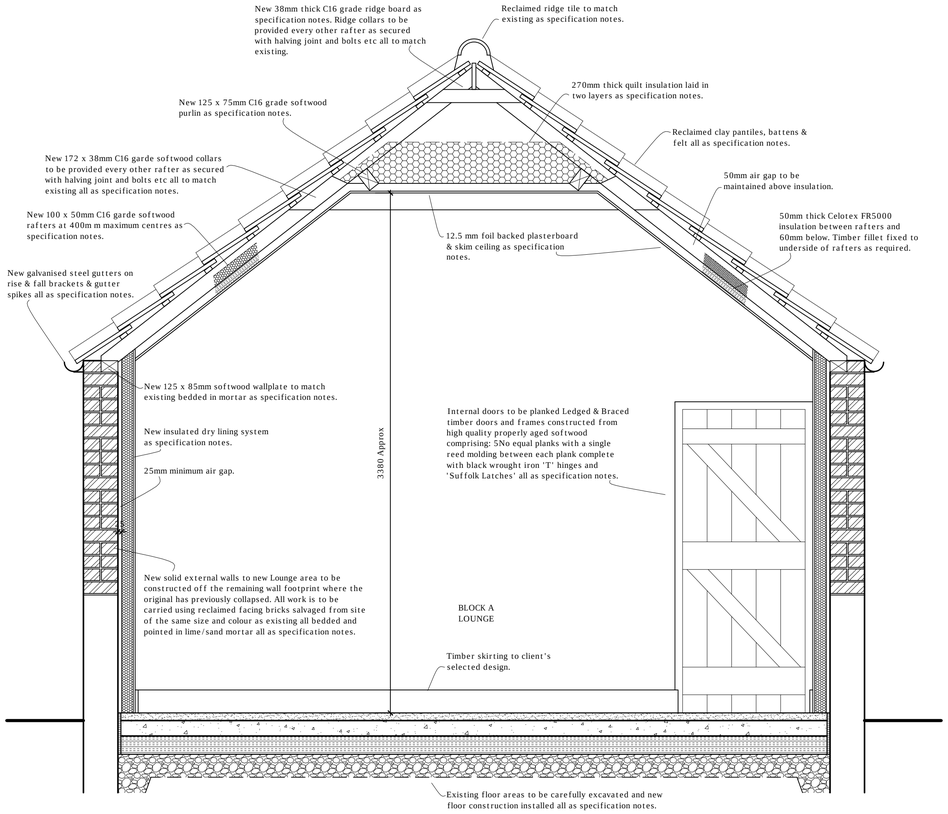


PROPOSED CROSS-SECTION AA (BLOCK A) 1:20



PROPOSED CROSS-SECTION BB (BLOCK A) 1:20

SPECIFICATION NOTES / SCHEDULE OF WORKS

GENERAL NOTES:

SCOPE OF WORKS:
The scope of works comprises: repairs, renovations and part re-building to the external and internal fabric of Grade II Listed Curtilage outbuildings to form a residential annex including brickwork re-building & re-pointing, new external walls, re-roofing and window & door repairs/replacement.

DIMENSIONS:
All dimensions indicated and are for guidance purposes only. All dimensions should be checked and confirmed on site.

CONTENT:
The Contractor shall include for all work shown, described or apparent as being necessary for the complete and proper execution of the Works. Any work that may not be specifically shown or specified, but may reasonably be inferred as necessary to carry out the works shall be deemed to be included.

MATERIALS, GOODS AND WORKMANSHIP:
Materials, goods and workmanship shall be of the best quality for their respective kinds and those for which there is a British Standard or Code of Practice (reference herein as BS or CP), shall comply fully therewith unless otherwise stated.

PLANT, SCAFFOLDING AND EQUIPMENT:
The contractor shall provide and maintain all the full scaffolding, hoists, ladders, staging tackle, tarpaulins, tools, vehicles and other plant (mechanical and otherwise) necessary for the satisfactory completion of the works and such plant, scaffolding and equipment etc shall conform in all respects to the requirements laid down under the appropriate Safety Regulations and the Safety at Work Act.

The contractor shall take particular care to ensure that such plant, scaffolding and equipment etc necessary for the works shall not cause any damage to the fabric, furniture or fittings inside and outside and fit protective caps where scaffolding adjoins masonry. Any damage so caused shall be the entire responsibility of the contractor and shall be made good at his expense to the satisfaction of the Employer.

The contractor shall allow for altering, adapting and maintaining such plant, scaffolding and equipment etc as necessary and for eventually removing them and making good.

CLEARING AWAY AND PROTECTION:
The contractor shall take down and clear away all plant and temporary work including sheds, offices and sanitary accommodation etc unless otherwise described and make good.

The contractor shall remove all rubbish, debris and surplus materials from the site as it accumulates and at the completion, clean down all surfaces including those on the affected portion of the existing building, remove any paint splashes, cement or mortar droppings or any other deleterious material which may have accumulated both internally and externally, remove all stains and touch up paintwork and polished work, clean all windows internally and externally and leave the building and it's environs in a clean and tidy condition to the satisfaction of the Employer at completion.

APPROVAL:
All works are to be carried out to the approval and satisfaction of the Local Authority Conservation Officer.

FOUNDATIONS & FLOOR SLABS

NEW FOUNDATIONS (BLOCK B & LINK LOBBY):
Foundations to be mass concrete strip footings reinforced with one layer of A252 mesh incorporated into the bottom of the footings to span over any soft spots. Sizes as follows:
600 x 300mm deep to external walls.
Underside to be founded at minimum 750mm below external ground level (or minimum 1000mm if shrinkable subsoil is encountered). New foundations to be stepped as necessary to meet existing and movement joint to be formed between new and existing. Final depth and detail to be agreed on site with Building Control Officer.

EXISTING FOUNDATIONS / UNDERPINNING:
All existing corbelled brickwork foundations / wall bases to be carefully excavated and exposed to ascertain the full extent of any underpinning required. Extent of underpinning works to be agreed on site with Building Control Officer and to be carried out in short alternating lengths to avoid collapse of the walls. Specific known areas of underpinning are indicated on the floor plan.

GROUND FLOOR CONSTRUCTION THROUGHOUT:
All existing floor areas to be carefully excavated as necessary to reduce levels and all excess materials removed and carted away. New floor construction to comprise 50mm sand/cement screed on 100mm thick mass concrete floor slab on vapour barrier on 120mm thick Jablite 'Jabfloor' flooring grade insulation on 1200 gauge polythene membrane with 150mm laps and turned up at all edges and lapped with wall dpc all on 25mm minimum thickness sand blinding on 150mm minimum thickness well rolled and consolidated hardcore base. Overall construction to achieve a 'U'value of 0.22w/m2k.

Foundation trenches to be backfilled with hardcore internally and consolidated in layers not exceeding 150mm thick.

NOTE: Vertical upstands of insulation to be provided to all edges of concrete slab in strict accordance with manufacturer's instructions.

NOTE: Finished floor to be determined on site which is dependent on ceiling heights available specifically in the Link Lobby (Block B) where the ceiling height is restricted.

EXTERNAL BRICKWORK & WALLS

MORTAR GENERALLY:
Lime/sand mortar generally is to be the same mix and drying time as the original and is to include:

- All areas of weathered or damaged pointing.
- All areas where cement mortar has previously been used for re-pointing but only where it can be easily removed without damaging the existing brickwork.
- All areas of new reclaimed faced brickwork walling.

Note: Lime/sand mortar mix to be agreed with the Local Authority Conservation Officer once analysis of the original mortar mixes has been obtained. At least two samples will be required for analysis for the two different ranges of the building.

Sand for mortar shall be naturally occurring sand, hard, clean and free from adherent coatings. Sand should be of a colour to match sand used in existing mortar.

Lime for mortar shall be well matured lime putty obtained by slaking.

Mortar is to be mixed by mechanical mixer or by hand on a clean level banker board. All mortar is to be used within two hours of discharge from the mixer at normal temperature. Re-constitution of mortar will not be permitted.

RE-POINTING:
Specific areas of external brickwork to be re-pointed are to be agreed on site with the Local Authority Conservation Officer. All areas so agreed are to be raked out and re-pointed using lime/sand mortar as described above.

Only areas where the existing mortar has decayed to the point that it is not performing it's intended function are to be re-pointed. Structurally sound but weathered mortar is not to be removed simply to achieve a uniform aesthetic appearance.

Joints to be re-pointed are to be raked out by hand using a plugging chisel and 2½lb lump hammer. Mechanical cutting equipment will not be permitted. Only that which is loose shall be removed until sound mortar is reached. Wash out in clean water before re-pointing. Mortar for re-pointing is to be slaked lime with sand only generally to the same mix as the original or as recommended by the manufacturer's. Small sample areas are to be executed for the Local Authority Conservation Officer's written approval before re-pointing works are undertaken.

Where re-pointing is to be carried out in areas of vegetation growing from the walls or masonry, the material is to be removed from the joints taking care to remove as much of the root as possible. The joints are then to be washed out in a strong solution of Sodium Chlorate to kill all vestiges of vegetation and left to dry out and act for a period of not less than 48 hours. The joints are then to be washed out again with clean water before re-pointing.

BRICKWORK REPAIRS GENERALLY:
Carefully cut out any damaged or spalled bricks and if generally in sound condition, rotate each brick and re-bed and point in lime/sand mortar as described above.

Any bricks that are found to be badly damaged are to be replaced with good quality reclaimed bricks of the same size and colour as existing, preferably salvaged from site.

EXTERNAL WALLS TO LOUNGE (BLOCK A):
New solid external walls to the Lounge area are to be constructed off the remaining wall footprint where the original has previously collapsed. All work is to be carried using reclaimed facing bricks salvaged from site of the same size and colour as existing all bedded and pointed in lime/sand mortar as described above.

BRICKWORK RE-BUILDING:
Existing brickwork to the North East corner of Block A and to the jambs of the large door opening of the Kitchen are to be carefully demolished and re-built following underpinning works using reclaimed facing bricks of the same size and colour as existing (original Bullnose bricks to be re-used on opening to Kitchen) all bedded and pointed in lime/sand mortar as described above.

BRICK BOND AND MORTAR JOINTS:
Brick bonding generally is to match that of the existing buildings.

All mortar joints are to be finished flush with a flush bag finish.

EXTERNAL CAVITY WALL CONSTRUCTION
(BLOCK B & LINK LOBBY):
New 300mm external cavity wall construction to comprise: 100mm external skin in blockwork clad externally with corrugated galvanised vertical metal cladding fixed to treated softwood battens, 100mm cavity infilled as work proceeds with 'Dritherm'or similar insulation cavity bats, 100mm internal skin in 'Celcon' or similar insulating blocks with 13mm thick plaster finish internally. Overall wall construction to achieve combined 'U' value of 0.28w/m2k.

Walls below ground level to be constructed in foundation blocks.

External skin and brick pier adjacent to Link Lobby and below drip flashing to cladding to be constructed in reclaimed facing bricks to match existing using lime mortar as specified above.

New walls to be tied to existing by building in stainless steel 'crocodile' ties in strict accordance with manufacturer's instructions and forming 13mm movement joint at junction by inserting 'Flexcell' or similar proprietary infill finished externally with mastic pointing to match colour of brickwork.

Leaves of cavity wall to be tied together with stainless steel wall ties at 750mm horizontal centres and 450mm vertical centres (300mm vertical centres where next to an opening).

Jambs and cills to be closed by inserting proprietary insulated cavity closers.

Cavities to be left open at top and wall insulation to be continuous with roof insulation (ie: no gap between).

Bituminous based damp proof course to be built in 150mm minimum above outside ground level to external walls.

LINTELS:
To window and door openings in new external cavity walls, to be 'IG' type 'L1/HD' or similar heavy duty insulated galvanised steel lintels with cavity tray over and 150mm minimum end bearing.

To existing window / door opening in Kitchen and Bathroom, existing timber lintels to be retained but to be supported by the insertion of an 'IG' type 'BOX 200' or similar galvanised steel box lintel with 150mm minimum end bearing.

To 2No brick arched window openings in Lounge, to be 'IG' or similar 'Natural Arch' galvanised steel lintel with 150mm minimum end bearing.

To internal door openings in solid walls, to be 75mm deep pre-stressed concrete.

INTERNAL WALLS & FEATURES

EXISTING INTERNAL SOLID WALLS:
Other than forming the new door openings as indicated, no other works are to be carried to the existing internal solid walls. The black painted and whitewashed brickwork within the Kitchen/Diner is to be retained in-situ. All areas of painted brickwork visible on the internal dividing walls is to remain exposed and is not to be overclad or re-painted.

SADDLE PERCHES:
The Existing saddle perches within the new Lounge area are to be retained and to remain exposed.

MANGER:
The existing brick arched *Manger* within the new bathroom is to be retained and repaired and to be used to support the new washbasin.

EXISTING PITCHED ROOFS

REMOVALS:
To existing pitched roof areas, all existing clay pan tile roof coverings including ridge tiles to be carefully stripped off and set aside for re-use. Any damaged pan tiles to be discarded and removed from site.

All existing timber battens to be carefully removed and sound ones set-aside for re-use. Any rotten or damaged battens are to be discarded and removed from site.

ROOF STRUCTURE:
Generally, existing roof structure (rafters, purlins, ceiling joists, collars etc) to be thoroughly checked for damage, decay or insect infestation.

Any decayed timber to be cut out and a new section of timber added (size to match existing) alongside to form a partner to the original bolting through with 4No 10mm bolts. The lap should be 700mm passed any decay.

Similarly to any damaged timber, a new section of timber (size to match existing) is to be provided and fixed alongside the damaged section to form a partner to the original bolting through with 4No 10mm bolts. Again, the lap should be 700mm passed the damaged area.

All existing roof fixings are to be thoroughly checked and any loose fixings re-nailed using Copper nails to prevent 'nail rot'.

Existing tie beam in Kitchen/Diner to be treated as necessary and left exposed.

NOTE: No cutting of historic joinery will be permitted until the exposed roof structure has been inspected by and any cutting determined and agreed by the Local Authority Conservation Officer. The introduction of additional timbers and consolidation of the original roof structure will always be in preference to cutting.

WALLPLATES:
All existing wallplates are to be thoroughly checked for damage or decay. Any decayed or damaged areas are to be cut out and replaced with new to match existing. Where the new plate meets the existing, a half lapped joint 600mm long should be formed to connect these bolted through with 4No 10mm bolts.

TIMBER PRESERVATION:
All existing structural timbers and wallplates are to be thoroughly inspected for infestation. All existing structural timbers and wallplates are to be spray-treated as required to prevent future infestation. This work to be inspected and carried out by a specialist timber treatment and preservation contractor.

ROOFING FELT & BATTENS:
Proprietary breathable roofing felt is to be provided and fixed to existing rafters in strict accordance with manufacturer's instructions and all existing sound softwood battens re-fixed to roof structure. New treated softwood battens to match existing to be provided and fixed as necessary. All battens to be fixed using copper nails and to be gauged to pantile sizes.

ROOF COVERINGS:
All existing reclaimed pantiles to be re-fixed to previously Pan tiled roof areas using copper nails. New hand-made Clay Pan Tiles to match existing to be provided and fixed as required using copper nails. Pan tile sample to be submitted to the Local Authority Conservation Officer prior to ordering.

All existing reclaimed ridge tiles to be re-bedded in lime/sand mortar as previously described. Any damaged ridge tiles to be replaced with good quality reclaimed ridge tiles to match existing.

Gable tiles all to be pointed in lime/sand mortar as previously described. Gable tile to be so that there is no overhang ie: finished flush with brickwork all to match existing.

NEW PITCHED ROOF TO LOUNGE AREA

NEW CUT ROOF CONSTRUCTION:
New cut roof to Lounge Area to comprise: reclaimed Clay Pantiles to match existing salvaged from site all fixed using copper nails on 38 x 25mm treated softwood battens gauged to suit tiles on untearable breather sarking felt to BS747:Part 2:Type 1F on 100 x 50mm C16 grade softwood rafters at 400mm maximum centres.

175 x 38mm C16 grade softwood collars to be fixed to every other rafter as indicated secured with traditional halving joint and bolted through to rafters all to match existing details.

Ridge to be finished with good quality reclaimed ridge tiles to match existing all bedded in lime/sand mortar as previously described.

Roof pitch to match existing.

Rafters to be fixed as follows:

- At ridge level to 38mm thick C16 grade softwood ridge board & ridge collars every other rafter - depth as required complete with timber ridge collar.
- At collar level to 125 x 75mm C16 softwood purlin.
- At eaves level to softwood wallplate (size to match existing) bedded in mortar.

Gable tiles all to be pointed in lime/sand mortar as previously described. Gable tile to be so that there is no overhang ie: finished flush with brickwork all to match existing.

PITCHED ROOFS GENERALLY

ROOF STRAPPING:
External walls to be strapped to roof with 30 x 5mm cross-section galvanised mild steel anchor straps fixed to wallplates and blockwork in cavities at eaves level and across 3No rafters to gables all at 2000mm maximum centres. Timber noggins to be provided under straps where necessary.

ROOF SPACE INSULATION:
270mm thick quilt insulation to be laid in roof space in two layers - first layer between ceiling ties/joists and second layer at right angles over ceiling ties/joists. Roof insulation to be continuous with insulation to sloping ceilings but still maintaining 50mm minimum air gap above insulation. Overall roof construction to achieve a 'U' value of 0.16w/m2k.

CEILINGS BELOW ROOF SPACE:
Ceilings to be 12.5mm foil backed plasterboard fixed to underside of battens between top of collars, leaving lower part of collars exposed.

Joint treatment and skim coat plaster finish to be in strict accordance with British Gypsum instructions.

Timber noggins to be provided to all unsupported joints in plasterboard.

SLOPING CEILINGS
Softwood timber fillet to be fixed to underside of existing rafters as required to achieve a 50mm air gap above insulation.

Insulation to sloping ceilings to be fixed in two layers comprising: 50mm thick 'Celotex FR5000' fixed between the rafters and then 60mm thick 'Celotex FR5000' fixed beneath rafters (or similar roof insulation system to achieve a U value of 0.18w/m2k). 50mm minimum air gap to be maintained above insulation in rafters.

The joints of the insulation beneath rafters to be taped using 'Celotex Insulation Tape' and the perimeter edges to be sealed with mastic to provide a vapour control layer.

A 25mm softwood batten is then to be installed on the line of the rafters onto which the plasterboard ceiling is then to be fixed.

Ceilings to be 12.5mm foil backed plasterboard fixed to underside of the battens.

Joint treatment and skim coat plaster finish to be in strict accordance with British Gypsum instructions.

Timber noggins to be provided to all unsupported joints in plasterboard.

All insulation works to be carried out in strict accordance with manufacturer's instructions and to be continuous with wall insulation.

NEW FLAT ROOF TO LINK LOBBY (BLOCK b)

FLAT ROOF CONSTRUCTION:
To comprise: Corrugated galvanised metal roof cladding on vapour barrier as required on 18mm WBP plywood deck on 50mm treated softwood firrings falling minimum 1 in 60 on 150 x 50mm C16 grade softwood joists at 400mm maximum centres fixed at each end to 100 x 50mm softwood wallplate bedded in mortar.

Insulation to be 100mm thick Celotex GA4100 roof insulation fixed between joists and 25mm thick Celotex PL4000 below joists (Cold roof construction). 50mm ventilation air gap to be maintained above insulation and ventilation holes to be cut into external vertical metal cladding fitted with fly proof mesh caps.

Ceilings to be 12.5mm foil backed plasterboard fixed to underside of the joists.

Joint treatment and skim coat plaster finish to be in strict accordance with British Gypsum instructions.

Timber noggins to be provided to all unsupported joints in plasterboard.

FLASHINGS
Code 5 lead flashings to be provided to all roof abutments.

RAINWATER GOODS

GUTTERS & DOWNPIPES:
All rainwater goods throughout to be galvanised steel.

Gutters to be securely fixed to structure at eaves all mounted on 'Rise & Fall' brackets on gutter spikes. To be complete with all required outlet positions and stopends etc.

Downpipes to be securely fixed to walls using proprietary clips and to be complete with all swan necks and shoe outlets etc.

All to be installed in strict accordance with manufacturer's instructions in positions indicated and to drain to new soakaways as indicated.

WALL LINING TO EXISTING SOLID EXTERNAL WALLS

DRY LINING SYSTEM:
To comprise: 75 x 50mm treated softwood timber studwork framing with studs at 600mm maximum centres both vertically and horizontally infilled between studs with 75mm Celotex PIR insulation all clad internally with 12.5mm foil backed plasterboard.

Joint treatment and skim coat plaster finish to be in strict accordance with British Gypsum instructions.

Materials shall conform to the appropriate British Standard Specification or BBA Certificate or European Code equivalent.

Preservative treatment to BS 5268 : Part A shall be carried out to all timber prior to delivery to site.

DETAILS / FOUNDATIONS

All details shown on this drawing including foundations, are based upon typical site conditions including soil of good bearing capacity.

Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.

If adverse ground conditions are encountered, then the advice of a qualified structural engineer should be sought.

HEALTH AND SAFETY

It is the Employer / Client's responsibility to ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health and Safety legislation for Building Sites and Works Places.

The Employer / Client is advised that should the works need to comply with the Construction Design and Management Regulations 2007, it is his/her responsibility to appoint and employ an independent CDM Co-ordinator and a Principle Contractor.

SCOPE OF THE WORKS

The works comprise all that is shown on the drawings and details. Any work that may not be specifically shown, but may reasonably be inferred as necessary to carry out the works shall be deemed to be included.

WINDOWS & DOORS

WINDOWS:
All new windows to be constructed from timber frames with a 'U-value' of 1.6W/m2K. Style as shown on elevations.

Glazing to be slim line double glazed sealed units using 'Pilkington-K' glass having a 'K' value of 0.05.

To incorporate 'Titon FG435' or similar discreet flush controllable trickle ventilators providing 8000mm2 background ventilation to habitable rooms and 2500mm2 minimum background ventilation to Bathroom.

All new windows to have hinged casements as shown that open more than 30 degrees.

All window frames to be recessed 30mm to ensure that they lap over any cavity closers.

Internal window boards to be in timber to match windows.

LOFT WINDOW IN LOUNGE:
The new loft window at high level in the West wall of the Lounge is to be similar in size to the original aperture and to be timber framed window as described above complete with a timber planked shutter constructed from high quality properly aged softwood externally hung on black wrought iron pintles.

DOORS:
With the exception of the new external door to the Kitchen & Bedroom, all new external and internal doors to be planked Ledged & Braced timber doors and frames constructed from high quality properly aged softwood comprising: 5No equal planks with a single reed molding between each plank complete with black wrought iron 'T' hinges and 'Suffolk Latches'.

DRAUGHT PROOFING:
Draught stripping to be fitted to all openable elements of windows and external doors.

GLAZING IN CRITICAL LOCATIONS:
Any glazing to windows and doors below 800mm above floor level and to doors and sidelights below 1500mm (ie: in critical locations) to be laminated or toughened safety glass in accordance with BS6206.

ROOF WINDOW:
New roof window to be positioned above basin in Bathroom and to be 'Velux' or similar Conservation Roof Window approx size: 800 x 550mm fitted in strict accordance with manufacturer's instructions.

MECHANICAL & ELECTRICAL SERVICES

MECHANICAL VENTILATION:
To be provided to Kitchen capable of extracting 30 litres per second.

To be provided to Bathroom capable of extracting 15 litres per second.

Extract fans to be vented through external walls via cast iron air bricks.

ELECTRICAL INSTALLATION:
To be carried out in strict accordance with the latest edition of the 1EE Regulations. Socket outlet and lighting positions all to client's requirements.

All electrical work is to meet the requirements of Part P (Electrical Safety) of the Building Regulations and should therefore be designed, installed, inspected and tested by a person competent to do so.

Prior to completion, the Building Control Officer should be satisfied that Part P has been complied with. This may require an appropriate BS7671 electrical certificate to be issued for the work by a person competent to do so.

ENERGY EFFICIENT LIGHTING:
Internal lighting installation to be provided with energy efficient lighting so that every one in four lighting points or one per 25m2 can only take lamps having a luminous efficacy greater than 40 lumens per circuit-watt.

HEATING:
General heating throughout to be by means of electrically powered radiators suitably sized for each room.

Additional Lounge heating to be by means of a solid fuel log burning stove installed in strict accordance with manufacturer's instructions and complete with exposed insulated flue terminating above roof but below ridge level including proprietary roof sleeve, cowl and flashing where passing through roof coverings. Flue and cowl to be painted black.

EXTERNAL BOUNDARY WALL TO COURTYARD

BRICKWORK AND MORTAR JOINTS:
All existing mortar joints are to be carefully raked out and re-pointed as previously described. Any badly spalled bricks are to be carefully removed and replaced with matching bricks salvaged from site all as previously described.

PANTILE COPING:
New coping to be provided to existing wall comprising: two rows of pantiles laid to an internal fall bedded on lime mortar as previously described. New pantiles to be 'Sandtoft Old English' pantiles.

FIELD GATES:
New gates to be pair of five bar timber field gates hung in existing opening on 254mm square section timber posts complete with four weathered tops.

GENERAL NOTES

COPYRIGHT

This drawing is copyright and may not be altered, traced, photocopied or used for any other purpose other than that for which it is issued.

LIMITATIONS

This drawing is limited in the amount of information contained and does not purport to contain a full specification of the works. It is solely for the purpose of obtaining Building Regulation approval. The drawing must not be used as a contract document alone.

DIMENSIONS

Do not scale from this drawing. Always use figured dimensions.

All dimensions are to be checked on site by the builder who shall take responsibility for measurements for construction and ordering purposes from commencement of site works.

Whilst every effort is made to ensure accuracy in dimensioning, measurements should be carefully checked to ensure compatibility with existing structures and features.

SUPERVISION

The works will not be supervised by Richard J Diggle Ltd or any representative thereof. It is the client's or their appointed agents responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract etc.

STANDARDS

All materials to be new unless otherwise stated and all components and materials etc. to be used, fitted and installed in strict accordance with manufacturer's instructions and relevant Code of Practice.

Materials shall conform to the appropriate British Standard Specification or BBA Certificate or European Code equivalent.

Preservative treatment to BS 5268 : Part A shall be carried out to all timber prior to delivery to site.

DETAILS / FOUNDATIONS

All details shown on this drawing including foundations, are based upon typical site conditions including soil of good bearing capacity.

Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.

If adverse ground conditions are encountered, then the advice of a qualified structural engineer should be sought.

HEALTH AND SAFETY

It is the Employer / Client's responsibility to ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health and Safety legislation for Building Sites and Works Places.

The Employer / Client is advised that should the works need to comply with the Construction Design and Management Regulations 2007, it is his/her responsibility to appoint and employ an independent CDM Co-ordinator and a Principle Contractor.

SCOPE OF THE WORKS

The works comprise all that is shown on the drawings and details. Any work that may not be specifically shown, but may reasonably be inferred as necessary to carry out the works shall be deemed to be included.

Revisions

Richard J Diggle Ltd
Building Design : Project Management

194 Broad Gate
Weston Hills
Spalding
Lincs
PE12 6DQ

Tel/fax: 01406 380952
Mob: 07771 621902
E-mail: richard@diggle.biz

Client
MR OWEN TYLER

Project
CONVERSION OF OUTBUILDING TO RESIDENTIAL ANNEX

CHESPOOL HOUSE
CHESBOULE LANE
GOSBERTON RISEGATE

Drawing
SCHEME DRAWING

SECTION AA & BB
SPECIFICATION NOTES / SCHEDULE OF WORKS

Scale
1:20

Date
June 2015

Drawing Number
15/1241-05