

NOTES

External Walls:

Brick outer leaf, to match existing
50mm cavity
50mm Celotex TB4000 or equal
Tyvek breather membrane, or equal
12mm wbp sheathing plywood
100mm timber studs, with
100mm Celotex TB4000 or equal between
vapour control layer
25x47mm battens (services space)
12.7mm plasterboard, taped & filled

Mansard pitched roof:

Plain clay tiles to match neighbours
25x38mm horizontal tile battens
Tyvek breather membrane, or equal
100mm timber joists, with
25mm cavity & 75mm Celotex between
75mm Celotex GA 4000 beneath joists
25x47mm battens (services space)
12.7mm plasterboard, taped & filled

Mansard flat roof:

Standing Seam zinc roof
Tyvek breather membrane, or equal
12mm marine plywood sheathing
100mm timber joists, with
25mm cavity & 75mm Celotex between
75mm Celotex GA 4000 beneath joists
Vapour control layer
12.7mm plasterboard, to u/s trusses

Balcony and Bedroom flat roof:

Bauder Hot Melt Waterproofing System
18mm marine plywood
150mm timber joists, with
150mm Celotex between
Vapour control layer
25x47mm battens (services space)
12.7mm plasterboard, taped & filled

Windows:

Conservatory and Master Bedroom
Critical double glazed windows and doors

Elsewhere

uPVC dg windows to match existing
Painted hardwood doors.

Handrails:

Wrought iron to match existing at roof
Wrought iron 1100mm high to balcony, with
horizontal bars at 100mm c/c and patterned
mimic roof ironwork.

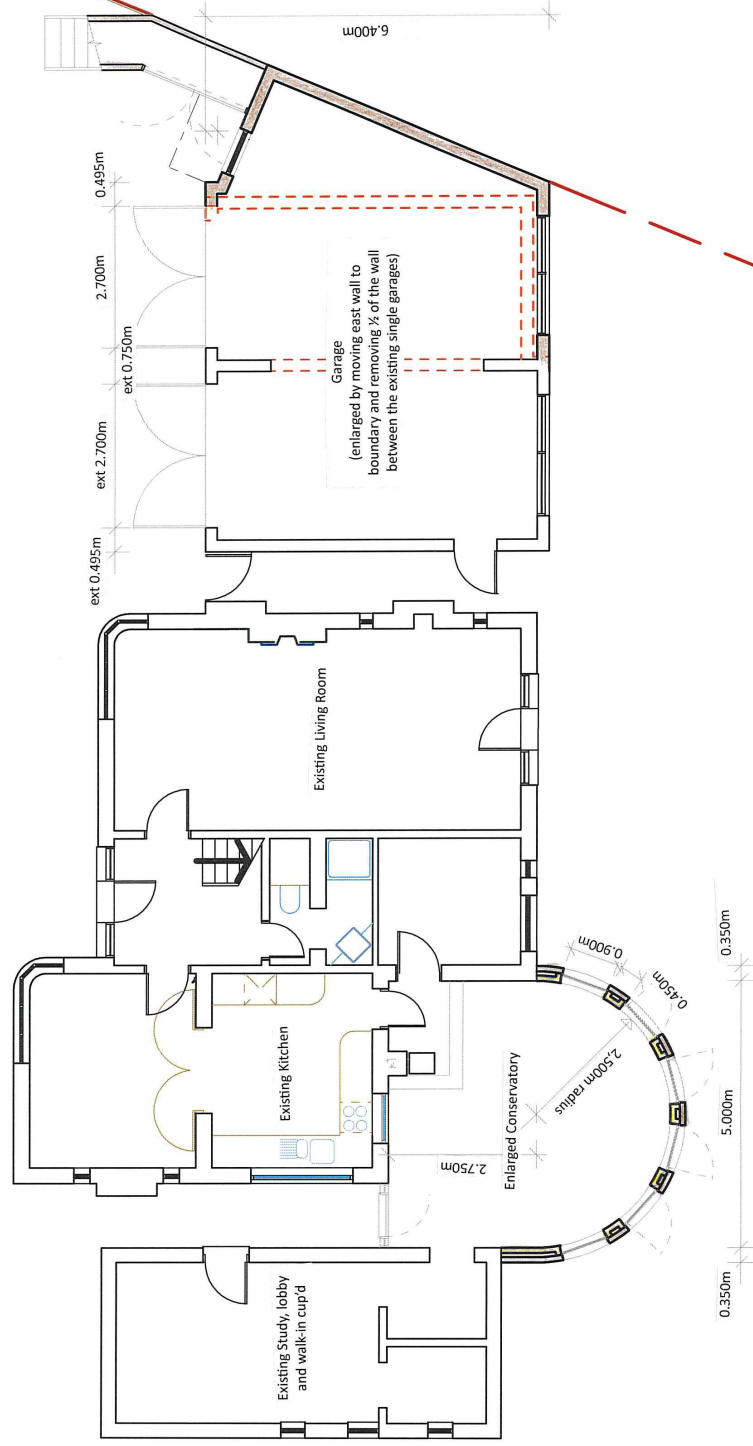
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2-Storey Rear Extension
and
upper floor provision above
existing flat roof garages

Proposed Ground Floor
Dwg: CMB/05

1:100 @ A3

Nov/23



Proposed Ground Floor