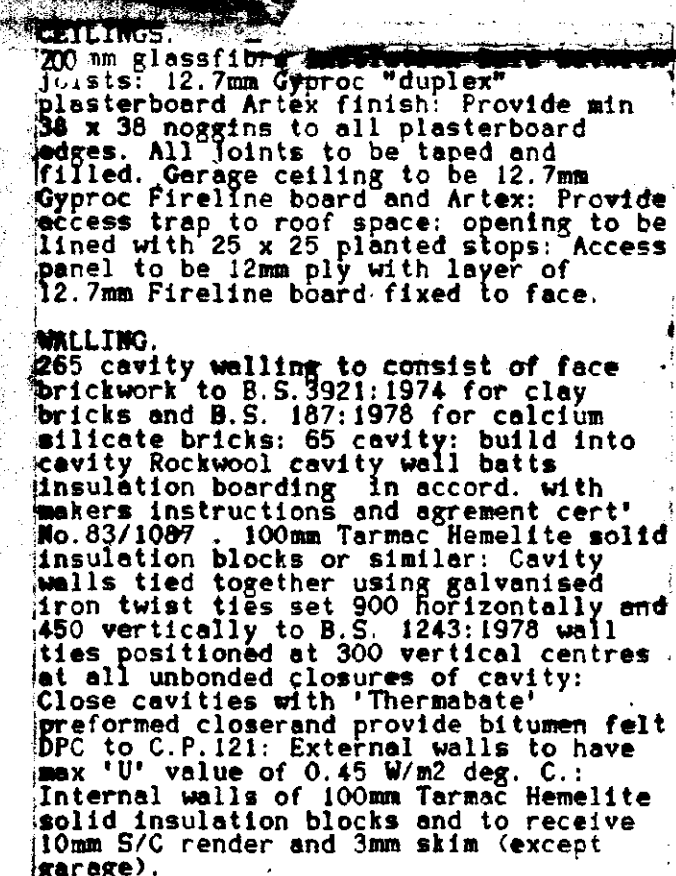




HOT WATER & SPACE HEATING
Oil fired condensing boiler on 840 mm sq.
constructional hearth 125 mm thick.
Flue to be fan assisted balanced type with
durable wire guard externally. Thermostatic
control valves to all radiators. Vented hot
water storage system 160 l insulated (80 mm)
cylinder. All pipework insulated to BR L1 pt 3.



FLUE CONSTRUCTION
The flue shall be constructed of brick from R.S. 1181:1971 and to be laid scold uppermost; 100 layer brickwork surround the combustion gas duct 150mm above ridge line and terminate in corbelled out brickwork and clay pot. West mix. concrete will be used for the work proceeds. Trim roof around flue w/ timber within 40mm of Flue. At flue/roof junction provide 2 courses engineering bricks

OPEN FIRE
To be capable of burning nonheats fuel; the flue to be constructed of non combustible material and be min. 125 thick and project from wall face by 500 mm on both sides by min. 150mm in accordance with approved document part 1 of the Building Regulations. Provide louvered permanent vent in ext. wall. Provide 150mm dia. 150mm throat opening area positioned 150 above floor level. Provide 65 x 100 precast conc. lintol over chimney opening.

SMOKE DETECTORS
Provide mains gas fired smoke detectors at all entrances to the B.S. 5446 pt. positions shown on plan.

SURFACE WATER DRAINAGE.
115 dia. half round rainwater gutters to be fitted with downpipes 82.5 dia. to be run around and then flexible joined to a fall of 1:70 pipes bedded and surrounded in 100 peb. gravel and discharge to 1.2m dia. soakaway min. 5.0m from dwelling.

GLAZING.
Double glaze property throughout including garage. All glazing between r.f.l. and 800mm high and between r.f.l. and 1600mm high in doors and side lights to be safety glass to BS. 6206.

VENTILATION
Provide means to have opening lights to give the equivalent of 1/20th the floor area. Window heads to be fitted with tilt and mass ventilators to give min 4000sqm of fresh air per hour ventilation per room. All kitchens to have in addition to above Wall/Window mounted mechanical extract fan extract not less than 50 litres per second. Bathrooms to be as kitchens but to extract not less than 15 litres per second which may be operated intermittently.



SOUTH HOLLAND DC
HOUSING & PLANNING
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Ref: 0195/98

Notes & Schedules

Postn	Joinery	Lintel	Length
1	H210C	1 G L1/S	1500
2	UF7070 NS	1 G L1/HD	2700
3	UF7070 NS	1 G L1/HD	2700
4	H300 CC	1 G L1/S	2100
5	FNS 112C	1 G L1/S	1800
6	H412 CMC	1 G L1/HD	2700
7	PAUV BL	1 G L1/S	2100
8	H312 CC	1 G L1/S	2100
9	H212 C	1 G L1/S	1500
10	H312 CC	1 G L1/S	2100
11	H110 C	1 G L1/S	900
12	H210 C	1 G L1/S	1500
13	H110 C	1 G L1/S	900
14	FNS	1 G L1/S	1200
15	H110C	1 G L1/S	900
16	FD	1 G L1/S	1200

JOINERY CODES BOULTON & PAUL

CONTRACTOR TO CHECK ALL DIMENSIONS
ON SITE BEFORE WORK COMMENCES
COPYRIGHT RESERVED

[illegible]

COOPER ARCHITECTURAL DESIGN

BRONX/VAN HOGALESGA'S
FLEET BUILDING - 1000S PE 12 BLF
TEL: 67-81-1111

client
M. AYRES

project
PROPOSED THREE BEDROOMED
BUNGALOW & GARAGE
V.A.
HOLBEACH,
SPALDING,
Lincs.

FLOOR PLAN, SECTIONS & ELEVATIONS
TYPE A.

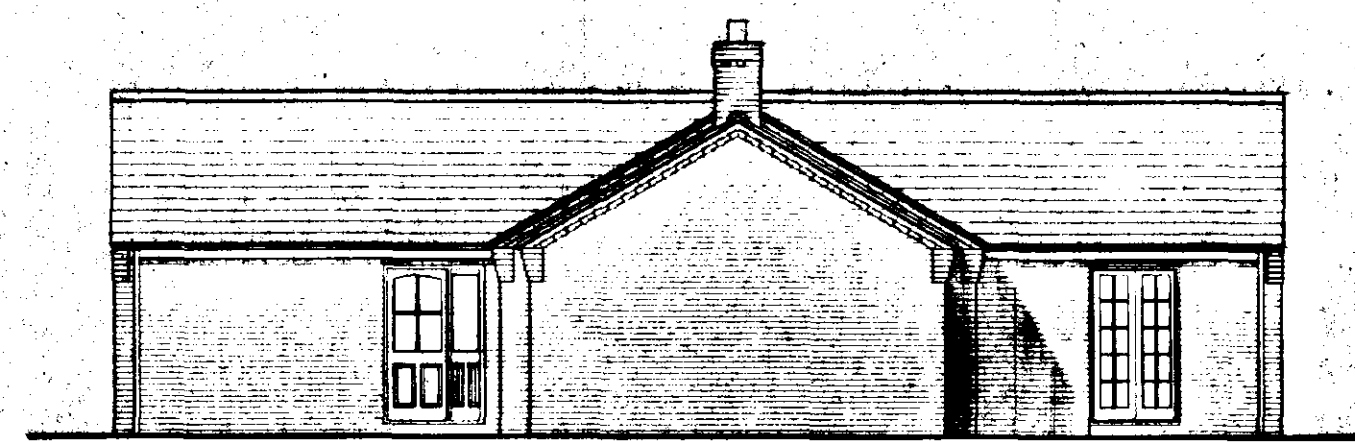
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date FEB '96	drawn 



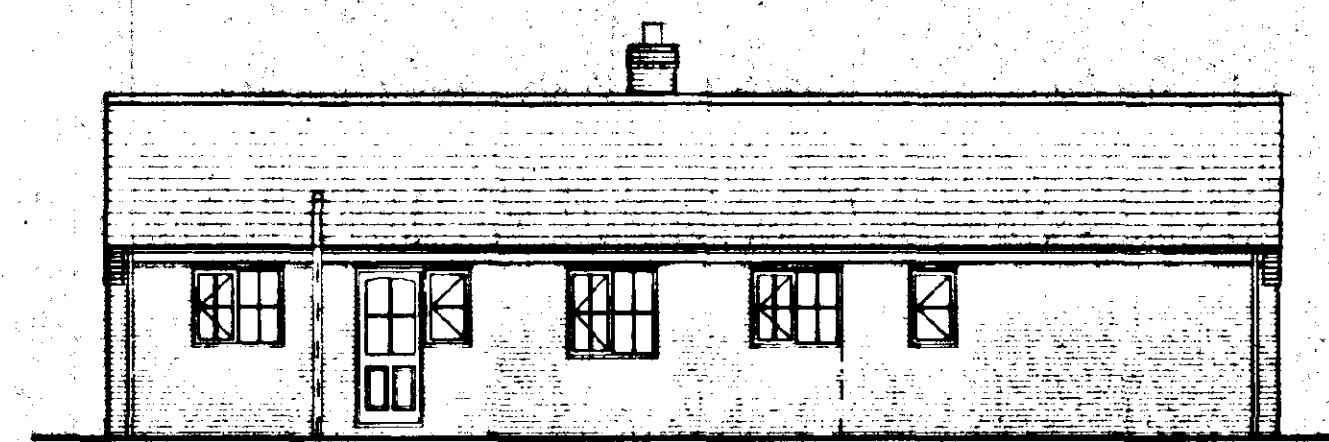
SOUTH ELEVATION



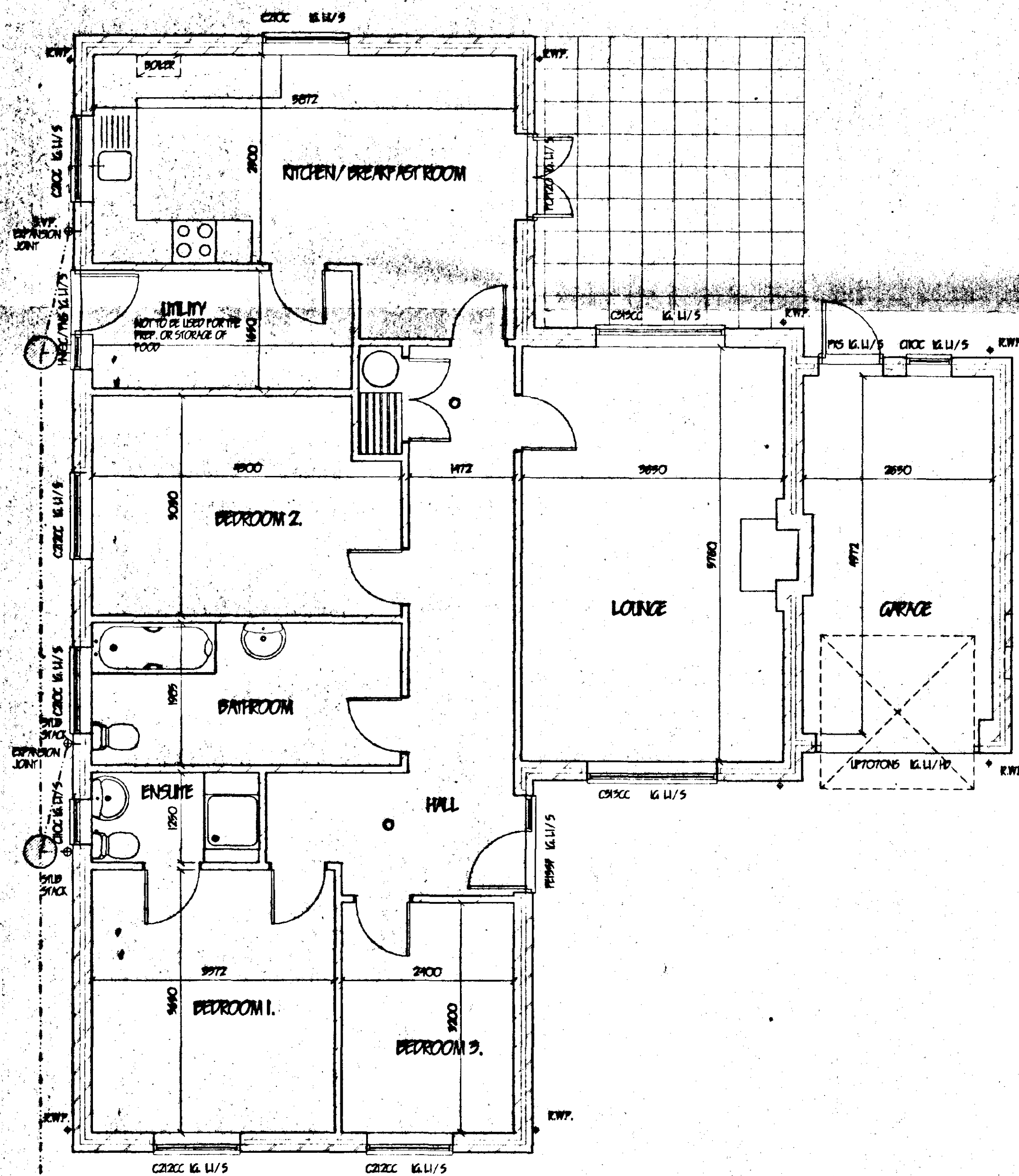
NORTH ELEVATION



EAST ELEVATION



WEST ELEVATION



SURFACE WATER DRAINAGE

115 dia. half round rainwater gully to be fitted to each rainwater pipe (RWP) at 1.70m above finished floor level. All gullys to be 1.70m deep and 1.70m wide. Gullys to be 1.70m deep and 1.70m wide. Gullys to be 1.70m deep and 1.70m wide.

GLAZING

Double glazing to be fitted to all windows. All windows to be 1.70m high and 1.70m wide. All windows to be 1.70m high and 1.70m wide. All windows to be 1.70m high and 1.70m wide.

VENTILATION

All windows to have opening lights to give the equivalent of 1/20th the floor area. Provide background ventilation to all rooms. All rooms to have 1.70m high and 1.70m wide windows. All rooms to have 1.70m high and 1.70m wide windows.

HOT WATER AND SPACE HEATING

Install wall mounted gas fire with fan assisted flue. Provide hot water storage tank and pump. Provide hot water storage tank and pump. Provide hot water storage tank and pump.

SMOKE DETECTORS

Provide smoke operated self-contained smoke alarm to B.S. 5446: pt.1 in positions shown on plan.

CEILING

200mm deep fibre insulation to be fitted to all ceilings. All ceilings to be 1.70m high and 1.70m wide. All ceilings to be 1.70m high and 1.70m wide. All ceilings to be 1.70m high and 1.70m wide.

WALLING

240mm cavity walling to be fitted to all walls. All walls to be 1.70m high and 1.70m wide. All walls to be 1.70m high and 1.70m wide. All walls to be 1.70m high and 1.70m wide.

LIMITATIONS

This drawing is limited to the details of information contained and does not purport to contain a full specification of the works. It is to be used for the purpose of obtaining Building Regulations approval. The drawings must not be used as a contract document. All dimensions shall be taken from the actual work. Under no circumstances shall measurements be scaled from the drawings for construction or ordering purposes. All open dimensions shall be checked by the Builder / Contractor and will be his responsibility from commencement of the works.

STANDARDS

All materials to be new unless otherwise stated and all components and materials etc. to be used fitted and installed etc. in strict accordance with manufacturers instructions and relevant Code of Practice. Materials shall conform to appropriate British Standard Specification or BS A Certificate or European Code equivalent.

HEALTH & SAFETY

The Employer / Client shall ensure that the selected contractor is conversant with and adopts all measures necessary to achieve compliance with Health & Safety legislation for Building Sites and Work Places. The Employer / Client is advised that should the works need to comply with the Construction Design and Management Regulations an independent Planning Supervisor will be required.

SCOPE OF THE WORKS

The works shall comprise of all the work described in the drawings and details. Work that may not be specifically shown may be reasonably inferred as necessary to carry out the works shall be deemed to be included.

PROPOSED ROOF CONSTRUCTION

Interlocking concrete roof tiles to be fitted to B.S. 4773 part 2 1971, on 25 x 30 softwood batten over underfelt to B.S. 747 (type 1) and in all cases to be laid by 150mm batts vertically and horizontally. Tiles to be laid with an overlap of 75mm and to be fixed in accordance with manufacturer's instructions. Roof pitch and exposure category as detailed in CP3 chapter V part 2 1972. Terraplane specialist made and installed roof trusses to comply with B.S. 5263 part 5 1985. (REFS CALCS TO BE SUBMITTED TO L.A. MIN. 28 DAYS PRIOR TO ERECTION. Trusses to be fixed to 600mm c/c in a pitch of 30 deg. 25 x 100mm timber under 25 x 100mm ceiling joists. All trusses to be strapped to wall plate by 20 x 15 galvanized metal straps acting as anchor and lateral restraint straps at min. 1.5m c/c. Note: provide solid bracing between straps. 50 x 100mm plate braced on wall and ceiling. 27 x 75 fascia boards 6mm min. spade placed soffit complete with 10mm wide continuous air gap and fly proof screen. All structural timber to be min. SC3 grade. Where span of trussed rafter exceeds 5.0m provide additional bracing within the plane of the web in accordance with Truss Plate Assoc. bracing detail A. Timber supports are to be provided beneath water storage tanks over 400 litres. No roof intersections provide 25 x 100mm batten and sheathing trusses at 600mm c/c: install code A load valley iron. Close cavity at plate level.

PILE CONSTRUCTION

225mm internal diameter clay pile to be fitted to B.S. 1971 and to be laid socket upward: 100 face brickett around to floor and to extend min. 600mm above ridge line and terminate in certified subsoil and clay soil. Wash mix. 100mm around floor to work. 100mm around floor to work. 100mm around floor to work.

OPEN FIRE

To be capable of burning solid fuel. To be fitted to B.S. 1971 and to be laid socket upward: 100 face brickett around to floor and to extend min. 600mm above ridge line and terminate in certified subsoil and clay soil. Wash mix. 100mm around floor to work. 100mm around floor to work. 100mm around floor to work.

LIMITS

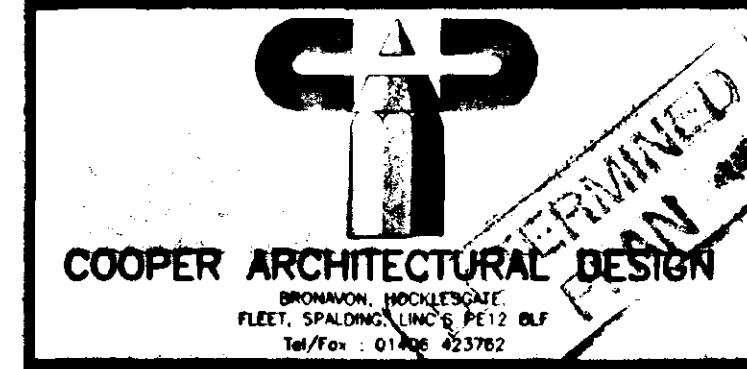
All works to be manufactured by Broom's L.L. and to be fitted in accordance with manufacturers instructions and to have min. and max. of 150mm and at external junctions to have cavity tray D.P.C. to CP. 12: Internal brickett to be 100mm high. 100mm around floor to work. 100mm around floor to work. 100mm around floor to work.

FULL DRAINAGE

Interlocking concrete roof tiles to be fitted to B.S. 4773 part 2 1971, on 25 x 30 softwood batten over underfelt to B.S. 747 (type 1) and in all cases to be laid by 150mm batts vertically and horizontally. Tiles to be laid with an overlap of 75mm and to be fixed in accordance with manufacturer's instructions. Roof pitch and exposure category as detailed in CP3 chapter V part 2 1972. Terraplane specialist made and installed roof trusses to comply with B.S. 5263 part 5 1985. (REFS CALCS TO BE SUBMITTED TO L.A. MIN. 28 DAYS PRIOR TO ERECTION. Trusses to be fixed to 600mm c/c in a pitch of 30 deg. 25 x 100mm timber under 25 x 100mm ceiling joists. All trusses to be strapped to wall plate by 20 x 15 galvanized metal straps acting as anchor and lateral restraint straps at min. 1.5m c/c. Note: provide solid bracing between straps. 50 x 100mm plate braced on wall and ceiling. 27 x 75 fascia boards 6mm min. spade placed soffit complete with 10mm wide continuous air gap and fly proof screen. All structural timber to be min. SC3 grade. Where span of trussed rafter exceeds 5.0m provide additional bracing within the plane of the web in accordance with Truss Plate Assoc. bracing detail A. Timber supports are to be provided beneath water storage tanks over 400 litres. No roof intersections provide 25 x 100mm batten and sheathing trusses at 600mm c/c: install code A load valley iron. Close cavity at plate level.

SMOKE DETECTOR

revision	date	init.	revision details



Client: M. AYRES

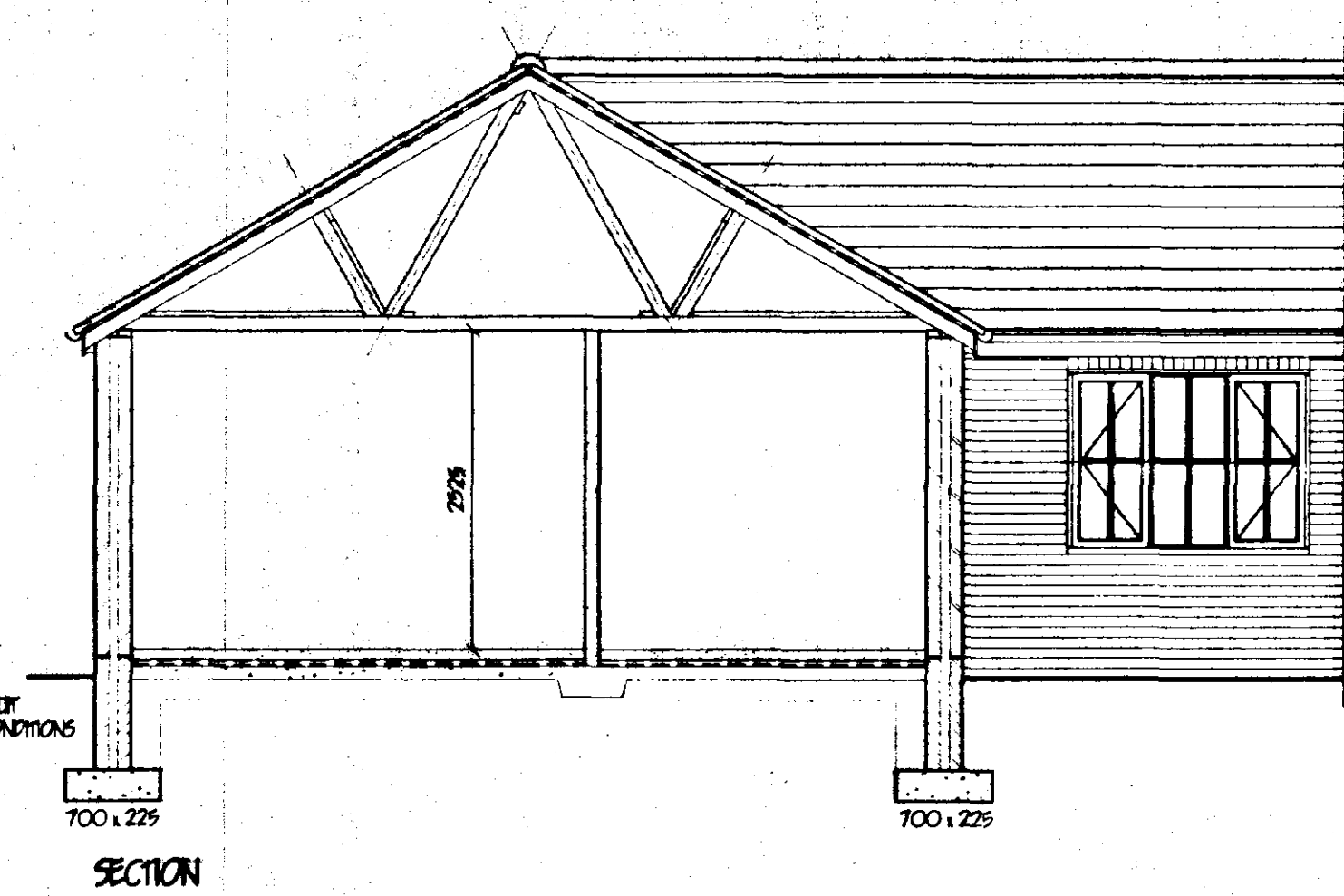
Project: RESIDENTIAL DEVELOPMENT
BATTLEFIELD LANE
HOUSEBACH
SPALDING,
Lincs

Drawing: FLOOR PLAN / SECTION / ELEVATION
TYPE D

Scale: 1:50 1:100 Drawing No: 9621-6

Date: APRIL 97 Drawn: J.C.

SOUTH HOLLAND DC
HOUSING & PLANNING
23 FEB 1998
Ref: 0195/98





South - East



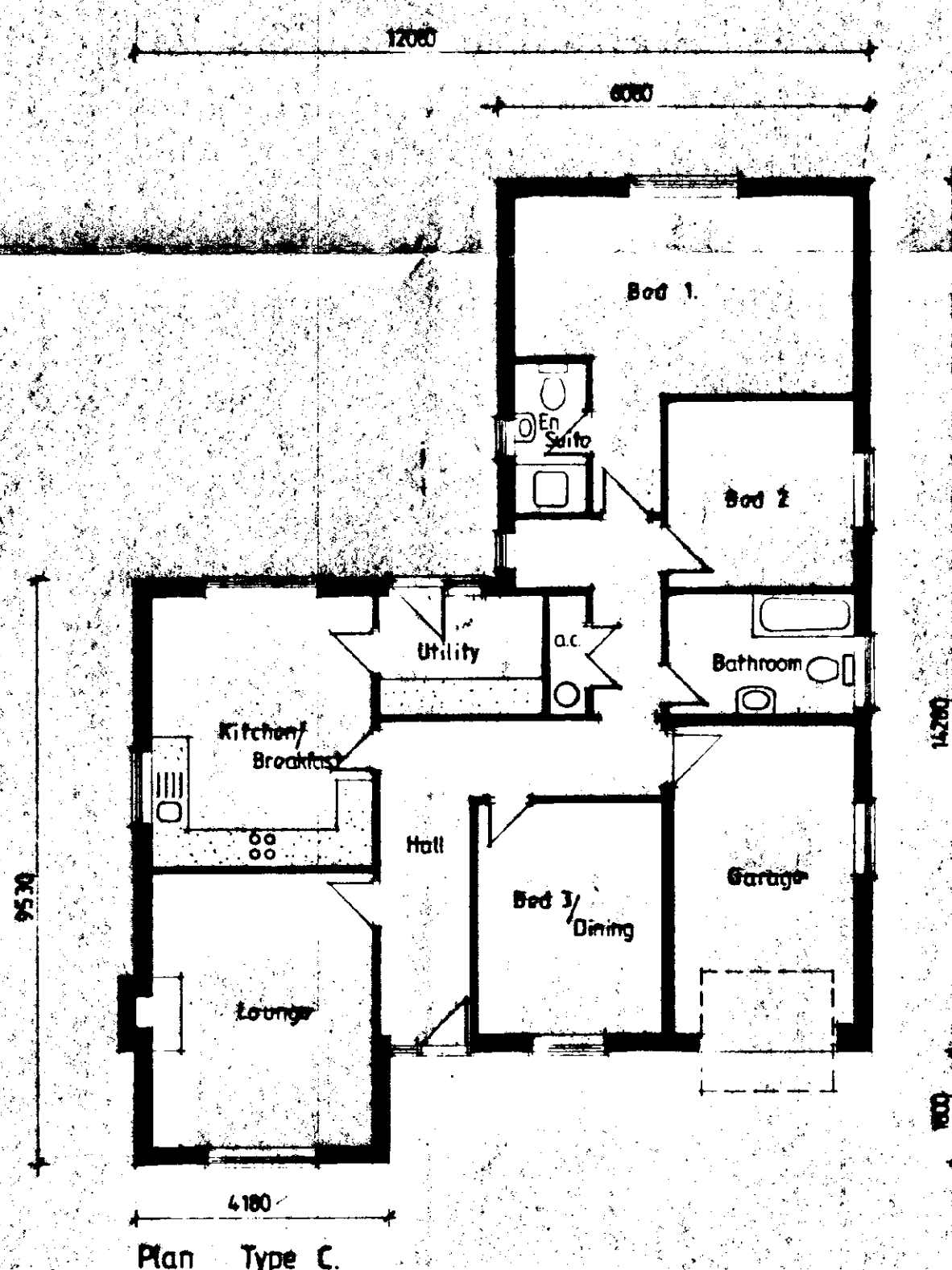
North - East



North - West



South - West

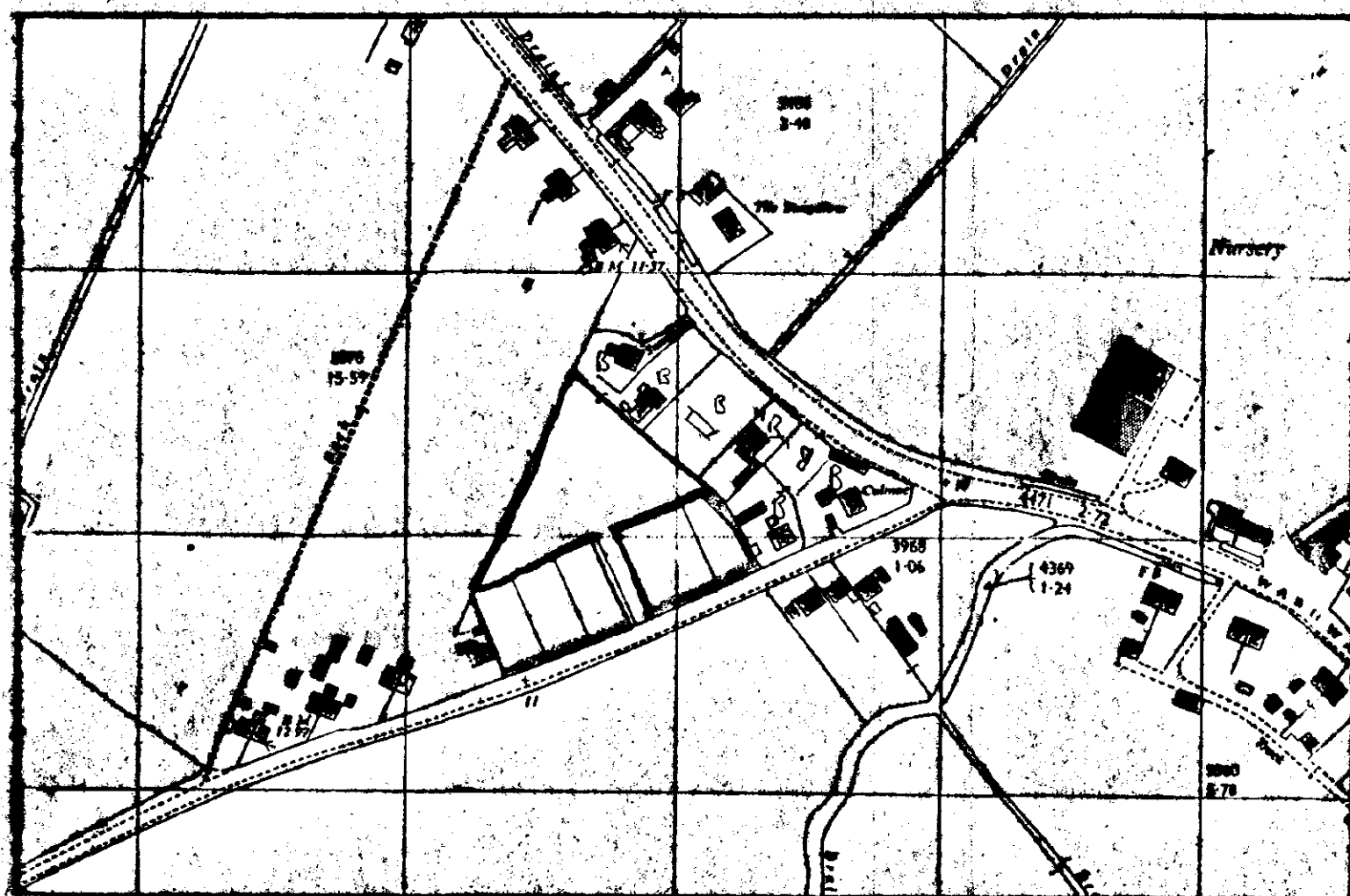
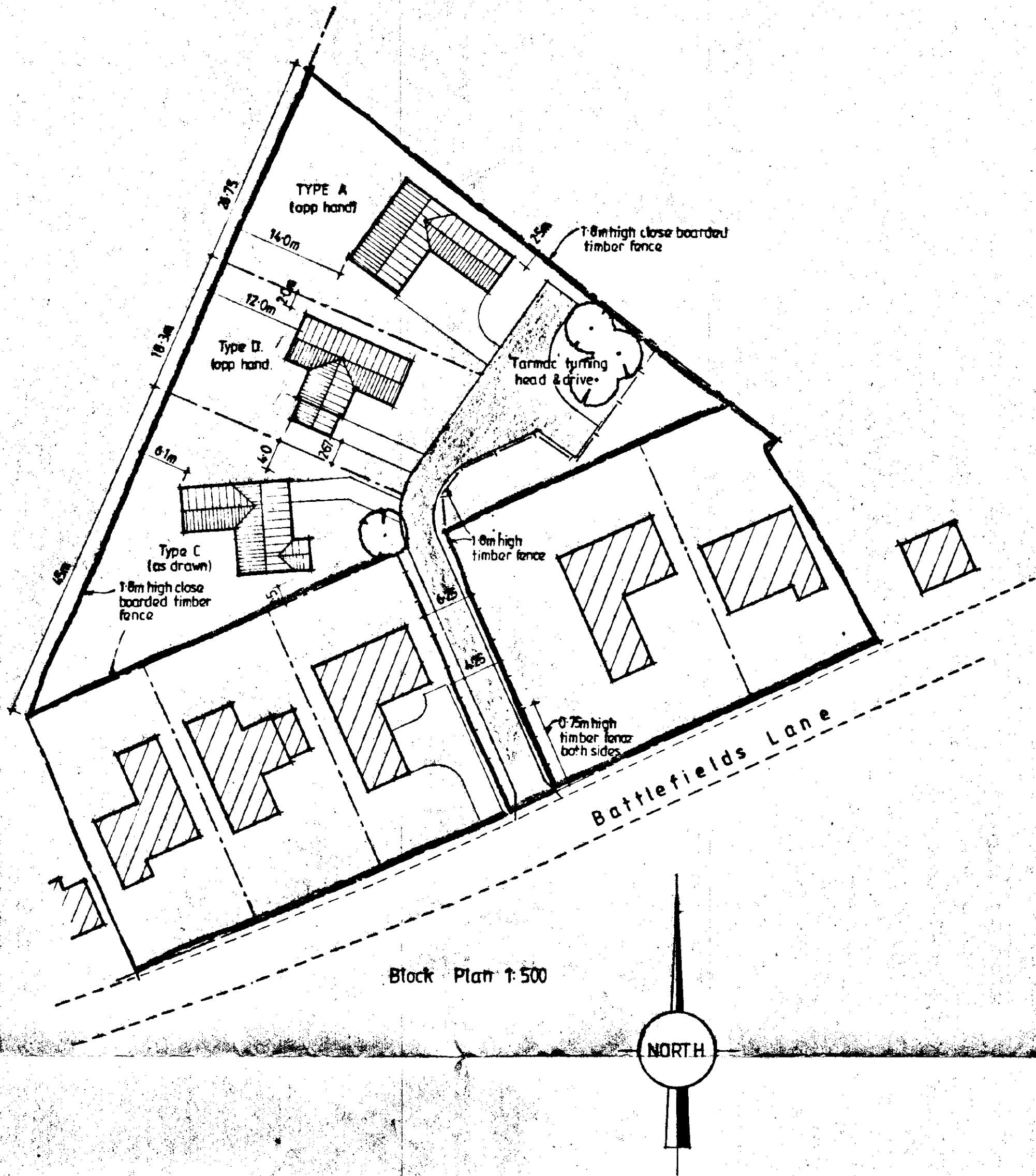


**DETERMINED
PLAN**

SOUTH HOLLAND DC
HOUSING & PLANNING
23 FEB 1998
Ref: 095/98

COOPER ARCHITECTURAL DESIGN
RESIDENTIAL, COMMERCIAL,
PUBLIC, SPACIOUS, LARGELY PETS & BFF
Tel/Fax: 01490 433700

Client: M. AYRES.	
Project: RESIDENTIAL DEVELOPMENT. BATTLEFIELDS LANE HOLBEACH	
Drawing: TYPE C	
Scale: 1:100	Drawing No.:
Date: OCT, 96	Drawn:



SOUTH HOLLAND DC HOUSING & PLANNING
 23 FEB 1998
 Ref: 095/98

DETERMINED PLAN

revision	date	revision details

COOPER ARCHITECTURAL DESIGN
BRONAVON, MCKLESIDE, FLEET, SPALDING, LINC'S PE12 8UF
 Tel/Fax: 01429 423782

Client: **M. AYRES.**

Project: **RESIDENTIAL DEVELOPMENT
 BATTLEFIELDS LANE,
 HOLBEACH,
 LINC'S.**

Drawing: **BLOCK & LOCATION PLAN**

Scale	Drawing No. 9621:30
Date FEB 98	

$98 \times 60 \times \frac{1}{2} = 2940$
 $7 \times 36 = 252$
 $2940 - 252 = 2688$