SOUTH HOLLAND DISTRICT COUNCIL

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0257/94 Received:20-MAY-94 Type:FULL

Name: Mr & Mrs Cowell
14 Kelly Close
Pinchbeck
Spalding
Lincs

Agent: P Browne
271 Bourne Road
Pode Hole
Spalding
Lincs

Description: First floor extension

Location : 14 Kelly Close Pinchbeck
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.

Director of Planning and Building Control Services
01-JUN-94 H14/0257/94

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)

DRAFT DECISION.

Town and Country Planning Act 1990

Planning Permission

Reference: H14/0257/94 Received:20-MAY-94 Type:FULL

Name: Mr & Mrs Cowell
14 Kelly Close
Pinchbeck
Spalding
Lincs

Agent: P Browne
271 Bourne Road
Pode Hole
Spalding
Lincs

Description: First floor extension

Location : 14 Kelly Close Pinchbeck
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.

Director of Planning and Building Control Services
26-MAY-94 H14/0257/94

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.

AJ 27/5

31/5

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

H14/0257/94

FULL

Applicant: Mr & Mrs Cowell
Tel:

Agent: P Browne
0775 725183

Description: First floor extension

Location: 14 Kelly Close
Pinchbeck
Spalding
Lincs

Valid date: ~~25-MAR-94~~ 20 MAY-94
Terminal date: ~~20-MAY-94~~ 15 JUL-94
Target dates:
To case officer 01-APR-94
Inspected by 08-APR-94
Extra contacts 15-APR-94
Target Committee: ~~11-MAY-94~~ 12 JUL-94
Report deadline: 27-APR-94
Agreed TD Ext:
Case Officer:
P J UDY
Report if not clear by 29-APR-94

DEVELOPMENT/CONSTRAINTS

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

CONSULTATIONS CARRIED OUT

	Sent	Expiry
The Occupier, 3 Burma Avenue	11-APR-94	02-MAY-94
The Occupier, 5 Burma Avenue.	11-APR-94	02-MAY-94
Site/Press Advert MIN	30-MAR-94	20-APR-94
Clerk to Pinchbeck P 0775 723838	29-MAR-94	12-APR-94
Cllr T Bray 0775 723794 (Of	29-MAR-94	05-APR-94
Cllr Mrs P J Buffham	29-MAR-94	05-APR-94

L.C.C - No objections 13/4/94

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

H14/0257/94
FULL

Applicant: Mr & Mrs Cowell
Tel:

Agent: P Browne
0775 725183

Description: First floor extension

Neighbours

Location: 14 Kelly Close
Pinchbeck
Spalding
Lincs

Consult

Please

Valid date:	25-MAR-94	MAY-94
Target dates:		MAY-94
To case officer	01-APR-94	APR-94
Inspected by	08-APR-94	
Extra contacts	15-APR-94	
Report if not clear by	29-APR-	

DEVELOPMENT/CONSTRAINTS

Size:
Category: Extension
Listed building:
Conservation Area:

Other Constraints:

CONSULTATIONS CARRIED OUT

	Sent	Expiry
Site/Press Advert MIN	30-MAR-94	APR 20-[redacted]-94
Clerk to Pinchbeck P 0775 723838	29-MAR-94	12-APR-94
Cllr T Bray 0775 723794 (Of	29-MAR-94	05-APR-94
Cllr Mrs P J Buffham	29-MAR-94	05-APR-94

L.C.C -- n/a Objections /e cs 5/3/94

DC INSTRUCTION SHEET

APPLICATION REF: H14/0257/94

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: The submitted elevational drawings are incorrect. The rear + side elevations need to be handed/mirrored (Non-std only)

Other.....

Direction authorised by Senior Officer.....D..... Date.....9/5

Revalidation after Direction

Information satisfactory Signed.....D..... Date.....23/5

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: PM for
Senior Officer Confirmed ..... Date.....23/5 Recorded DC....

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 PJM Date 25-5

Notes:

☐ Disabled
☐ Prev conditions
☐ Amended plans – Dwg no: Received:

CONDITIONS/REASONS:

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 [illegible], Spalding,
Lincolnshire. PE11 2XE

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

SOUTH HOLLAND DISTRICT COUNCIL

Application no: H14/0257/94

Applicant: Mr & Mrs Cowell
14 Kelly Close
Pinchbeck
Spalding
Lincs

Agent: P Browne
271 Bourne Road
Pode Hole
Spalding
Lincs

SOUTH HOLLAND D.C.
PLAN DEPT
20 MAY 1994
REF ..... Valid

Description: First floor extension

Location: 14 Kelly Close
Pinchbeck
Spalding
Lincs

Type: FULL

Date received: 14-MAR-94

09-MAY-94

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
REQUIREMENT FOR ADDITIONAL INFORMATION ETC

Your submission for the above has been received, but I regret that it cannot be dealt with as it stands.

The Council is of the opinion that the information contained in the application is insufficient to enable the Authority to determine it, and under the provisions of Regulation 4 of the Town and Country Planning (Applications) Regulations 1988, you are therefore requested to supply the following:

The submitted elevational drawings are incorrect. The rear and side elevations need to be handed/mirrored.

Please return one copy of this letter with your reply to enable me to deal with this application without further delay.
If you have been sent a Notice of Receipt, the time limit for determining the application should be ignored as this will have to be recalculated from the date when I receive the above. If you wish to contact the department at any time, the officer dealing with the application at present is P J UDY

Yours faithfully

Peter Udy

pp Principal Planning Officer

ADMIN RECORD SHEET

Initial

Submitted Fee £ 70

Receipt No P4017

Date first Rec'd 14 MAR 1994

Registration

Reference H14/0257/94

Cross--Ref f

Date 15-MAR-94 LAC

Validation

TYPE FULL

Site area
No of dwellings
Floorspace

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 14 OS Plots
Grid ref 5 3

Ward Parish

Inside IBD YES Inside LP area YES

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 014284?

Planning Records:
Earlier apps

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

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

Application no: H14/0257/94

Applicant: Mr & Mrs Cowell
14 Kelly Close
Pinchbeck
Spalding
Lincs

Agent: P Browne
271 Bourne Road
Pode Hole
Spalding
Lincs

SOUTH HOLLAND D.C.
25
REF Valid

Description: First floor extension

Location: 14 Kelly Close
Pinchbeck
Spalding
Lincs

Type: FULL

Date received: 14-MAR-94

16-MAR-94

Dear Sir/Madam

NOTICE THAT APPLICATION IS INVALID
Requirement for additional information, fees etc

Your submission for the above has been received, but I regret that it cannot be dealt with as it stands. Please provide the following:

Please confirm the scale of your plans.
The 1:2500 location plan and the block plan do not appear to correspond.
Could you please alter the block plan accordingly and outline it in red.
Three copies returned for your use.

Please return the additional copy of this letter with your reply.
If I do not hear from you within the next 14 days it will be assumed that you have no wish to continue with the application. It will then be filed away and any fee already received will be reimbursed.
If you wish to contact the department at any time, please ask for Mrs Lowe quoting the above reference.

Yours faithfully

Principal Administrative Officer

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 : P4017
Date received : 14-MAR-94

Received from

Mr & Mrs Cowell

Address

14 Kelly Close
Pinchbeck
Spalding

Fee paid	£	70.00
VAT	£	0.00
Total received	£	70.00

Cash/Cheque : Cash

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

FOUR COPIES REQUIRED

PLANNING APPLICATION

For office use only

Application No. H14/0257/94

Date Registered 14 MAR 1994

1. Please complete in block letters

NAME AND ADDRESS OF APPLICANT

MR & MRS COWELL
14 KELLY CLOSE
PINCHBECK
SPALDING.

Tel. No.

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

P. BROWNS
271 BOURNE ROAD
BOSTON
SPALDING

Tel. No. 0775 725183.
(Personal contact name)

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

14, KELLY CLOSE, PINCHBECK, SPALDING, LINCS,

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

FIRST FLOOR 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. P. Browns Date

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.

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 ..... (Applicant / Agent) Date 14.3.94

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 ..... (Applicant / Agent) Date 14.3.94

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 .....

APPLICATION ASSESSMENT

Notes for Case Officer

Site Inspection

Accuracy :
Neighbours :
Boundaries :
Site Features :

Inspected by PDM
Date 8-4

Site Notice posted by DL 30/3
Date
Expiry

Individual Resident Notices required:

Addresses to be sent to – 3 + 5 Burma Ave Finchfield.

Addresses delivered to –

For lamp post at entrance to open space

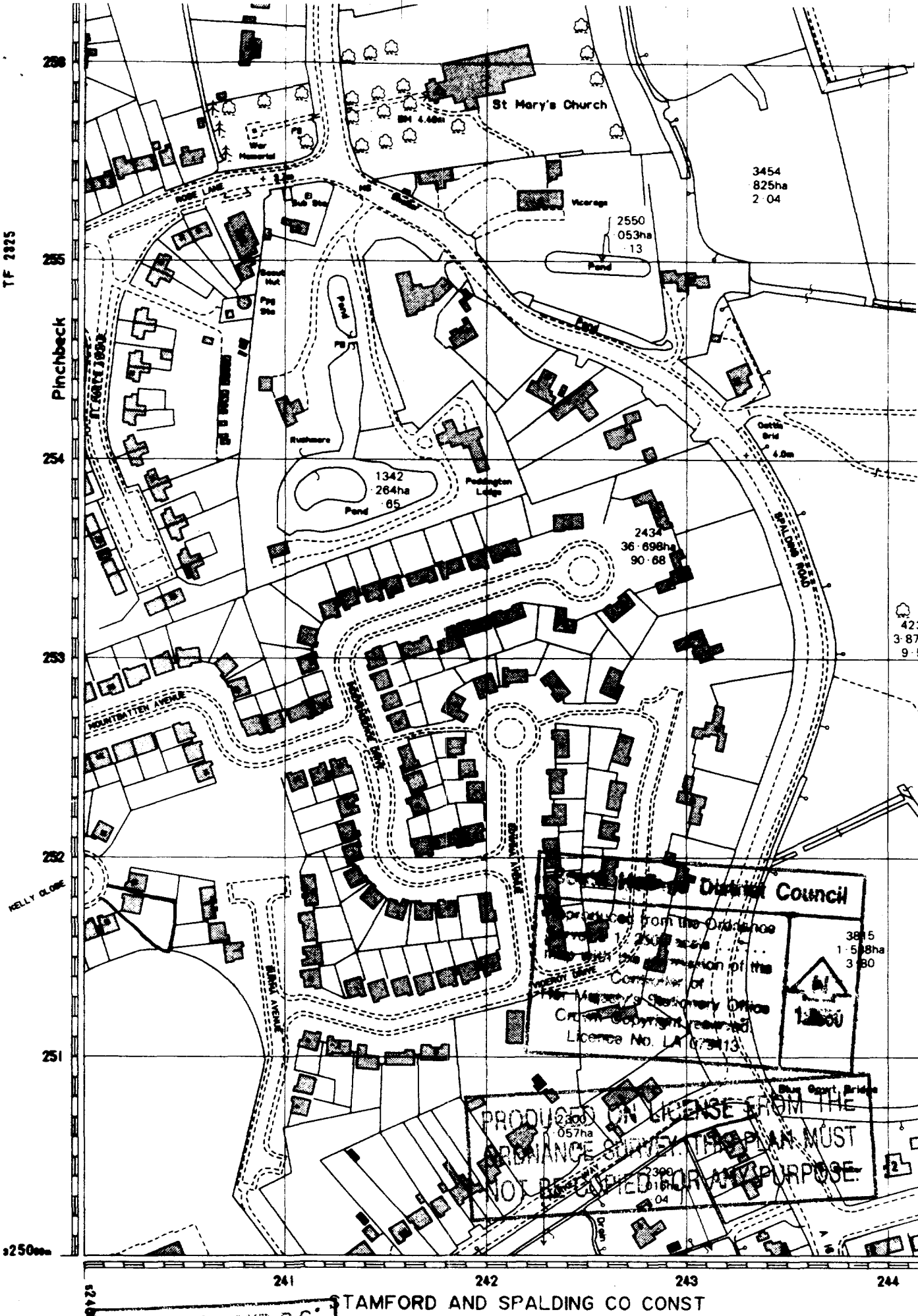
Telephone/Visitor Record

Date	Conversation with	Conclusion

Case Officer Conclusions

Many similar examples of this form of cut?
1st floor blank gable.
No. 16 has garage to this side
Two footpaths between. No bedroom window or over flat roof of garage + has window/door to side of garage & utility etc

OK



SOUTH HOLLAND D.C.
PLAN DEPT.
14 MAR 1994
REF 0257/94

Boundaries ..... Oct 1987

More detail
the latest a

The representation o

FOUNDATIONS.
Foundations to be 1:2:4 mix plain concrete strip, size 700mm x 230mm thick under cavity walling; 450mm x 230mm thick under 100mm walling. Depth of foundation formation to be to the approval of Local Authority Building Control. Should any weak or inconsistent ground be encountered work shall cease until it has been inspected by Building Control and a design solution agreed with the Local Authority B. C. O.

SUB-STRUCTURE WALLING.
Use TYPE A dense aggregate blocks in two leafs with 65mm cavity, or as appropriate; fill cavity with weak mix concrete 1:12 up to 230mm below the lowest DPC. Use FL quality bricks below dpc.
DPC material to be heavy duty embossed polythene to B.S.6515 and laid horizontally in leafs of walls at 150mm above finished ground level. Inner leaf DPC to be lapped with damp proof membrane.

WALLING.
265mm cavity walling to consist of face brickwork to match existing; 65mm cavity filled with 65mm DRITHERM cavity wall insulation batts in accordance with the manufacturers instructions; 100mm Tarmac TOPBLOCK, or equal, solid insulation blocks. Cavities to be tied together using galvanised steel strip 'twist' type wall ties to B.S. 1243: 1978 set at 900mm horizontally and 450mm vertically and staggered 450mm every alternate tie course. At cavity closures ties to be set 225mm vertically and be within 100mm of the closure. Build in DPC material at all cavity closures. Cavity closures to incorporate DAMCOR insulated vertical dpc material to achieve 1.2W/M K U value. Neatly cut tooth and bond new face brickwork to existing, block bond or profile fix new blockwork to existing where work will be unseen. Maintain cavity where new work joins existing, where appropriate. Internal walls to be 100mm blockwork as described. Close cavity at eaves level.
All internal unplastered walls to receive 10mm cement/lime/sand render and 3mm finish plaster.

SOUTH [illegible] D.C.
PLAN DEPT.
14 MAR 1994
REF 0257/94

ROOF BRACING.
Trussed rafters to be braced in accordance with B.S.5268, Part 3, 1985 and comprising diagonal bracing to the underside of the rafters for the whole length of the roof, diagonal braces to the internal members, ceiling bracing where the span exceeds 5 metres, and longitudinal binders at middle and third points. All bracing timbers to be 100mm x 25mm and twice nailed to every component it braces using 10 gauge 63mm round wire nails.

LATERAL RESTRAINT.
Provide patent 30mm x 5mm galvanised mild steel BATSTRAPS or similar at 1.8m centres at ceiling joist and rafter levels where they run parallel to the walls. Solid strut below the straps and tight pack against the walls.

CEILINGS.
Provide and fix 12.5mm GYPROC Wallboard to all ceilings. Nog out all perimeters and board joints to fully support sheets. Tape joints and apply ARTEX compound to finish.
Provide 13mm FIRELINE BOARD to Garage ceiling, tape joints and 5mm skim plaster to finish. Firestop junction of ceiling with walls.
Provide and lay between ceiling joists 150mm thickness CROWN WOOL fibreglass insulation quilt. Omit insulation over Garage ceiling.

ROOF COVERING.
Provide and fix SANDTOFT or similar concrete interlocking tiles and accessories to match existing, to be fixed in accordance with the manufacturer's instructions and B.S.5534 Part 1, 1978. Battens 38 x 25 at gauge centres on COROVIN 150 sarking membrane with minimum 150mm laps.

LEADWORK.
Flash around chimney stack and line new valleys with CODE 4 lead sheet, carefully cut, dressed and formed and fixed in position. Carry lead up under tiles and under sarking felt and dress over tilt fillets.
Provide and fix all necessary support for lead sheet including 9mm WBP layboards with all supporting framing and noggings, tilt fillets etc.

WINDOWS AND DOORS.
Windows and doors to be of standard manufacture and as Boulton and Paul or similar.
Patio doors and windows to be fitted with adjustable ventilators in sash or frame head to give min 4000 sq mm ventilation.
All windows and doors to be sealed unit double glazed.
Internal doors to be hardboard faced flush doors in softwood lining and stops, complete with ironmongery and matching furniture.

BATHROOM MECHANICAL VENTILATION.
Provide XPELAIR DX200 fan in Bathroom to be cord operated and ducted to outside air.

SKIRTINGS, ARCHITRAVES ETC.
Provide and fix, as necessary, all moulded timber skirtings, architraves, beadings, window boards, curtain battens etc. to match existing.

TILING.
Within Bathroom provide and fix and grout with waterproof grout ceramic wall tiles around bath and basin/vanity unit and W.C. as directed.

ELECTRICAL INSTALLATION.
New work to comply with the IEE Regulations latest edition. Extend lighting and power circuits to new extension as directed by client.

MECHANICAL SERVICES INSTALLATION.
Extend and connect hot and cold water supplies and heating to new extension as directed.

MAKING GOOD.
Make good to all surfaces affected or disturbed by the works. Remove all debris, rubble, surplus materials etc. from the site during the work and on completion.

GENERAL.
All materials, products and components etc shall be of good quality and comply with the appropriate British Standard Specification, BBA Certificate or E.N. They shall be used, fixed or installed in strict accordance with the manufacturer's written instructions and the appropriate British Standard Code of Practice.

LINTELS.
All lintels to be I.G., or equal, pressed steel to B.S. 5977, and to be generally L1/S in cavity wall situations, or as noted. Install cavity tray over lintels in external walls. Use I. G. internal lintels over internal door openings unless otherwise noted. Lintels must be installed strictly in accordance with the manufacturers instructions and have a minimum end bearing of 150mm.

GROUND FLOOR CONSTRUCTION.
Strip vegetable soil and any hard surfacing and lay floor as follows: 19mm flooring grade, moisture resistant, t & g wood particle board, vapour control membrane, 25mm CROWN FLOOR SLAB, installed strictly to manufacturers details and instructions. 100mm 1:2:4 mix concrete floor slab, 1200 gauge (300 micron) polythene DPM, 150mm minimum well compacted clean stone or broken brick hardcore well graded 75mm down blinded with sand. Thicken floor slab to 230mm x 450mm where under 100mm partition wall (non-loadbearing).

VENTILATION TO ROOF VOID.
Frame out for in 50mm x 38mm timber and fix nominal thickness 25mm s/w fascia and 6mm WBP plywood soffit with continuous 10mm ventilation gap and fly proof mesh to soffit vent.

PITCHED ROOF CONSTRUCTION.
Roof to be constructed in accordance with and to the sizes shown on the drawings. All timbers to be M75 grade softwood properly seasoned and to an acceptable moisture content for carcassing timber for a roof situation. Where trussed rafters are adopted they shall be of an approved manufacturer and designed, assembled, erected and braced in accordance with B.S.5268, Part 3, 1985.
All work is to be properly and accurately cut, notched, shaped and framed and shall be firmly and securely fixed, bolted where necessary, in accordance with B.S.5268, 1985.

SOUTH [illegible] D.C.
PLAN DEPT.
14 MAR 1994
REF 0267/94

FLAT ROOF.
To small section of flat roof over garage construction to be:
150mm x 50mm SC3 joists at 300mm centres,
Firrings to give falls 1:60,
12mm WBP plywood,
Single layer POLYROOF waterproof membrane bonded to decking.
Complete with all drips and fillets etc, carry membrane up under tiles and under sarking felt on 9mm layboard a minimum of 450mm.
Provide anchor straps in 30mm x 2.5mm galvanised mild steel, vertical twist type, at joist ends.

SUNLOUNGE ROOF.
To be in 16mm LEXAN Thermoclear supported on 150mm x 50mm PAR SC3 timber purlins at 1200mm centres. Sheeting to be fixed, sealed and flashed in accordance with the manufacturer's instructions and complete with the appropriate accessories.

SURFACE WATER DRAINAGE.
115mm half round PVC guttering with 63mm dia. downpipes; 100mm dia GVC underground drain laid to fall 1:70 approx, 100mm peagravel surround, to new soakaways 5.0m from building. Divert existing rwps and runs, as necessary, and reconnect to existing drain run or run to new soakeway as appropriate.

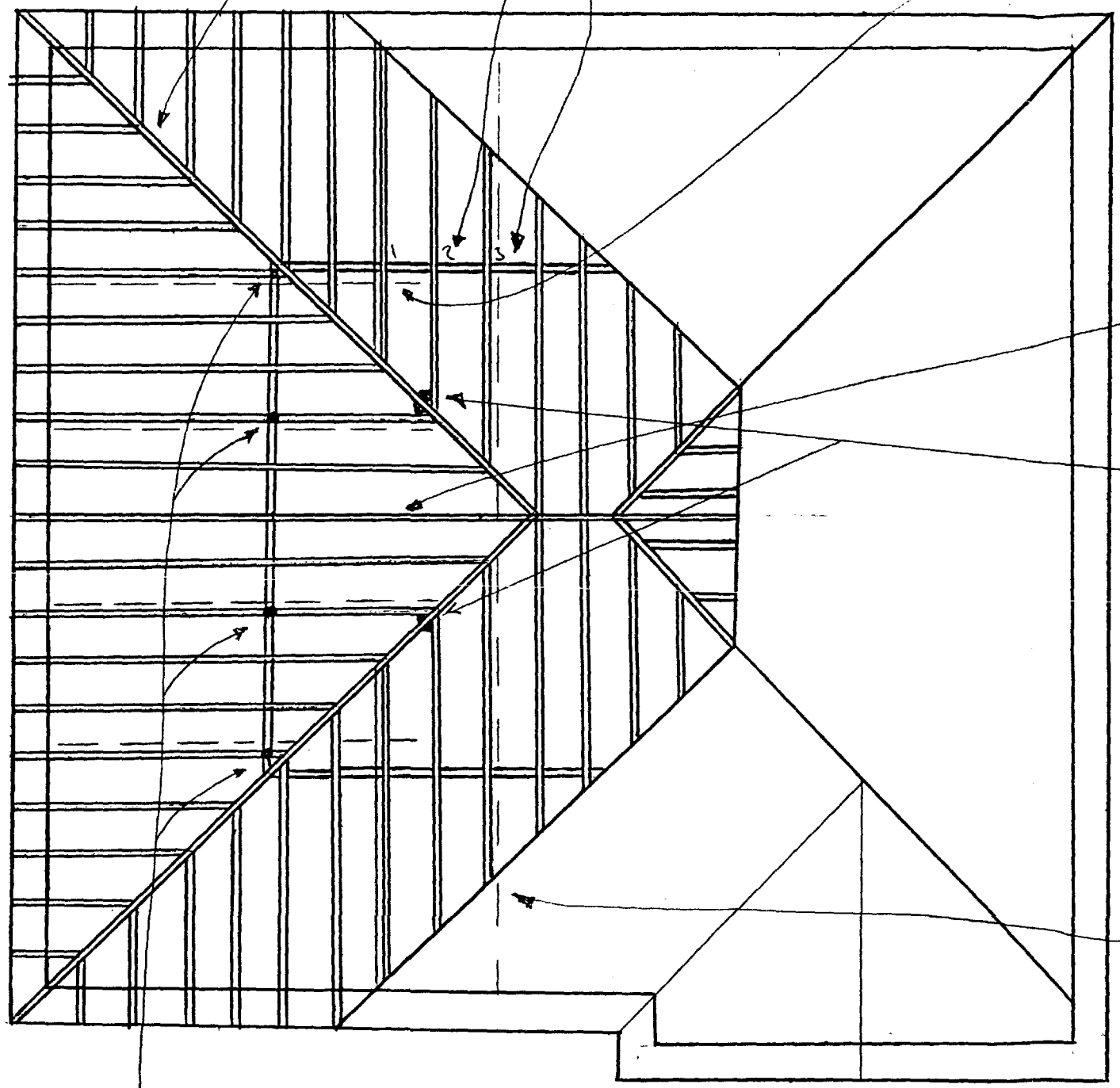
FOUL DRAINAGE.
Underground pipework to be 110mm dia uPVC with 100mm peagravel surround; connect to existing drain run. Where pipes pass through walls provide SPANLITE lintel to each leaf over pipe and leave 50mm clearance around pipe barrel, mask both sides of opening with sheet material. Provide new 110mm dia PVC soil and vent pipe with rodding access at base, take SVP up 900mm above window head level and fit with ventilating cage, connect W.C. pan with 110mm branch pipe. Bath and hand basin wastes to be 40mm dia plastics push fit type with 75mm deep seal trap to discharge over new back inlet gully. Gullies to be trapped, roddable type with grid
New inspection chambers to be 450mm diameter preformed HDPE type complete with medium duty cover and frame. All to be installed in accordance with the manufacturer's instructions.

175 x 50 PURLIN CANTILEVER OVER POST TO RISE UP FIRST 3 RAFTERS.

BEAMS AT CEILING LEVEL TO SUPPORT PROPS :- 2 OFF Nº 200 x 50 SC3 BOLTED TOGETHER AT 750% M10 BOLTS.

200 x 50 HIP.

175 x 50 PURLIN



TIE EXIS CEILING JOISTS TO NEW WITH 2Nº 4.0 ϕ NAILS.

100 x 100 POST TO SUPPORT HIP RAFTERS.

100x50 RAFTERS.

TIE FOOT OF RAFTER EXISTING RAFTER WITH 100x75 TIE FIX THIS RAFTER WITH 4 Nº 4.0 ϕ NAILS. (3Nº TIES REQUIRED)

ALL RAFTERS FIXED WITH MIN. 2Nº 4.0 ϕ NAILS.

100 x 100 PURLIN PROPS

SOUTH HOLLAND D.C.
PLAN DEPT.
14 MAR 1994
REF 0257/94

RWP.

W.C.

SHOWER

KITCHEN.

1G. LI/S LINTELS REQUIRED OVER EXG. OPENINGS.

LOBBY

UTILITY

SD

1G LS LINTEL WITH 300mm END BEARINGS

GARAGE

HALL.

335 x 102 PIER CONSTRUCTED USING. 27 N/mm² BRICKS AND CLASS (iii) MORTAR TIED TO EXTG WALL WITH STAINLESS OR SIMILAR WITH TIES AT 450mm CTS.

1G LI HD

SOUTH LAKELAND D.C. PLANNING DEPT. 17 MAR 1994 0257/94

EXG FOUNDATIONS TO BE CONFIRMED AS 700 WIDE.

675 x 102 PIER CONSTRUCTED AS SHOWN ABOVE.

SHOWER TO BE CONSTRUCTED ON FLOOR TO ENABLE ACCESS TO TRAP.

FORM OPENING WIDTH 1G LI LINTEL 150mm END BEARING.

150mm x 50mm SCJ JOISTS AT 400 CENTRES.

400c

785 1200

RWP.

MECH. VENT. S.V.P.

BATHROOM.

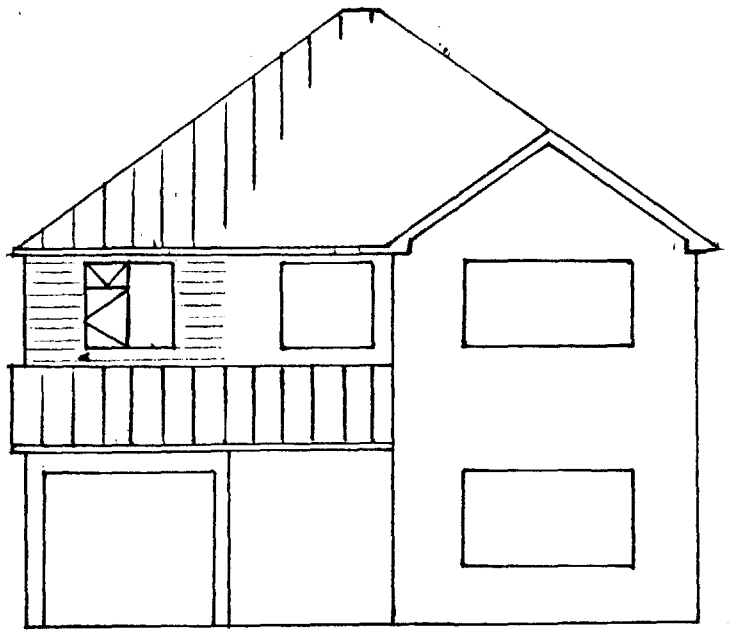
BEDROOM.

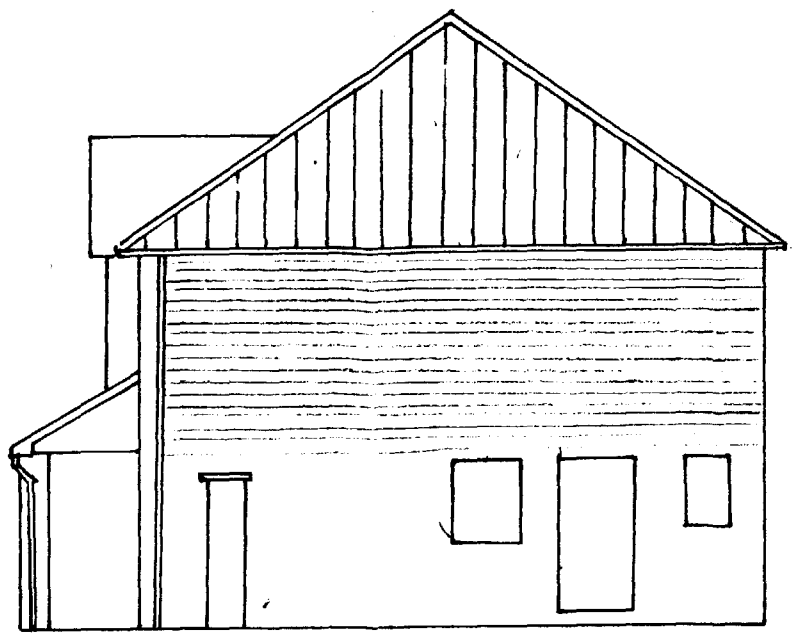
BEDROOM.

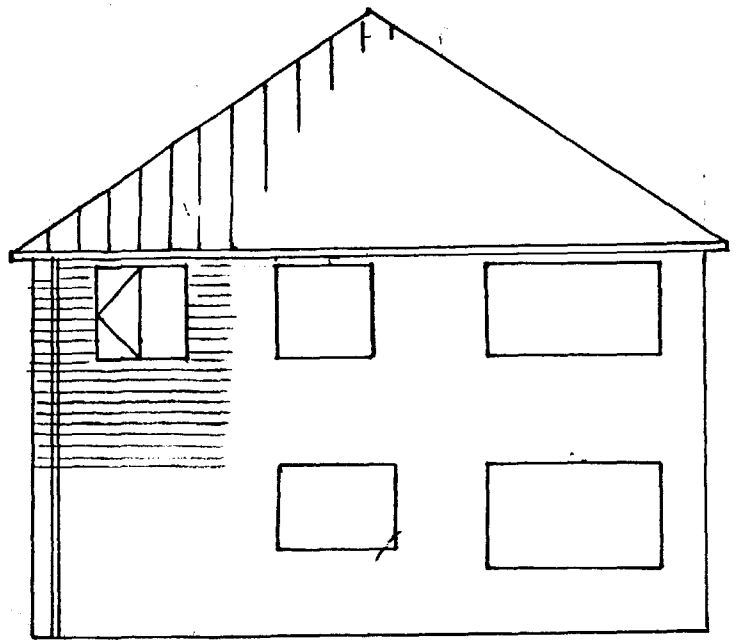
SD

RWP.

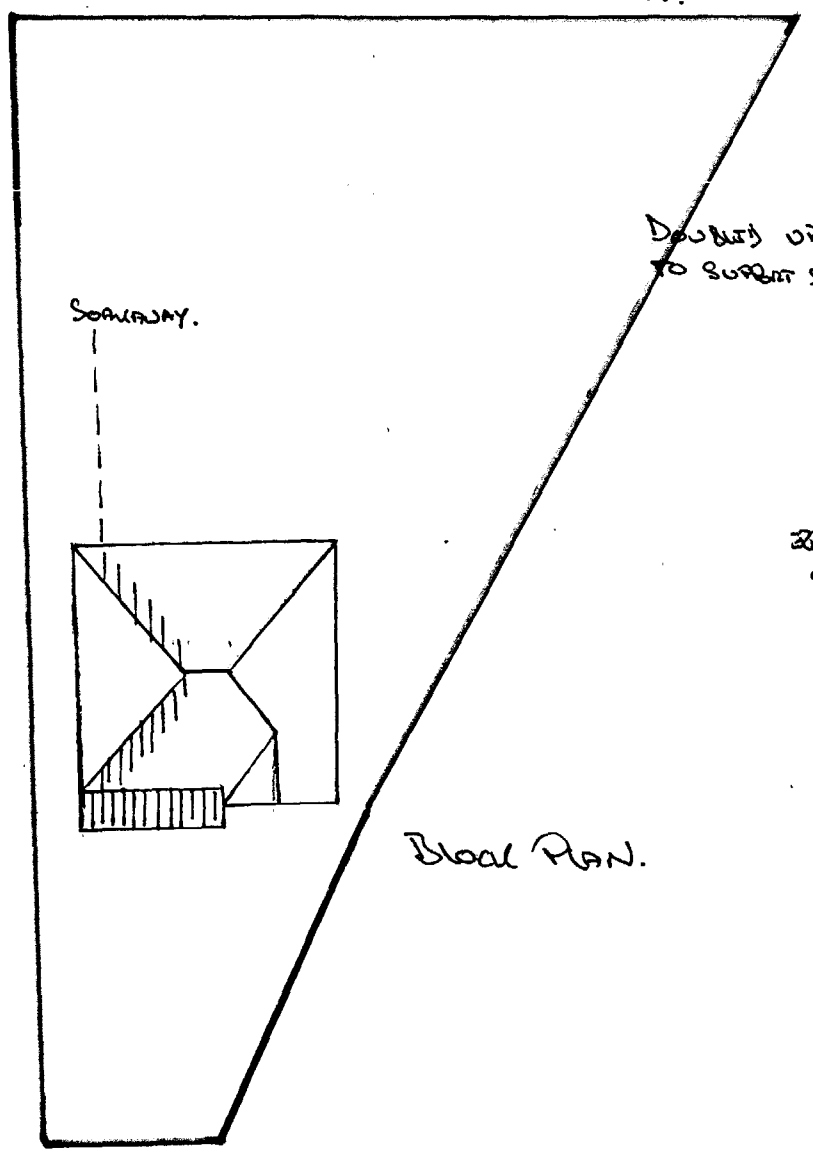
785 1200



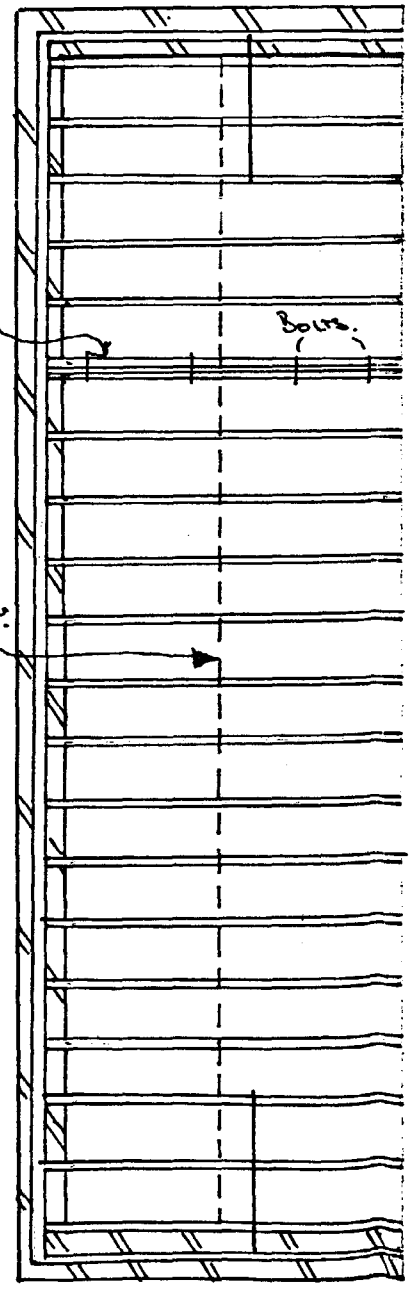




Block Plan.



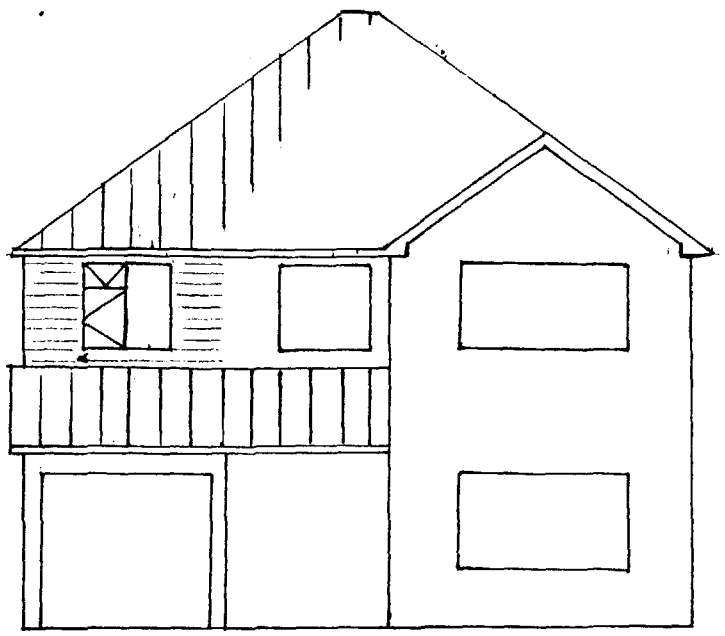
Block Plan.

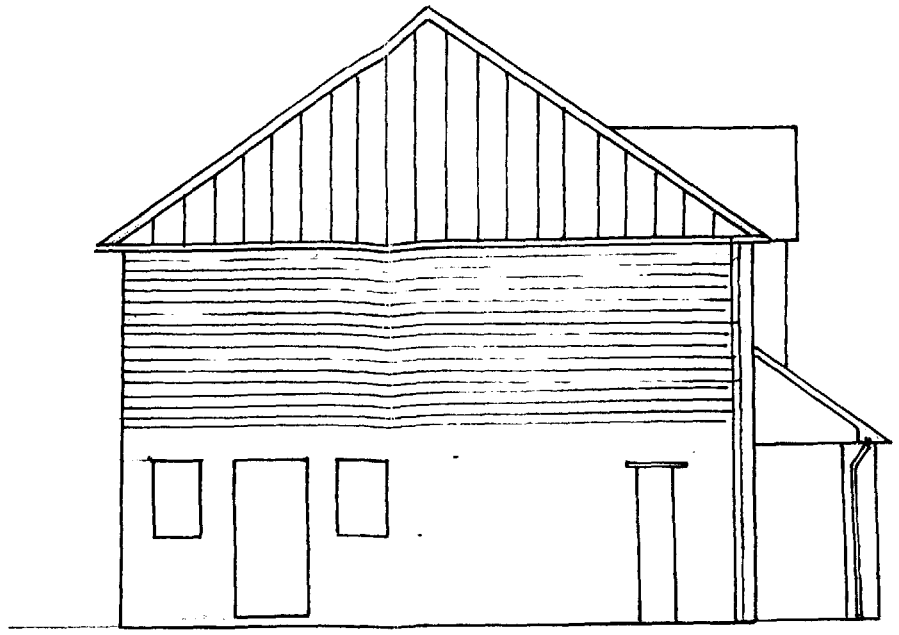


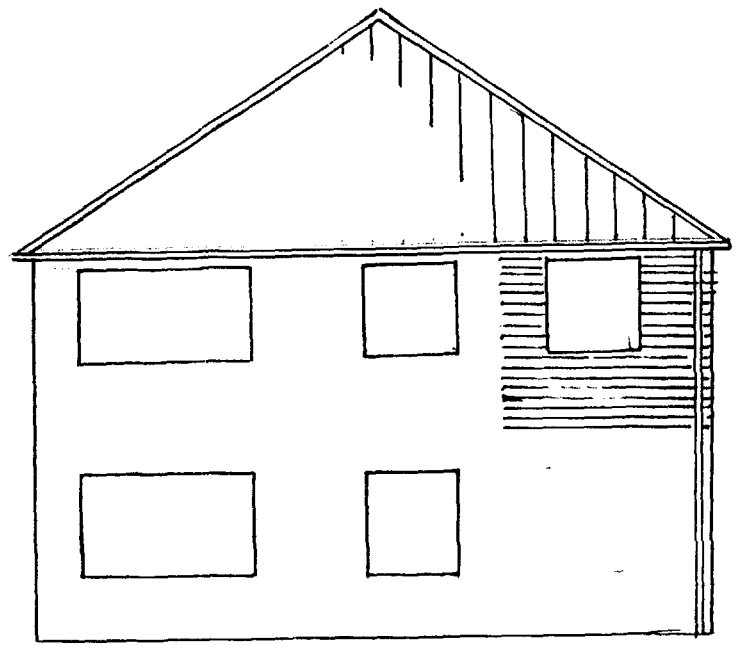
Proposed Extension for
Mr & Mrs Cowell
At 14 Kelly Close
Pinchbeck
Spalding.

Scale. 1 to 100
1 to 50.
1 to 250.

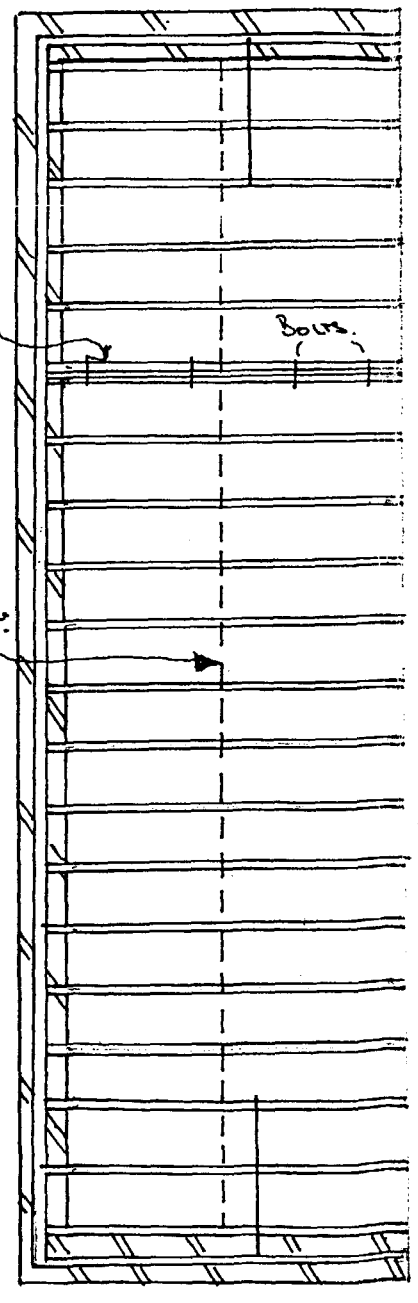
SUPERSEDED
But keep for
Block Plan. PM 23-5-94

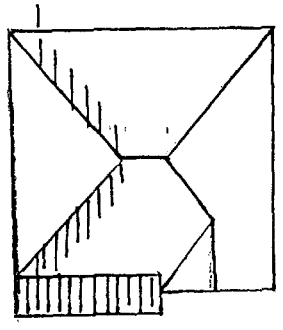






Beam and Roof tiles
to match exist.





Block Plan.

Proposed Extension for
Mr & Mrs Cowell
At 14 Kelly Close
Pinchbeck
Spalding.

Scale. 1 to 100
1 to 50.
1 to 250.

SOUTH HOLLAND D.C.
PLAN DEPT
20 MAY 1994
REF 257/94