SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H12/0140/94 Received:07-FEB-94 Type:FULL

Name: Mr K H & Mrs P I Lloyd-Davis
Dorma Cottage
Garnsgate
Long Sutton
Spalding, Lincs

Agent: Poddingtons
43 Double Street
Spalding
Lincs

Description: Proposed extension

Location : Dorma Cottage Garnsgate
Long Sutton Spalding Lincs

South Holland District Council hereby give notice that PERMISSION HAS BEEN GRANTED for the development in accordance with the application and plans submitted, subject to any condition(s) set out below:

1 The development must be begun not later than the expiration of five years beginning with the date of this permission.

Reason: As required by Section 91 of the Town and Country Planning Act 1990.

2 The materials to be used for the construction of the proposed extension shall match, as closely as possible, those used for the construction of the existing dwelling.

Reason: In the interests of visual amenity.

Director of Planning and Building Control Services
15-MAR-94 H12/0140/94

This decision refers only to that required for the purposes of the Town and Country Planning Act and not for Building Regulations or any other legislation. See enclosed notes relating to rights of appeal.

BRIAN SMITH Dip TP MRTPI Director of Planning & Building Control Services

Planning & Building Control Department, Council Offices, Priory Road, Spalding, Lincolnshire. PE11 2XE (Tel: 0775 761161)

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H/H/0140/94

Date Registered 07 FEB 1994

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR & MRS. P.I. Lloyd-Davis.
DORMA COTTAGE
GAENSGATE
LONG SUTTON

Tel. No.

NAME AND ADDRESS OF AGENT
(if form completed by agent)

PODDINGTONS
43 DOUBLE STREET
SPALDING

Tel. No. 761856
(Personal contact name) T PRIDMORE

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

DORMA COTTAGE, GAENSGATE, LONG SUTTON

OFFICE COPY

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

PROPOSED EXTENSION

Please complete

I attach
* Four copies of all plans
* an ownership certificate (see back page)
* a fee of £70.00 . . . If you consider no fee is payable include a written explanation instead.

Signed . . . PODDINGTONS Date 4-3-94 . . . Previous application No.

Please tick **one** box and answer the extra questions under that section.

2. **TYPE OF APPLICATION**

(✓)

This is a **full** application for change of use and/or new building works [✓] ➡ **Now complete Parts 3, 4 and 5 and an Ownership Certificates**

or This is an **outline** application [ ]

Please state Site Area [ ] (Hectares)

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting [ ] Design [ ] External Appearance [ ]

Means of Access [ ] Landscaping [ ]

Now complete Parts 3 and 5 and an Ownership Certificate.

or This is a **reserved matters** application. [ ]

A. Please state Reference Number of outline permission. B. Please state which reserved matters are dealt with in this application. **Now complete Part 4 only**	

or This is an application for **renewal** of temporary permission or **continuation** without complying with planning condition. [ ]

A. Please state reference Number of previous permission B. Please state Condition Number referred to **Now complete an Ownership Certificate**	

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented. [ ]

A. Please state Reference Number of pervious permission B. Please state Condition Number referred to C. Please state variation required **Now complete an Ownership Certificate.**	

TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves:- (Tick one or more boxes)

(i) New Dwellings		If so, how many:
(ii) Other new building(s)		
(iii) Alterations or extension	✓	
(iv) Change of use		

4. A. Please state site area (in all cases)	0.15 hectares
B. If building works are proposed, please state extra floor space to be created:	41.18 sq. metres
C. Please state size of any new structure:- (a) max. height:	SEE PLAN metres
(b) max. length:	SEE PLAN metres
(c) max. width:	SEE PLAN metres
D. Please state type and colour of materials for facing external walls:	TO MATCH EXISTING
E. Please state type and colour of roofing materials.	TO MATCH EXISTING
F. Has a survey of the site been undertaken? State Yes or No	NO

5. **GENERAL INFORMATION** Please complete each section

EXISTING USES
Please state existing or, if vacant, the last use(s) of site.

RESIDENTIAL

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN) Please tick **one** box

A. There will be **no** new access to a public road and **no** alteration to any existing access to a public road	✓	
or		
B. There will be a new or altered access to a public road		➡ If so, name of road: Will there be— Individual access(es) / New estate road
C. What provision will be made for garages or parking within the site?	PROPOSED GARAGE	

TREES Please tick **one** box

A. The proposal does **not** involve the felling of any trees	✓	
B. The proposal does involve the felling of one or more trees		➡ If so, please show details on plans.

DRAINAGE Please complete

A. Please state how surface water will be disposed of	a) TO SOAKAWAY
B. For estate developments, please state how highway surface water will be disposed of	
C. Please state whether a land drain will be affected	
D. Foul sewerage will be disposed of to:	

Mains sewer ☐ Cesspool ☐ Septic tank ☐

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	NO	➡ If so, **please give details in Part 6**
The proposal affects a listed building	NO	
The proposal affects a public right of way	NO	
The proposal is known to affect contaminated or filled land	NO	
The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.	NO	➡ If so, **please complete Part 7**
In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent.	NO	➡ Date: Consultee(s)
Is this application related to a previous submission?	NO	➡ Application No.

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application. Continue on separate sheet if necessary.

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

1. **APPLICANT'S INTEREST**
Please state interest in site (e.g. owner, prosp. purchaser)
(Please remember to indicate on the location plan any other land under your control).

owner

2. **OWNERSHIP OF THE SITE**

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site,** complete **Certificate A.**
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.**
(An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

Certificate A Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed ..... Possingers ..(~~Applicant~~ / Agent) Date 4-3-94.....

Certificate B The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name:
Address of owner at which notice was served: State Date notice served:

Signed ..... (Applicant / Agent) Date .....

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

Certificate 1 None of the land to which the application relates is or is part of any agricultural holding.

Signed ..... Possingers (~~Applicant~~ / Agent) Date 4-3-94.....

Certificate 2 The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed .....(Applicant / Agent) Date .....

DC INSTRUCTION SHEET

APPLICATION REF: H11/0140/94

Directions

Art 7 ☐ RM checklist

	Sit	Des	Ext	Acc	Land
Previous					
Current					
Required					

EA ☐ Reg4 – ☐ Scale dwg: Highway S/W: Agric appraisal:

LB ☐ Advt ☐

Details needed: (Non-std only)

Other.....

Direction authorised by Senior Officer..... Date.....

Revalidation after Direction

Information satisfactory Signed..... Date.....

Valid date:

Amended description

Superseded plans indicated ☐

Unsatisfactory – Further direction:
Signed.....
Senior Off.....

Precise details:

Extra Consultations/Publicity Required

☐ None identified initially

RECONSULTS (revalidated) ☐ All

	Publicity: >>	Consultations:	
Departure	.....	County	.....
Setting of LB	.....	E Heritage	.....
Public Right of Way	.....	Societies	..... G ROW
Discretionary	.....		

Press
PC
WM
Residents

Extra Consultations:

WP Note –
G Group available
G* Group essential (longer expiry)

Transport	D/Transp A15	..... G* T15	
TRA	D/Transp A18	.....	
	B Rail	.....	
Environment/	Env Services	.....	
Drainage	NRA	.....	
WAT	IDB	.....	
	Env Assess	☐ G ENV (See separate sheet)	
Conservation	LB Demolish	..... G* DEM	
LB	Archaeology	..... G ARC	Specify:
	Eng Heritage	.....	
	Consultant	.....	Order No:
	Other	.....	Specify:
Hazards	HSC Group	..... G* HAZ	
	Specific	.....	Specify:
Other PLA		.....	Specify:

Case Officer: DAVID RODNEY

Senior Officer Confirmed ..... Date 9/2 Recorded DC....

ADMIN RECORD SHEET

Initial

Submitted Fee £ 70.

Receipt No P38524

Date first Rec'd 27 DEC 1994

Registration

Reference ~~MH~~ H | 0140 | 94

Cross-Ref B11 | 0082 | 94

Date 8|28

Validation

TYPE FULL.

Site area
No of dwellings
Floorspace 41.18

Earlier permission – Ref:
New/Redevelop/Use/Ext/Alt/Works

Description to be recorded

Invalid
Site plans ☐
Certificate ☐
Fee ☐
Fee (not free) ☐
Inaccurate ☐
Incomplete ☐
Unclear ☐

Fees
Correct fee £ 70.
Nil fee ☐
Discounted ☐
Previous app – ref:
Type of app
Reason:

Additional £
Refund £
Receipt No
Voucher No
Date
Date

Information

Index sheet SW9 OS Plots
Grid ref 541880 339420.

Ward K Parish LUTTON

Inside IBD NO Inside LP area NO

Constraints:

CA Cons Area ☐
LB Listed – Grade: ☐
ARC Archaeology ☐
AM Ancient Mon ☐
SSI Special Int ☐

Hazards – ☐
Dist Bound ☐
Other: ☐

TR Rural ☐
BP TR proposed 67m ☐
LC Level Cross ☐
FP Footpath ☐
TPO Tree Pres ☐
HAZ Site ☐
AIR Safeguard ☐
LIN Elect ☐
PIP Pipe ☐
CON Waste/contamin ☐

Linked to site Ref

Linked to property Ref 0119028

Planning Records:
Earlier apps 462|83
244|80

B Reg Records:
Already submitted – Ref:
Request needed
Requested

RECOMMENDATION/DECISION

NON-DETERMINATION

Permitted Dev (or equiv) .....
Non Development (or equiv) .....
Non Response after Direction .....

Senior Officer confirmed .....

Withdrawn .....

COMMITTEE

Confirmed as agenda .....

SUB-COMMITTEE

Confirmed as agenda .....

DPBCS AUTHORISED

Decision Issue confirmed .....

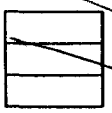
DELEGATED DECISION

Case Officer

Approve (or equiv) — Refuse (or adverse)

Signed ..JMK.. Date....10/3.

Notes:



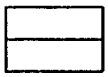
~~Disabled~~
~~Prev conditions~~
~~Amended plans -~~
~~Dwg no:~~
~~Received:~~

CONDITIONS/~~REASONS:~~

(1) SC 80 Reason: Standard.

Condition monitoring:

non-std expiry .....
prior submission
prior siteworks



Determined plans indicated ☑

Departure approval confirmed ☐

Flag for on-site review ☐

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

H12/0140/94

FULL

Applicant: Mr K H & Mrs P I Lloyd-Davis Agent: Poddingtons
Tel: 0775 761856 T Pridmore

Description: Proposed extension

Location: Dorma Cottage
Garnsgate
Long Sutton
Spalding Lincs

Valid date:	07-FEB-94	Terminal date:	04-APR-94
Target dates:		Target Committee:	30-MAR-94
To case officer	14-FEB-94	Report deadline:	16-MAR-94
Inspected by	21-FEB-94	Agreed TD Ext:	
Extra contacts	28-FEB-94	Case Officer:	
Report if not clear by	14-MAR-94		D M GEDNEY

DEVELOPMENT/CONSTRAINTS

Size: 41.18 M2
Category: Extension
Listed building: Other Constraints:
Conservation Area:

CONSULTATIONS CARRIED OUT

		Sent	Expiry
Site/Press Advert MIN		16 ~~15~~-FEB-94	09 ~~04~~-MAR-94
Clerk to Lutton PC	0775 724941	10-FEB-94	24-FEB-94
Cllr D A Tennant		10-FEB-94	17-FEB-94
Cllr E J Clarey	0406 363141	10-FEB-94	17-FEB-94
Cllr M D Booth	0406 350034	10-FEB-94	17-FEB-94

L.C.C. - No objections /e cP 17/2/94

BRIAN SMITH Dip TP MRTPI
Director of Planning & Building Control Services
Planning & Building Control Department,
Council Offices,
Priory Road, Spalding,
Lincolnshire. PE11 2XE

Telephone: (0775) 761161
Fax: (0775) 710772

SOUTH HOLLAND DISTRICT COUNCIL

VAT Reg No 121 5277 01

OFFICIAL RECEIPT - APPLICATION FEES

Receipt No : P3854
Date received : 07-FEB-94

Received from

K H & P I Lloyd-Davis

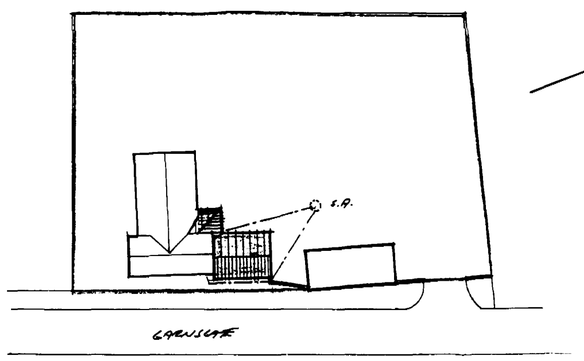
Address

Dorma Cottage
Garnsgate
Long Sutton
Spalding

Fee paid	£	70.00
VAT	£	0.00
Total received	£	70.00

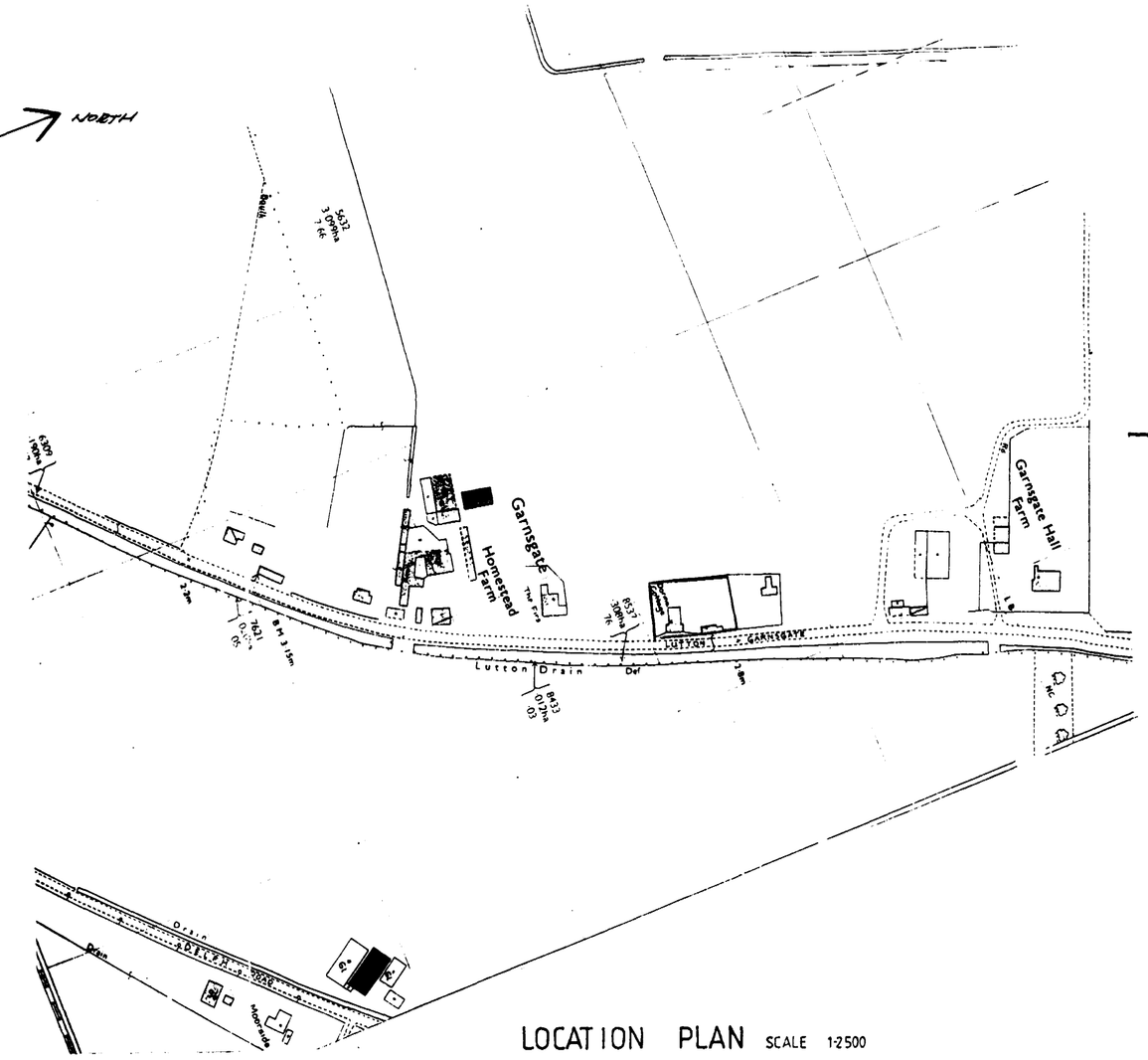
Cash/Cheque : Cheque

Signed. .....K. Lowe.....
(Authorised Collector)

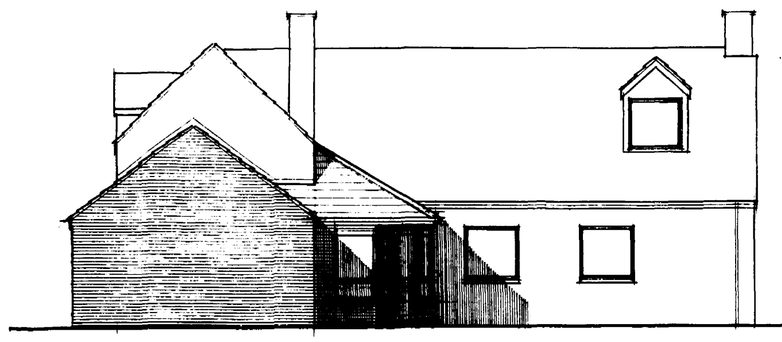


SITE PLAN SCALE 1-500

STORM DRAINS
100 ϕ SUPERSLEVE CLAY DRAINS FLEXIBLE JOINTED WITH 150 mm OF PEA GRAVEL BED & SURROUND & LAID TO 1:100 FALL. DRAINS TO DISCHARGE INTO MIN 1 m³ SOAKAWAY SIZED MIN 5 m FROM ALL BUILDINGS. WHERE DRAINS PASS UNDER DRIVEWAY ENTIRE DRAINS IN 100 mm CONC WITH FLEXIBLE JOINTS @ PIPE JOINTS. WHERE DRAIN PASSES THRO' BOUNDARY WALL PROVIDE 215 x 65 PRESTRESSED CONC LINTEL OVER.



LOCATION PLAN SCALE 1:2500



NORTH

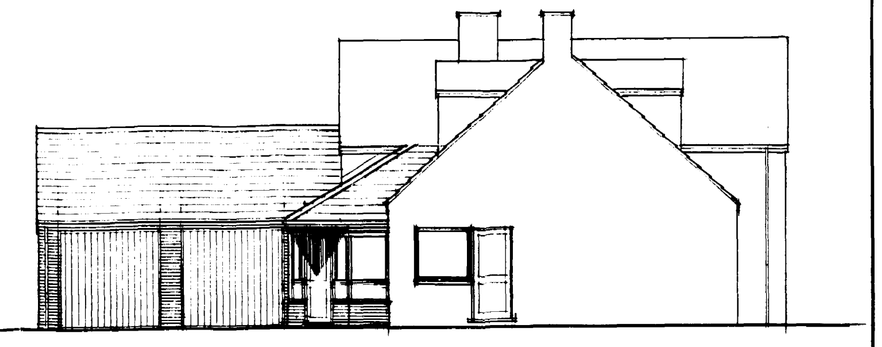
ROOF
CONC INT TILES TO MATCH EXISTING, FIXING OF TILES AMEND WHEN WIND SPEED OF 46 m/s. SINGLE STOREY GABLE & GABLEDDY 2 No EXPOSURE 38 x 25 T.T BATTENS ON IRONF ROOFING FELT WITH 150mm LAPS. PORCH GARAGE ROOF WITH PREFABRICATED TRUSSES AT 600mm CTRS. TRUSSES TO BE CONSTRUCTED, ERECTED & BRACED IN ACCORDANCE WITH BS. 5268 PT 3 1985
100 x 38 BINDER BUILT INTO GABLE WALL
100 x 25 WIND GIRDING
100 x 50 WALL PLATE TOGETHER WITH RAFTERS & CEILING JOISTS TO BE SECURED TO WALLS WITH 30 x 5mm m/s GALV STRAPS AT MAX 2m CTRS
PROVIDE SOLID NOGGINGS BENEATH STRAPS TO RAFTERS & CEILING JOISTS
12mm PLASTERBOARD & SKIM CEILING. 600 x 600 CEILING HATCH.
PORCH ROOF TO PORCH WITH 125 x 50 SLS RAFTERS & CEILING JOISTS AT 400 CTRS, 175 x 38 SLS HIP RAFTER, 175 x 25 LAY BOARDS
PROVIDE CAVITY & LEAD FLASHING WHERE ROOF ABUTS WALL.

EAVES
100mm HR/PVC GUTTER TO MATCH EXISTING ON 25mm TH TIMBER FASCIA

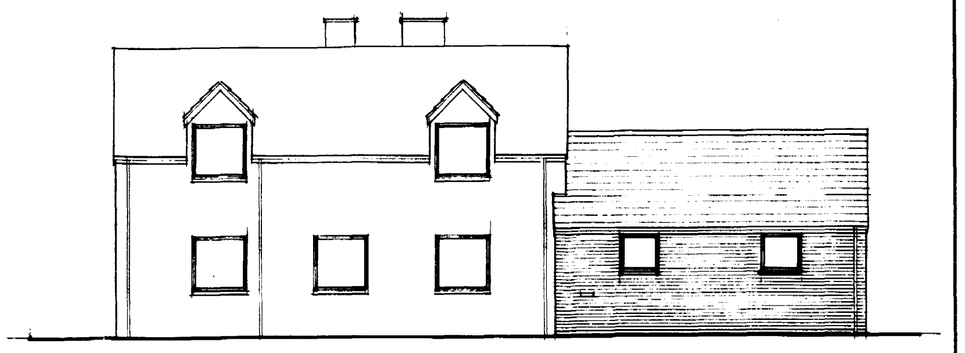
CAVITY WALL
250 mm CAVITY WALL COMPRISING
100mm RECLAIMED FACE BRICK TO MATCH EXISTING
50 mm CAVITY
100mm THERMAL HOMELITE BLOCK (RECLAIMED FACE BRICK IN PORCH)
TIE NEW WALLS TO EXISTING WITH RUFFLE WALL EXTENSION SYSTEM.

WINDOWS
GARAGE WINDOWS TO BE STD BOULTON & PAUL 2N094 WITH 1:4 TYPE 4.15/1200 LINTELS OVER. CLOSE CAVITY AT CILL & JAMBS C/W VERTICAL DPC. SKIM UNDERSIDE OF EXPOSED LINTEL.

GARAGE DOORS
VEHICULAR DOORS TO BE 2.134 x 2.134 m & OVER GARAGE DOORS SET IN 75 x 75 TIMBER FRAME. 1:6 L15/2700 LINTEL OVER. CLOSE CAVITY AT JAMBS C/W VERTICAL DPC.
DOOR BETWEEN GARAGE & PORCH TO BE 726 x 2040 HALF HOUR FIRE RESISTANT DOOR C/W SELF CLOSING DEVICE. 1:6 L15/1200 LINTEL OVER. MIN 100mm STEP UP THRESHOLD FROM GARAGE INTO PORCH. SKIM UNDERSIDE OF ALL EXPOSED 1:6 LINTELS.



WEST



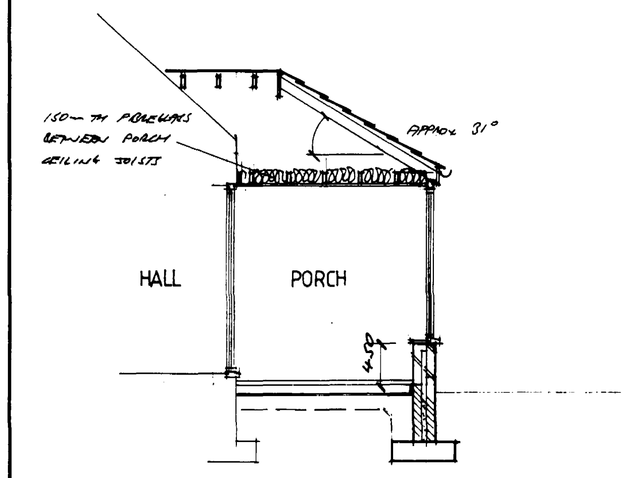
EAST

PORCH
FRAME WITH 100 BOULTON DOOR & FRAME & PURPOSE MADE TIMBER WINDOWS. JAMBS TO WINDOWS TO BE EX 100 x 75mm. PROVIDE MIN EX 100 x 100 TIMBER OVER WINDOWS TO SUPPORT ROOF. TOUGHENED GLASS TO DOOR. TOUGHENED DOUBLE GLAZING TO WINDOWS

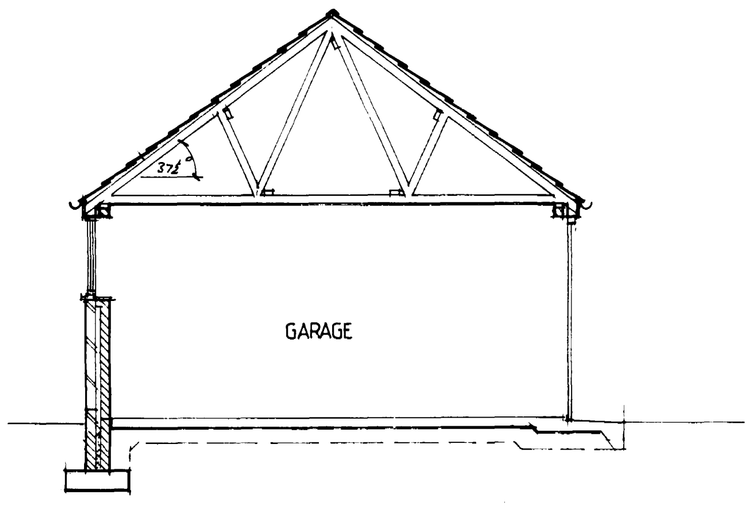
DPC
P/C DPC IN OUTER SKIN TO BE MIN 150 mm ABOVE G.L
P/C DPC TO INNER SKIN TO BE CONTINUOUS WITH DPM IN FLOOR.

FLOOR
50mm SAND & CEMENT SCREED (TO PORCH ONLY) ON 100mm CLO CONC ON 1200 g POLYTHENE DPM ON MIN 150mm BLINDED & CONSOLIDATED HARDCORE. PORCH FLOOR TO BE 75mm LOWER THAN HALL FLOOR

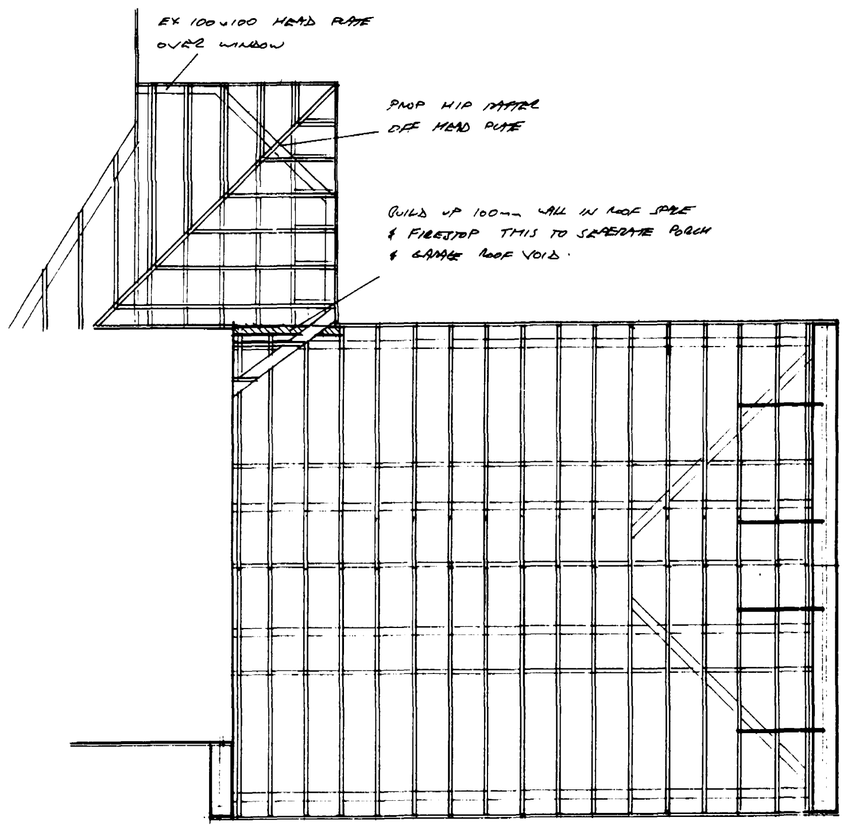
FOUNDATIONS
700 x 225 Cl.7 CONCRETE FOUNDATIONS & THESE TO BE TAKEN DOWN TO SUITABLE LOAD BEARING STRATA AS AGREED ON SITE WITH L.A. BUILDING INSPECTOR.
LINTELS 9 BLOCK BELOW D.P.C
LEAN MIX CONC CAVITY FILL TO WITHIN 150mm OF DPC



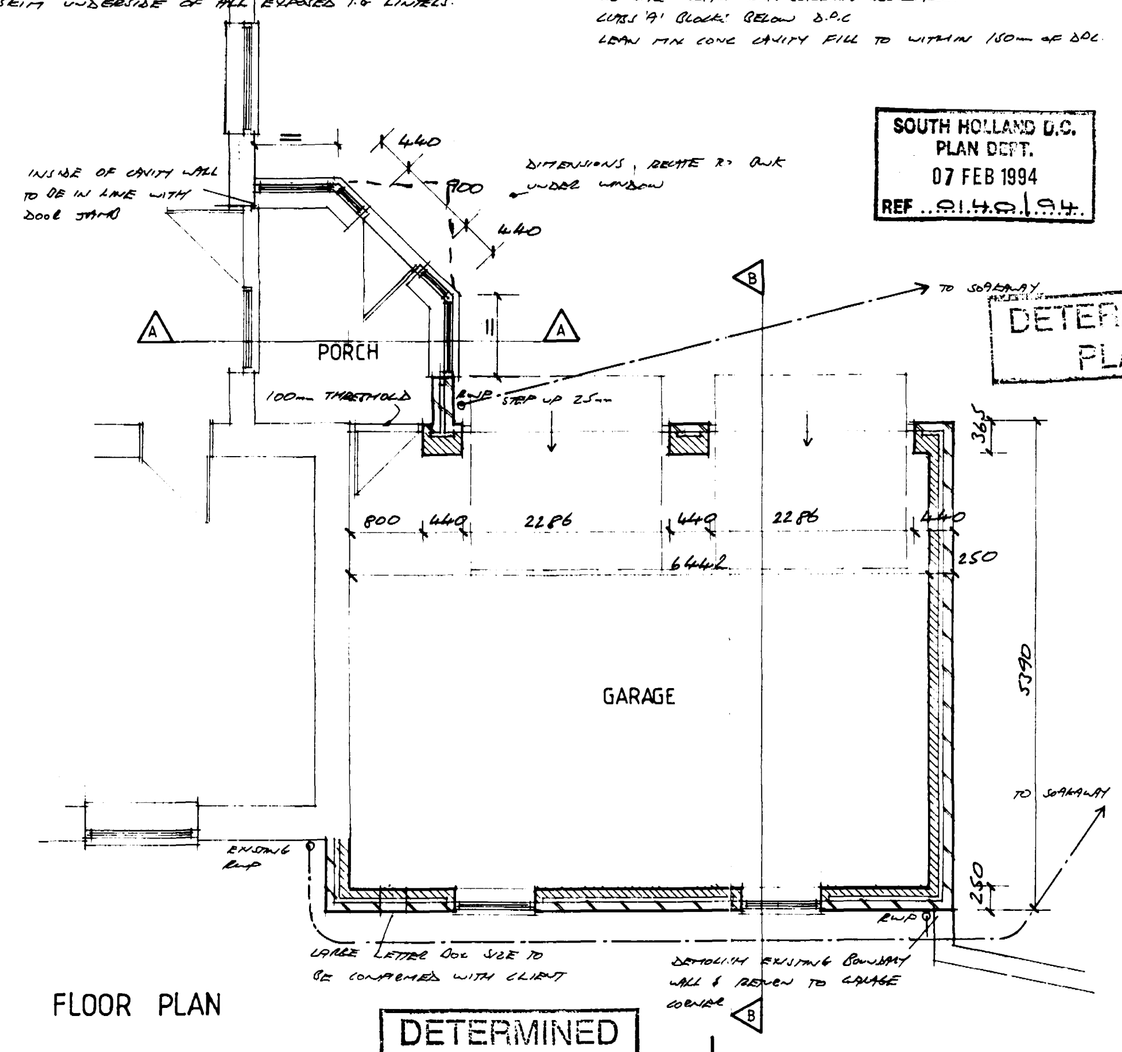
SECTION A-A



SECTION B-B



ROOF PLAN



FLOOR PLAN

SOUTH HOLLAND D.C.
PLAN DEPT.
07 FEB 1994
REF S1.49.94.

DETERMINED PLAN

DETERMINED PLAN

CONTRACTOR TO CHECK ALL DIMENSIONS ON SITE BEFORE WORK COMMENCES.

revision	date	init.	revision details

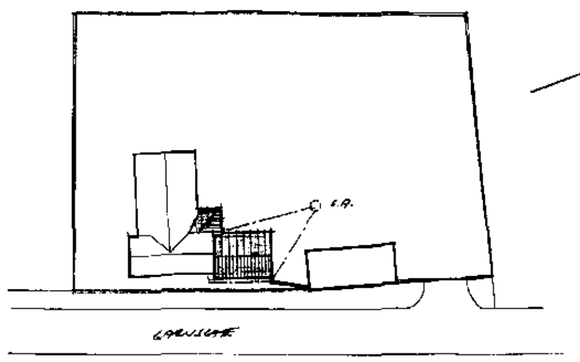
PODDINGTONS
Architectural Design Consultants
43 Double Street. Spalding. Lincs. PE11 2AA
Tel: 0775 761856 & 768296. Fax: 0775 710218

project
MR & MRS KH & PJ LLOYD-DAVIS
DORMA COTTAGE, GARNSGATE,
LONG SUTTON.
PROPOSED EXTENSION.

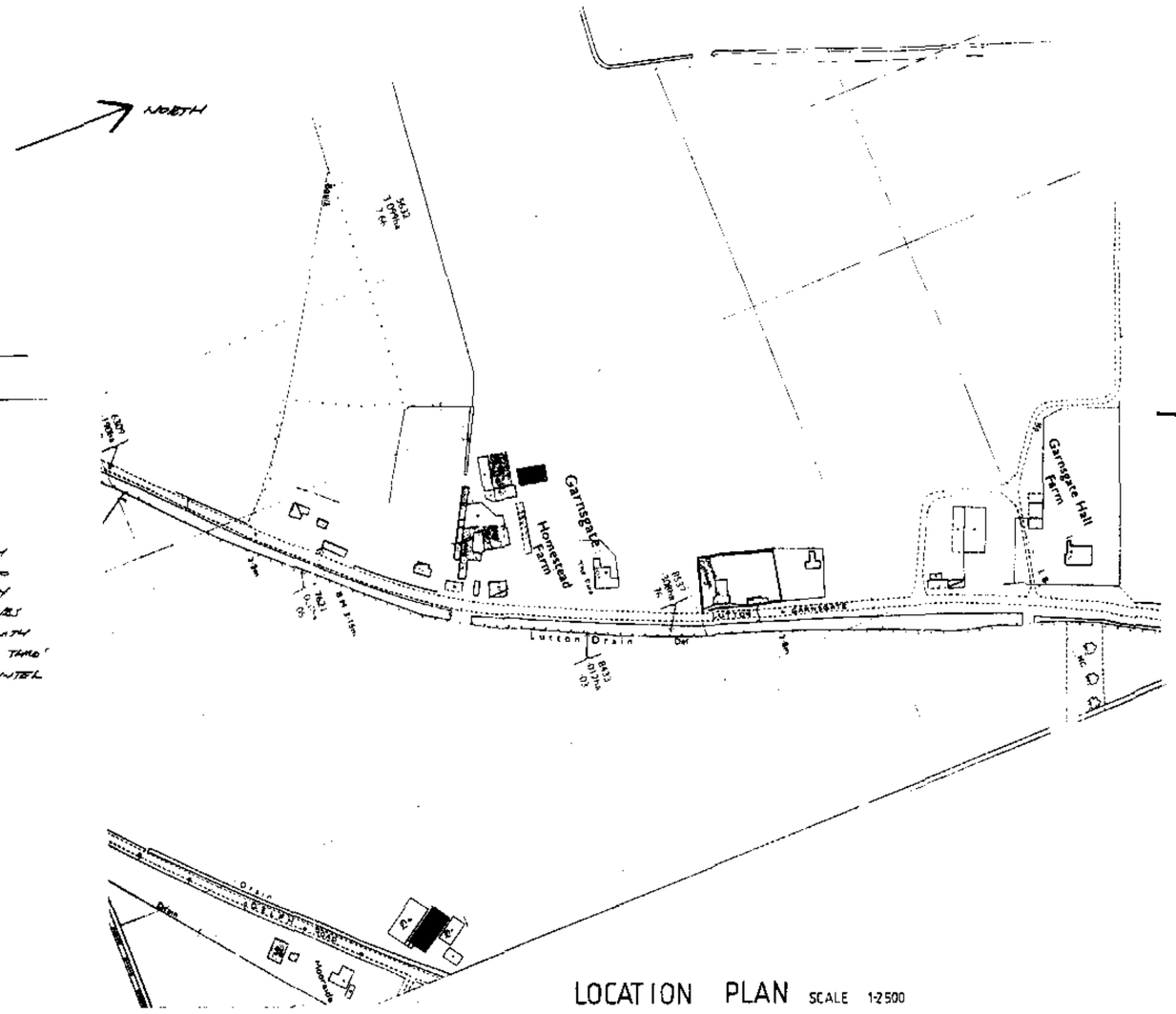
drawing

scale: ¼" & ⅛" = 1'-0"
drawing no.: 2549-1
JAN 94
checked

SUMMIT



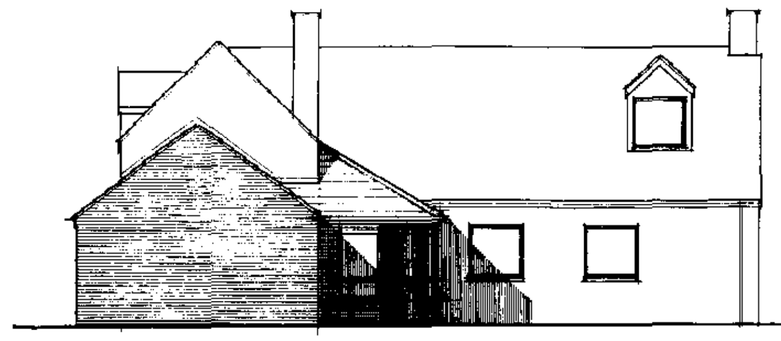
SITE PLAN SCALE 1:500



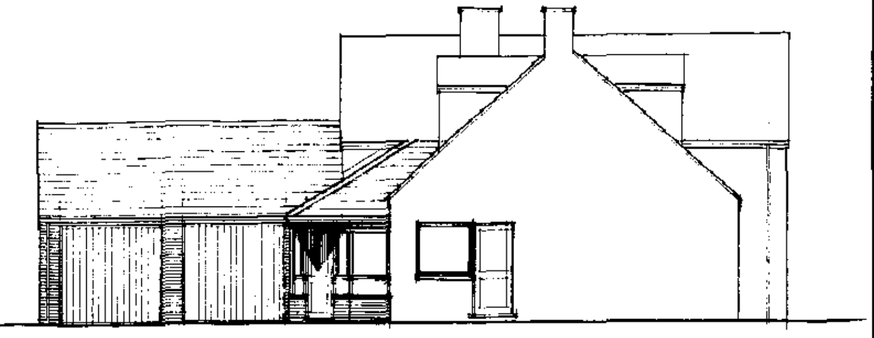
LOCATION PLAN SCALE 1:2500

STORM DRAINS

100ϕ SUPERSLOVE CLAY DRAINS FLEXIBLE JOINTED WITH 150mm OF PEA GRAVEL BED & SURROUND, @ 1/40 TO 1/100 FALL. DRAINS TO DISCHARGE INTO MIN 1m³ SOAKAWAY SITED MIN 5m FROM ALL BUILDINGS. WHERE DRAINS PASS UNDER DRIVEWAY ENTIRE DRAINS IN 100mm CONC WITH FLEXIBLE JOINTS @ PIPE JOINTS. WHERE DRAIN PASSES THRO' CONCRETE WALL PROVIDE 215 x 65 PRESTRESSED CONC LINTEL OVER.



NORTH



WEST

ROOF

CONC INT TILES TO MATCH EXISTING, FIXING OF TILES BASED UPON WIND SPEED OF 44 m/s SINGLE STOREY GABLE & GATEWAY 2 m EXPOSURE
38 x 25 T.T. BATTENS ON 400mm BOARDING FELT WITH 150mm LAPS
PORCH GARAGE ROOF WITH PREFABRICATED TRUSSES AT 400mm CTRS. TRUSSES TO BE CONSTRUCTED, ERECTED & BRACED IN ACCORDANCE WITH BS 5268 PT 3 1985
100 x 38 BINDERS BUILT INTO GABLE WALL
100 x 25 WIND BRACING
100 x 50 WALL PLATE TOGETHER WITH RAFTER & CEILING JOISTS TO BE SECURED TO WALLS WITH 30 x 5mm m/s GALV STRAPS AT MAX 2m CTRS
PROVIDE SOLID NOGGINGS BENEATH STRAPS TO RAFTERS & CEILING JOISTS
12mm PLASTERBOARD & SKIM CEILING 600 x 600 CEILING HATCH.
PORCH ROOF TO PORCH WITH 125 x 50 SLS RAFTERS & CEILING JOISTS AT 400 CTRS, 175 x 38 SLS HIP RAFTER ; 175 x 25 DAY BOARD
PROVIDE LADDER & LOAD BEARING LINTEL UNDER ROOF PORTH WALL.

EAVES

100mm HR/PVC GUTTER TO MATCH EXISTING ON 25mm TH TIMBER FASCIA

CAVITY WALL

250mm CAVITY WALL COMPRISING
100mm RECLAIMED FACE BRICK TO MATCH EXISTING
50mm CAVITY
100mm THERMAL HOUSELITE BLOCK (RECLAIMED FACE BRICK IN PORCH)
TIE NEW WALLS TO EXISTING WITH FLEXIBLE WALL EXTENSION SYSTEM

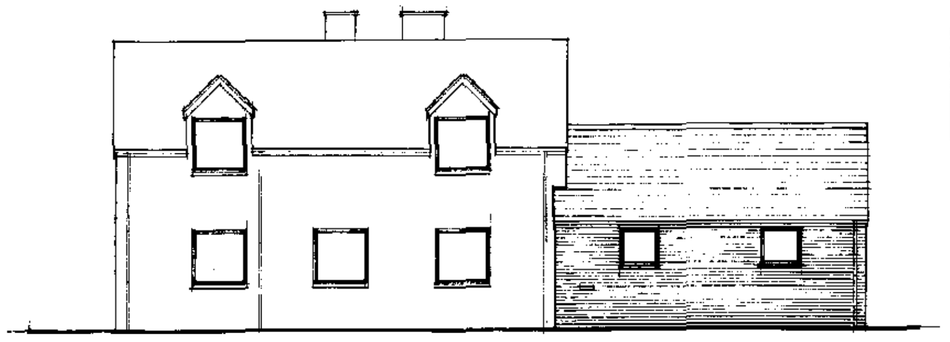
WINDOWS

GARAGE WINDOWS TO BE STD BOULTON & PAUL 2N094 WITH 1.6 YKPE L/L/1200 LINTELS OVER. CLOSE CAVITY AT SILL & JAMBS C/W VERTICAL DPC. SKIM UNDERSIDE OF EXPOSED LINTEL.

GARAGE DOORS

VEHICULAR DOORS TO BE 2.4m x 2.1m HT & OVER GARAGE DOORS SET IN 75 x 75 TIMBER FRAME. 1.6 L/L/1200 LINTEL OVER. CLOSE CAVITY AT JAMBS C/W VERTICAL DPC.

DOOR BETWEEN GARAGE & PORCH TO BE 726 x 2040 HALF HOUR FIRE RESISTANT DOOR C/W SELF CLOSING DEVICE. 1.6 L/L/1200 LINTEL OVER. MIN 100mm STEP UP THRESHOLD FROM GARAGE INTO PORCH. SKIM UNDERSIDE OF ALL EXPOSED 1.6 LINTELS.



EAST

PORCH

PORCH WITH STD BOULTON DOOR & FRAME & PURPOSE MADE TIMBER WINDOWS. JAMBS TO WINDOWS TO BE EX 100 x 75mm. PROVIDE MIN EX 100 x 100 TIMBERS OVER WINDOWS TO SUPPORT ROOF. TOUGHENED GLASS TO DOOR. TOUGHENED DOUBLE GLAZING TO WINDOWS

DPC

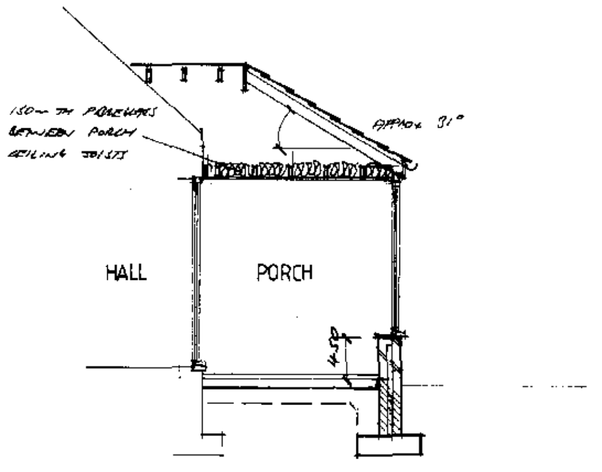
PVC DPC IN OUTER SKIN TO BE MIN 150mm ABOVE G.L
PVC DPC TO INNER SKIN TO BE CONTINUOUS WITH DPM IN FLOOR.

FLOOR

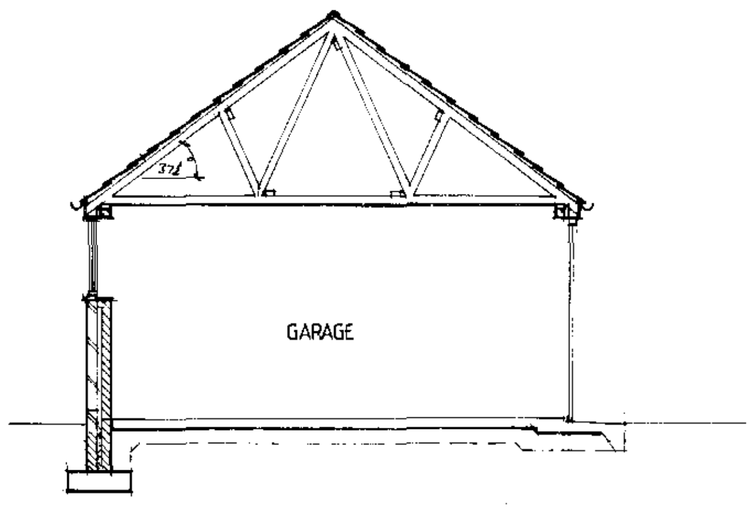
50mm SAND & CEMENT SCREED (TO PORCH ONLY) ON 100mm 510 CONC ON 1200 g POLYTHENE DPM ON MIN 150mm BLINDED & CONSOLIDATED HARDCORE. PORCH FLOOR TO BE 75mm LOWER THAN HALL FLOOR

FOUNDATIONS

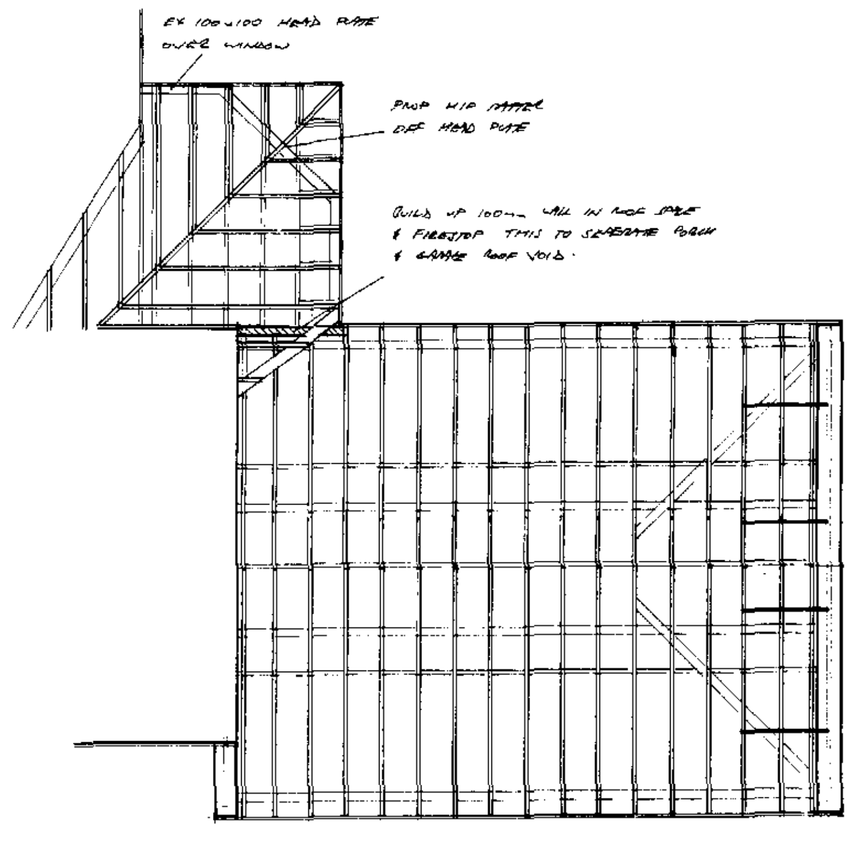
700 x 225 cl. CONCRETE FOUNDATIONS & THERE TO BE TAKEN DOWN TO SUITABLE LOAD BEARING STRATA TO BE AGREED ON SITE WITH L.A. BUILDING INSPECTOR.
LINES 9" BLOCK. BELOW D.P.C
LEAN MIX CONC CAVITY FILL TO WITHIN 150mm OF DPC



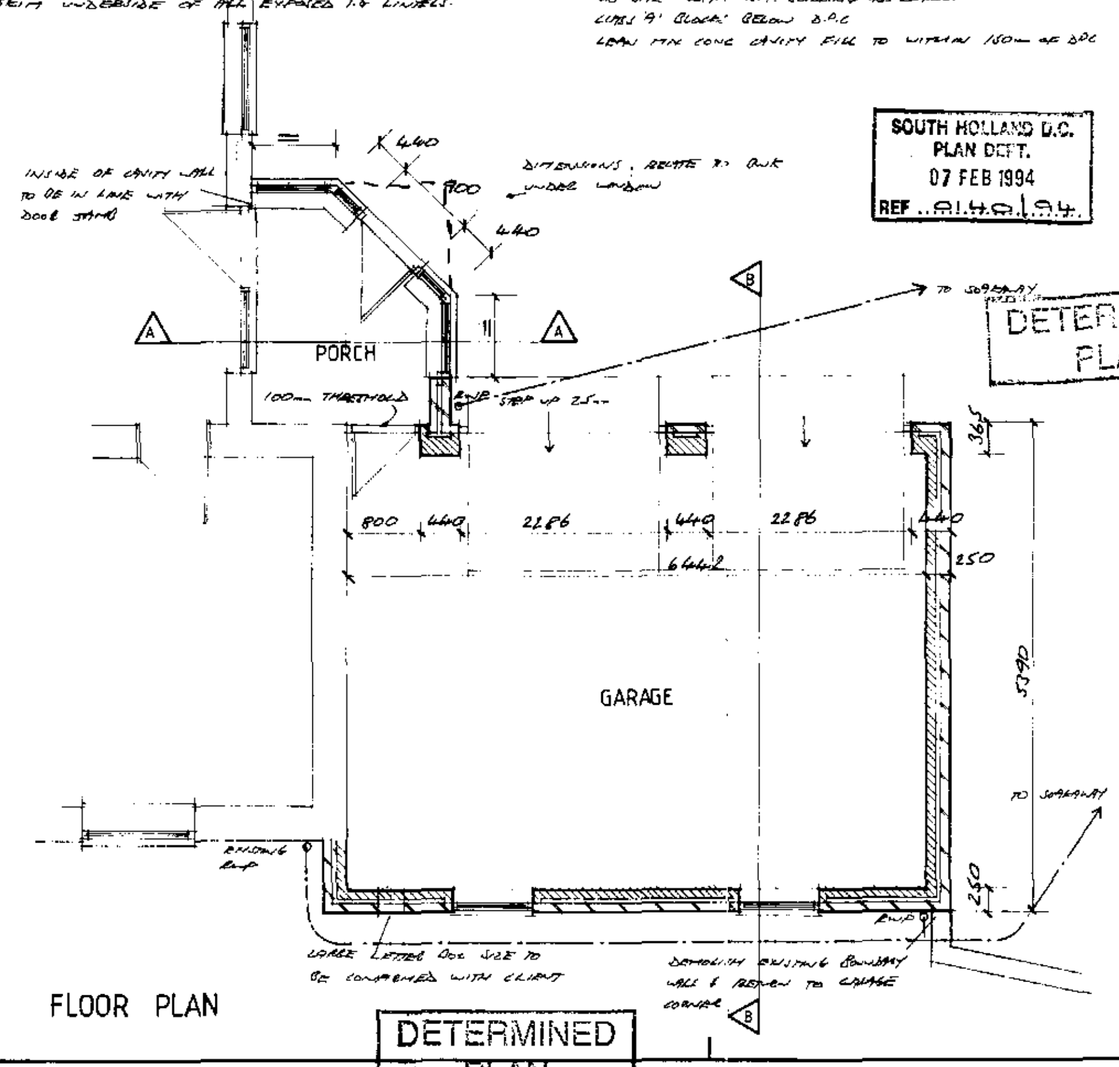
SECTION A-A



SECTION B-B



ROOF PLAN



FLOOR PLAN

CONTRACTOR TO CHECK ALL DIMENSIONS ON SITE BEFORE WORK COMMENCES.

revision	date	init.	revision details

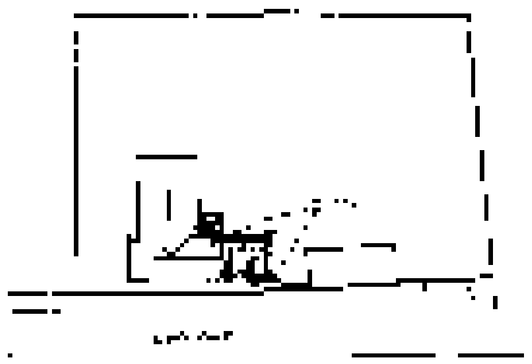
PODDINGTONS
Architectural Design Consultants
43 Double Street, Spalding, Lincs. PE11 2AA
Tel: 0775 761856 & 768296. Fax: 0775 710218

project
MR & MRS KH & PJ LLOYD-DAVIS
DORMA COTTAGE, GARNSGATE,
LONG SUTTON.
PROPOSED EXTENSION.

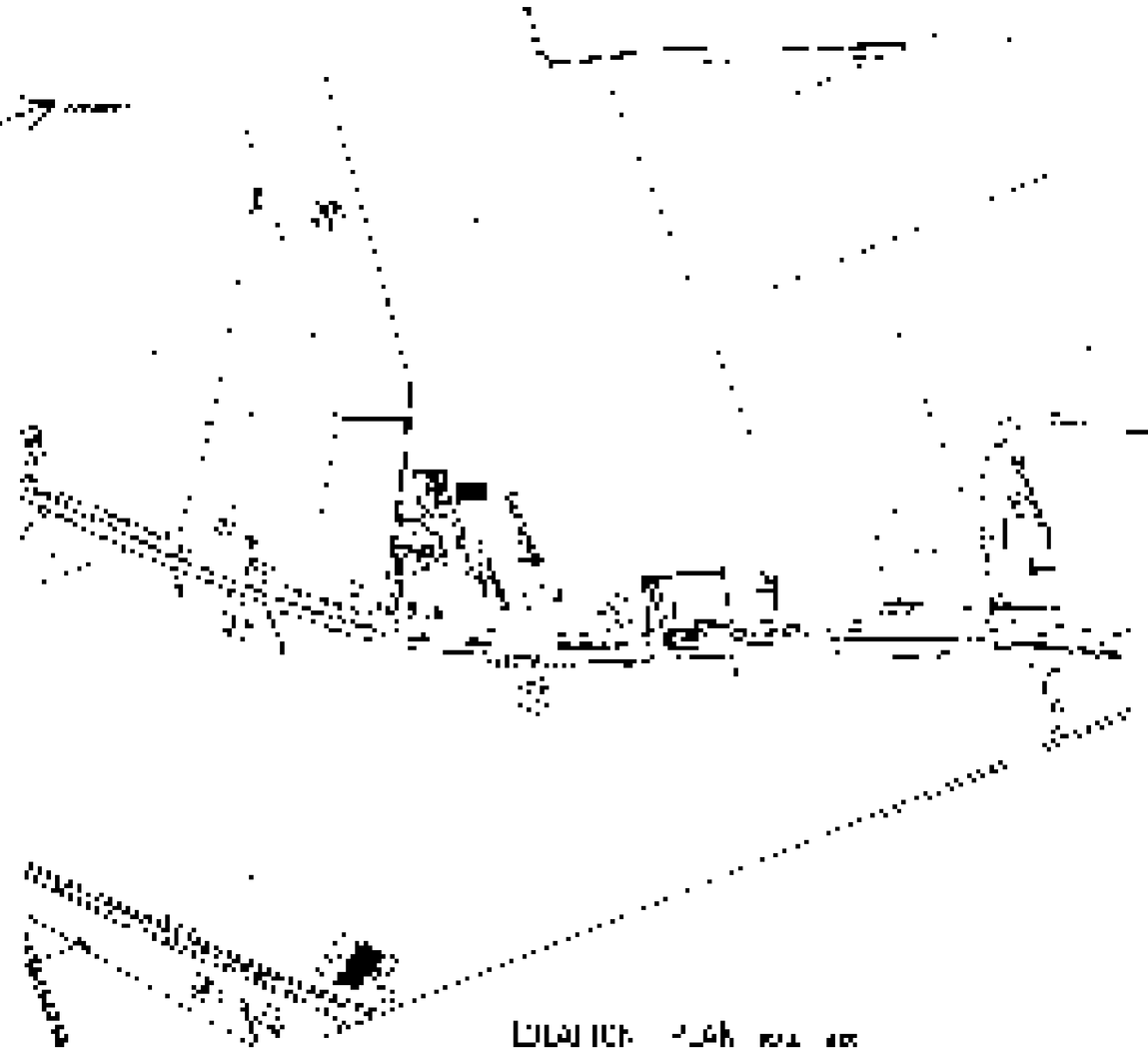
drawing

scale	drawing no.
1/4" & 1/8" = 1'-0"	2549-1
JAN 94	checked

SUMMIT



SITE PLAN



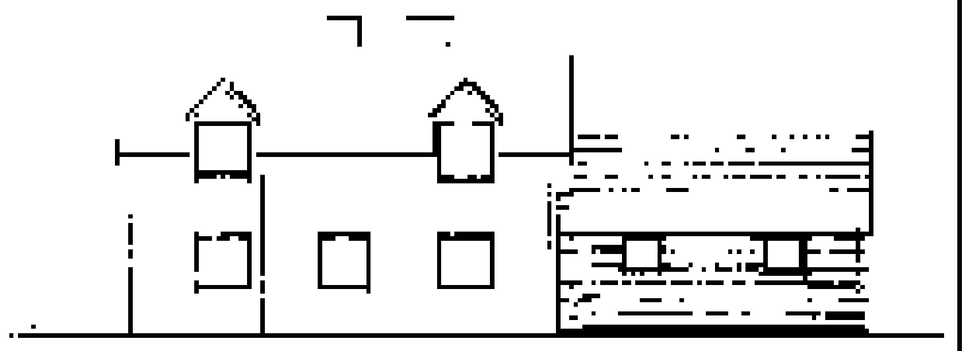
LOCATION PLAN



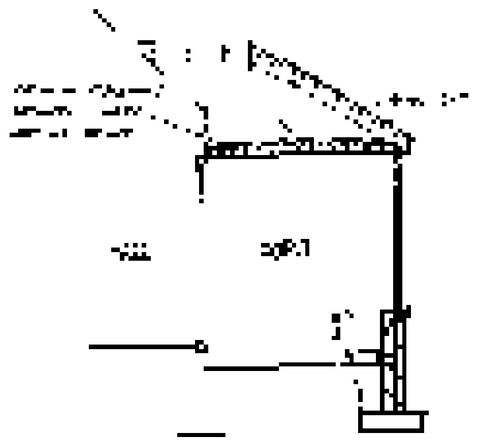
NORTH



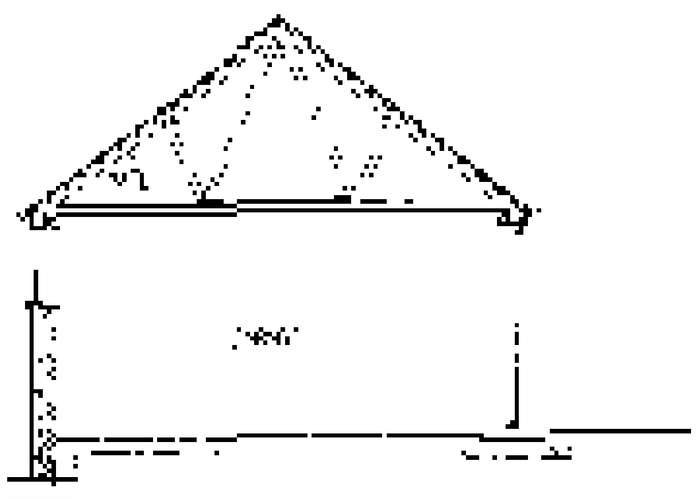
WEST



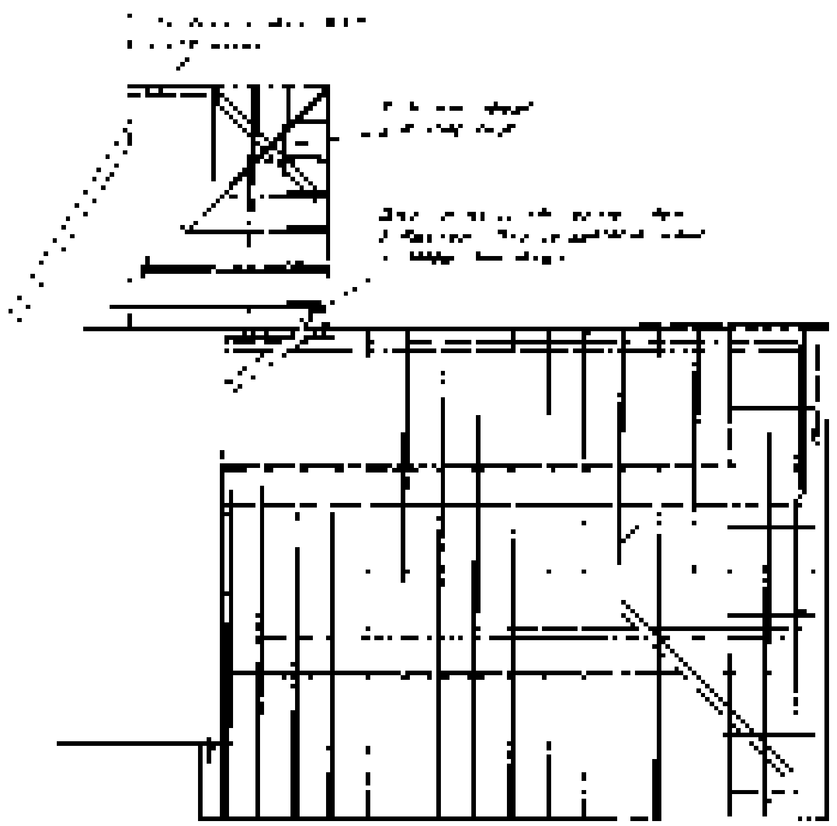
EAST



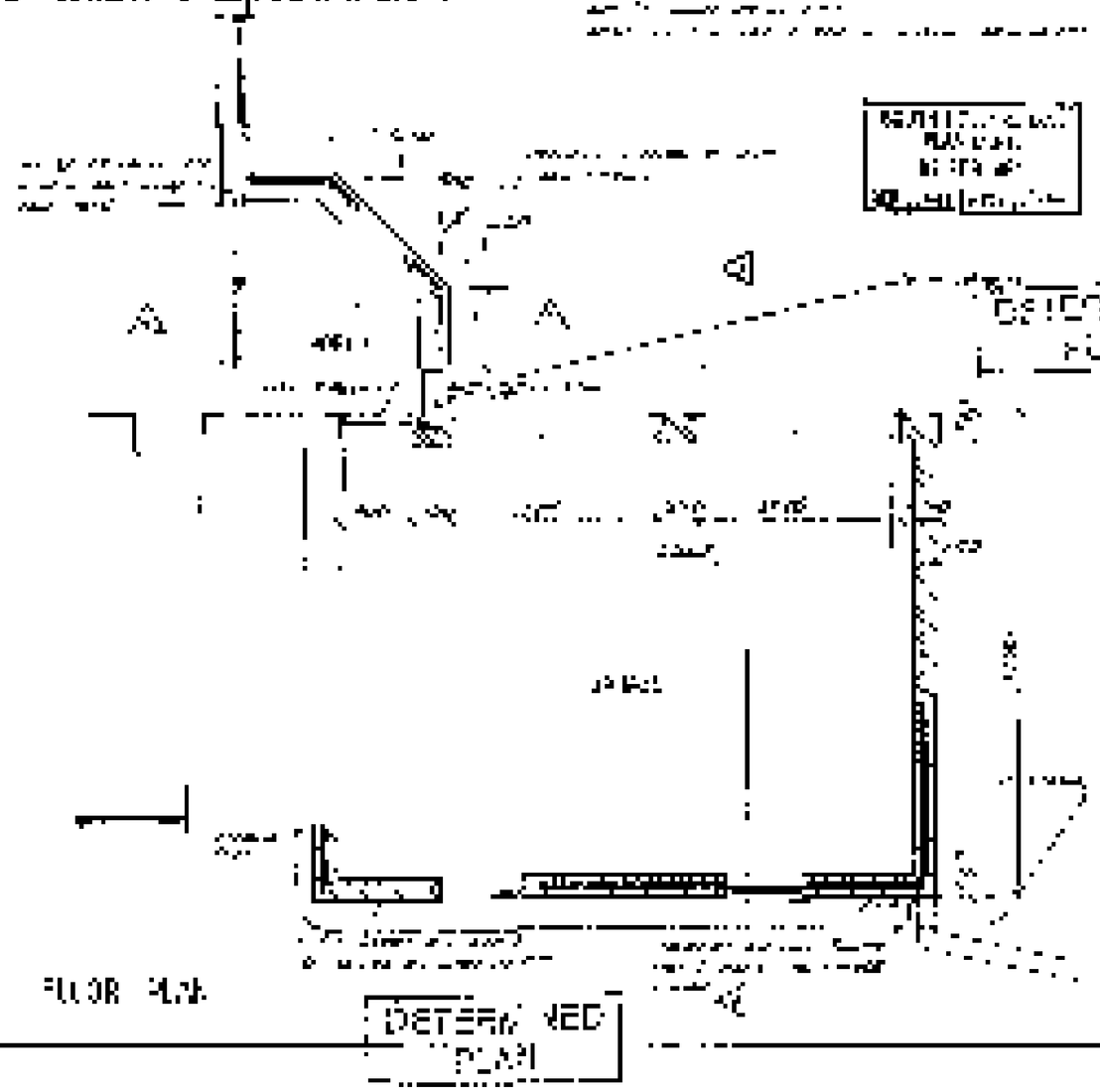
SECTION A-A



SECTION B-B



ROOF PLAN



FLOOR PLAN

CONTRACTOR TO CHECK
ALL DIMENSIONS ON SITE
BEFORE WORK COMMENCES

POSSINGTONS

Architectural Design Consultants