

FLAT ROOF CONSTRUCTION

Provide 3No layers of mineral roofing felt on 20mm exterior quality plywood decking on s.w. firings giving 1:40 fall (min thickness 25mm).
50x220 C16 (SC 3 grade) joists at 400mm ctrs
150mm insulation between joists
Underfelt to BS 747 felt to be lapped 150mm min
100 x 75mm wall plate strapped to walls at 2.0m ctrs. Max.
Using 30 x 5mm galvanised steel straps of not less than 1.0m in length.
Provide 30 x 5mm galvanised steel straps at 2.0m CRTs max. From ceiling chord members to gable walls.
Span 3 no. joists with noggings and pack not less than 38mm thick and not less than 1/2 depth of roof truss member restrained.
25 x 175mm P.S.E. fascia with 6mm ply soffit to match existing
All timber to be C16 (SC3) structural grade minimum
Flat roof to be vented in accordance with building regulation F2 by providing a 10mm gap.
Insect mesh to be provided.
Ensure insulation does not obstruct airflow, provide a 50mm gap

WALLING BELOW D.P.C.

Any brickwork below d.p.c. Level to be F.L. quality
Class A blockwork to be used below d.p.c. To B.S. 6073
Below ground to be Celcon Trench Block.
Provide lintel to wall where penetrated by services.
Provide horizontal d.p.c. At 150mm min. above finished ground level.
D.p.c. to be continuous and lapped with d.p.m.
Lean mix to cavity to terminate 225mm below lowest d.p.c. level.

FOUNDATIONS

Provide 600 x 225mm deep concrete strip foundations to 260mm walls
All concrete to be St 3 mix (unless specified otherwise by structural engineers).
Foundations taken down to a suitable loadbearing sub-strata at min. depth of 750mm. If shrinkable sub-soil is encountered, foundations to be taken down to depth of 1.0m below finished ground level.
Foundation depth to be in accordance with N.H.B.C. Standard, chapter 4.2 building near trees, where applicable.

DRAINAGE - FOUL WATER

Provide double seal covers to existing inspection chambers as indicated on plan.
Where drains run through walls provide concrete lintel over 900mm-min. long length dependant on angle and number of drain runs. A 50mm gap should be left all round the pipe with the opening covered by a rigid sheet material.

DRAINAGE - SURFACE WATER

112.5mm dia. half round u.p.v.c. Gutters to discharge into 68mm dia. downpipes.
Below ground pipework to be 82mm dia. u.p.v.c. Flexible with 100mm-min. pea gravel bed and surround. Pipes to be laid 1.70 fall to discharge into existing soakways.
All work to comply with Part H3 Building Regulations 1991.

LINTELS

Lintels to be I.G. galvanised steel or similar approved lintel to B.S. 5977
Selection and installation to be in strict accordance with manufacturer's instructions.
Provide 150mm-min. end bearing to all lintels with bit. Felt d.p.c. Cavity tray provided in accordance with B.S. 5628 PART 3: 1985 to all external wall conditions except where protected by eaves overhang

WINDOWS AND DOORS

All windows to be double glazed and capable of providing not less than 1/20th floor area 'rapid' ventilation of habitable room served. In addition, all habitable rooms to have proprietary trickle vents installed to window frame at high level providing not less than 8000 sq. mm of 'background' ventilation. To kitchen, utility, bathrooms and en-suites provide not less than 4000 sq. mm.
Glazing to be in accordance with Part N Building Regulations 1991.
All external doors and opening lights to windows to be draught sealed.

ADDITIONAL VENTILATION REQUIREMENTS

Mechanical extract ventilation to be provided to male and female shower rooms and w.c.'s.
Provide mechanical ventilation (to be operated manually or automatically) to internal rooms to be capable of extracting not less than 15 litres per second giving a minimum of 3 air changes per hour, which may be intermittent but should have a minimum 15 minute overrun period. Provide a 10mm gap under doors for air circulation. Extractor fans to be ducted via roof space into open air.

CEILING FINISHES

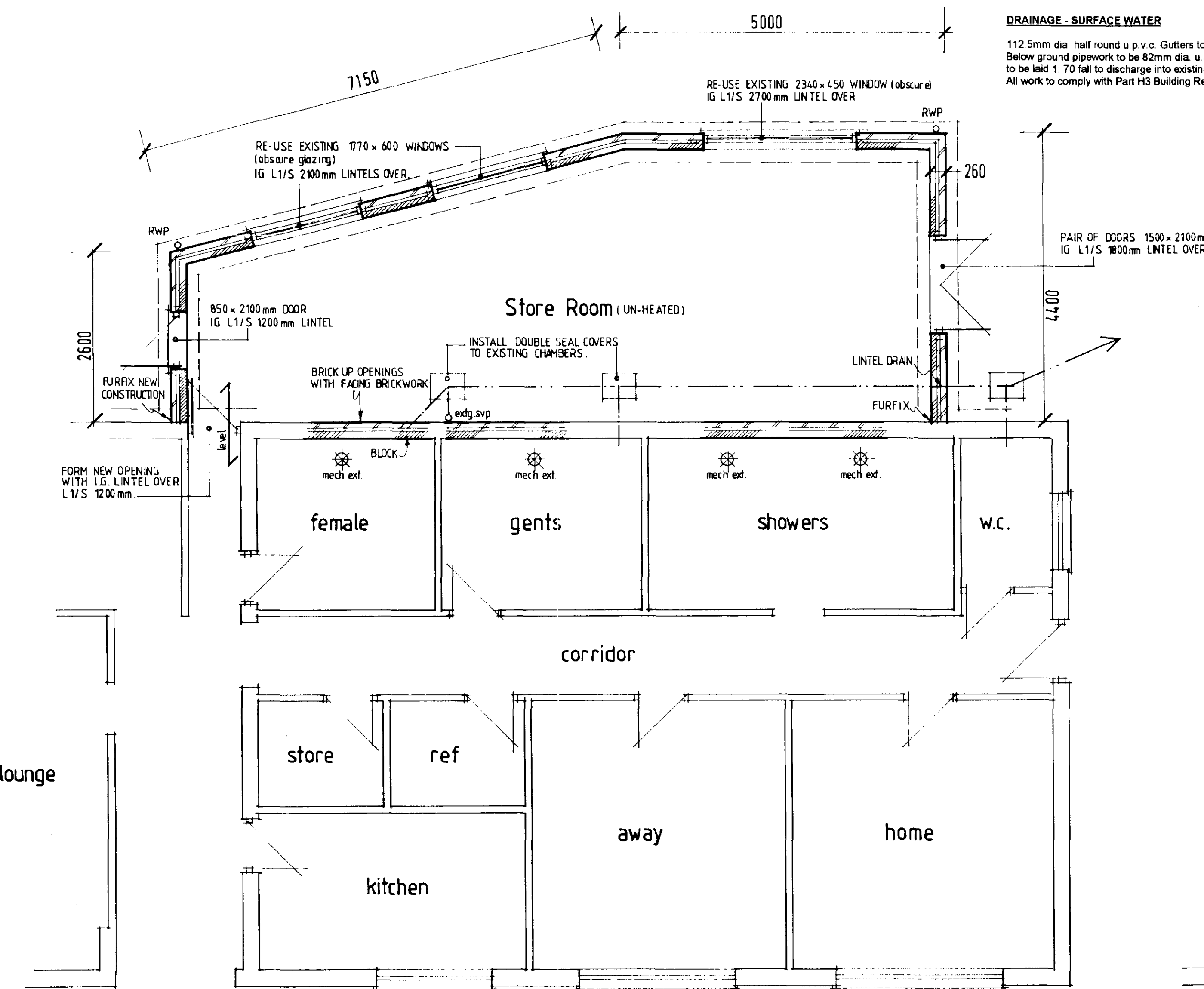
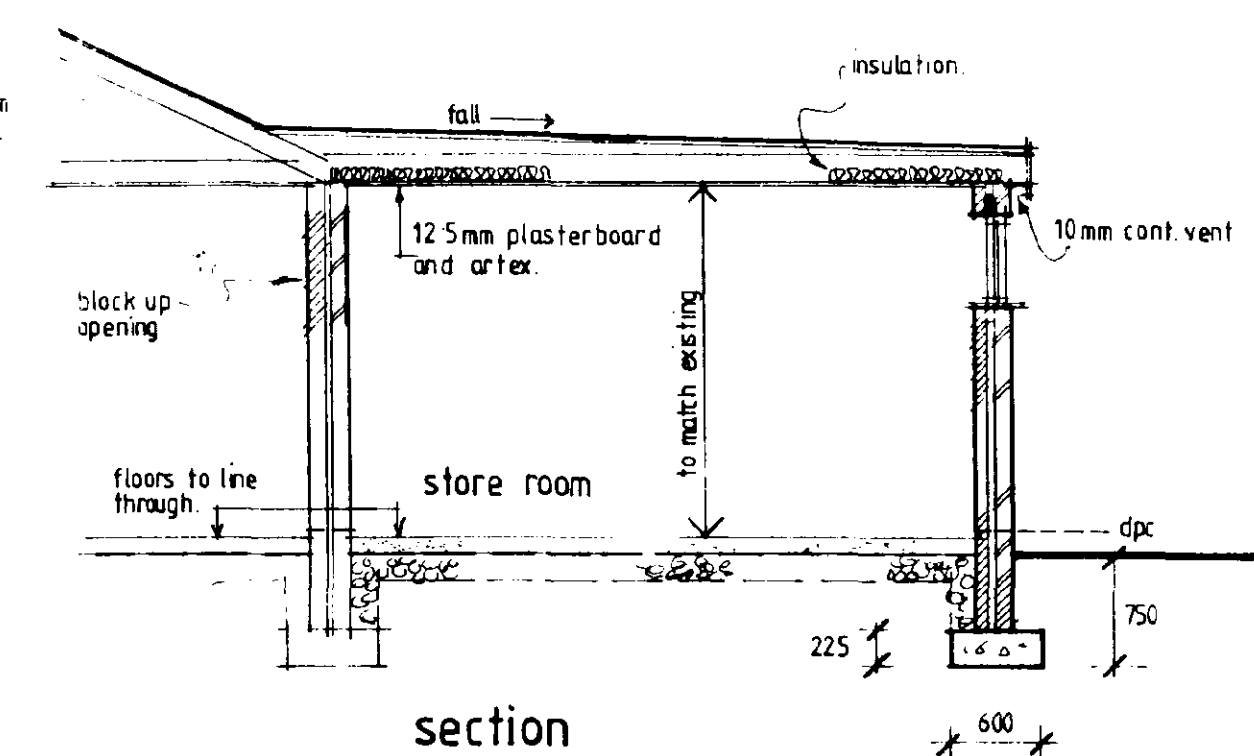
12.5mm plasterboard and artex to ground and first floors. Tape and fill all joints and back with noggings to ensure adequate fire resistance (1/2 hour modified)

GROUND FLOOR CONSTRUCTION

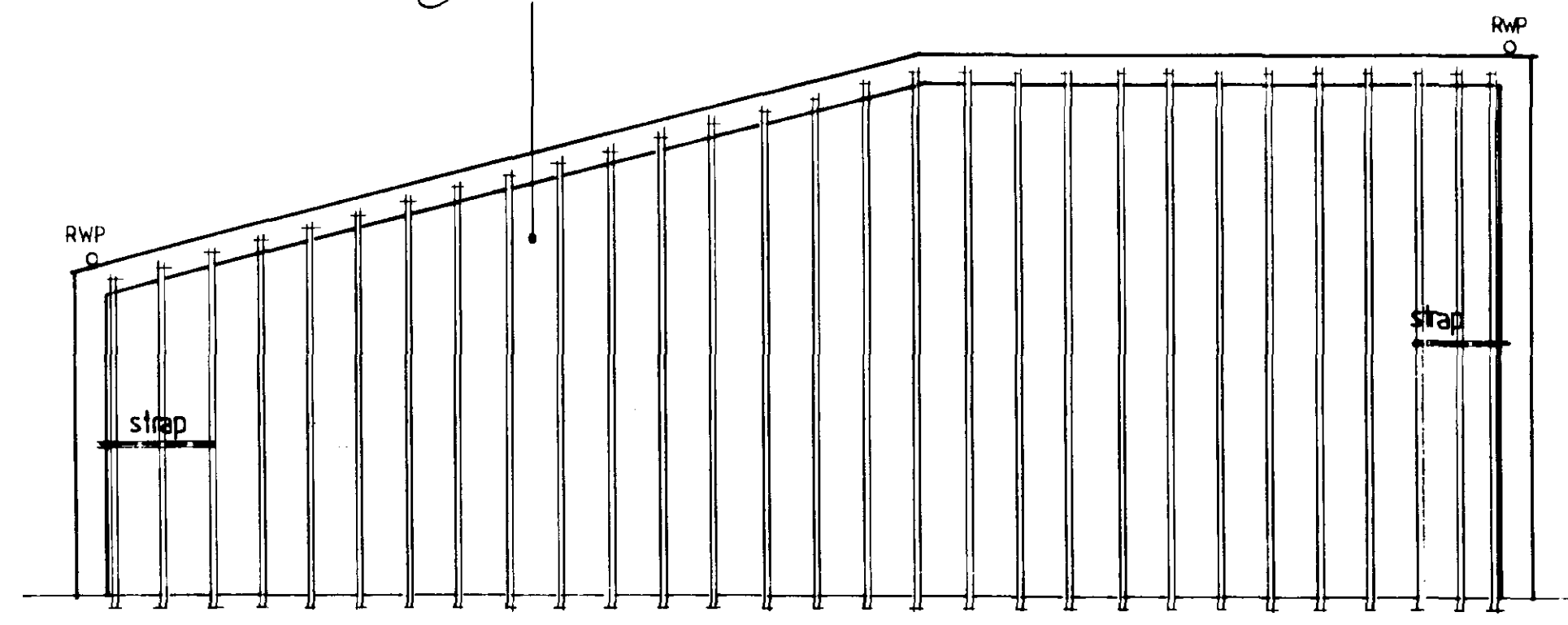
100mm oversite concrete (St3 mix), on 1200G poly d.p.m. with 150mm min. laps.
and to be lapped with d.p.c. 100mm min., on 150mm consolidated and blinded hardcore base

EXTERNAL WALLS

260mm cavity wall construction.
100mm facing brick (to B.S. 3921: 1974 for clay brick, B.S. 187 for calcium silicate brick).
60mm insulated cavity
100mm Tarmac-Hemelite or similar approved insulating blockwork.
13mm s/c render and skim to internal face.
Provide galvanised or stainless steel wall ties to B.S. 1243: 1978 installed at 900mm ctrs. Max. Horizontally, 450mm ctrs. Vertically. Ties at 225mm ctrs. Max. Vertically within 225mm of reveals at unbonded jambs to all openings.
Cavity to be closed at all openings and in roof space incorporating horizontal and vertical d.p.c's.
Dampor insulating vertical d.p.c.



timber joists to be: 50 x 220 sc 3 grade @ 400 c/c

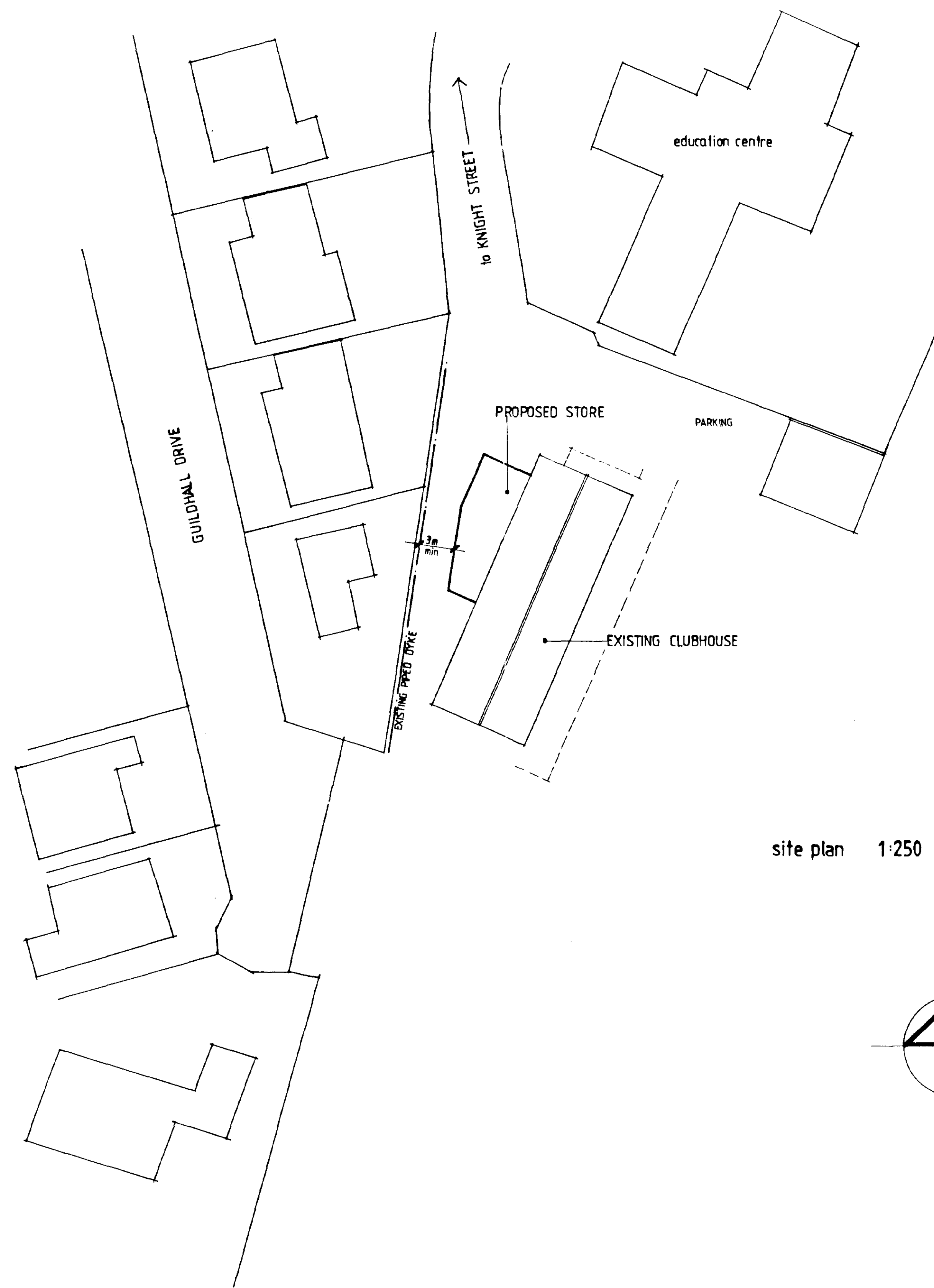


PROPOSED EXTENSION FOR
PINCHBECK SPORTS CLUB
KNIGHT STREET,
PINCHBECK,
SPALDING.

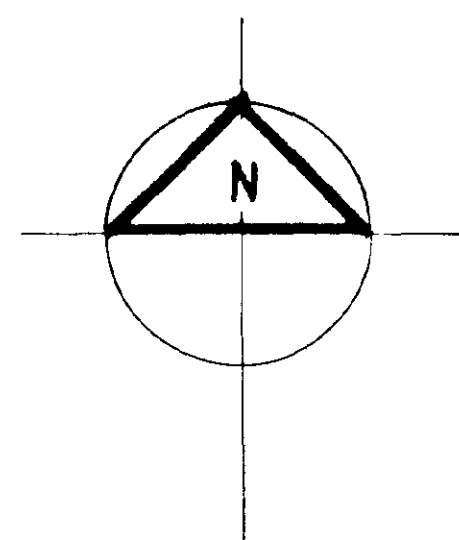
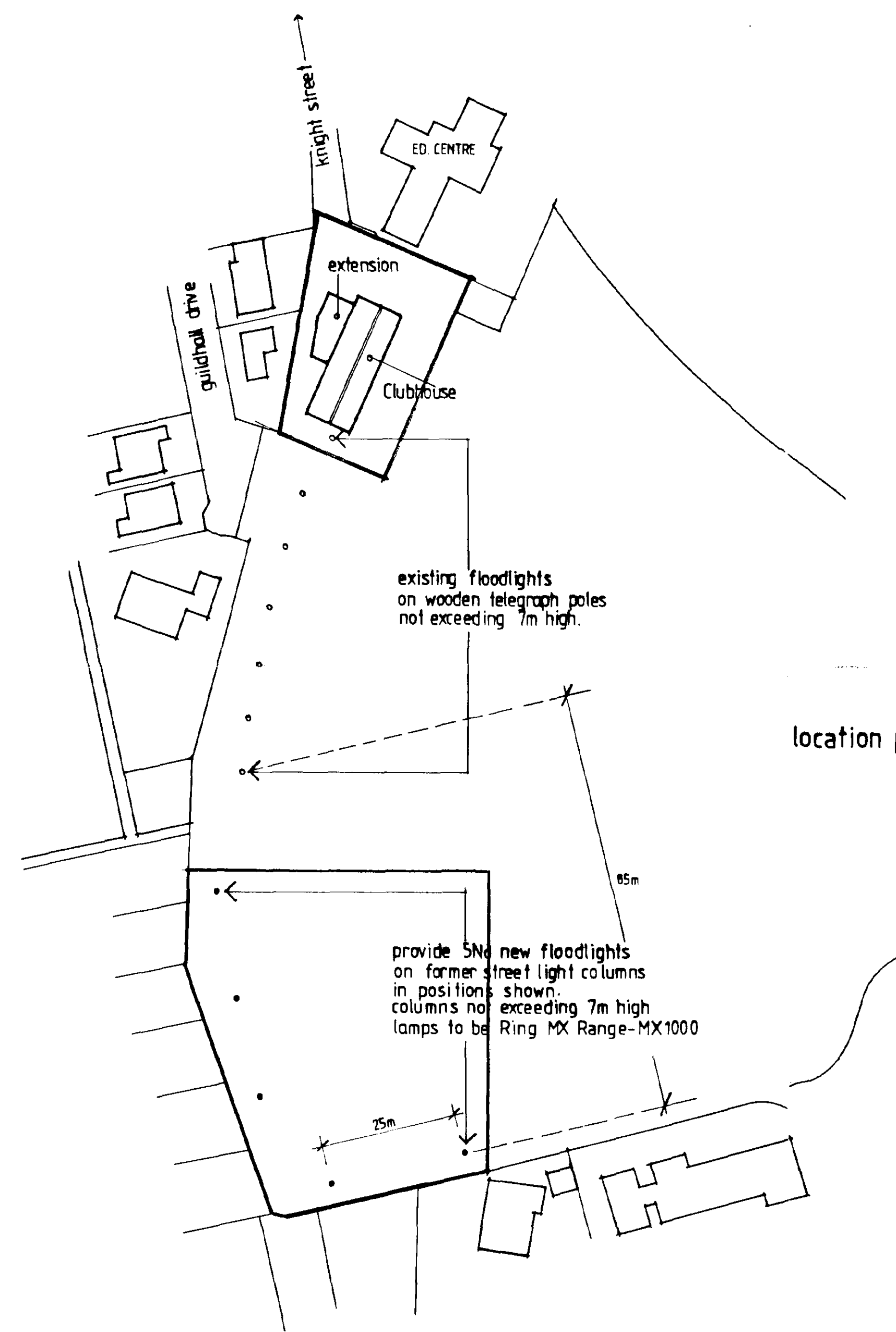
WORKING DRAWING

1:100, 1:50

March 2000



site plan 1:250



location plan 1:750

DETERMINED PLAN	SOUTH HOLLAND DC HOUSING & PLANNING
	10 MAY 2000
	Ref: 0590/00

DELETED → PROPOSED EXTENSION AND
FLOODLIGHTS FOR
PINCHBECK SPORTS CLUB
KNIGHT STREET,
PINCHBECK,
SPALDING.

SITE & LOCATION PLAN

1:250, 1:750

March 2000