ALL NEW & REPLACEMENT WINDOWS TO BE IN PVCu. FRAMES AND DOUBLE GLAZED IN LINE 'E' GLASS - ENERGY RATING 16 mm. UNITS BETWEEN PANES OF GLASS UNITS.
ALL WINDOWS TO BE FITTED WITH MINIMUM 8000 mm² TRICKLE VENTILATORS.

ALL GLAZING TO DOORS & WINDOWS OF PROPOSED SUN-ROOM TO BE IN SAFETY GLASS TO COMPLY WITH PT N1. BUILDING REGULATIONS, 2000

DEPTH AND DETAILS OF FOUNDATIONS SUBJECT TO INSPECTION OF EXCAVATIONS BY BUILDING CONTROL INSPECTOR. AND HIS/HER ASSOCIATED INSTRUCTIONS.

• REAR ELEVATION AS PROPOSED. • WEST ELEVATION AS PROPOSED • EAST ELEVATION (UNDETAILED)..

A.

JOISTS TO STOP AT EXTERNAL FACE OF WALL PLATE. CEILING & FIRELINES TO CONTINUE TO FASCIA UNIT.

112 B. OSMA GUTTER & 68 B. DOWNPIPES. PVCu. OR SOFFITS FASCIA. ON. 50 x 25 DRIP BATTENS.

LININGS & ARCHITRAVES TO BUFUS DOORS.

EXISTING BEDROOM.

EXISTING LOUNGE.

PROPOSED SUN-ROOM

EXISTING LOBBY.

75 x 100 Sw. WALL PLATE WITH 30x5 MS ANCHORS AT MAX 2 METRES CENTRES.

12.5 mm PLASTERBOARD & SKIM CEILING. MINIMUM 10 KN/m² OVER EXISTING CEILING BOARDS

30x5 GALVI. M.S. LATERAL RESTRAINT STRAPS + NOGGINGS.

700 x 225 (1:3:6) CONC. FOUNDATION

• SECTION A-A •

SUBSTRUCTURE WALLS TO COMPRISE :—
2 NO LEAVES (100 mm THERMALITE SHIELD 2000 BLOCKS IN CEMENT MORTAR WITH 75 mm CAVITY.

SUPERSTRUCTURE WALLS TO COMPRISE :—
2 NO LEAVES 100 mm THERMALITE SHIELD 2000 BLOCKS WITH 75 mm CAVITY FULLY FILLED WITH CROWN EXTRATHERM INSULATION BATTS. LEAVES OF CAVITY INSULATION TIED TOGETHER WITH STAINLESS STEEL CAVITY TIES AT 900 HORIZ. CENTRES + 450 VERTICAL CENTRES.

DAMP PROOF COURSE

DPC/VERTICAL DAMP CHECKS TO BE INSERTED AT ALL WINDOW + DOOR REVEALS.

NEW WALLING TO BE BONDED TO EXISTING AT ALL ABUTMENTS WITH 'KURFIK' BONDING PROFILES.

LINTELS OVER ALL OPENINGS TO COMPRISE CATNIC COMPONENTS CG570/190 WITH MINIMUM 150 mm. END BEARINGS.

FLOOR OF NEW EXTENSION TO COMPRISE :—
50 mm. 1:3 CEMENT/SAND TOPPING
100 mm. 1:2:4 (19N/mm²) OVER SITE CONCRETE.
50 mm. CELOTEX TYPE R ZERO GA3050Z INSULATION.
1200 G. POLYTHENE MEMBRANE ALL JOINTS LAPPED 450 mm + TURNED UP TO FLOOR FINISH AT ABUTMENTS
MIN. 150 mm CONSOLIDATED HARDCORE BLINDED WITH SAND.
VERTICAL CELOTEX GA3050Z AT EXTERNAL WALL ABUTMENTS UP TO FLOOR LEVEL.

ALL NEW WALLING TO BE REINFORCED + STABILISED EXTERNALLY TO MATCH EXISTING.

INFILL PANEL : SUBSTRUCTURE + FOUNDATION AS DESCRIBED FOR NEW WALLING ABOVE.

K

NEW FLAT ROOF TO COMPRISE :—

POLYROOF 185 WARM ROOF SYSTEM CARRIED OUT IN ITS ENTIRETY BY A REGISTERED POLYROOF CONTRACTOR OF :—
POLYROOF ABS MEMBRANE IN SELECTED COLOUR AND INCLUDING ALL ASSOCIATED EAVES, VERGE AND ABUTMENT TRIMS AND WITH FILLET. 150 UPSTAND AND LOOK H LEAD FLASHING AT REAR WALL + EXISTING TILED ROOF ABUTMENTS.
18 mm BCX PLYWOOD TO RECEIVE + INCLUDING POLYROOF 185 ON KINGSPAN THERMAROOF TR26 INSULATION BOARD.
1200 G. VISCOUEN VAPOUR BARRIER ALL JOINTS TO LAP MIN. 450 mm
18 mm BCX SHUTTING PLYWOOD TO BRACING
50x150 TIMBER JOISTS TO FALL MIN. 1 in 50
47 x 147 SC3. SOFTWOOD JOISTS AT 400 mm CENTRES TRIMMED OUT FOR + INCLUDING 2 NO. TWIN SKIN FIXED DUFUS DOMES.

OVERLAP + SEAL NEW POLYROOF AREA OF ROOF TO EXISTING OR REPLACEMENT FELTED ROOF OVER GARAGE.

AREA OF FLAT ROOF OVER PROPOSED BEDROOM, BATHROOM + LOBBY TO BE REROOFED WITH POLYROOF 185 WARM ROOF SYSTEM COMPLETE OVER EXISTING JOISTS ALL AS DESCRIBED FOR NEW EXTENSION / TOP LEFT OF THIS DRAWING.

POLYROOF 185 LINKED OVER ABUTMENT FLEETWOOD NEW + EXISTING FLAT ROOFS.

DUFUS DOME.

30x5 GALVI. M.S. LATERAL RESTRAINT STRAPS + NOGGINGS.

NEW FLAT ROOF STRUCTURE

EXISTING WINDOWS TO BE CUTBACK FOR COMPLIANCE WITH BUILDING REGULATIONS, 2000 PART B1. CLAUSE 2.11(a) 'MEANS OF ESCAPE' AND ALTERED OR REPLACED IF NECESSARY.

JOIST ENDS BUILT 100 mm INTO WALL OR TO GALVANISED HANGERS (CBC WELDED)

EXISTING RAFTERS & CEILING JOISTS TO BE CUT BACK & NOTCHED MADE GOOD TO FIT. SLATES TO BE ADJUSTED.

EXISTING BEDROOM.

EXISTING BEDROOM.

MAINS/BATTERY SMOKE ALARM.

EXISTING SLATES TO BE REMOVED + REUSED OVER NEW BATTENS AND 'TYVEK' BREATHABLE UNDERLAY.

ELECTRICAL INSTALLATION + WORKS.
ALL ELECTRICAL WORKS ARE TO BE DESIGNED, INSTALLED, TESTED + CERTIFIED BY A COMPETENT PERSON QUALIFIED TO DO SO AND IN FULL COMPLIANCE WITH PART 'P' OF THE BUILDING REGULATIONS, 2000.

A.

• FIRST FLOOR PLAN AND SINGLE STOREY ROOF PLAN •

REMOVE EXISTING FOUNDATIONS + S.B. STRUCTURE WALLS (IF OBSTRUCTING NEW EXCAVATIONS.

TIMBER LEAN-TO STORE TO BE REMOVED.

STRUCTURES TO BE REMOVED.

EXISTING GARAGE

EXISTING CONCRETE FLOOR.

EXISTING TWIN DOORS TO STEEL FRAME OPENING

CONSERVATORY.

LARDER.

LOUNGE

DINING ROOM.

KITCHEN

LOBBY.

BATHROOM.

150 HIGH x 100 WIDE IN SITU CONC. KERB.

DETAIL X-X (VERTICAL SECTION)

• GROUND FLOOR PLAN AS EXISTING •

LOW VOLTAGE EXTRACTOR FAN WITH REMOTE FORMER Min. 15 LITRES / SECOND

TO SOAKAWAY.

'STANILO' INSC. BATH + BASIN WASTE DISPOSAL UNIT WITH OUTFLOW PIPE TO EXISTING SEPTIC TANK SYSTEM.

EXISTING CEILING TO BE STRIPPED AND IF NECESSARY REPLACED WITH 12.5 mm. GYPROC 'FIRELINE'

SINGLE GARAGE REMAINS.

BEDROOM.

FLOOR TO BEDROOM, BATHROOM + LOBBY TO BE RAISED 120 mm. COMPRISING 70 mm. 1:3 CEMENT SAND SCREED REINFORCED A98 FABRIC. 50 mm CELOTEX 1200 G. POLYTHENE MEMBRANE ALL JOINTS TO OVERLAP MIN. 450 mm + TURNED UP TO FLOOR LEVEL AT ROOM ABUTMENTS.

LOBBY.

BATHROOM.

NEW STUD PARTITION WALLS TO COMPRISE :—
50 x 100 VERTICAL STUDS AT 400 mm CENTRES
50 x 100 SOLE PLATE (OVER CONTINUOUS 150 HIGH x 100 WIDE INSITU CONCRETE KERB TO PARTITION BETWEEN GARAGE + BEDROOM / BATHROOM)
50 x 100 HEAD NOGGING + MID-HEIGHT NOGGINGS.
VERTICAL SNOWBOX FORMING PARTITION WITH GARAGE TO BE FULLY FILLED + TIGHTLY FITTED WITH 2 NO LAYERS CELOTEX GA3050Z TUFF-R ZERO TIMBER FRAME WALL SHEATHING
REMAINING PARTITIONS TO FORM BATHROOM + LOBBY TO BE FILLED WITH CROWN 75 INSULATION QUILT.
PARTITION FACE IN GARAGE TO BE FINISHED 12.5 mm 'FIRELINE'
REMAINDER FACED 12.5 mm. PLASTERBOARD + SKIM.
ALL PARTITIONS TO INCLUDE DOOR OPENINGS. DOORS. ARCHITRAVES + SKIRTINGS. ETC..

• GROUND FLOOR PLAN AS PROPOSED •

A.

• FRONT ELEVATION AS PROPOSED •

RAINWATER TO DISCHARGE INTO NEW SOAKAWAY(S) MINIMUM 5 METRES FROM BUILDINGS. VIA 65mm PIPE.

RWP

RWP

TO I.C. + SEPTIC TANK

CENTRE OF WINDOW.

NEW DOOR + DETAIL

LOBBY.

BATH ROOM.

MAINS/BATTERY SMOKE ALARM.

LEVEL FLOOR.

SUN ROOM.

OPENING AREA OF DOORS + WINDOWS EXCEED 5% FLOOR AREA OF SUN-ROOM, LOUNGE + DINING ROOM.

PORCH

LARDER

STEPS

LEVEL FLOOR

EXISTING WINDOW OPENING AREA MIN. 5% OF LOUNGE FLOOR AREA.

EXISTING WINDOW + DOOR OPENINGS AREAS MIN. 5% OF DINING ROOM FLOOR AREA.

800 mm WIDE DOORS.

LOUNGE.

DINING ROOM.

KITCHEN.

ALL SMOKE ALARMS TO BE LINKED TOGETHER + CONNECTED TO MAINS ELECTRICITY CONSUMER UNIT.

LOBBY

BATHROOM.

SHDC Planning & Development 25 AUG 2005 Ref: 1186/05

DETERMINED PLAN

PROPOSED ALTERATIONS + EXTENSION TO "WILLOW COTTAGE" • BROAD DROVE • GOSBERTON CLOUGH • SPALDING • LINCS • for • MS. C.E. GODDING •

DRG. No. C.H/172/11 • SCALES. 1:50 AND 1:100 • JULY 2005 •

• R.N. CONCLINE M.C.I.A.T. • CHARTERED ARCHITECTURAL TECHNOLOGIST • 9. GALWAY CLOSE • SPALDING • LINCS PE11 3AL • TEL: (01775) 728836 •