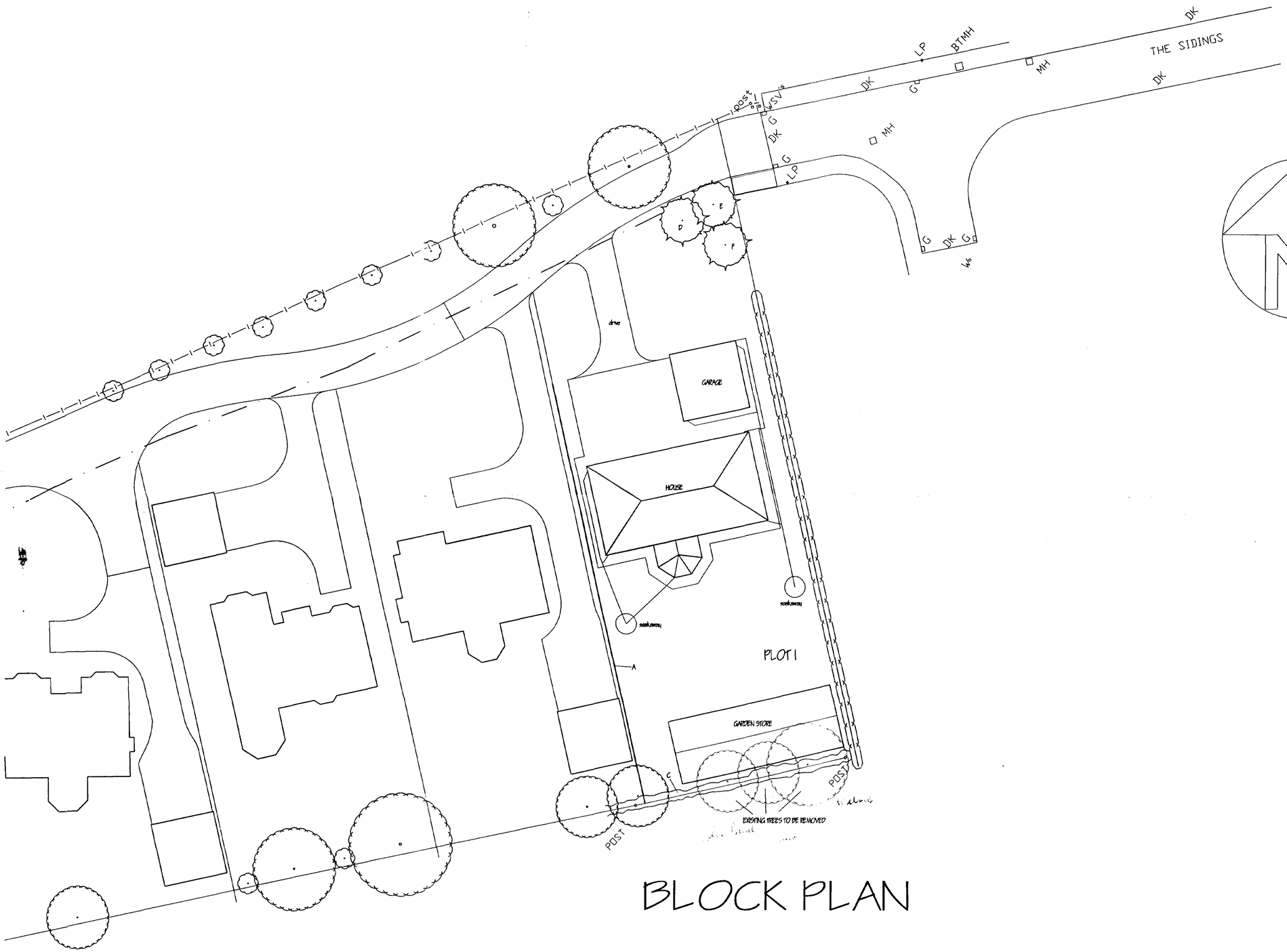
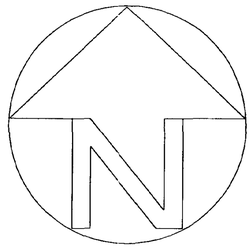
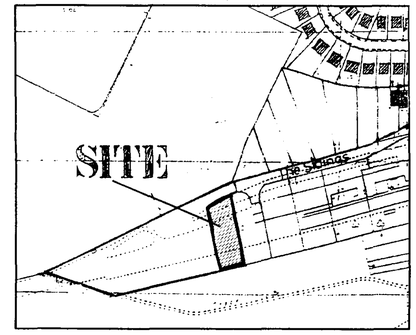


BLOCK PLAN





LOCATION PLAN

SHDC
Development
27 AUG 2002
Ref 0970102

DETERMINED
PLAN

ref:	revision	date

G. R. MERCHANT I.ENG AMICE FIWO

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Project
PROPOSED GARDEN STORE
OFF THE SIDINGS (PLOT 1)
MOULTON
SPALDING LINCS

Client
DGM PROPERTIES LTD

Drawing
PLANS & ELEVATIONS OF
GARDEN IMPLEMENT STORE

Job Ref.	Drawing No.
062/00	43
Date	Drawn
AUG 2002	JPW

Scales
1/200 1/2500

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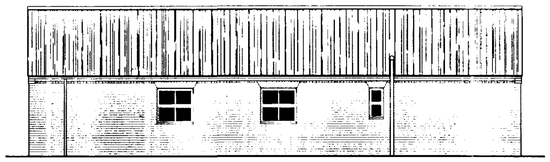
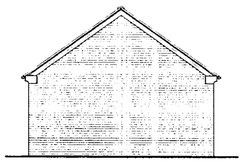


REAR ELEVATION



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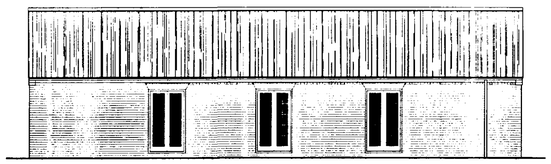
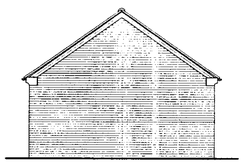


FRONT ELEVATION



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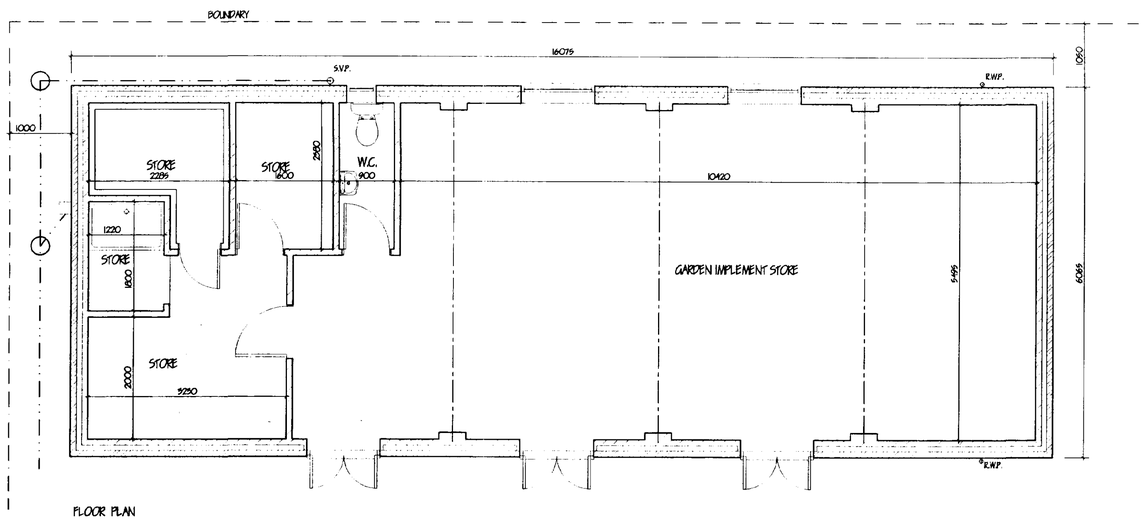

FLOOR PLAN

PL... ...elopment
27 AUG 2002
Ref 0970102

DETERMINED
PLAN

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SCOPE OF THE WORKS.
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Project
GARDEN IMPLEMENT STORE
PLOT 1, THE SIDINGS
MOULTON
SPALDING LINCS

Client
DGM PROPERTIES LTD

Drawing
PLAN & ELEVATIONS

Job Ref.	Drawing No.
062/00	44
Date	Drawn
JUNE 2002	GRM

Scales
1:50 1:100

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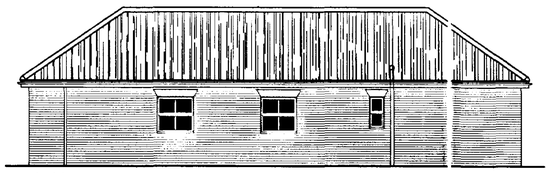
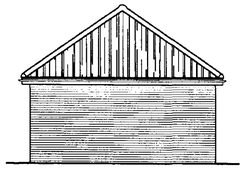
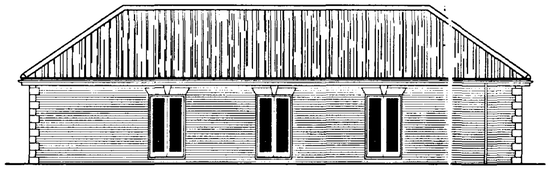


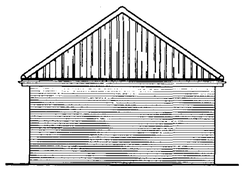
REAR ELEVATION



END ELEVATION



FRONT ELEVATION



END ELEVATION

Preparation: -
Excavate site down approximately 100mm to remove topsoil and vegetation.

Foundations: -
Provide generally GEN 3 concrete strip footings under walls as shown on drawings. 700 wide x 225 deep under cavity walls and 225mm thick walls (if any) and 450 wide x 225 deep under 100mm thick walls. Widen foundations at piers accordingly.
Non-loadbearing walls to be built off ground floor slab thickened to 200mm over 450mm wide.
Foundations taken down to an approved firm base approximately 900mm below ground level, subject to Local authority specifications.

Sub-structure Walling: -
100mm thick class A dense concrete blocks (7N/mm2) made upped 150mm above ground level with PL quality splash course brickwork (commons internally, engineering or facing brickwork externally). Provide weak mix concrete infill to base of cavities to terminate 225mm below lowest DPC level.

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 floors DPM minimum 50mm. To lintels above openings on external walls provide suitable DPC cavity tray over lintel with stepends and at least 2no. cotnic or sim. Weepholes in brickwork per opening not more than 450mm apart.

Underground drainage: -
To be 110mm diameter UPVC pipes to approved manufacturer to be laid at a minimum f 8 of 1/70 bedded and surrounded in 100mm thick pea gravel. Where drains pass through walls provide over wall pre-cast concrete lintel, also leave 5(mm app around pipe and fill with compressible sealant, also mask both sides of openins with rigid sheet mate ial to prevent entry of fill or vermin.
Inspection chambers to be 300mm d. meter UPVC base and risers with cast iron frame . d cover (same manufacturer as pipes). Covers to be Grade C- light duty covers (to be screwed down) or Gra IC's are in driveways where Grade D - medium d ty covers are to be used. Inspection chambers not t exceed 1000mm below ground level (any de r and a manhole will be required constructed i. stock local authority specifications). Back Inlet c lets to be roddable type. Protection to undergro nd pipes as follows; where pipes are not under a r. ad and have less than 600mm cover, concrete pr ecs slabs should be laid as bridging above the pipes a minimum 100mm pea gravel. If under a road a d have less than 900mm cover, reinforced concr. te bridging should be used in lieu of paving slabs. i both cases a layer of compressible material needs t o be placed under the bridging. All underground dr. inage to BS 8301.
Ground floor bases: -
Lay on reduced ground level minimum 150mm maximum 600mm thick well compacted (in 150mm layers) and blinded hardcore. Over lay 1200 gauge DPM then 100mm thick GEN 4 concrete o ersite.

Walling: -
200 cavity walling to consist of face brickwork to BS 5921: 1974 for clay bricks and BS 187: 1978 for calcium silicate bricks. BS cavity; build into cavity Rockwall cavity wall batts insulation boarding in accordance with makers instructions and agreement certificate no. 83/ 1087. 100mm Tarmac Hemelite solid insulation blocks or similar. Cavity walls tied together using galvanized iron vertical twist ties set 750 horizontally and 450 vertically to BS 1243: 1978 wall ties positioned at 300 vertical centres at all unbonded closures of cavity (within 225mm): close cavities with "Thermabate" preformed closer and provide bitumen felt DPC to CP 121: Internal walls of 100mm Tarmac Hemelite solid insulation blocks to receive 10mm sand / cement render and 5mm skim. Movement joints to be installed in brickwork and blockwork in accordance with BS: 5628, part 3, 1985 and manufacturers own design considerations.

Plasterwork: -
Walls to be plastered cement:lime:sand render with skim finish a total of 15mm thick including reveals and lintel soffits.

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. (See separate note) . Internal lintels not specified are either PCX 100 for load bearing walls and INTERNAL 100 lintel for non load bearing.

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

Roof construction: -
Concrete interlocking tiles on 25 x 38 softwood treated timber battens on underfelt to BS 747 (type 1F) lapped 150mm horizontally and vertically. On prefabricated raised tie type trusses at 600mm centres and 35 deg pitch 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 galvanized mild steel anchor and lateral restraint straps along line of wall plate, rafters and ties at 1800mm centres. Strap to be fixed to gable wall + 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.
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 5000mm from any building and to be 1m3 rubble filled with inlet pipe discharging to centre of soakaway.

Water tank: -
Not more than 300 litre tank supported on 4no. Trusses designed to BS5268 part 2

Loft hatch: -
Size approx. 550 x 700, to be insulated, draught stripped and fitted with suitable fastenins to compress draught seal.
Doors and Windows: -
To be softwood, hardwood or UPVC by specialist manufacturer. Style as shown on elevations. All to be fitted with double-glazed sealed units (at least 12mm cavity) using low-E glass (0.05) .

Above ground drainage: -
To be UPVC push fit by an approved manufacturer. 40mm diameter waste from wash hand basin, shower, sink, 50mm diameter from bath and 110mm diameter from WC. All traps to be 75mm deep seal. All pipework etc. to be accessible throughout their runs for cleaning, repair and replacement. Shower floors to be raised minimum 150mm. Provide anti-siphon traps to appliances if the pipe run exceeds that shown in diagram 3 page 9 of approved document H. Provide 110mm diameter soil and ventilating pipes as shown to terminate 900mm above window heads with a suitable ventilating terminal. Internal soil and vent pipes to terminate through roof void with flexi-ducting to suitable vent ridge or tile by tile manufacturer. Any internal stub-stacks fitted with a pressure relief valve vent to be at least 1000mm above finished floor level. Drainage from condensing boiler to discharge into drain via a minimum pipework of 22mm diameter through a 75mm condensate trap. If an additional trap is provided externally to the boiler to provide the 75mm seal, an air gap should be provided between the boiler and the trap.

Protected glazing areas: -
Provide toughened glass to BS6206 (1981) to following areas. To all windows within 800mm 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.

Fascia and bargeboards (if any) : -
All to be 50mm thick treated PSE softwood timber. depth to be determined on application. Provide a 6mm groove near bottom of boards to accept 6mm thick plywood or masterboard soffit.
Smoke alarm: -
Provide mains operated self-contained smoke alarms that conforms to BS5446 Part 1. Provide at least one on each floor positioned within 7000mm of living room, kitchen doors and 3000mm of bedroom doors. More than one smoke alarm to be interconnected and wired to a separately fused circuit. See drawing for positions.

Hot water and heating etc.: -
Wet radiator system. Boiler to be Combination boiler (SEDBUK 82%) . 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: Room thermostat, Cylinder thermostat and Programmer. Heating and hot water system to be fitted with flow controls e.g.: motorized valves, electrically interlocked with boiler and pump to prevent unnecessary boiler cycling. Heating engineer to provide a suitable commissioning certificate in accordance with that published as part of the benchmark code of practice upon completion (which is to be forwarded to the Building Control) .

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) En-suite / Bathroom offering 15 litres per second.
ii) WC offering 15 litres per second.
Where mechanical extractor fans are fitted in rooms with no natural ventilation. Provide fans that have 15 minute overrun that may be operated intermittently. Also ensure 10mm gap underneath door to floor finish.

Ground floor finish: -
Off oversite provide Celotex double-R GA2000 board (Inc. GA2048 board) or similar approved product, then 500 gauge polythene vapour barrier then 75mm sand / cement screed with 1no. layer of chicken wire reinforcement.

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

Roof insulation: -
Insulation to roof space to be 250mm thick fibreglass laid 100mm between and 150mm over ceiling ties.
If insulation is required to a rafter section of the roof i.e.: attic trusses, then provide in between rafters Celotex double-R GA2000 board (2no. layers of GA2048) or similar approved product, maintaining 50mm air gap between insulation and underfelt.
Ensure there is a spacer fitted in the eaves so that the insulation can be installed over and beyond the wall plate.

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 i.e.: attic trusses, provide at eaves ventilation equal to a 25mm continuous gap running along eaves.
3) Also on roofs where ceilings follow roofline ventilation is required at ridgeline with suitable ridge vent (by tile manufacturer) , to give ventilation equal to a 5mm continuous gap running along ridge.
4) At roof/ wall 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.

Electrical installation: -
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.

Joinery: -
Doors, frames, linings, skirting, architrave's, window board and timber mouldings etc. to be of standard manufacturer

Lighting: -
In new structure provide internal efficient lighting to a third of the overall rooms (not including corridors) to achieve a luminous efficacy greater than 40 lumens per circuit-watt (not using GLS tungsten lamps with bayonet cap or Edison screw bases) . Provide external lighting which can be in a porch but not a garage or carport which automatically extinguish when there is enough daylight, and when not required at night or have sockets that can only be used with lamps having an efficacy greater than 40 lumens per circuit-watt (such as fluorescent or compact fluorescent lamp tupes, and not GLS tungsten lamps with bayonet cap or Edison screw bases) .
Feature brickwork: -
Project brickwork at eaves and gables as shown on drawing. Rainwater goods to fix directly to brickwork.

Opening schedule: -
1) Window 1438w x 1050h with L1/ 575 lintel over 900 long.
2) Window 1200w x 1200h with L1/ 575 lintel over 1500 long.
3) Window 1200w x 1200h with L1/ 575 lintel over 1500 long.
4) French doors 1200w x 2100h with L1/ 575 lintel over 1500 long.
5) French doors 1200w x 2100h with L1/ 575 lintel over 1500 long.
6) French doors 1200w x 2100h with L1/ 575 lintel over 1500 long.

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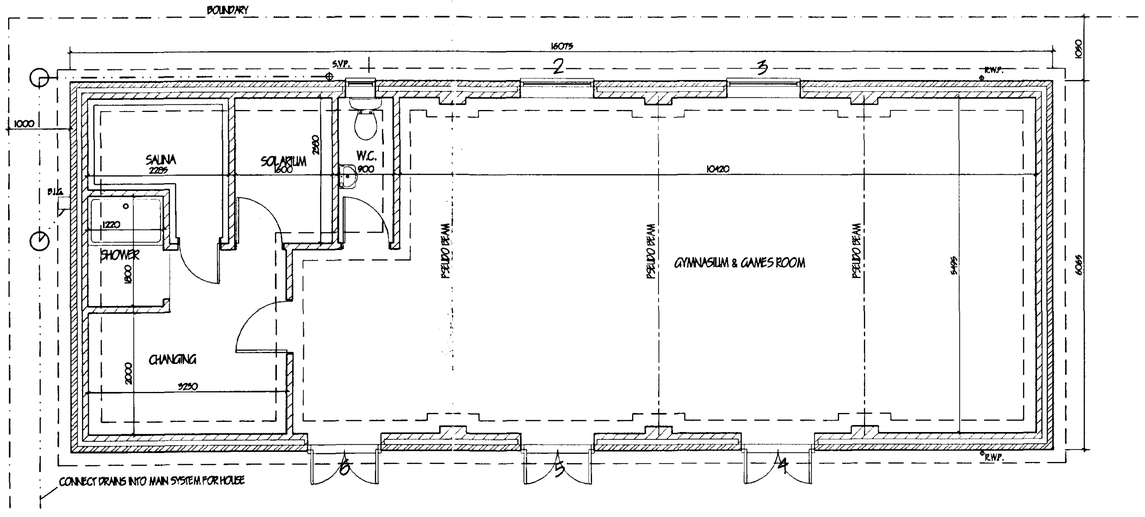
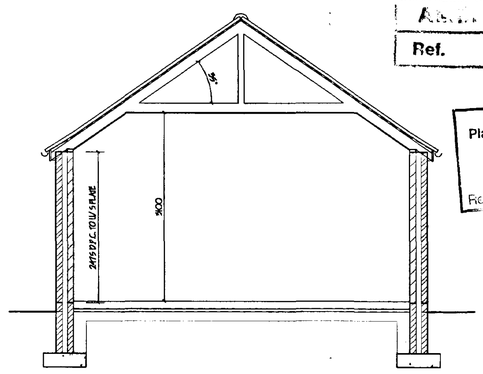


FLOOR PLAN



SECTION

Approved Plan
Ref. A1

Planning Department
22 APR 2003
Ref. 090102

P	CHANGES AS PER O/N 09135	APR 2003
A	BUILDING REG APPLICATION	JAN 2003
ref:	revision	date

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Project
GARDEN IMPLEMENT STORE
PLOT 1, THE SIDINGS
MOULTON
SPALDING LINCS

Client
DGM PROPERTIES LTD

Drawing
PLAN & ELEVATIONS

Job Ref.	Drawing No.
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JUNE 2002	GRM

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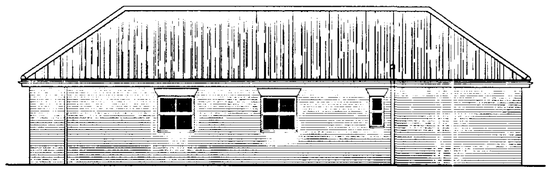

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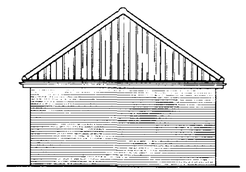

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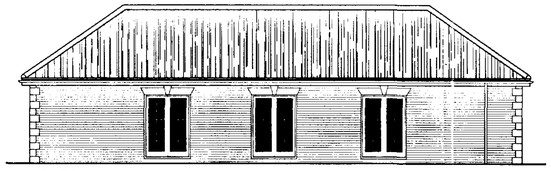
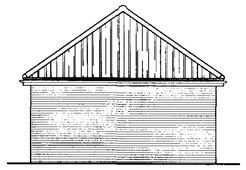


FRONT ELEVATION



END ELEVATION

Preparation: -
Excavate site down approximately 100mm to remove topsoil and vegetation.

Foundations: -
Provide generally GEN 3 concrete strip footings under walls as shown on drawing. 700 wide x 225 deep under cavity walls and 225mm thick walls (if any) and 450 wide x 225 deep under 100mm thick walls. Widen foundations at piers accordingly.
Non-loadbearing walls to be built off ground floor slab thickened to 200mm over 450mm wide.
Foundations taken down to an approved firm base approximately 900mm below ground level, subject to Local authority specifications.

Sub-structure Walling: -
100mm thick class A dense concrete blocks (7N/ mm2) made upped 150mm above ground level with FL quality splash course brickwork (commons internally, engineering or facing brickwork externally). Provide weak mix concrete infill to base of cavities to terminate 225mm below lowest DPC level.

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 floors DPM minimum 50mm. To lintels above openings on external walls provide suitable DPC cavity tray over lintel with stopends and as least 2no. cabric ar ses. Weepholes in brickwork per openins not more than 450mm apart.

Underground drainage: -
To be 110mm diameter UPVC pipes by approved manufacturer to be laid at a minimum fall of 1:70 bedded and surrounded in 100mm thick. pea gravel. Where drains pass through walls provide over wall pre-cast concrete lintel, also leave 50-mm app around pipe and fill with compressible sealant, also mask both sides of openins with rigid sheet material to prevent entry of fill or vermin.
Inspection chambers to be 300mm diameter UPVC base and risers with cast iron frame and cover (same manufacturer as pipes). Covers to be (Grade C- light duty covers (to be screwed down) unless IC's are in driveways where Grade B - medium duty covers are to be used. Inspection chambers not to exceed 1000mm below ground level (any deeper and a manhole will be required constructed to steet local authority specifications). Back inlet gullies to be raddable type. Protection to underground pipes as follows; where pipes are not under a road and have less than 600mm cover, concrete paving slabs should be laid as bridging above the pipes on minimum 100mm pea gravel. If under a road and have less than 900mm cover, reinforced concrete bridging should be used in lieu of paving slabs. In both cases a layer of compressible material needs to be placed under the bridging. All underground drainage to BS 8301.
Ground floor base: -
Lay on reduced ground level minimum 150mm maximum 600mm thick well compacted (in 150mm layers) and blinded hardcore. Over lay 1200 gauge DPM then 100mm thick GEN 4 concrete oversite.

Walling: -
200 cavity walling to consist of face brickwork to BS 5921; 1974 for clay bricks and BS 187: 1978 for calcium silicate bricks: 65 cavity; build into cavity Rockwall cavity wall battes insulation boarding in accordance with makers instructions and agrement certificate no. 85/1087. 100mm Tarmac Hemelite solid insulation blocks or similar. Cavity walls tied together using galvanized iron vertical brisk ties set 750 horizontally and 450 vertically to BS 1243: 1978 wall ties positioned at 300 vertical centres at all unbonded closures of cavity (within 225mm): close cavities with "Thermastop" preformed closer and provide bitumen felt DPC to CP 121: Internal walls of 100mm Tarmac Hemelite solid insulation blocks to receive 10mm sand / cement render and 3mm skim. Movement joints to be installed in brickwork and blockwork in accordance with BS: 5628, part 3, 1985 and manufacturers own design considerations.

Plasterwork: -
Walls to be plastered cement:lime:sand render with skim finish a total of 15mm thick including reveals and lintel soffits.

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. (See separate note). Internal lintels not specified are either 90X100 for load bearing walls and INTERNAL 100 lintel for non load bearing.

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

Roof construction: -
Concrete interlocking tiles on 25 x 38 softwood treated timber battens on underfelt to BS 747 (type 1F) lapped 150mm horizontally and vertically. On prefabricated raised tie tiape trusses at 600mm centres and 35 deg pitch 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 galvanized mild steel anchor and lateral restraint straps along line of wall plate, rafters and ties at 1800mm centres. Strap to be fixed to gable wall + 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.
Rainwater goods: -
PVC gutters 115mm half round and 68mm dia down pipes to match: including all bends, outlets, clips, brackets, correctors etc. and connect to underground drain to soakaway.

Soakaways: -
To be a minimum 5000mm from any building and to be 1m3 rubble filled with inlet pipe discharging to centre of soakaway.

Water tank: -
Not more than 300 litre tank supported on 4no. trusses designed to BS5268 part 2

Loft hatch: -
Size approx. 550 x 700, to be insulated, draught stripped and fitted with suitable fastening to compress draught seal.
Doors and Windows: -
To be softwood, hardwood or UPVC by specialist manufacturer. Style as shown on elevations. All to be fitted with double-glazed sealed units (at least 12mm cavity) using low-E glass (0.05).

Above ground drainage: -
To be UPVC push fit by an approved manufacturer. 40mm diameter waste from wash hand basin, shower, sink, 50mm diameter from bath and 110mm diameter from WC. All traps to be 75mm deep seal. All pipework etc. to be accessible throughout their runs for cleansing, repair and replacement. Shower floors to be raised minimum 150mm. Provide anti-siphon traps to appliances if the pipe run exceeds that shown in diagram 3 page 9 of approved document H. Provide 110mm diameter soil and ventilating pipes as shown to terminate 900mm above window heads with a suitable ventilating terminal. Internal soil and vent pipes to terminate through roof void with flexi-ducting to suitable vent ridge or tile by tile manufacturer. Any internal stub-stacks fitted with a pressure relief valve vent, to be at least 1000mm above finished floor level. Drainage from condensing boiler to discharge into main via a minimum pipework of 22mm diameter through a 75mm condensate trap. If an additional trap is provided externally to the boiler to provide the 75mm seal, an air gap should be provided between the boiler and the trap.

Protected glazing areas: -
Provide toughened glass to BS6206 (1981) to following areas. To all windows within 800mm of finished floor level. To all door glazing within 1500mm of finished floor level. This also applies to side screens within 500mm of door. Protected glazing to be permanently marked with BS kite mark.

Fascia and bargeboards (if any): -
All to be 52mm thick treated PSE softwood timber, depth to be determined on application. Provide a 6mm groove near bottom of boards to accept 6mm thick plywood or masterboard soffit.
Smoke alarm: -
Provide mains operated self-contained smoke alarms that conforms to BS5446 Part 1. Provide at least one on each floor positioned within 7000mm of living room, kitchen doors and 3000mm of bedroom doors. More than one smoke alarm to be interconnected and wired to a separately fused circuit. See drawing for positions.

Hot water and heating etc.: -
Wet radiator system. Boiler to be Combination boiler (SEDBUK 82%). 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: Room thermostat, Cylinder thermostat and Programmer. Heating and hot water system to be fitted with flow controls e.g.: motorized valves, electrically interlocked with boiler and pump to prevent unnecessary boiler cycling. Heating engineer to provide a suitable commissioning certificate in accordance with that published as part of the benchmark code of practice upon completion (which is to be forwarded to the Building Control).

Ventilation: -
Natural ventilation areas 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: -
1) En-suite / Bathroom offering 15 litres per second.
2) WC offering 15 litres per second.
Where mechanical extractor fans are fitted in rooms with no natural ventilation. Provide fans that have 15 minute overrun that may be operated intermittently. Also ensure 10mm gap underneath door to floor finish.

Ground floor finish: -
Off oversite provide Celotex double-R GA2000 board (Ino. GA2043 board) or similar approved product, then 500 apuse polythene vapour barrier then 75mm sand / cement screed with 1no. layer of chicken wire reinforcement.

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

Roof insulation: -
Insulation to roof space to be 250mm thick fibreglass laid 100mm between and 150mm over ceiling ties.
If insulation is required to a rafter section of the roof i.e.: attic trusses, then provide in between rafters Celotex double-R GA2000 board (2no. layers of GA2043) or similar approved products, maintaining 50mm air gap between insulation and underfelt.
Ensure there is a spacer fitted in the eaves so that the insulation can be installed over and beyond the wall plate.

Roof ventilation: -
Provide ventilation to roof space at eaves via petant 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 i.e.: attic trusses, provide at eaves ventilation equal to a 25mm continuous gap running along eaves.
3) Also on roofs where ceilings follow roofline ventilation is required at ridgeline with suitable ridge vent (by tile manufacturer), to give ventilation equal to a 5mm continuous gap running along ridge.
4) At roof / wall 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.

Electrical installation: -
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.

Joinery: -
Doors, frames, linings, skirting, architrave's, window board and timber noddings etc. to be of standard manufacturer

Lighting: -
In new structure provide internal efficient lighting to a third of the overall rooms (not including spraces) to achieve a luminous efficacy greater than 40 lumens per circuit-watt (not using GLS tungsten lamps with bayonet cap or Edison screw bases). Provide external lighting which can be in a porch but not a garage or carport which automatically extinguish when there is enough daylight, and when not required at night or have sockets that can only be used with lamps having an efficacy greater than 40 lumens per circuit-watt (such as fluorescent or compact fluorescent lamp types, and not GLS tungsten lamps with bayonet cap or Edison screw bases).
Feature brickwork: -
Project brickwork at eaves and gables as shown on drawing. Rainwater goods to fix directly to brickwork.

Opening schedule: -
1) Window 1488w x 1050h with L1/ S 75 lintel over 900 long.
2) Window 1200w x 1200h with L1/ S 75 lintel over 1500 long.
3) Window 1200w x 1200h with L1/ S 75 lintel over 1500 long.
4) French doors 1500w x 2100h with L1/ S 75 lintel over 1800 long.
5) French doors 1500w x 2100h with L1/ S 75 lintel over 1800 long.
6) French doors 1500w x 2100h with L1/ S 75 lintel over 1800 long.

LIMITATIONS.
This drawing is limited in 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.
The 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 G.R. Merchant. or any representative thereof. It is the client or their appointed agents responsibility to control workmanship, substitution of materials, adherence to specification, variations to contract etc.

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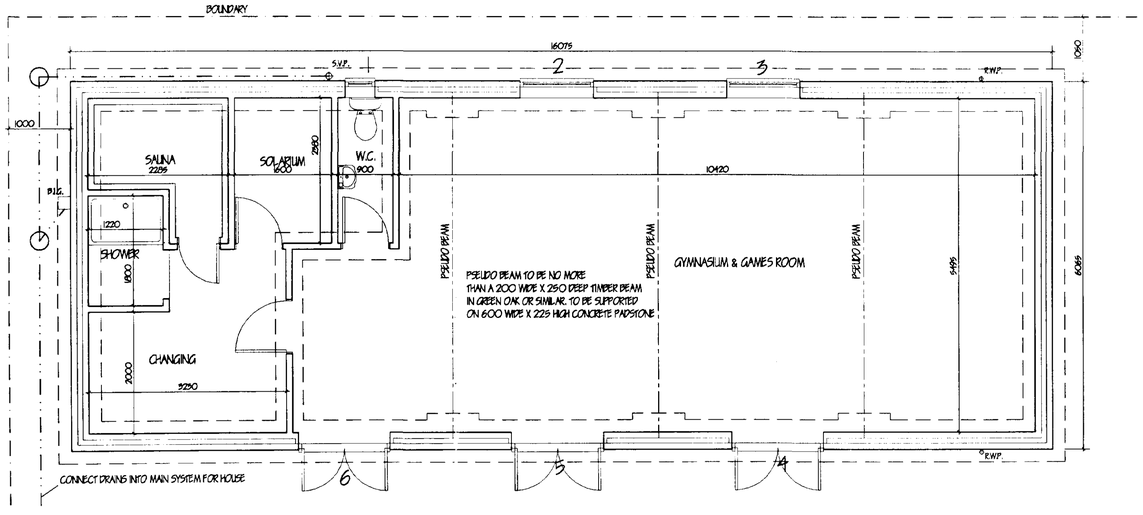
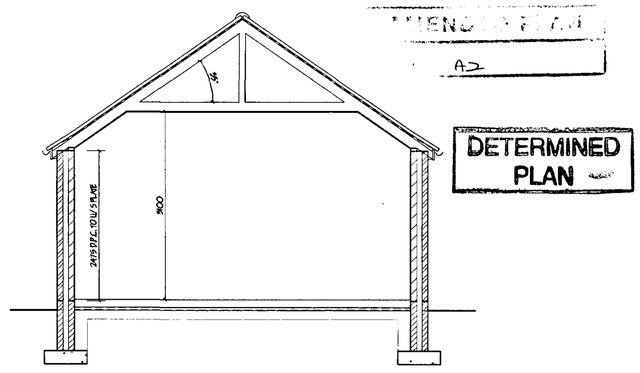
STANDARDS.
All materials to be new unless otherwise stated and all components and materials etc. to be used fitted and installed etc. in strict accordance with manufacturers instruction and relevant Code of Practice.
Materials shall conform to appropriate British Standard Specification or BBA Certificate 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.



FLOOR PLAN



SECTION

A2

DETERMINED PLAN

SHDC
Planning & Development
09 FEB 2004
Ref 0970/02

C	CHANGES AS PER O/N 12055	FEB 2004
B	CHANGES AS PER O/N 09135	APR 2003
A	BUILDING REG APPLICATION	JAN 2003
ref: revision		date

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Project
GARDEN IMPLEMENT STORE
PLOT 1, THE SIDINGS
MOULTON
SPALDING LINCS

Client
DGM PROPERTIES LTD

Drawing
PLAN & ELEVATIONS

Job Ref.	Drawing No.
062/00	44B
Date	Drawn
JUNE 2002	GRM

Scales
1:50 1:100

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The General Contractor is to check all dimensions on site and report any discrepancies to the Architect.
All details shown on this drawing including foundations are based upon typical site conditions related to the area. No responsibility can be accepted for abnormal conditions which may be discovered during construction unless reported to the Architect so that design ammendments may be considered. Site soil surveys are recommended in respect of foundations to establish specific site conditions before foundation work is undertaken.