LANDSCAPING & TREE PLANTING

Existing frontage hedge and trees to be retained as much as possible.

A Boundaries between plots to be defined with 1.8 metre high close boarded fence to 1 metre high in front of dwellings to private drive.

B Existing 2 metre high close boarded fence

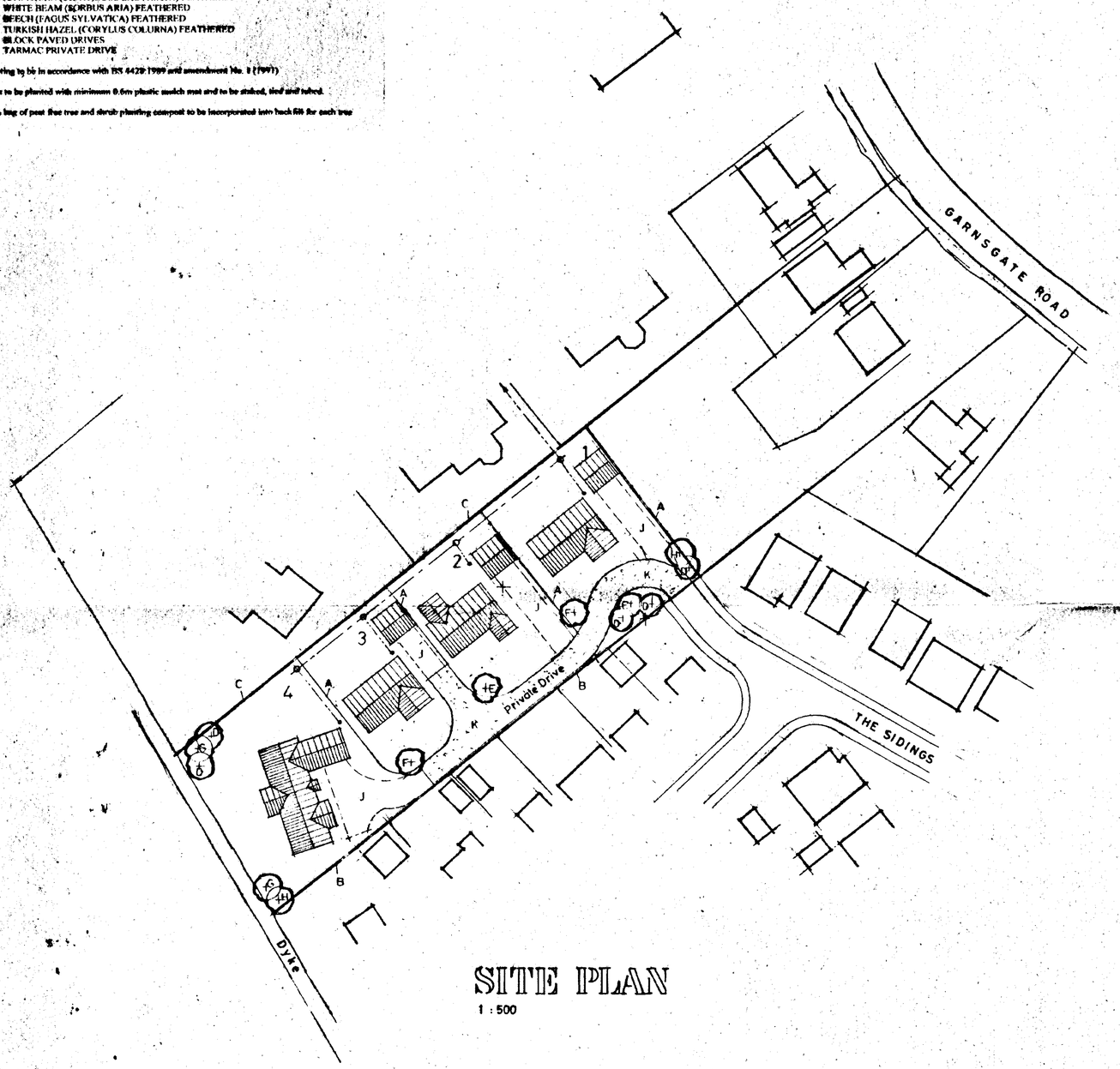
C Existing 1.8 metre high close boarded fence

D SILVER BIRCH (BETULA PENDULA) FEATHERED
E HAWTHORN (CRATAEGUS LAEVIGATA) FEATHERED
F WHITE BEAM (SORBUS ARIA) FEATHERED
G BEECH (FAGUS SYLVATICA) FEATHERED
H TURKISH HAZEL (CORYLUS COLURNA) FEATHERED
I BLOCK PAVED DRIVES
K TARMAC PRIVATE DRIVE

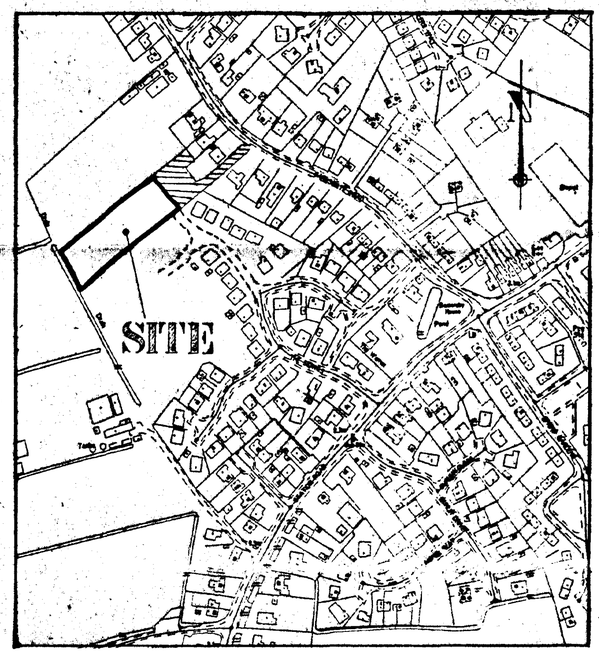
All planting to be in accordance with BS 4428:1989 and amendment No. 1 (1991)

All trees to be planted with minimum 0.6m plastic mulch mat and to be staked, tied and tubed.

1/3 to ½ bag of peat free tree and shrub planting compost to be incorporated into back fill for each tree hole.



SITE PLAN
1 : 500



LOCATION PLAN
1 : 2500

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Summit DS (UK) 99962

DETERMINED
SOUTH HOLLAND DISTRICT COUNCIL
HOUSING SERVICES
19 OCT 2000
Ref: 1259/00

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

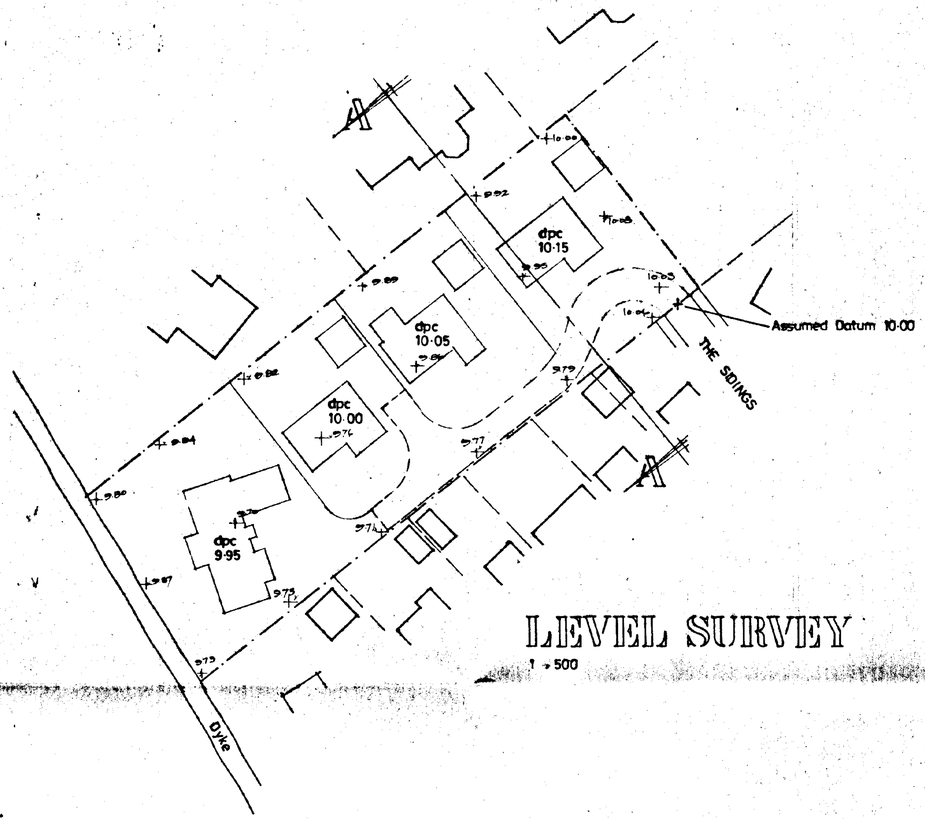
PROJECT:
RESIDENTIAL DEVELOPMENT
OFF THE SIDINGS
LONG SUTTON

CLIENT:
S & S DEVELOPMENTS LTD

SCALES: *AS INDICATED*
DATE: *AUG 2000*

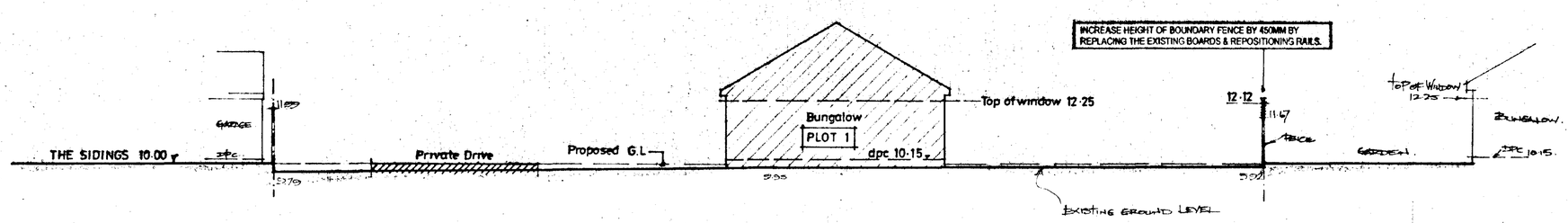
G.R.MERCHANT.
DRAWING No.: *100/00/01*

REVISIONS:



LEVEL SURVEY

1 : 500



SECTION AA

1 : 100

DETERMINED PLAN

AMENDED PLAN

Ref.

SOUTH HOLLAND DC HOUSING & PLANNING 14 DEC 2000 Ref: 1259/00

DETERMINED PLAN

1.11.00. INCREASE HEIGHT OF WEST BOUNDARY FENCE

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

PROJECT:
RESIDENTIAL DEVELOPMENT OFF THE SIDINGS LONG SUTTON

CLIENT:
S & S DEVELOPMENTS LTD

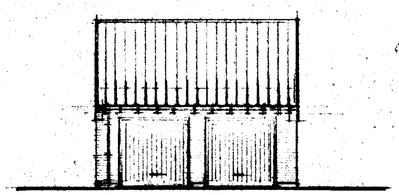
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AS INDICATED	DEC 2000

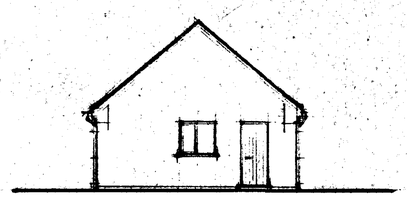
G.R.MERCHANT | DRAWING No.: 1001/00/01 A

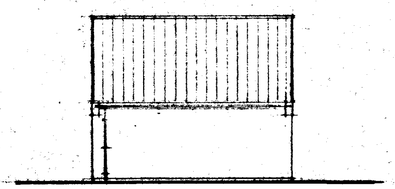
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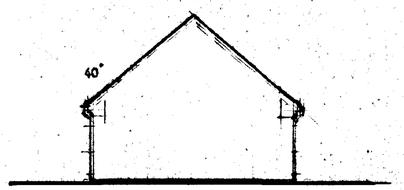
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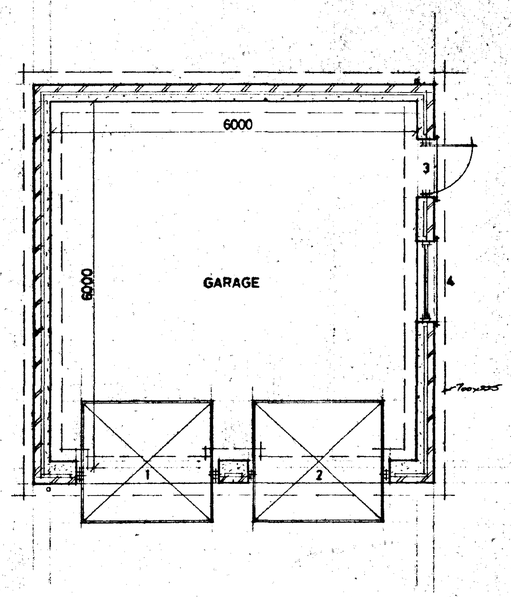
Bummit OS (UK) 99982











DOOR, WINDOW & LINTEL SCHEDULE

POS	REF	LINTEL	LENGTH
1	UF7070NS	LG L1/HD	2700
2	UF7070NS	LG L1/HD	2700
3	FXS	LG L1/S	1200
4	210C	LG L1/S	1500

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PLOTS 1, 2 & 3

DETERMINED PLAN

SOUTH HOLLAND DC HOUSING & PLANNING
19 OCT 2000
Ref: 1259/00

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
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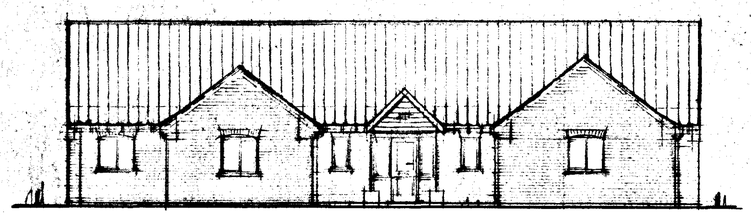
PROJECT:
DETERMINED PLAN
DOUBLE GARAGE

CLIENT:
S & S DEVELOPMENTS LTD.

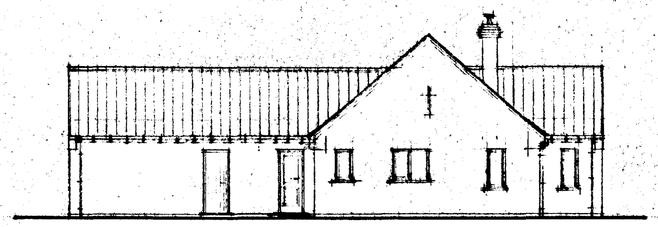
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1/50 1/100	*OCTOBER 2000*
G.R. MERCHANT	DRAWING No.: *100/00/(G)1*

REVISIONS:

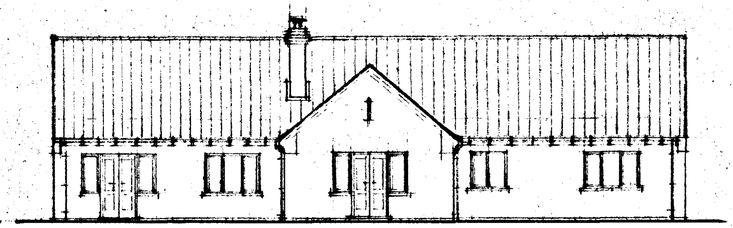
Summit DS (UK) 99962



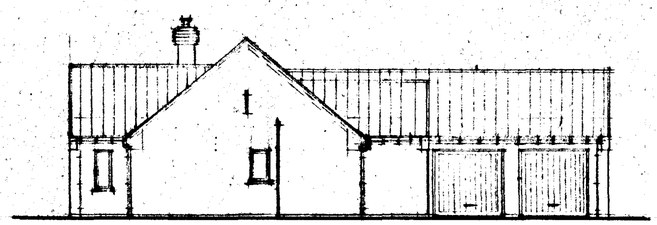
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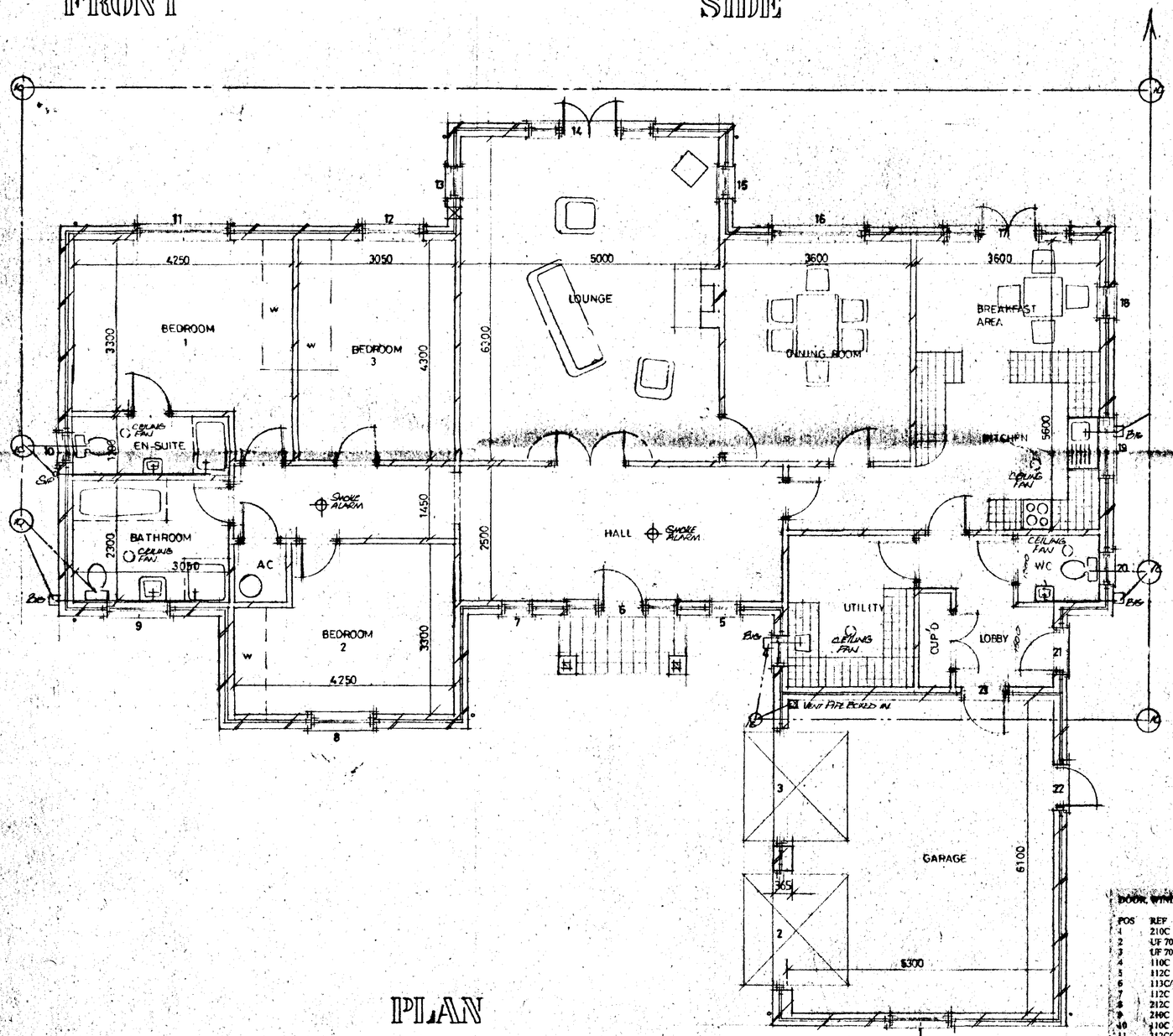
SIDE



REAR



SIDE



PLAN

DOOR, WINDOW & LINTEL SCHEDULE			
POS	REF	LINTEL	LENGTH
1	210C	LG LI/S	1500
2	UF 7070NS	LG LI/HD	2700
3	UF 7070NS	LG LI/HD	2700
4	110C	LG LI/HD	1050
5	112C	LG LI/HD	1050
6	113C/FN29M-MOB/113C	LG LI/HD	2400
7	112C	LG LI/HD	1050
8	212C	LG LI/S	1500
9	210C	LG LI/HD	1500
10	110C	LG LI/S	1050
11	312CC	LG LI/HD	2100
12	212C	LG LI/HD	1500
13	113C	LG LI/HD	1050
14	113C/FCP120/113C	LG LI/S	2850
15	113C	LG LI/HD	1850
16	313CC	LG LI/HD	2100
17	113C/FCP120/113C	LG LI/HD	2850
18	113C	LG LI/S	1050
19	210C	LG LI/S	1500
20	110C	LG LI/S	1050
21	FNS	LG LI/HD	1200
22	FXS	LG LI/HD	1200
23	FIRE DOOR	LG LI/S	1200

PLOT 4

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DETERMINED PLAN

SOUTH HOLLAND DISTRICT COUNCIL HOUSING
19 OCT 2000
Ref: 1259/00

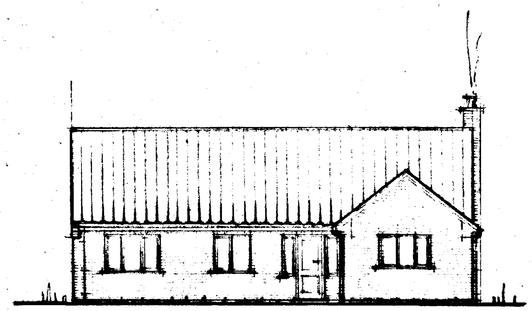
G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

PROJECT:
3 BEDROOM BUNGALOW & GARAGE

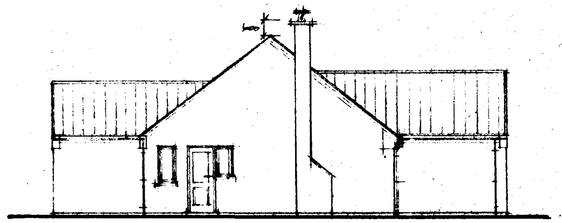
CLIENT:
S & S DEVELOPMENTS LTD

SCALES:	DATE:
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E.R.MERCHANT	DRAWING No.: 100/004

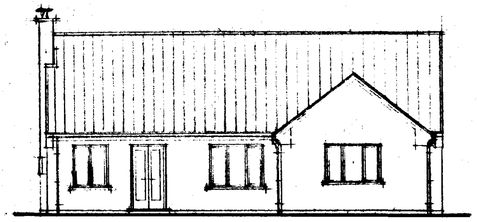
REVISIONS:



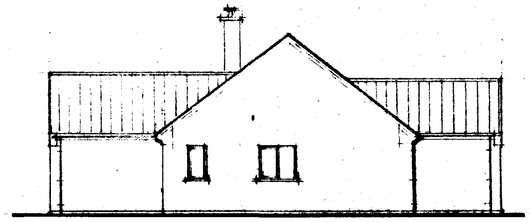
FRONT



SIDE



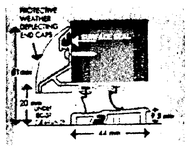
REAR



SIDE

DOOR, WINDOW & LINTEL SCHEDULE

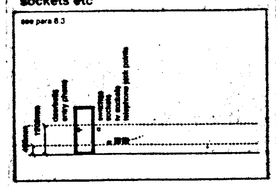
POS	REF	LINTEL	LENGTH
1	312CC	I.G.L1/S	2100
2	NT3C/FNS/N13C	I.G.L1/HD	2100
3	212C	I.G.L1/HD	1500
4	312CC	I.G.L1/HD	2100
5	210CC	I.G.L1/S	1500
6	110C	I.G.L1/S	1050
7	312CC	I.G.L1/S	2100
8	313CC	I.G.L1/HD	2100
9	FCP120	I.G.L1/HD	1500
10	212CC	I.G.L1/HD	1500
11	FNS/110C	I.G.L1/S	1800
12	112C	I.G.L1/S	1050
13	Opening	I.G.100 BOX	1800

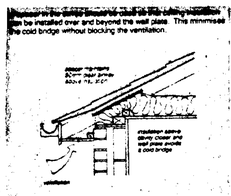


Level entry thresholds and ramped approach:- Provide 1000mm wide footpath constructed from concrete or similar on a hardcore base. At door entry point to be level with finished floor level. Ensure DPC forms at threshold point. Path to have slight fall to outside so to drain any standing water. Ramped approach from ground level to be at 1:21. See detail of threshold by Entex Ltd.

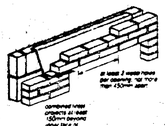
Electrical sockets and switches to be located between 450mm and 1200mm from finished floor level. (See Diagram 22).

Diagram 22 Heights of switches, sockets etc





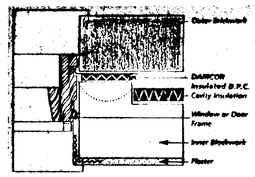
It is recommended that where fair faced masonry is supported by lintels, weep holes should be provided spaced at maximum 450mm intervals. Each opening should have at least two weep holes.



Disabled users approved document part M:-
Obstructions in corridors on the ground floor will be satisfied if a short length (no more than 2000mm) of local permanent obstruction, such as a radiator, would be acceptable provided that the unobstructed width of the corridor is not less than 750mm for that length, and the local permanent obstruction is not placed opposite a door to a room if it would prevent a wheelchair user turning into or out of the room.
Also doors to habitable rooms and a room containing a w.c. on the ground floor have a minimum clear opening of 775mm when accessed by corridors or passageways whose width is not less than 1050mm.

Drives to be hard surfaced (not gravel) with either concrete, tarmacadam or block paving and to be land level at some point with footpath (around main dwelling) for total accessibility.

The principal entrance is to be an 838mm wide doorset to give a minimum 775mm clear opening width.



Structural Installations:-
All work to be carried out in accordance with the latest IEE regulations. Extend electrical circuits from customer unit in ring mains and install lighting and power points in position as directed.

Wall tiling:-
Provide and fix in new bathroom to walls and window cill, kitchen window cill and over work tops ceramic wall tiles with waterproof fix and grout. Tiles to be selected and areas to be tiled to be determined later.

Redecorations:-
Allow for decorating all new surfaces, ensure full and proper preparation of all surfaces in accordance with the coating manufacturers specification

Protected glazing areas:-
Provide toughened glass to BS 6206, 1981 to following areas. To all windows within 800mm of finished floor level. To all door glazing within 1500mm of finished floor level. This applies to slide screens also within 300mm of door. Protected glazing to be permanently marked with BS kite mark.

Smoke alarms:-
Provide mains operated self contained smoke alarm that conforms to BS 5446, part 1. Provide at least one on each floor depending on layout and size in accordance with approved document, part 1. More than one smoke alarm should be inter connected. Smoke alarms to be permanently wired to a separate fused circuit at the distribution board. Also wired in conjunction with approved manufacturers instructions (see position on drawing)

Hot water storage:-
Provide system and installation as approved by British board of Agrement. System to be vented and insulated in accordance with BS 5615, 1985
Provide thermostatic radiator valve to control output from heating system. Pipes in roof void which do not help to heat building to be insulated to BS 5422 1977.

Lounge Fire:-
Provide combustion all [illegible] opening of appliance

Windows and doors:-
Windows and doors to be as Boulton and Paul to dressed softwood standard metric joinery, unless otherwise indicated. All windows and doors to be double glazed (sealed unit type). French doors to be guarpoise made and fitted with a night vent giving 16000mm² of ventilation opening. All other windows to be fitted with adjustable ventilators in sash or frame head to give minimum 8000/4000 mm2 ventilation, depending on location. Windows and doors to be fully draughtproofed.

Joinery:-
Doors, frames, linings, skirtings, architraves, window board and timber mouldings etc. to be of standard manufacturer and be as Boulton and Paul or equal approved.

Roof construction:-
Roofs to be constructed in accordance with sizes the sizes shown on the drawings. All timbers to be B.S. grade softwood properly seasoned and to an appropriate moisture content for canvassing timber where traditional roof. Where trussed rafters adopted they shall be of an approved manufacturer and designed, assembled, erected and braced in accordance with B.S. 5268 part 3, 1985

Roof coverings:-
Concrete interlocking tiles to be fixed in accordance with the manufacturers instructions and B.S. 5534 part 1, 1978. Battens 38 x 25 at gauge centres on underslate type 1F sarking felt with minimum 150 laps.

Lateral restraint straps:-
Provide and fix 30 x 5 patent galvanised mild steel straps at 1800mm centres to anchor wallplates to blockwork walling, ceiling joists and rafter levels where they run parallel to walls. Solid strut below the straps and tight pack against the walls.

Insulation:-
Lay 200mm fibreglass, 100mm between joists and 100mm over joists, maintain minimum 50mm gap between top of insulation and sarking felt. Where insulation runs upto roof slope ensure insulation is continuous with cavity wall insulation.

Roof ventilation:-
6mm plywood with 12mm continuous gap as soffit board. Provide fine mesh flyproof screen to ventilation gap. Proprietary spacer ventilator over joists to maintain 50mm clear airway above insulation.

Fascias:-
To be wrot ex 25mm rebated (Rainwater pattern) softwood with rebate for soffit. Frame out in 38 x 25 softwood for soffit support.

Ceilings:-
Provide and fix 12.7mm Gyproc wallboard to all new ceilings. Nog all perimeters and board joints prior to fixing plasterboard to fully support sheeting. Fix Gyproc coving and artex finish to ceiling.

Ground floor:-
65mm mortar screed reinforced with chicken wire on 500 gauge polythene seperating layer on 50mm joists (or similar) polystyrene insulation on 1200 gauge DPM lapped with DPC in walls. 150 mm hardcore, blinded and compacted. Excavate overate to 100mm deep to remove topsoil of vegetation.

Foundations:-
Generally to be in reinforced No 9/14 strip 750mm wide x 225mm thick under cavity walling, 450mm x 225mm under partition walls. Thicken floor slab to 250 x 450 wide below non-loadbearing partition walls. Excavations shall be down to a firm consistent, loadbearing stratum to the approval of the local authority building control officer.

Lintels:-
To be I.G. L1/HD 89 in cavity wall openings generally, unless stated otherwise. Internal door openings in block walls to be I.G. BOX 100 lintels. All lintels to have minimum 150mm end bearing and installed strictly in accordance with the maker's instructions. Faces of all lintels to be covered with at least 15mm of lightweight plaster.

Above ground drainage:-
Hand basin waste to be 32mm dia. WC 110mm dia PVC. Basin and sink wastes 40mm dia. use plastpyce push fit pipework, all traps to be 75mm deep seal, all pipework etc. to be accessible throughout their runs for cleansing repair and replacement, connect bath, basin and WC wastes to 110mm dia stack. Sink to discharge to back inlet gully with pull out stopper for rodding. Soil and vent stack to be carred 900mm above window heads and fitted with patent ventilating terminal.

Underground drainage:-
110mm UPVC pipe to fall 1:80 with 150mm pearoyed bed and surround. Inspection chambers to be 450mm dia preformed plastics installed to manufacturers instructions complete with cover and frame. 450mm dia inspection chambers not to exceed 1m below ground level. Back inlet gullies to be of the roddable type. Drain runs with less than 300mm ground cover to have paving slab protection over trench on top of pearoyed, omit where concrete path cast over pipe runs, where drains pass under driveways protect in a similar manner. Where drains pass through cavity walls support over each half with precast concrete lintel and provide 50mm space all round the pipe, mask opening both sides with rigid sheet material to prevent entry of fill or vermin (Reg H1-A14. Diagram A1).

Rainwater goods:-
PVC gutters 115mm half round and 68mm dia down pipes to match including all bends, outlets, clips, brackets, connectors etc. and connect to underground drain to soakaway.

Soakaways:-
To be a minimum 5.0 metres from any building and to be 1m3 rubble filled with inlet pipe discharging to centre of soakaway.

Plasterwork:-
Walls to be plastered cement:lime:sand render with skim finish a total of 13mm thick including reveals and lintel soffits.

Walls:-
Cavity work to be 360mm overall width comprising 160mm clay facing bricks, 65mm cavity filled with Tideway cavity fill. Agrement certificate no. 86/1606. 100mm thk load bearing Thermalite insulation blocks. Internal partitions to be in 100mm blockwork walling. Wall ties in cavity walling to be stout galvanised wire butterfly type at 900mm centres horizontally and 450mm centres vertically every alternate tie course to be staggered 450mm. At openings provide ties at 225mm centres vertically within 225mm of the openings. Movement joints to be installed in blockwork in accordance with BS 5628, part 3, 1985.

Sub-structure walls:-
To be in type A cenex aggregate concrete blockwork up to ground level. Cavity to be filled with lean mix concrete, or cavity width "French" foundation blocks to be used.

Ventilation:-
Natural ventilation area of windows to be not less than 1/20 of room floor area. All habitable room windows to have 8000mm² night vents, kitchen, utility, bathroom and WC. Windows to have 4000mm2 night vents. Extractor fans to be provided to kitchen (minimum 60 litres/second), bathrooms and WC (minimum 15 litres/second) and utility (minimum 30 litres/second). Where mechanical extractor fans are fitted in room with no ventilation (wet), provide fan with 15 min overrun which may be operated intermittently, connected to light switch, also ensure 10mm gap underneath door to floor finish.

Boiler:-
New boiler to be gas fired, wall mounted, balanced flue type of approximately 18ker output rating. Flue terminal to be fitted with suitable cage guard.

Plumbing:-
All fittings, washers etc. to be in suite 4 sheet lead properly cut, dressed and fixed.

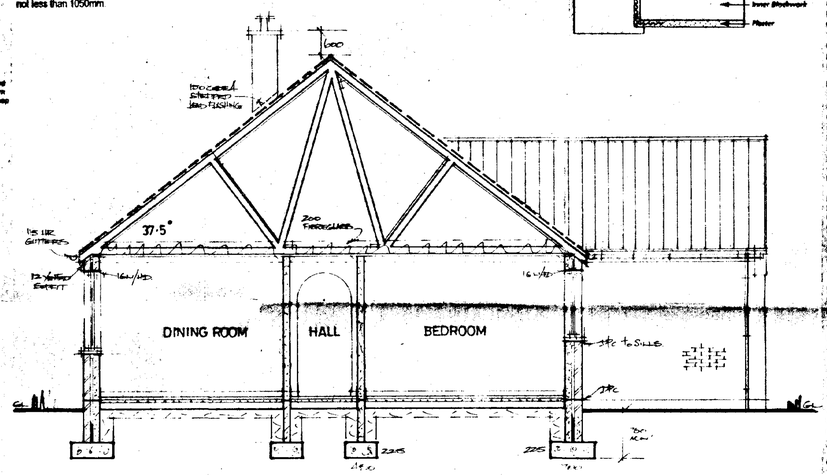
Stone paved coursing:-
Provide embossed heavy duty polythene DPC material at 150mm minimum above ground level in all leafs of cavity walling, piers and columns. DPCs to be linked with DPM. Also provide vertical and horizontal DPCs around openings for windows and doors in cavity walls and similar material as cavity trays over lintels, with at least 2 no. weep holes per opening not more than 450mm apart.

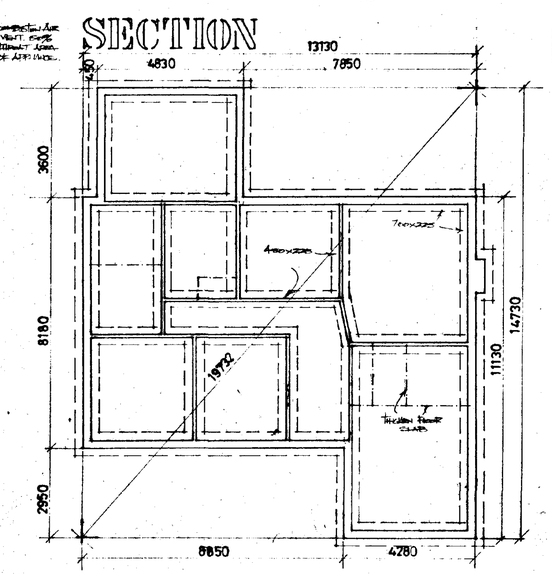
Skirting and architraves:-
Timber mouldings, skirtings and architraves to be standard section or as otherwise directed.

Hot water and heating etc.:-
Install hot water heating pipework to provide hot and cold water supplied to all new appliances in the building and provide space heating to all new areas. Radiator positions to be as directed, all radiators to be fitted with thermostatic valves. It is not recommended to have thermostatic radiator valves fitted on the radiators in the room served by the room thermostat. Heating controls: Honeywell room stat, Honeywell cylinder stat and Honeywell programmer - S plan system. Heating and hot water system to be fitted with flow controls eg: motorised valves, electrically interlocked with boiler and pump to prevent unnecessary boiler cycling.

Internal doors (Part M disabled access):-
All ground floor internal doors to be 838mm wide min clear width 775mm, for disabled users - all in accordance with part M approved document.

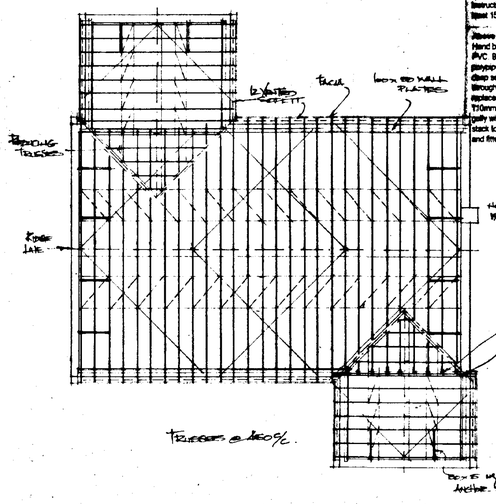
PLAN





FOUNDATION PLAN

ROOF DESIGNED & ERECTED TO BS 5268 PART 3, 1988. ROOF TRUSS DESIGN & CERTIFICATE TO BE SUPPLIED PRIOR TO ERECTION ON SITE



ROOF PLAN

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SUMMIT 1217

SOUTH HOLLAND DISTRICT COUNCIL
RECEIVED WITHIN 40 DAYS OF STAMP
19 OCT 2000
Ref: 1259/00

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

PROJECT:
PLANNING PLAN
3 BEDROOM BUNGALOW

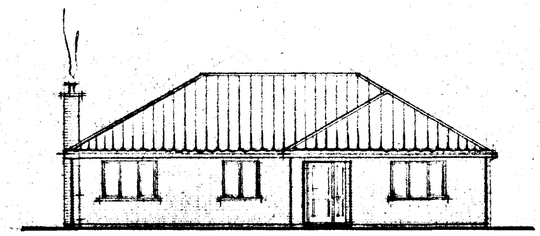
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S & S DEVELOPMENTS LTD

SCALES: 1/50 & 1/100
DATE: OCTOBER 2000

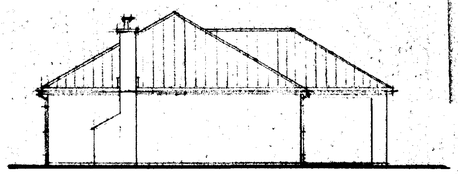
G.R.MERCHANT
DRAWING No.: 1259/02

REVISIONS:

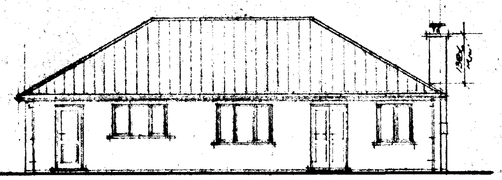
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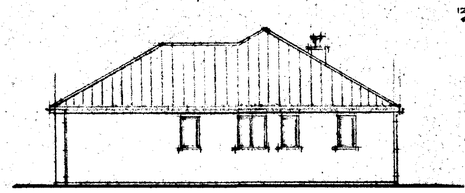
FRONT



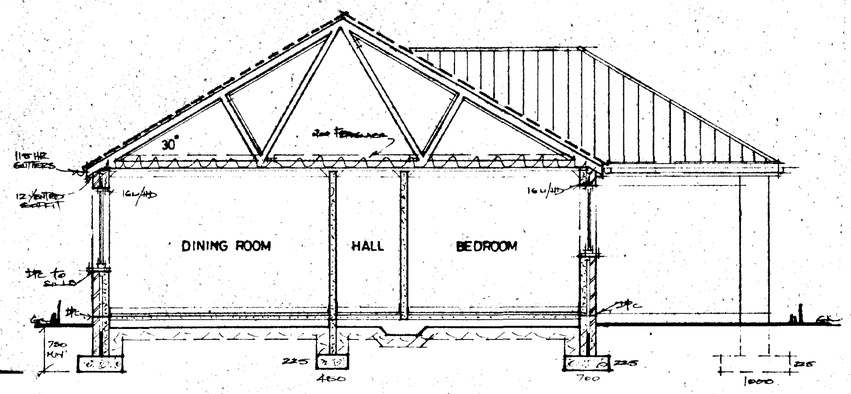
SIDE



REAR



SIDE



SECTION

ROOF DESIGNED & ERECTED TO BS:5268 PART 3 1988.
ROOF TRUSS DESIGN & CERTIFICATE TO BE SUPPLIED PRIOR TO ERECTION ON SITE.

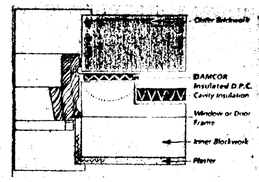
DOOR, WINDOW & LINTEL SCHEDULE

POS	REF	LINTEL	LENGTH
1	312CC	I.G.L1/HD	2100
2	Opening	I.G.L1/HD	1600
3	Opening	I.G.L1/HD	2700
4	FE120	I.G.L1/HD	1500
5	212CC	I.G.L1/HD	1500
6	312CC	I.G.L1/HD	2100
7	212CC	I.G.L1/HD	1500
8	FCP120	I.G.L1/HD	1500
9	313CC	I.G.L1/HD	2100
10	310CC	I.G.L1/HD	2100
11	FNS	I.G.L1/HD	1200
12	110C	I.G.L1/HD	1050
13	110C	I.G.L1/HD	1050
14	2N10C	I.G.L1/HD	1350
15	110C	I.G.L1/HD	1050

Disabled users approved document part 'M':-
Obstructions in corridors on the ground floor will be satisfied if a short length (no more than 2000mm) of local permanent obstruction, such as a radiator, would be acceptable provided that the unobstructed width of the corridor is not less than 750mm for that length, and the local permanent obstruction is not placed opposite a door to a room if it would prevent a wheelchair user turning into or out of the room.
Also doors to habitable rooms and a room containing a w.c. on the ground floor have a minimum clear opening of 775mm when accessed by corridors or passageways whose width is not less than 1050mm.

Drives to be hard surfaced (not gravel) with either concrete, tarmacadam or block paving and to be land level at some point with footpath (around main dwelling) for total accessibility.

The principal entrance is to be an 838mm wide doorset to give a minimum 775mm clear opening width.



Roof construction:-
Roofs to be constructed in accordance with and to the sizes shown on the drawings. All timbers to be G.S. grade softwood properly seasoned and to an acceptable moisture content for carcassing timber where traditional roof. Where trussed rafters adopted they shall be of an approved manufacturer and designed, assembled, erected and braced in accordance with B.S. 5268 part 3, 1985.

Roof coverings:-
Concrete interlocking tiles to be fixed in accordance with the manufacturers instructions and B.S. 5534 part 1, 1978. Battens 38 x 25 at gauge centres on underslate type 1F sarking felt with minimum 150 laps.

Lateral restraint straps:-
Provide and fix 30 x 5 galvanised mild steel straps at 1800mm centres to anchor wallplates to blockwork walling, ceiling joists and rafter levels where they run parallel to walls. Solid strut below the straps and tight pack against the walls.

Insulation:-
Lay 200mm fibreglass, 180mm between joists and 100mm over joists, maintain minimum 50mm gap between top of insulation and sarking felt. Where insulation runs upto roof slope, ensure insulation is continuous with cavity wall insulation

Roof ventilation:-
9mm plywood with 12mm continuous gap as soffit board. Provide fine mesh flyproof screen to ventilation gap. Proprietary spacer ventilator over joists to maintain 50mm clear airway above insulation.

Fascias:-
To be wrot or 25mm nominal thickness painted softwood with rebate for soffit. Frame out in 38 x 25 softwood for soffit support.

Ceilings:-
Provide and fix 12.7mm Gyproc tediboard to all new ceilings. Nog all perimeters and board joints prior to fixing plasterboard to fully support sheeting. Fix Gyproc coving and artex finish to ceiling.

Ground floor:-
150mm mortar screed reinforced with chicken wire on 500 gauge polythene separating layer on 50mm joists (or similar) polystyrene insulation on 1200 gauge DPM lapped with DPC in walls. 150 mm hardcore, blinded and compacted. Excavate generate to 100mm deep to remove topsoil of vegesward.

Electrical installation:-
All work to be carried out in accordance with the latest IEE regulations. Extend electrical circuits from transomer unit in ring mains and install lighting and power points in position as directed.

Wall tiling:-
Provide and fix in new bathroom to walls over window cill, kitchen window cill and over work tops, ceramic wall tiles with waterproof fix and grout. Tiles to be selected and areas to be tiled to be determined later.

Decoration:-
Allow for decorating all new surfaces, ensure full and proper preparation of all surfaces in accordance with the coating manufacturers specification.

Protected glazing areas:-
Provide toughened glass to BS 6206, 1981 to following areas. To all windows within 800mm of finished floor level. To all door glazing within 1500mm of finished floor level. This applies to side screens also within 300mm of door. Protected glazing to be permanently marked with BS kite mark.

Smoke alarms:-
Provide mains operated self contained smoke alarms that conforms to BS 5446, part 1. Provide at least one on each floor depending on layout and size to in accordance with approved document, part 1. More than one smoke alarm should be inter connected. Smoke alarms to be permanently wired to a separate fused circuit at the distribution board. Also read in conjunction with approved manufacturers instructions (see position on drawing)

Hot water storage:-
Provide system and installation as approved by British board of Agrement. System to be vented and insulated in accordance with BS 5615, 1985. Provide thermostatic radiator valve to control output from heating system. Pipes in roof void which do not help to heat building to be insulated to BS 5422. 1977.

Lounge Fire:-
Provide combustion grate lounge equal to 50% of throat opening of appliance

Foundations:-
Generally to be in mass concrete ST4 strip 700mm wide x 225mm thick under cavity walling, 450mm x 225mm under partition walls. Thicken floor slab to 225 x 450 wide below non-loadbearing partition walls. Excavations shall be taken to a firm consistent loadbearing stratum to the approval of the local authority building control officer

Lintels:-
To be I.G. L1/HD 89 in cavity wall openings generally, unless stated otherwise. Internal door openings in block walls to be I.G. BOX 100 lintels. All lintels to have minimum 150mm end bearing and installed strictly in accordance with the makers instructions. Faces of all lintels to be covered with at least 15mm of lightweight plaster.

Windows and doors:-
Windows and doors to be as Bouton and Paul in treated softwood standard metric joinery, unless otherwise indicated. All windows and doors to be double glazed (sealed unit type). French doors to be outdoors made and fitted with a night vent giving 30000mm² of ventilation opening. All other windows to be fitted with adjustable ventilators in sash or frame head to give minimum 8000/4000 mm2 ventilation, depending on location. Windows and doors to be fully draughtproofed.

Joinery:-
Doors, frames, linings, skirtings, architraves, window board and timber mouldings etc. to be of standard manufacturer and be as Bouton and Paul or equal approved

Above ground drainage:-
Stand basin waste to be 32mm dia, WC 110mm dia PVC. Basin and sink wastes 40mm dia, use polypipe push fit pipework, all traps to be 75mm deep seal, all pipework etc. to be accessible throughout their runs for cleansing rodding and replacement, connect bath, basin and WC wastes to 110mm dia stack. Sink to discharge to back inlet gully with pull out stopper for rodding. Soil and vent stack to be carried 900mm above window heads and fitted with patent ventilating terminal

Walls:-
Cavity work to be 265mm overall width comprising 100mm clay facing bricks, 65mm cavity filled with Tebrax cavity fill. Agrement certificate no. 86/1686. 100mm load bearing Thermalite insulation blocks. Internal partions to be in 100mm blockwork walling. Wall ties in cavity walling to be stout galvanised wire butterfly type at 900mm centres horizontally and 450mm centres vertically every alternate tie course to be staggered 450mm. All openings provide ties at 225mm centres vertically within 225mm of the openings. Movement joints to be installed in blockwork in accordance with BS 5628, part 3, 1985.

Sub-structure walls:-
To be in type A dense aggregate concrete blockwork up to ground level. Cavity to be filled with lean mix concrete, or cavity width Trench foundation blocks to be used.

Ventilation:-
Natural ventilation area of windows to this not less than 1/20 of room floor area. All habitable room windows to have 8000mm² night vents, kitchen, utility, bathroom and WC. Windows to have 4000mm2 night vents. Extractor fans to be provided in kitchen (minimum 60 litres/second), bathrooms and WC (minimum 15 litres/second) and utility (minimum 30 litres/second). Where mechanical extractor fans are fitted in room with no ventilation (we), provide fan with 15 min overrun which may be operated intermittently, connected to light switch, also ensure 10mm gap underneath door to floor finish.

Boiler:-
New boiler to be gas fired, wall mounted, balanced flue type of approximately 18kw output rating. Flue terminal to be fitted with suitable cage guard

Flashings:-
All flashings, aprons etc. to be in code 4 sheet lead properly cut, dressed and fixed

Damp proof courses:-
Provide embossed heavy duty polythene DPC material at 150mm minimum above ground level in all leafs of cavity walling, piers and columns. DPCs to be linked with DPM. Also provide vertical and horizontal DPCs around openings for windows and doors in cavity walls and similar materials as cavity trays over lintels, with at least 2 no. weep holes per opening not more than 450mm apart.

Underground drainage:-
110mm UPVC pipe to laid 1:80 min 600mm minimum bed and surround. Inspection chambers to be 450mm dia preformed plastics installed to manufacturers instructions complete with cover and frame. 450mm dia inspection chambers not to exceed 1m below ground level. Back inlet gullies to be of the rodicable type. Drain runs with less than 900mm ground cover to have paving slab protection over trench on top of pea gravel, and where concrete path cast over pipe runs, where drains pass under driveways protect in a similar manner. Where drains pass through cavity walls support over each leaf with precast concrete lintel and provide 50mm space all round the pipe, mask opening both sides with rigid sheet material to prevent entry of fill or vermin (Reg H1-A14. Diagram A1).

Rainwater goods:-
PVC gutters 115mm half round and 68mm dia down pipes to match including all bends, outlets, clips, brackets, connectors etc. and connect to underground drain to soakaway

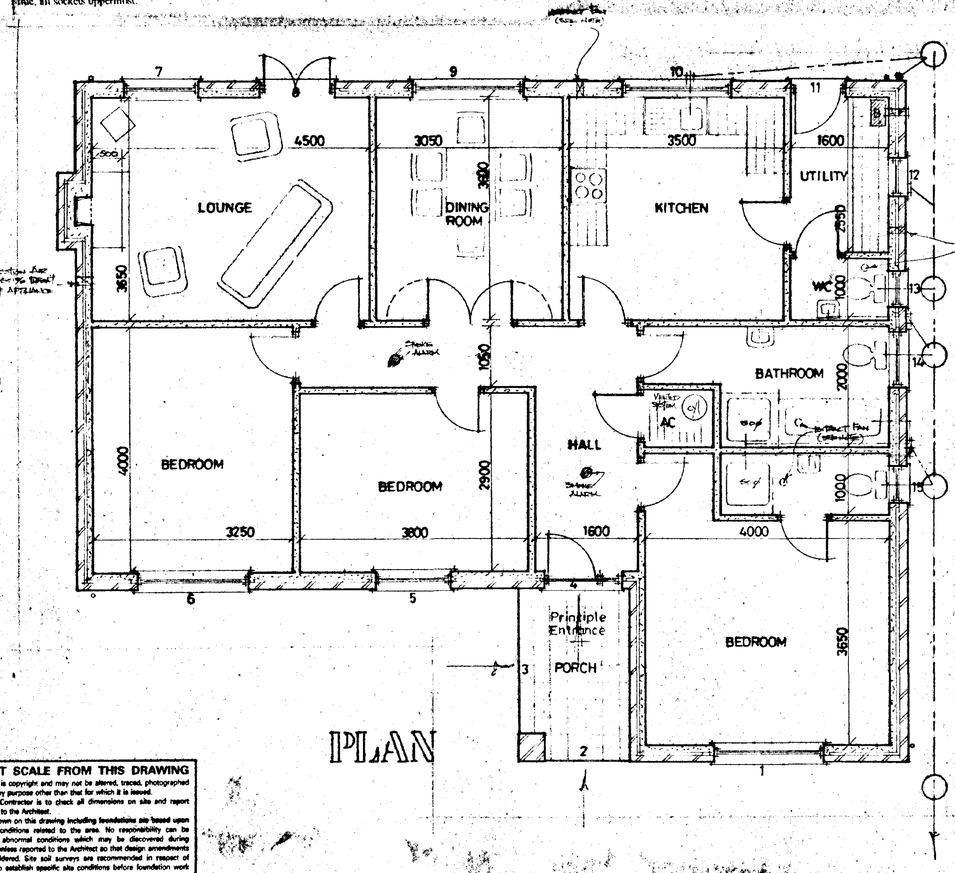
Soakaways:-
To be a minimum 6.0 metres from any building and to be 1m3 rubble filled with inlet pipe discharging to centre of soakaway.

Plasterwork:-
Walls to be plastered cement lime and render skim stem finish a total of 13mm thick including reveals and lintel soffits.

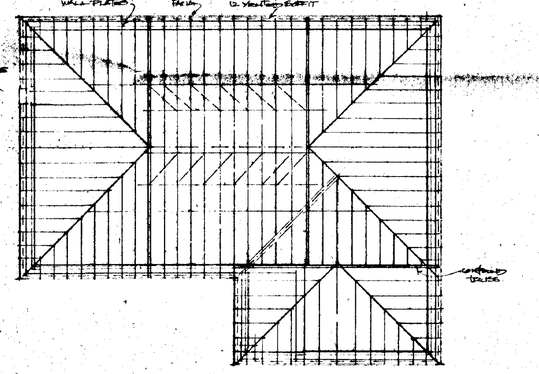
Skirting and architraves:-
Timber mouldings skirtings and sashframes to be standard section or as otherwise directed.

Hot water and heating etc.:-
Install hot water heating pipework to provide hot and cold water supplied to all new appliances in the building and provide space heating to all new areas. Radiator positions to be as directed, all radiators to be fitted with thermostatic valves. It is not recommended to have thermostatic radiator valves fitted on the radiators in the room served by the room thermostat. Heating controls: Honeywell room stat, Honeywell cylinder stat and Honeywell programmer - S plan system. Heating and hot water system to be fitted with flow controls eg. motorised valves, electrically interlocked with boiler and pump to prevent unnecessary boiler cycling.

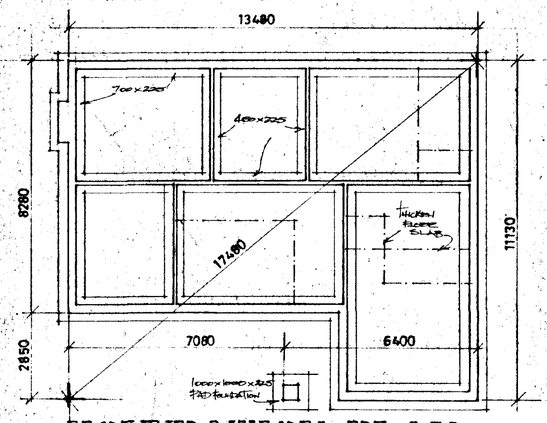
Internal doors (Part M disabled users):-
All ground floor internal doors to be 838mm wide, min clear width 775mm, for disabled users - all in accordance with part M approved document.



PLAN

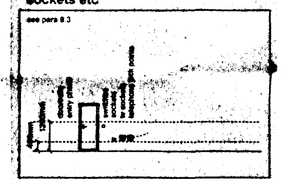


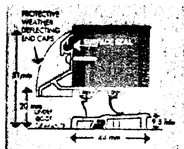
ROOF PLAN

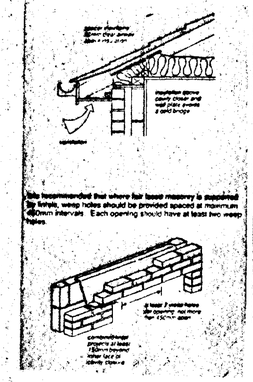


FOUNDATION PLAN

Diagram 22 Heights of switches, sockets etc







19 OCT 2000
Ref: 1259/00

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL & LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

PROJECT:
3 BEDROOM BUNGALOW

CLIENT:
S & S DEVELOPMENTS LTD

SCALES: 1/50 1/100
DATE: OCTOBER

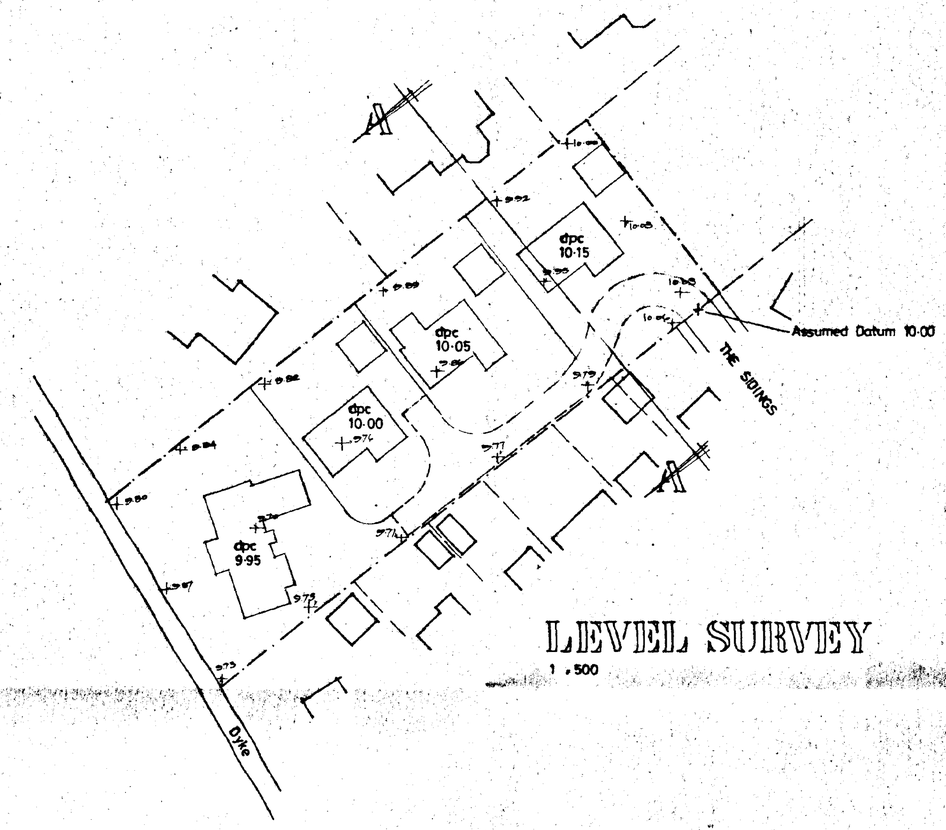
G.R.MERCHANT.
DRAWING No.: 100/08

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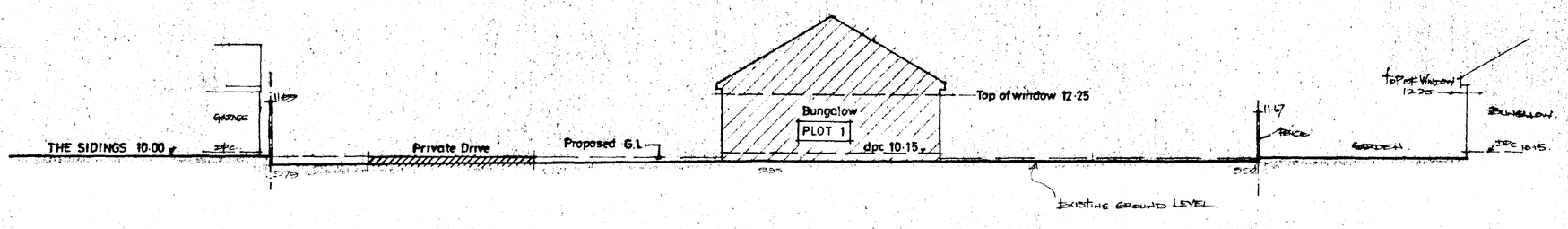
SUBMIT 1217

PLOTS 1 & 3



LEVEL SURVEY

1 : 500



SECTION AA

1 : 100

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SUBMITTED
SUBMITTED

AMENDED PLAN
Ref.

SOUTH HOLLAND DC
HOUSING & PLANNING
-7 DEC 2000
Ref. 1259/00.

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

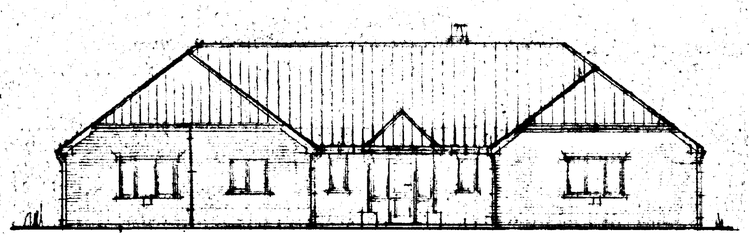
PROJECT:
RESIDENTIAL DEVELOPMENT
OFF THE SIDINGS
LONG SUTTON

CLIENT:
S & S DEVELOPMENTS LTD

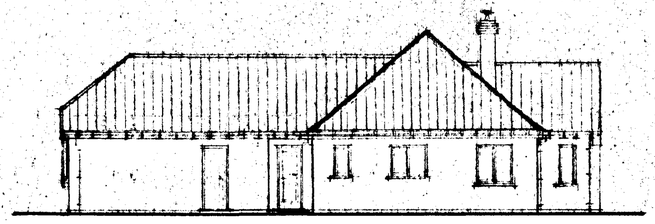
SCALES:	DATE:
AS INDICATED	*DEC 2000*
G.R.MERCHANT	DRAWING No.: *100/0001/1*

REVISIONS:

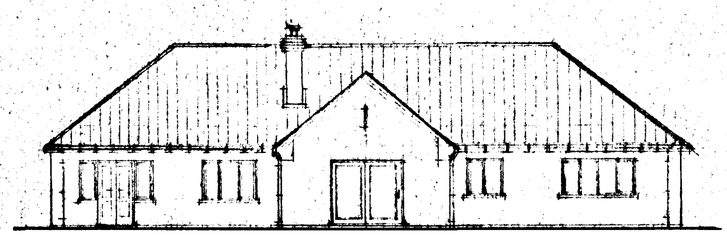
Barrow DS (UK) 99962



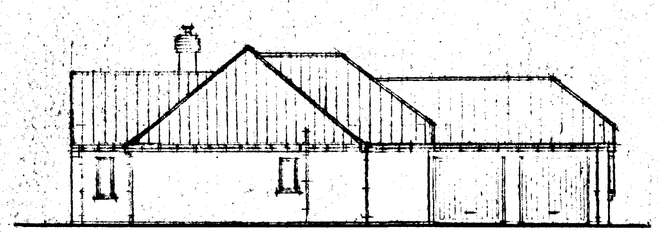
FRONT



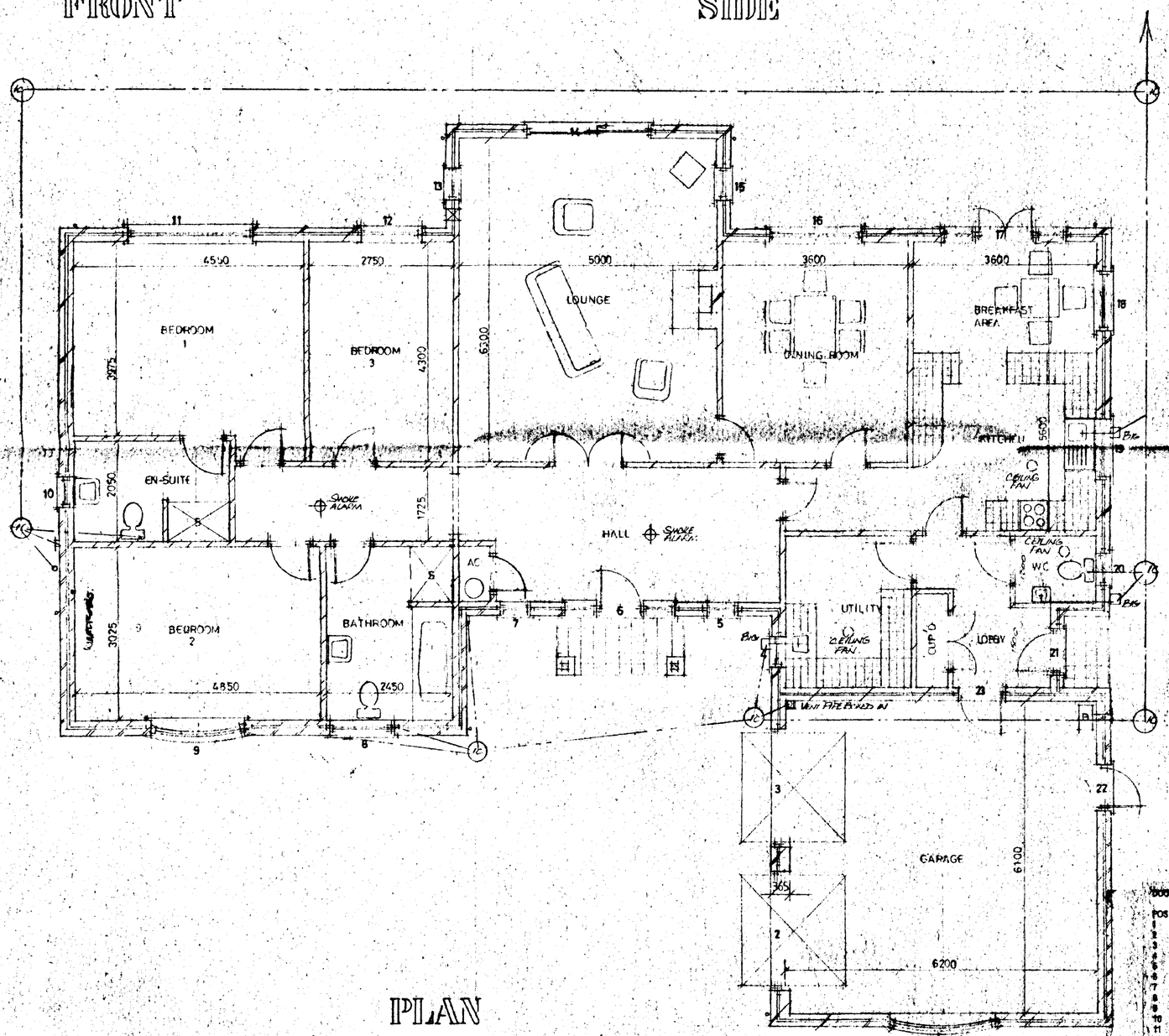
SIDE



REAR



SIDE



PLAN

DOOR, WINDOW & LINTEL SCHEDULE			
POS	REF	LINTEL	LENGTH
1	CR 35/112	LGL1/S	2100
2	UF7070NS	LGL1/HD	2700
3	UF7070NS	LGL1/HD	2700
4	110C	LGL1/HD	1050
5	112C	LGL1/HD	1050
6	113C/FH2SM-MOB/113C	LGL1/HD	2400
7	112C	LGL1/HD	1050
8	210C	LGL1/HD	1500
9	CR35/112C	LGL1/S	2100
10	110C	LGL1/S	1050
11	412 CNC	LGL1/HD	2700
12	212C	LGL1/HD	1500
13	113C	LGL1/HD	1050
14	2400 PATIO DOOR	LGL1/S	2700
15	113C	LGL1/HD	1050
16	313CC	LGL1/HD	2100
17	113C/FCP120/113C	LGL1/HD	2850
18	213C	LGL1/S	1500
19	210C	LGL1/S	950
20	210C	LGL1/S	1050
21	FNS	LGL1/HD	1200
22	FXS	LGL1/HD	1200
23	FIRE DOOR	LGL1/S	1200
24	OPENING	LGL1/HD	1800

PLOT 4

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Summit DS (UK) 99952

A 17.2.01 PROPOSED EXTENSIONS AND CHANGES

G. R. MERCHANT
I.ENG AMICE, FIWO,
ARCHITECTURAL, STRUCTURAL
& LAND DRAINAGE CONSULTANT
TEL: HOLBEACH (01406) 490800

PROJECT:
3 BEDROOM BUNGALOW & GARAGE

CLIENT:
S & S DEVELOPMENTS LTD

SCALES: 1/50 1/100

DATE: OCTOBER 2000

G.R.MERCHANT

DRAWING No.: 100004 A

REVISIONS: A

SIZE: A3

SOUTH HOLLAND DC
HOUSING & PLANNING
01 MAR 2001
Ref: 1299/00