Planning

JP Design

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Mr S Williams,
Development Control Services,
South Holland District Council,
Priory Road,
Spalding,Lincs.
PE11 2EX

1st.February 2011

Your Ref: H09-1003-10

Dear Sir,

PROPOSED EXTENSION,HOLMLEA,DAMGATE,HOLBEACH

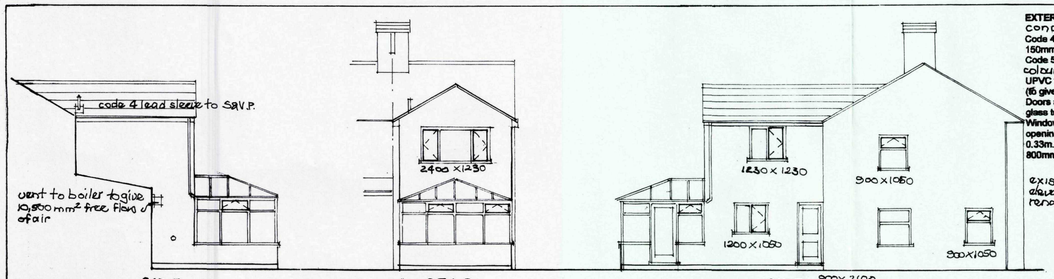
Further to my letter of the 29th.December 2010 please find enclosed copies of revised drawings and would be grateful if you would substitute these for the drawings previously submitted.

Please be aware that an application has been made to the Internal Drainage Board for a relaxation of their Byelaw 10.

SHDC
Planning & Development
03 FEB 2011
Ref: 1003-10

Yours Sincereley,

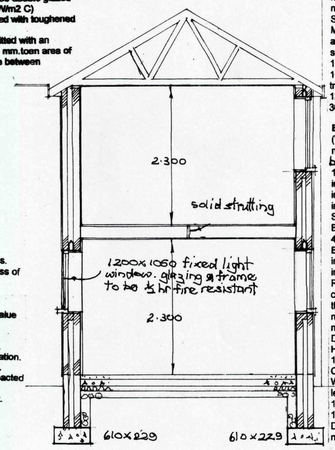
P.J.POUSE



ELEVATIONS

EXTERNAL FINISHES
conc. tile to match exist
Code 4 lead flashings to abutments with 150mm.upstand.
Code 5 lead valleys.
colourwashed & sc. render to all elevations
UPVC windows and doors to be double glazed (to give a min.U value of 1.8 W/m2 C)
Doors and sidelights to be fitted with toughened glass to B.S.6206:1981.
Windows to bedrooms to be fitted with an opening sash of min.450x480 mm.toen area of 0.33m.square.Cill height to be between 800mm.and 1100mm.

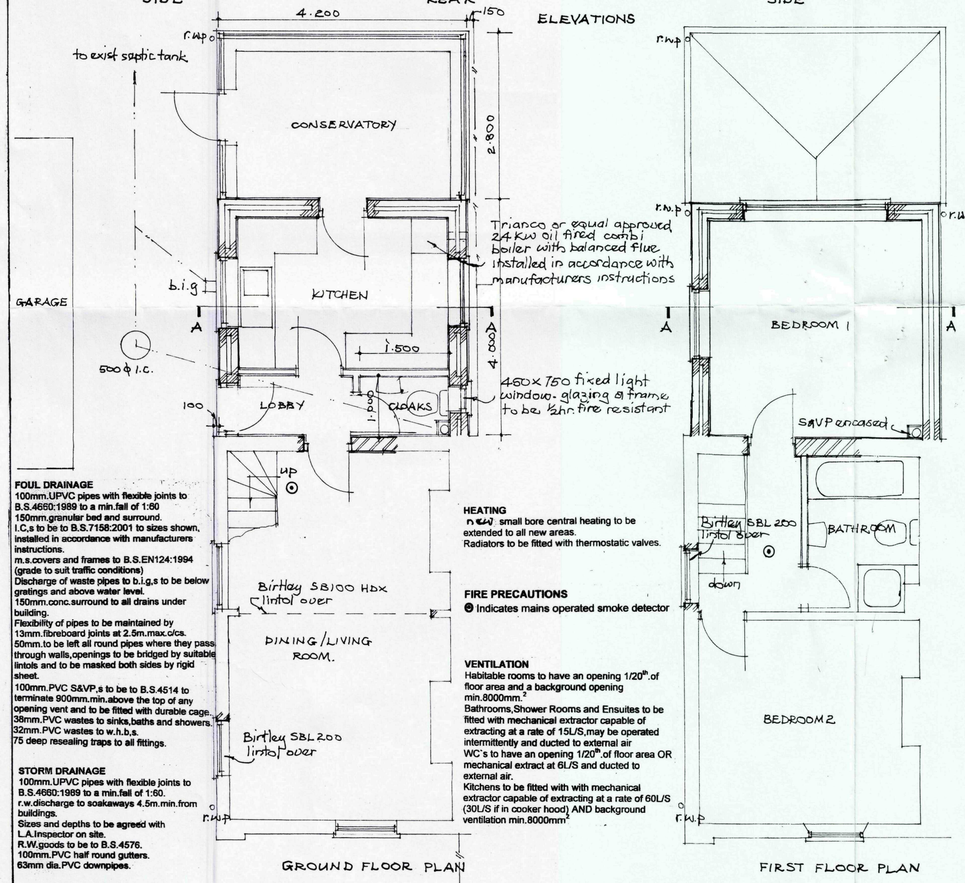
exist gable & front elevation to be rendered to match



PITCHED ROOF
(Whole of roof construction to give a 'U' value not exceeding 0.16 W/m²K)
conc.tiles on
50x25mm.softwood battens.
Tyvek Supro or equal approved breather membrane installed in accordance with manufacturers instructions.
Standard trussed rafters to B.S.2568:Part3:1985 Manufactured by specialists,installed in accordance with manufacturers instructions and set at 600mm.c/cs.
100x50mm.wall plates.
100mm.fibreglass quilt insulation laid between trusses,further 150mm.fibreglass laid across.
12.5 mm.plasterboard and skim.
30x5 m.s.anchor straps at 1800mm.max.c/cs.

EXTERNAL WALLS
(Whole of wall construction to give a 'U' value not exceeding 0.28 W/m².K) compriesing 100 blockwork,100 cavity,100 insulation blockwork.
100 Dritherm 34 Super or equal approved cavity insulation,
installed in accordance with manufacturers instructions.
Stainless steel cavity wall ties to B.S.5228 or B.S. DD140 at 750mm. c/cs. horizontally and 450mm. c/cs.vertically.
Birtley or equal approved galv. Steel lintels installed in accordance with manufacturers instructions over all openings.
Reveals and cills to doors and windows to be closed with Manthorpe or equal approved thermal closers installed in accordance with manufacturers instructions.(to give a 'U' value not exceeding 1.2 W/m²K)
Dpc's to project 30mm into back of all frames.
Hyload polymer Dpc.at base of all walls to be 150mm.min.above finished ground level.
Class A conc. blocks below Dpc.level.
Weak mix conc.fill to within 150mm.of Dpc. level and to discharge externally.
15mm.(2coat) lightweight plaster internally.
19mm.(2coat) render externally to be finished at Dpc.level and external corners with expanded metal galv.render stop.

INTERNAL WALLS
100mm.stud partition walls lined both sides with 12.5mm.plasterboard and skim and insulated with mineral wool to give a min.mass of 10kg/m



FIRST FLOOR
19mm.flooring grade chipboard.
200 x 50 joists at 400 c/cs.
12.5mm.plasterboard and skim.
30x5 m.s.anchor straps at 1800 max.c/cs.
mineral wool insulation to give a min.mass of 10kg/m³

GROUND FLOOR
(whole of floor construction to give a 'U' value not exceeding 0.22 W/m²K)
ff.and 50mm.sand and cement screed.
100mm.conc.oversite.
85mm.Styrofoam or equal approved insulation.
2000g.Dpm.lapped up into horizontal Dpc.
25mm.sand blinding on 100mm.min.compacted hardcore.
Hardcore to be compacted in 300mm.max. layers and not to exceed 600mm.in total.

FOUNDATIONS
Conc.strip foundations to sizes shown.
Depth to suit L.A. Inspector but nominally to be 750mm.deep (1000mm.in shrinkable clay)

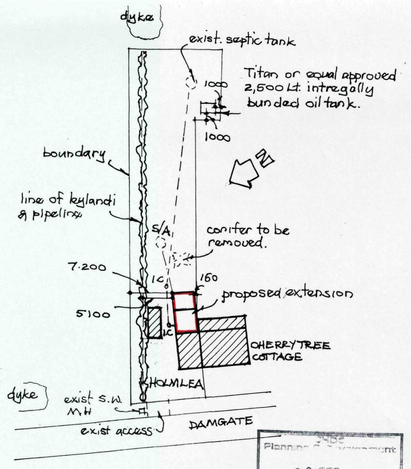
FOUL DRAINAGE
100mm.UPVC pipes with flexible joints to B.S.4660:1989 to a min.fall of 1:80
150mm.granular bed and surround.
I.C.s to be to B.S.7158:2001 to sizes shown, installed in accordance with manufacturers instructions.
m.s.covers and frames to B.S.EN124:1994 (grade to suit traffic conditions)
Discharge of waste pipes to b.i.g.s to be below gratings and above water level.
150mm.conc.surround to all drains under building.
Flexibility of pipes to be maintained by 13mm.fibreboard joints at 2.5m.max.c/cs.
50mm.to be left all round pipes where they pass through walls,openings to be bridged by suitable lintols and to be masked both sides by rigid sheet.
100mm.PVC S&VP,s to be to B.S.4514 to terminate 900mm.min.above the top of any opening vent and to be fitted with durable cage.
38mm.PVC wastes to sinks,baths and showers.
32mm.PVC wastes to w.h.b.s.
75 deep resealing traps to all fittings.

STORM DRAINAGE
100mm.UPVC pipes with flexible joints to B.S.4660:1989 to a min.fall of 1:60.
r.w.discharge to soakaways 4.5m.min.from buildings.
Sizes and depths to be agreed with L.A.Inspector on site.
R.W.goods to be to B.S.4576.
100mm.PVC half round gutters.
63mm dia.PVC downpipes.

HEATING
new small bore central heating to be extended to all new areas.
Radiators to be fitted with thermostatic valves.

FIRE PRECAUTIONS
● Indicates mains operated smoke detector

VENTILATION
Habitable rooms to have an opening 1/20th.of floor area and a background opening min.8000mm.²
Bathrooms,Shower Rooms and Ensuites to be fitted with mechanical extractor capable of extracting at a rate of 15L/S,may be operated intermittently and ducted to external air
WC's to have an opening 1/20th.of floor area OR mechanical extract at 6L/S and ducted to external air.
Kitchens to be fitted with with mechanical extractor capable of extracting at a rate of 60L/S (30L/S if in cooker hood) AND background ventilation min.8000mm²



BLOCK PLAN
1:500

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ELECTRICAL INSTALLATION
The proposed electrical installation is tobe undertaken by a competent person registered with an electrical installation scheme and a suitable completion document to be provided.
NB energy efficient lighting is to be provided at a min.of 1:4 fittings and to have a max.energy output of 40 lumen per watt of power.

GENERAL
All of the works to be carried out and materials used in accordance with all current Regulations and to comply with relevant British Standards and Codes of Practice.
All materials to be installed in accordance with manufacturers instructions.
Report is to be submitted to the LA upon completion of works by a suitably qualified person confirming that appropriate design details and building techniques have been specified,and that the work has been carried out in ways that can be expected to achieve reasonable conformity with the specifications.

Project PROPOSED EXTENSION
Site HOLMLEA . DAMGATE . HOLBEACH
Client MRS. P CLINTON
Scale 1:100 & 1:50
Date JAN 2011
Drg.No E/016/10/E (REV)

JP DESIGN
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