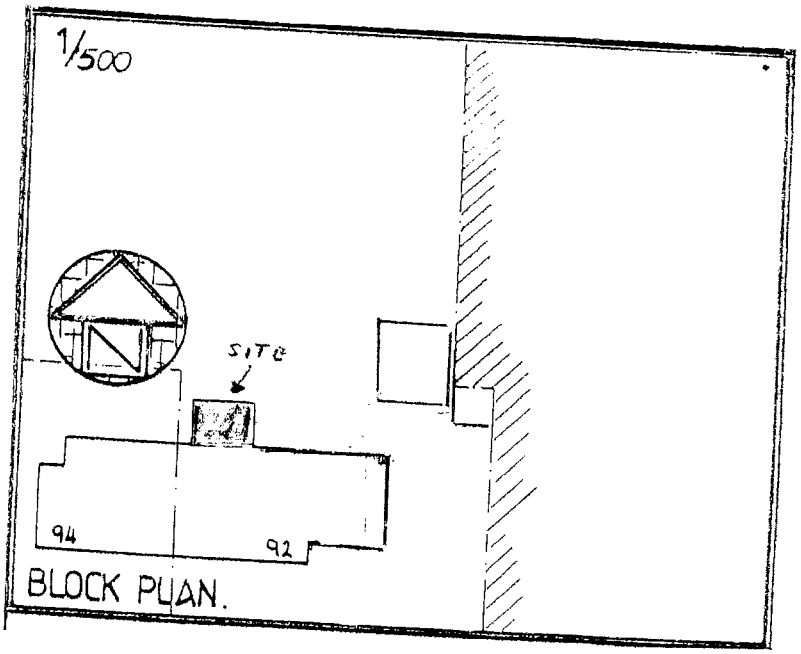
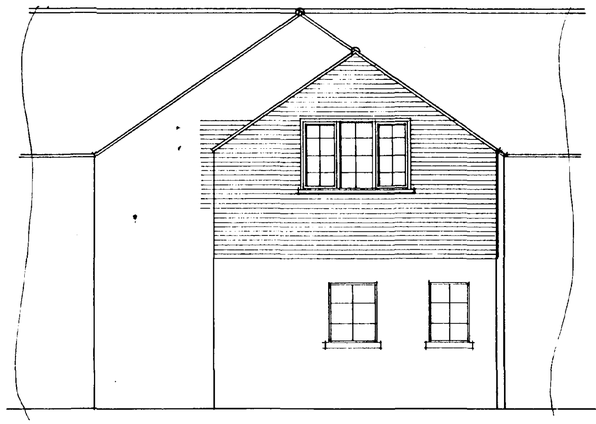
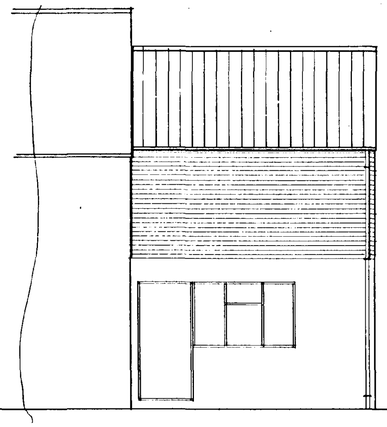


92 ROMAN BANK
LONG SUTTON
LINCS PE12 9LB

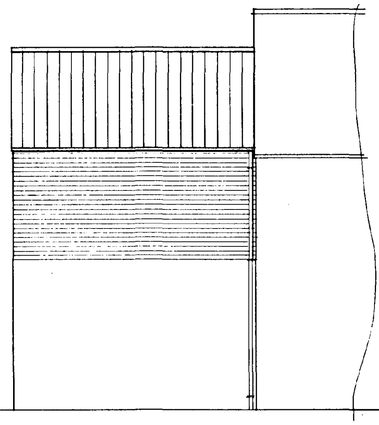
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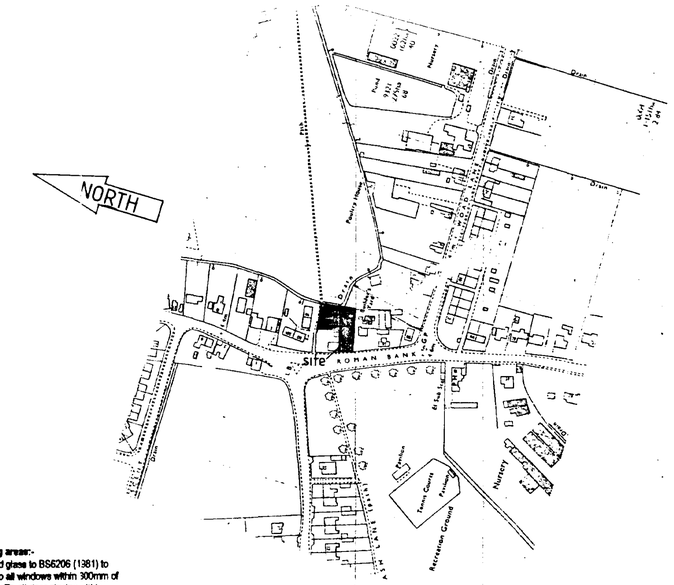
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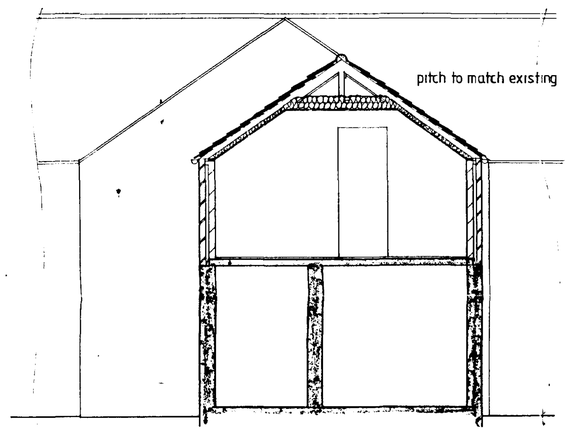
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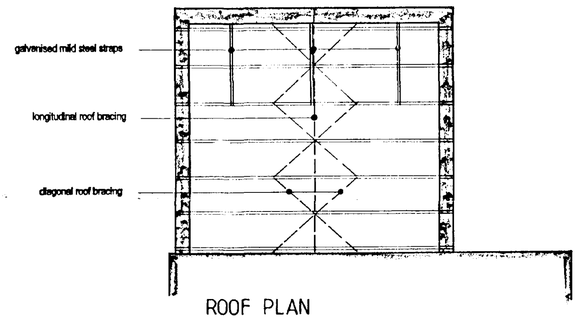
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LOCATION PLAN



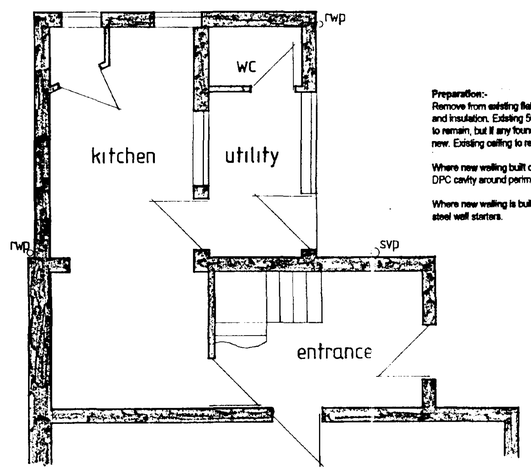
SECTION A-A



ROOF PLAN

DOOR WINDOW AND LINTEL SCHEDULE

No.	Reference or Description	Lintel	Length
1	B312CC	L1/S 50	2100
2	existing window to be removed and opening to be bricked up	n/a	
3	existing window to be removed, opening to be extended down to finished floor level and finished off to form walkway between dresser and bedroom	n/a	

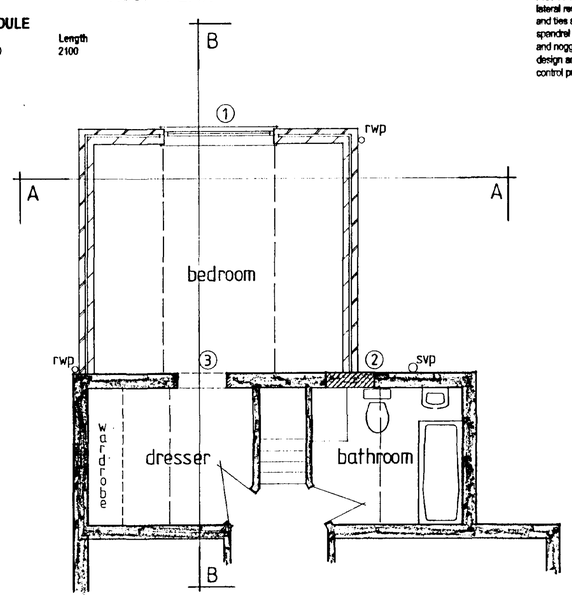


EXISTING GROUND FLOOR PLAN

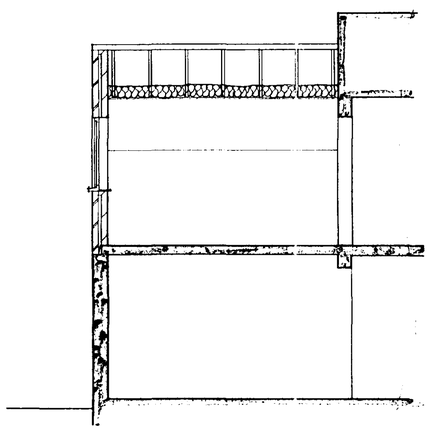
Preparation:-
Remove from existing flat roof the covering, flirings and insulation. Existing 50 x 125 joists at 450mm c/c to remain, but if any found defective then replace with new. Existing ceiling to remain

Where new walling built off existing, at base provide DPC cavity around perimeter.

Where new walling is built from old provide stainless steel wall starters.



PROPOSED FIRST FLOOR PLAN



SECTION B-B

DPC's:-
All openings to be formed with vertical and horizontal polythene DPC's in cavity. DPC minimum 150mm above ground level to be lapped to ground floor DPM minimum 50mm.

Walling:-
265 cavity walling to consist of face brickwork to BS 3921: 1974 for clay bricks and BS 187: 1978 for calcium silicate bricks: 65 cavity: build into cavity Rockwell cavity wall batts insulation boarding in accordance with makers instructions and agrement certificate no. 83/1087. 100mm Tarmac Hemelite solid insulation blocks or similar. Cavity walls tied together using galvanised iron twist ties set 900 horizontally and 450 vertically to BS 1243: 1978 wall ties positioned at 300 vertical centres at all unbonded closures of cavity: clone cavities with "Thermabate" preformed closer and provide bitumen felt DPC to CP 121: External walls to have minimum "U" value of 0.45 W/m2k.: Internal walls of 100mm Tarmac Hemelite solid insulation blocks to receive 10mm sand / cement render and 3mm skim. Stud walls to consist of 38 x 89 C.L.S studs at 400mm centres with both sides clad with 12.7mm plasterboard and skim. 100mm glassfibre infill between studs.

Roof construction:-
Concrete interlocking tiles on 25 x 38 sr. wood treated timber battens on underfelt to BS 747 (type 1F) lapped 150mm horizontally and vertically. On prefabricated trusses at centres and pitches stated on drawings all in accordance with BS 5268 part 3 (1985). All bracing to be 25 x 100 softwood and positioned all in accordance with manufacturers instructions. Bracing to be fixed to gable wall. Trusses to be well secured to 50 x 100 wallplate. Provide 30 x 5 galvanised mild steel anchor and lateral restraint straps along line of wall plate, rafters and ties at 1800mm centres. Strap to be fixed to spandrel panels + span 3no. trusses. Provide pack and noggins to trusses at strap position. Roof truss design and certificate to be supplied to building control prior to erection on site.

Protected glazing areas:-
Provide toughened glass to BS6206 (1981) to following areas. To all windows within 300mm of finished floor level. To all door glazing within 1500mm of finished floor level. This also applies to side screens within 300mm of door. Protected glazing to be permanently marked with BS kite mark.

Heating:-
Existing system to be extended.

Ventilation:-
Natural ventilation area of windows to offer at least 1/20th of room floor area. All windows to have trickle ventilators fitted to head to give 8000mm2 ventilation to habitable rooms and 4000mm2 to all others.
Mechanical extractor fans to be provided to:-
i) Kitchen offering 60 litres per second or cooker hood offering 30 litres per second.
ii) En-suite / Bathroom offering 15 litres per second.
iii) WC offering 15 litres per second.
iv) Utility offering 30 litres per second.
Where mechanical extractor fans are fitted in rooms with no natural ventilation. Provide fans which have 15 minute overrun which may be operated intermittently. Also ensure 10mm gap underneath door to floor finish.

Roof Insulation:-
Insulation to roof space to be 200mm thick fibreglass laid 100mm between and 100mm over ceiling ties. If insulation is required to a rafter section of the roof ie: attic trusses, then provide in between rafters suitable polystyrene insulation 75mm thick, maintaining 50mm air gap between insulation and underfelt.

Rainwater goods:-
UPVC by an approved manufacturer 112mm half round gutter and 68mm diameter downpipes. To discharge into existing underground drainage to existing soakaway.

Ceilings:-
To all ceilings provide 12.5mm plasterboard with either skim or artex finish.

Doors and Windows:-
All specified joinery (see schedule) is by messrs Boulton and Paul ltd. Window range Sovereign softwood (unless noted otherwise). (OPP) denotes items handed. Glazing to be 4-6-4 double glazed sealed units.

Roof ventilation:-
Provide ventilation to roof space at eaves via patent system giving the required air circulation as follows:-
1) On a pitched roof of 15 degrees or more provide at eaves ventilation equal to a 10mm continuous gap running along eaves.
2) On a roof where pitch is less than 15 degrees or where the ceiling follows the line of the roof ie; attic trusses, provide at eaves ventilation equal to a 25mm continuous gap running along eaves.
3) Also on roofs where ceilings follow roof line ventilation is required at ridge line with suitable ridge vent (by tile manufacturer), to give ventilation equal to a 5mm continuous gap running along ridge.
4) At roofwall abutment ventilation required in form of a tile vent or similar to give ventilation equal to a 5mm continuous gap along abutment.
Ensure 50mm gap between insulation and underfelt

Lintels:-
All lintels to be manufactured by Messrs IG and to be installed in accordance with makers instructions and to have minimum end bearing of 150mm and at external positions to have cavity tray DPC to CP 121. Internal lintels to be IG 100 BOX type.

revision	date	init.	revision details.

COOPER ARCHITECTURAL DESIGN
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FLEET, SPALDING, LINC'S PE12 8LF
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Client: MR. GARRET

Project: PROSED FIRST FLOOR EXTENSION AT 92 ROMAN BANK, LONG SUTTON, SPALDING, LINCS.

Drawing: DETERMINED PLAN

Scale 1:50 1:2500	Drawing No.
Date NOV 98	Drawn JC

SOUTH HOLLAND DC HOUSE
27 NOV 2000
Ref: 1392/00