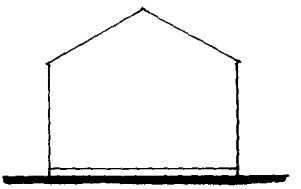
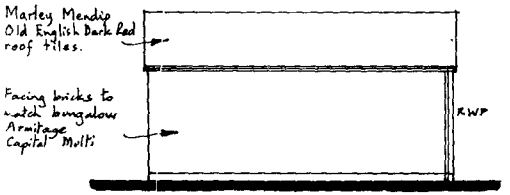


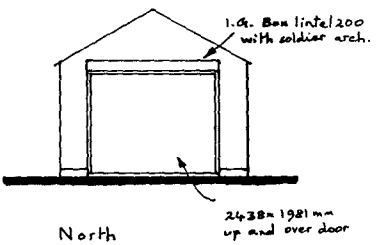
West



South

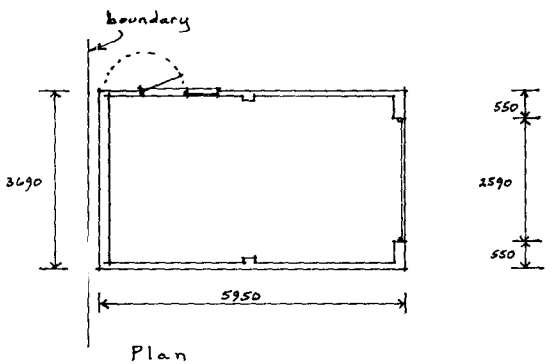


East



North

21 SEP 1995
Ref: 0937/95



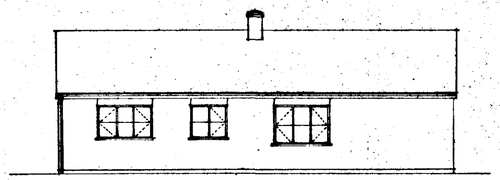
Plan

Proposed Garage Scale 1:100

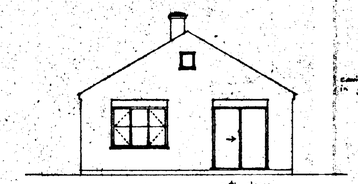
C. R. Pearce

Six House Bank, WEST PINCHBECK

Building Design and Plans
A. ROFFE 1, Green Lane,
SPALDING, Lincs. PE11 2YB
Tel: 0775 - 723680



West



South

cavity tray & trickle tie gable.

patio doors
double glazed toughened glass

All openings to have horizontal and vertical damp proof courses. Jambs to be insulated with Duncor or similar.

1.a. 6 ft x 4 ft tilt hob with 150mm cast bearings.

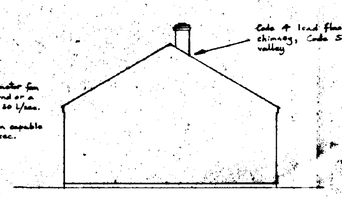
Sulker and over windows



East

To kitchen provide extractor fan capable of 60 litres/second or a cooker hood capable of 60 l/sec.

To bathroom provide fan capable of extracting 15 litres/sec.

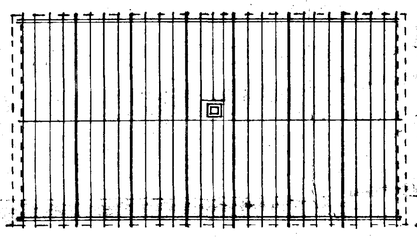


North

100mm floating brickwork
65 mm cavity with 65mm Dritherm insulation
100 mm Thermalite shield insulating blockwork.

wall Ties at 900mm horizontally 450mm vertically and at 225mm to jambs of openings.

1:1:6 cement lime sand mortar or equal.

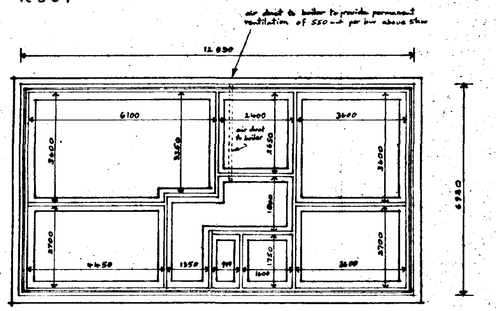


Roof

900 x 900mm weld plastic with 5 x 30mm galv. m.s. hatching down straps at max. 2m centres.

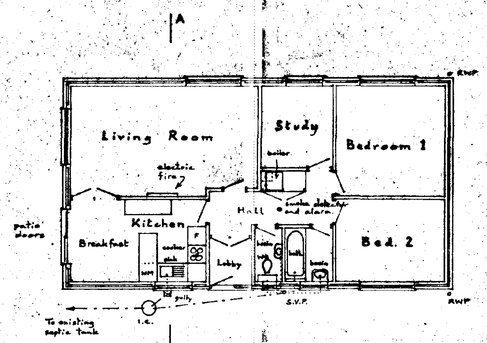
6 x 30mm galv m.s. lateral restraint straps to rafters and ceiling joists at max. 2 metre centres. Nog out under

chimney to extend 600mm above ridge and be lined with 150mm diam. rebated clay liner to B.S. 1181 darkest uppermost.



Foundations

100mm internal walls.
225 mm external cavity walls.



Floor Plan

Foul drains to be 100mm P.V.C. bedded on pea gravel and to fall 1:70. Protect with 150mm concrete surround under driveways.

Manholes to be polypropylene bedded and surrounded with pea gravel. Max depth 1m.

P.V.C. waste pipes all to be accessible for clearing blockages. 32 mm diameter to basins 40 mm diam. to bath and sink.

Rainwater drains to be impervious and run to existing piped dyke.

Oil fired boiler in airing cupboard with 90 gallon cylinder with 38mm foam insulation.

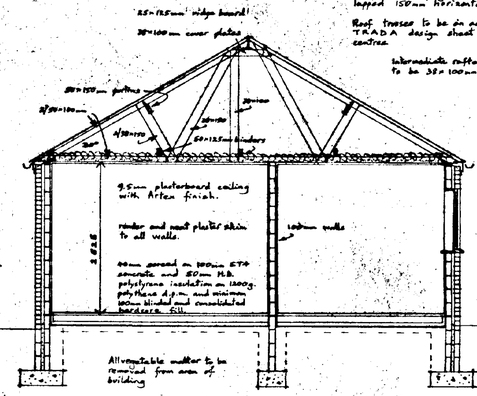
Hot water and heating systems to have controls to limit the lengths of heating periods and the output of the systems. Hot water system to be vented.

All to meet Part L of the Regulations.

Marley Modular Tiles on 25 x 38mm treated battens at max 345mm centres, and reinforced roofing felt to B.S. 747 lapped 150mm horizontally and vertically.

Roof trusses to be in accordance with TRADA design sheet 516 at 1800mm centres.

Intermediate rafters and ceiling joists to be 38 x 100mm at 450mm centres.



Section A-A

150 mm glass fibre insulation with air gap over at eaves.

Hunter 125mm Regency downpipe P.V.C. guttering screwed direct to brickwork

10mm wide flyproof eaves ventilation to opposite sides.

P.V.C. double glazed windows with 12mm air gap. Provide trickle ventilation of 8000mm² to each habitable room.

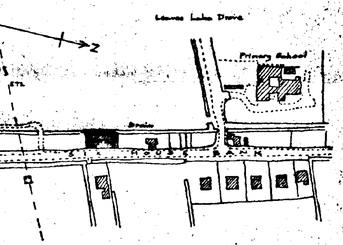
d.p.c. minimum 150mm above ground level.

d.p.c. and d.p.m. to be lapped and continuous.

mass concrete cavity fill to ground level.

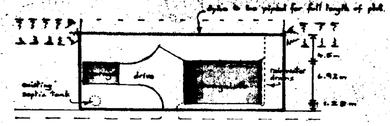
frost proof brickwork or "Class A" concrete blocks below d.p.c.

Foundations to be taken down to firm strata with ST4 concrete 230mm deep. To be 700mm wide to cavity walls, 450mm to internal walls.



Location Plan 1:2500

O.S. Map ref: TF 1925



Site Layout 1:500

DETERMINED PLAN

SOUTH KESTEVEN DC HOUSING & PLANNING
21 SEP 1995
Ref: 0937/95

Mr. C. R. PEARCE,
Six House Bank, WEST PINCHBECK.
New Bungalow and Garage.

Written dimensions to be used in preference to scaled, and all measurements to be verified by checking on site.	Scale 1:100 & 1:50
Local Authority Ref. Planning	Drawing No. 5
Building Regulations	Date August 1995

A. ROFFE
BUILDING DESIGN & PLANS
1, Green Lane,
SPALDING, Lincs. PE11 2YB
Tel: 01775-723 680

BUMMITT