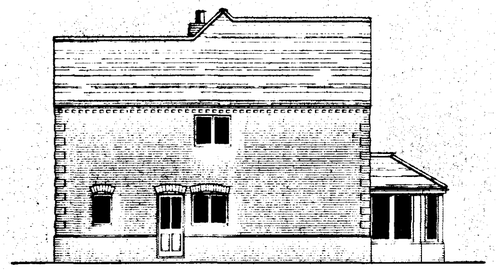


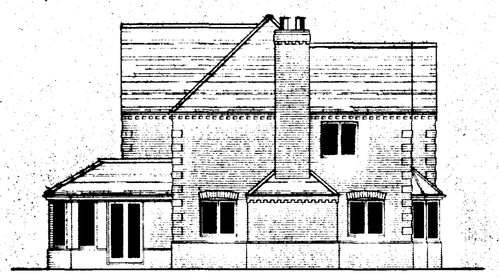
EAST ELEVATION



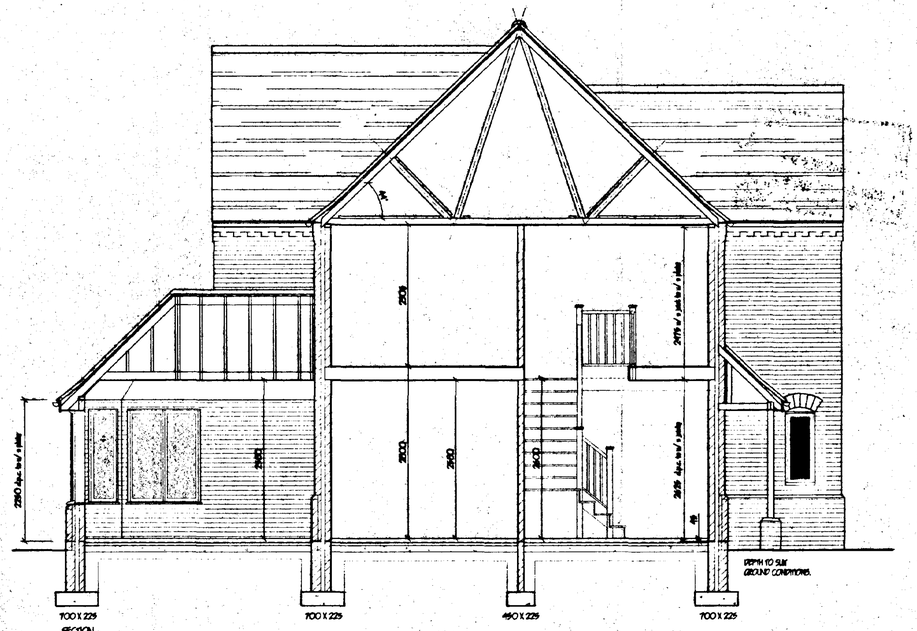
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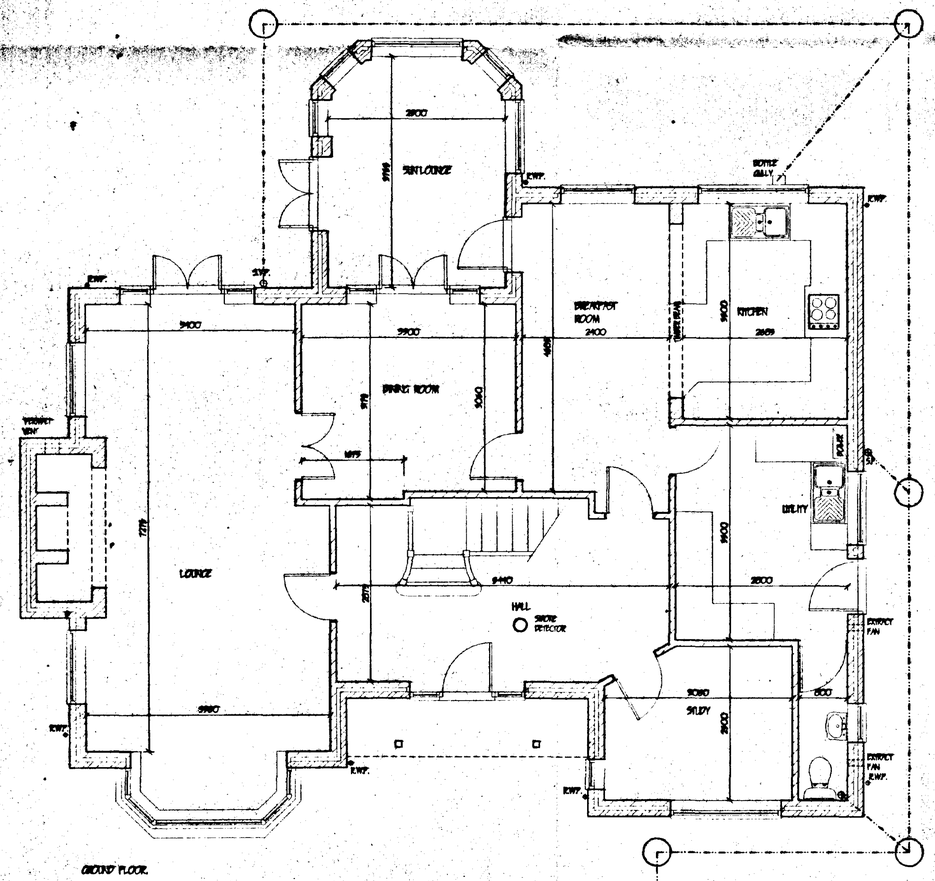
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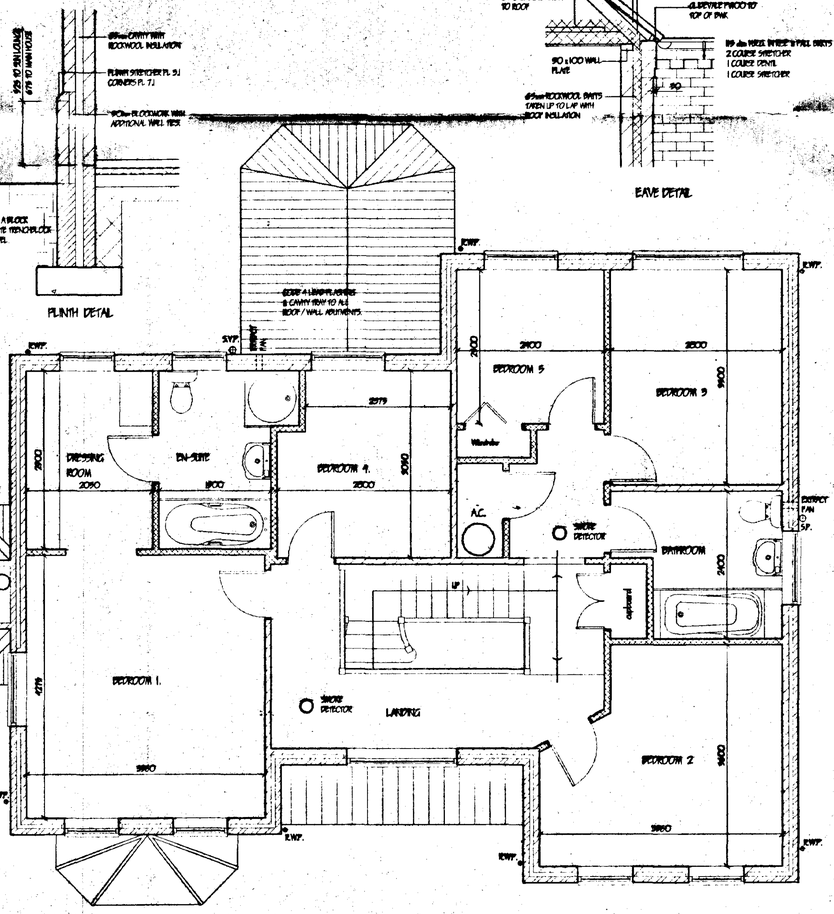
SOUTH ELEVATION



SECTION



GROUND FLOOR



FIRST FLOOR

PLINTH DETAIL

EAVE DETAIL

revision	date	init.	revision details.

COOPER ARCHITECTURAL DESIGN

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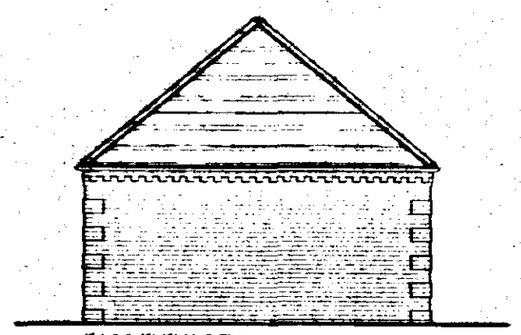
Project.
PROPOSED HOUSE & GARAGE.
DAMGATE,
HOLBEACH,
SPALDING,
LINC'S.

Drawing.

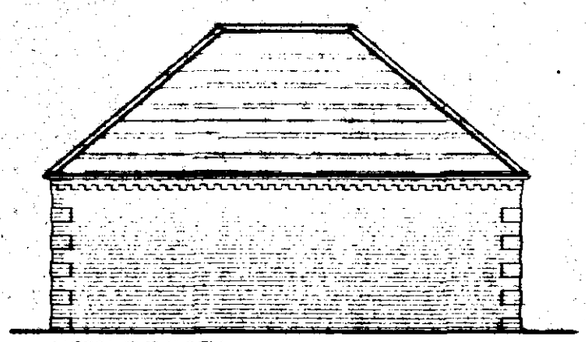
SOUTH HOLLAND DC
HOUSING & PLANNING
20 NOV 1998
Ref: H/1153/98

DETERMINED PLAN

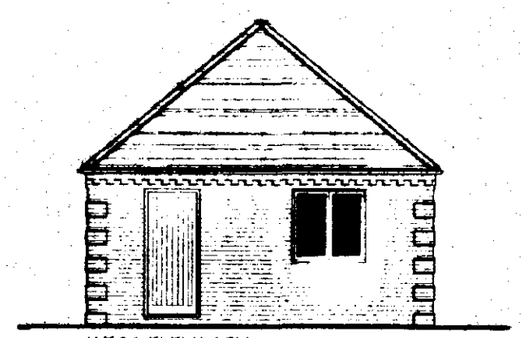
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Date.	NOV. 98	Drawn.	J.C.



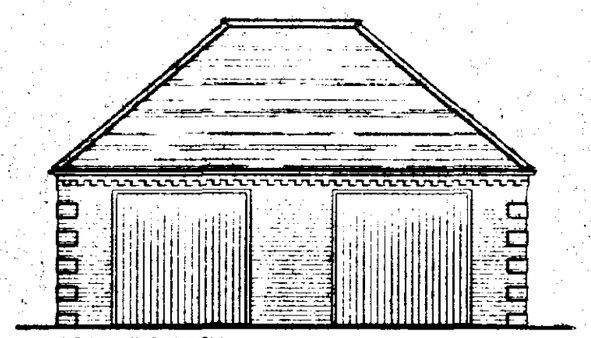
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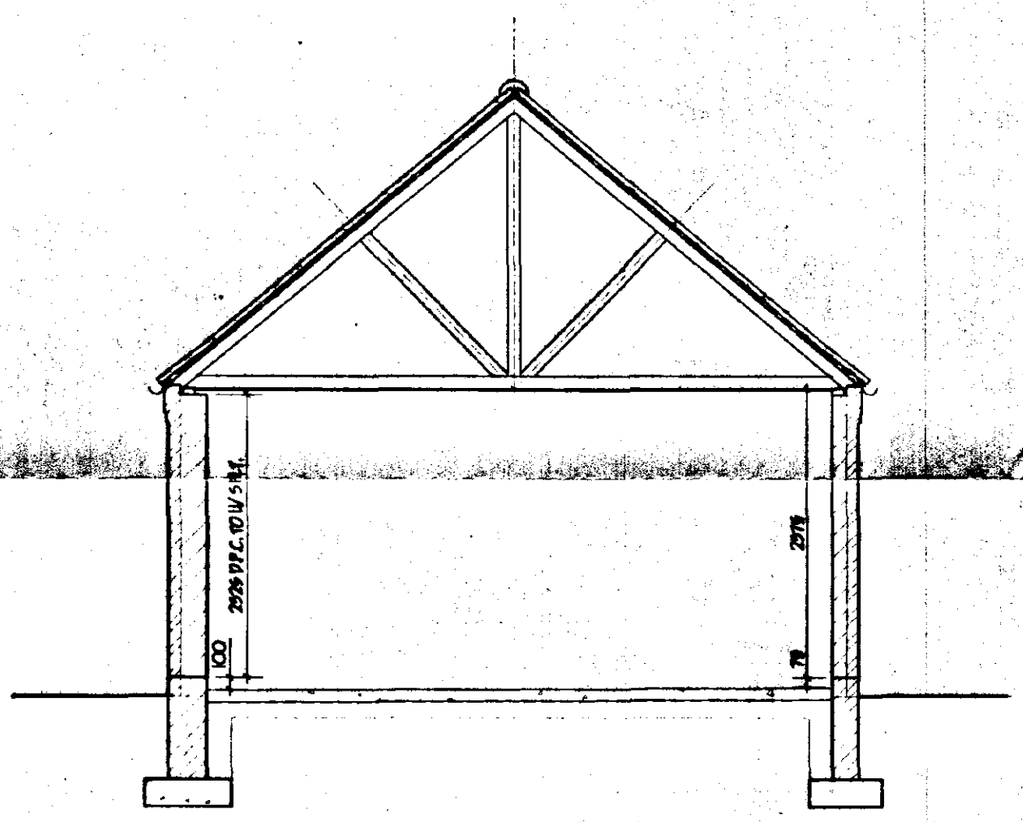
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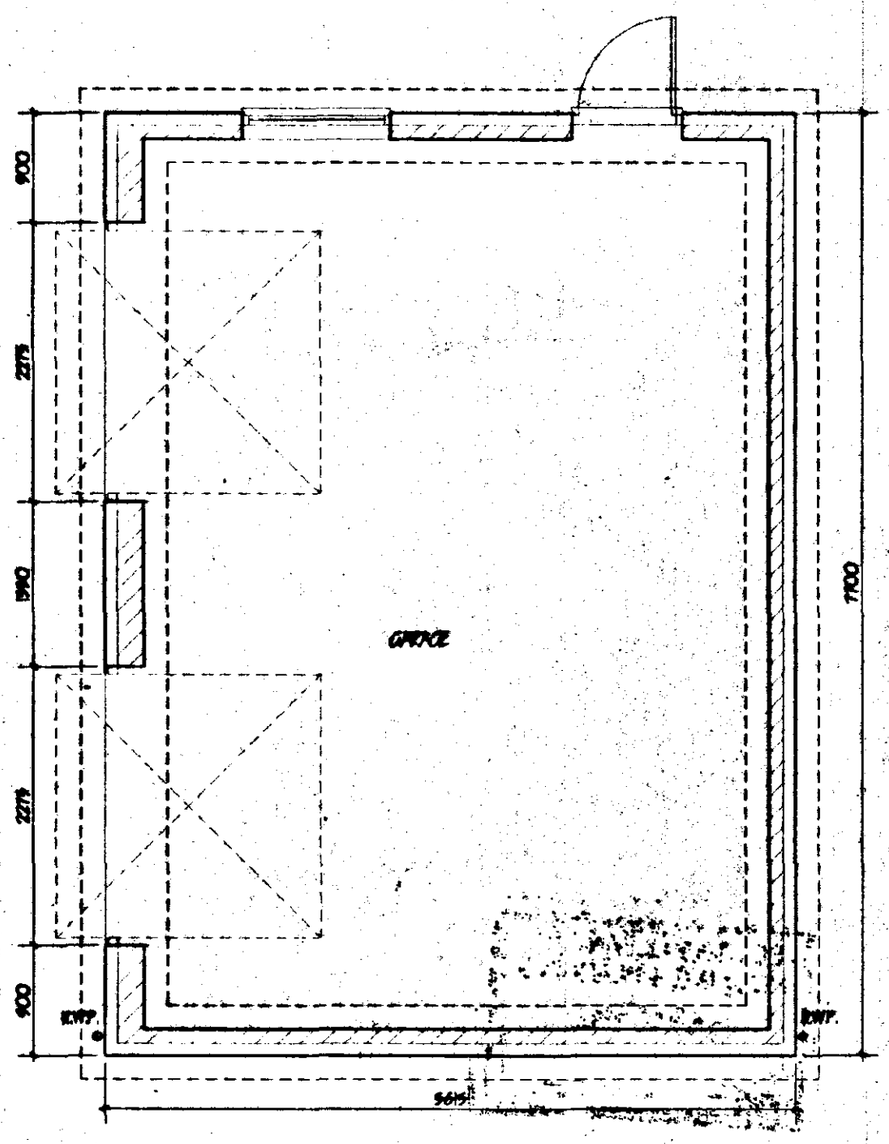
WEST ELEVATION



SOUTH ELEVATION



SECTION



FLOOR PLAN

PITCHED ROOF CONSTRUCTION.
Interlocking concrete roof tiles to B.S. 473 part 2 1971, on 25 x 38 softwood treated battens on underfelt 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. headlap of 75mm and to be fixed in accordance with respect to wind speed, roof pitch and exposure catagory as detailed in CP3 chapter V part 2 1972. Timberplate specialist made prefabricated roof trusses to comply with B.S. 5268 part 3 1985. TRUSS CALCS TO BE SUBMITTED TO L/A. MIN. 28 DAYS PRIOR TO ERECTION. Trusses to be at 600c/c to a pitch of 44 deg. 38 x 100 rafter purlin binder. 38 x 100 centre 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 bridgeing beneath straps. 50 x 100 wall plate bedded on sand and cement. 25 x 175 fascia board c/w 6mm cat. grade plywood 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 webb in accordance with Truss Plate Assoc. tech. bulletin sheet 4.

EAVES.
Eaves soffit to be 12.7mm thick Fibre Cement Soffit Artex. Provide access trap to roof space: opening to be lined with 25 x 25 planted stops. Access panel to be 12mm ply with layer of 12.7mm Fireline board fixed to face. 100mm Jablite to top surface.

WALLING.
215 walling to consist of face brickwork to B.S. 592:1974 for clay bricks and B.S. 187:1978 for calcium silicate bricks: 100mm Tarmac Hemplite solid insulation blocks or similar. Skin tied together using galvanised iron twist ties set 900 horizontally and 450 vertically to B.S. 1243:1978 wall ties positioned at 300 vertical centres at all unbonded closers of cavity.

SUB STRUCTURE WALLING.
215 / 100mm dense concrete blocks to B.S. 6073 pt1 1981. DPC to external wall positioned in accordance with CP 102 min 150 above finished ground level. All brickwork below DPC to be F.L. quality.

GROUND FLOOR CONSTRUCTION.
Strip all vegetable soil and lay floor as follows: 100mm concrete concrete laid with 25mm fall to dwarf on 1200g polythene D.P.M. lapped continuous with D.P.C. by min.100mm Concrete mix GEN4 to B.S. 5928: pt1 1991: 150 blinded and consolidated hardcore

FOUNDATIONS.
Under walls as shown provide strip concrete foundations as follows: Under 315 walls provide 225 x 700 and under 215 walls provide 225 x 600 all GEN4 mix to B.S. 5928: pt1 1991. All foundations taken down to bear on load bearing strata min. depth of 600 to top of foundations: should shrinkable soil conditions be found on site then foundations shall be taken down to a depth of 1 metre below ground level.

LINTELS.
All lintels to be I.G. Re200 units manufactured by Messrs. I.G. and to be installed in accordance with makers' instructions, and to have min. end bearing of 150mm and at external positions to have cavity tray D.P.C. to CP. 121. Lintels in garage to be underlined with 12.7 fireline board or receive 12mm render and skim. Provide Perp-end weep holes and stopends to cavity tray

SURFACE WATER DRAINAGE.
115mm dia. half round rainwater gutters to 65mm dia. rainwater pipes: 110mm dia. underground pipes flexibly jointed to a fall of 1:70 pipes bedded and surrounded in pea gravel and discharge to 1.2m dia. soakaway min. 5.0m to edge from dwelling.

GLAZING.
All glazing between F.F.L. and 800mm high and between F.F.L. and 1500mm high in doors and side lights to be safety glass to B.S. 6206. All windows / doors to be draught sealed.

LIMITATIONS.
This drawing is limited to 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 Planning / Building Regulation approval.
This drawing must not be used as a contract document alone.
All dimensions shall be taken from site from actual work. Under no circumstances shall measurements be scaled from this drawing for construction or ordering purposes.
All given dimensions shall be checked by the Builder / Contractor and will be his responsibility from commencement of site works.
The works will not be supervised or inspected on site by C.A.D. or any representative thereof. It is the client or their appointed agents responsibility to control workmanship, substitution of materials, adherance to specification, variations to contract etc.

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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 instruction and relevant Code of Practice.
Materials shall conform to appropriate British Standard Specification or BBA 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 that is shown on the drawing and details. Work that may not be specifically shown but may be reasonably inferred as necessary to carry out the works shall be deemed to be included.

revision	date	init..	revision details.

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Client.
MR & MRS N. BROWN

Project.
PROPOSED HOUSE & GARAGE
DAMGATE,
HOLBEACH,
SPALDING,
LINC'S.

Drawing.
GARAGE DETAILS

Scale	1:50 1:100	Drawing No.	9751:2
Date.	NOV. 98	Drawn.	J.C.

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HOUSING & PLANNING
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