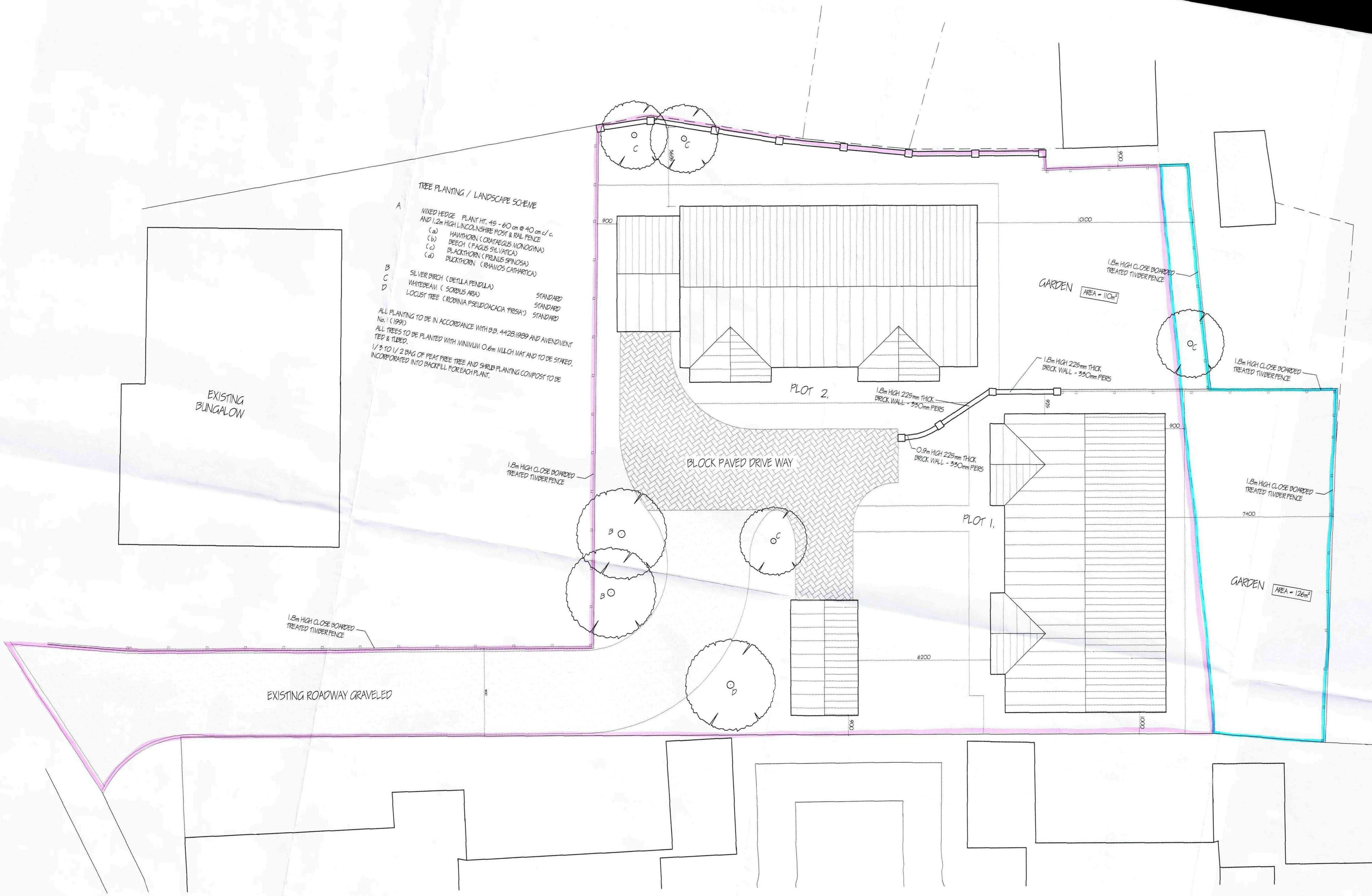
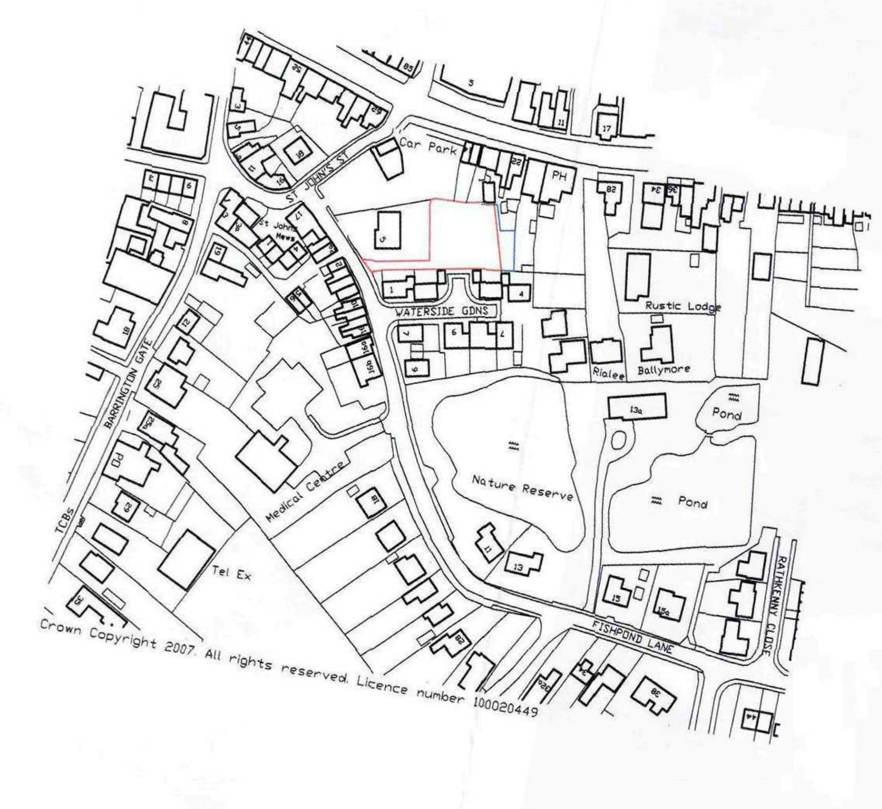


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28 JAN 2010
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revision	date	init.	revision details.



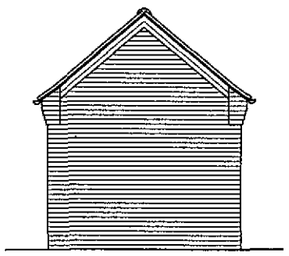
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COOPER ARCHITECTURAL DESIGN
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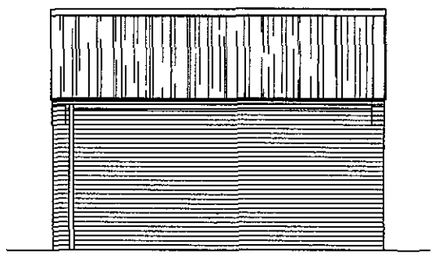
Client.

Project.
PROPOSED 2 No BUNGALOWS
5 FISHPOND LANE
HOLBEACH
LINCS.
PE12 7DE

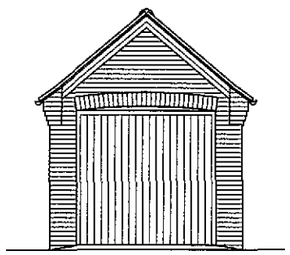
Drawing.
BLOCK -



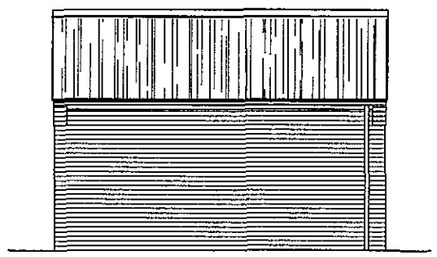
WEST ELEVATION



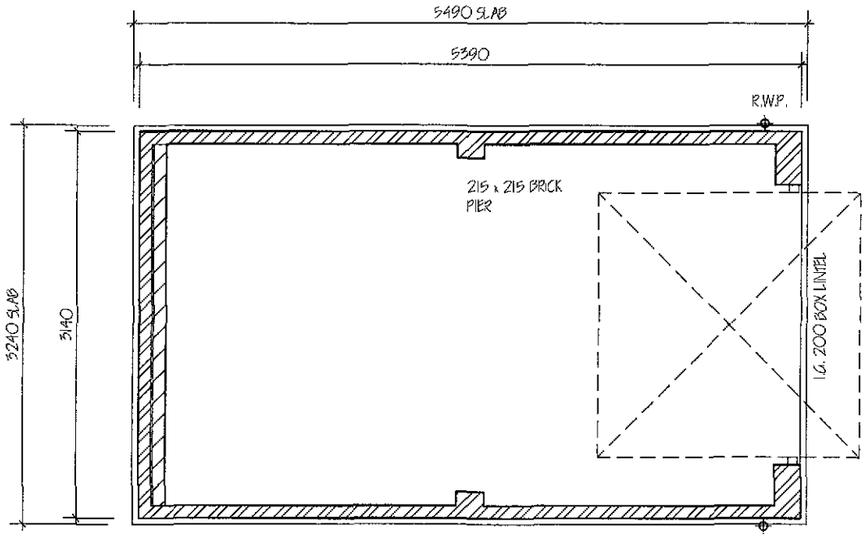
NORTH ELEVATION



EAST ELEVATION



SOUTH ELEVATION



FLOOR PLAN

PITCHED ROOF CONSTRUCTION.
Interlocking concrete roof tiles to B.S. EN 490 / 491, on 25 x 38 softwood treated battens on under felt 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. head lap of 75mm and to be fixed in accordance with regard to wind speed, roof pitch and exposure category as detailed in B. S 6399. Pt 2. Twinaplate specialist made prefabricated roof trusses to comply with B.S. 5268 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 of 40 deg. 38 x 100 ridge node binder 38 x 100 ceiling binders: All trusses to be strapped to wall plate by 30 x 5 galvanised metal straps acting 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: 25 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.SC3 grade. stamped 'DRY' or 'KD' to indicate moisture content of 20% or less all in accordance with BS. 4978

WALLING.
100/ 215mm walling to consist of face brickwork to B.S. 3921:1974 for clay bricks and B.S. 187:1978 for calcium silicate bricks: 100mm Tarmac Standard. 3.6 N/ mm2 solid insulation blocks or similar: All work to be carried out in accordance with BS Code of Practice 121 Pt 1. 1973

FOOTPATHS/ DRIVES.
Provide min. 900mm wide footpath positioned at D.P.C. level and min 150mm away from face of wall to perimeter of building. At entrance positions ramp up to top of sub sill min 1:20 . All footpaths to have slight fall away from building. Gap between wall & footpath to be filled with 150mm depth of 20mm washed gravel. Form 1.0m wide footpath from dwelling to road frontage, suitable for wheelchair access.
At least 5.0m of drive adjacent to building x 3.0m wide to be hard standing i.e. Concrete, Tarmac or Block paviors. All to be sloped up to footpath level at min. 1:20

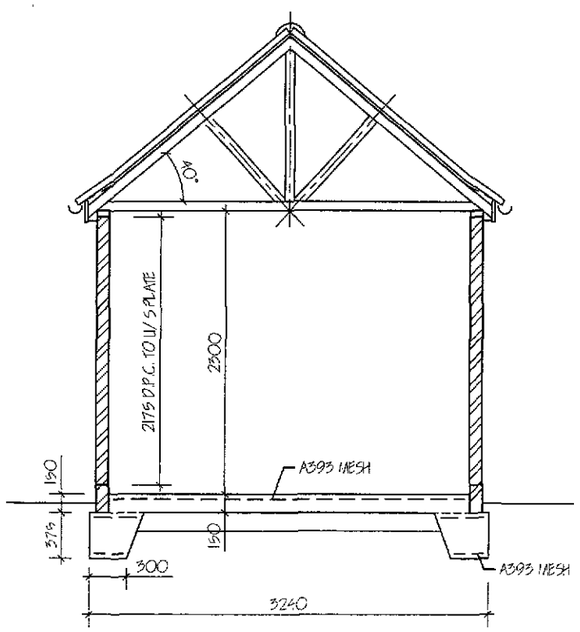
GROUND FLOOR CONSTRUCTION.
Strip all vegetable soil and lay floor as follows: 100mm concrete over site: Concrete mix GEN1 in non aggressive soils and FND2 mix in sulphate bearing soils to B.S. 5328: pt1 1991on 1200g polythene D.P.M. lapped continuous with D.P.C. by min. 100mm: 150 blinded and consolidated hardcore.

FOUNDATIONS.
Under walls as shown provide 225 x 500 strip concrete foundations GEN1 mix to B.S. 5328: pt1 1991. All foundations taken down to bear on load bearing strata min. depth of 450mm below ground level to top of foundations: should shrinkable soil conditions be found on site then foundations shall be taken down to a minimum depth of 1000mm below ground level. In all cases foundations are to be in accord with N.H.B.C. Foundation Practice Guidance Notes.

SUB STRUCTURE WALLING.
100mm dense concrete blocks to B.S. 6073 pt.1 1981: DPC to external wall positioned in accordance with CP 102 min. 150 above finished ground level: Weak mix concrete infill to base of cavity no closer than 225 to DPC. All brickwork below DPC to be F.L. quality.

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05 FEB 2010
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revision	date	init.	revision details.



SECTION

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Client.

Project.

r/ o. 5 FISHPOND LANE
HOLBEACH
SPALDING
LINCS

Drawing.

SINGLE GARAGE

Scale	1:50 1:100	Drawing No.	
Date.	FEB. 10	Drawn.	J.C.

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The drawing material may be used for certain consultant quotation & statutory purposes only.
All dimensions are to be taken from site from actual work, in the circumstances and measurements be added from the drawing for construction or ordering purposes.
All dimensions are to be checked by the Builder/Contractor who will be responsible for their correctness prior to work being put in hand.
The drawing will not be examined or inspected in detail by the Local Authority or any representative thereof & in giving approval assumes no responsibility to persons whomsoever.
Any failure of materials, workmanship or specification, whether to comply with

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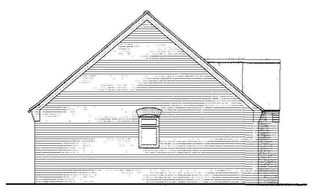
DIMENSIONS.
All dimensions are in mm unless otherwise stated and all dimensions and materials are to be used, fixed and tested in strict accordance with manufacturers instruction or relevant code of practice.
Materials and workmanship to incorporate British Standard Kitemark, Agrement Certificate or BSEN certificate or European Code equivalent.

HEALTH & SAFETY
The architect/client are unable under the present contractual arrangements with regards to provide a health and safety plan for the construction phase and cannot be held responsible for any breaches of Health & Safety legislation for the construction phase.
The contractor is to be advised that, before the works are to commence, all the Construction (Design and Management) Regulations or Prescribed Planning Supervisor will be relied on.

EXTENT OF THE WORKS
The extent and boundaries of the work is shown on the drawing and should this not be specific, enquiry must be made to the Local Authority to clarify the extent of the works.



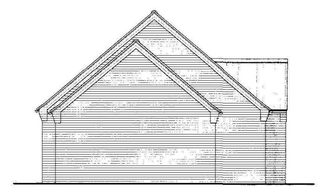
FRONT ELEVATION PLOT 1.



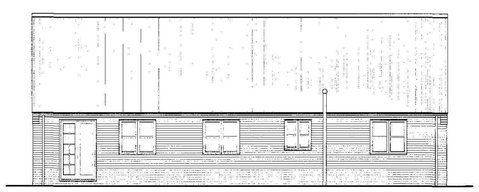
SIDE ELEVATION PLOT 1.



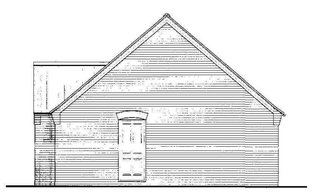
FRONT ELEVATION PLOT 2.



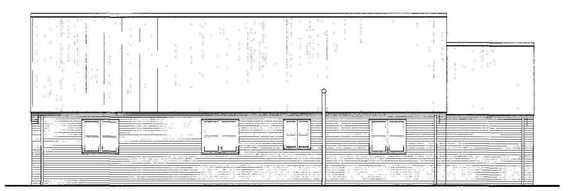
SIDE ELEVATION PLOT 2.



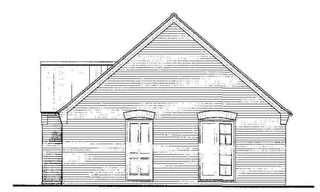
REAR ELEVATION PLOT 1.



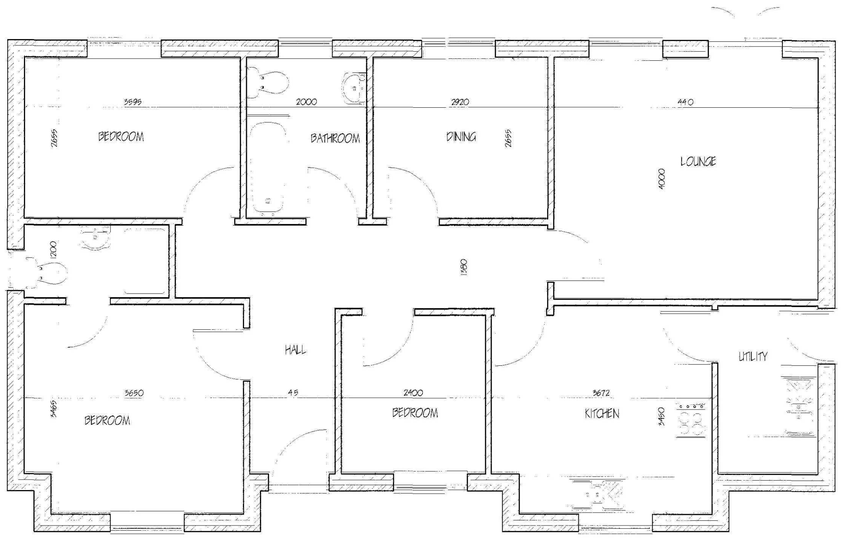
SIDE ELEVATION PLOT 1.



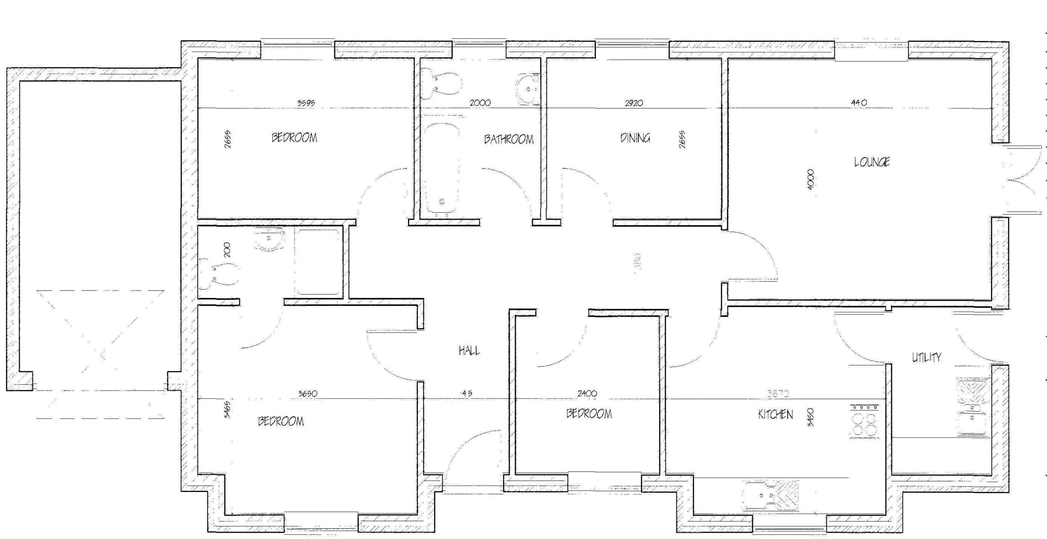
REAR ELEVATION PLOT 2.



SIDE ELEVATION PLOT 2.



GROUND FLOOR PLAN PLOT 1



GROUND FLOOR PLAN PLOT 2

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Project.
PROPOSED 2 No BUNGALOWS
5 FISHPOND LANE
HOLBEACH
LINCS.
PE12 7DE

Drawing.

FLOOR PLAN - ELEVATIONS

Scale 1:50 1:100	Drawing No. 0914-02
Date. JAN 10	Drawn. J.C.