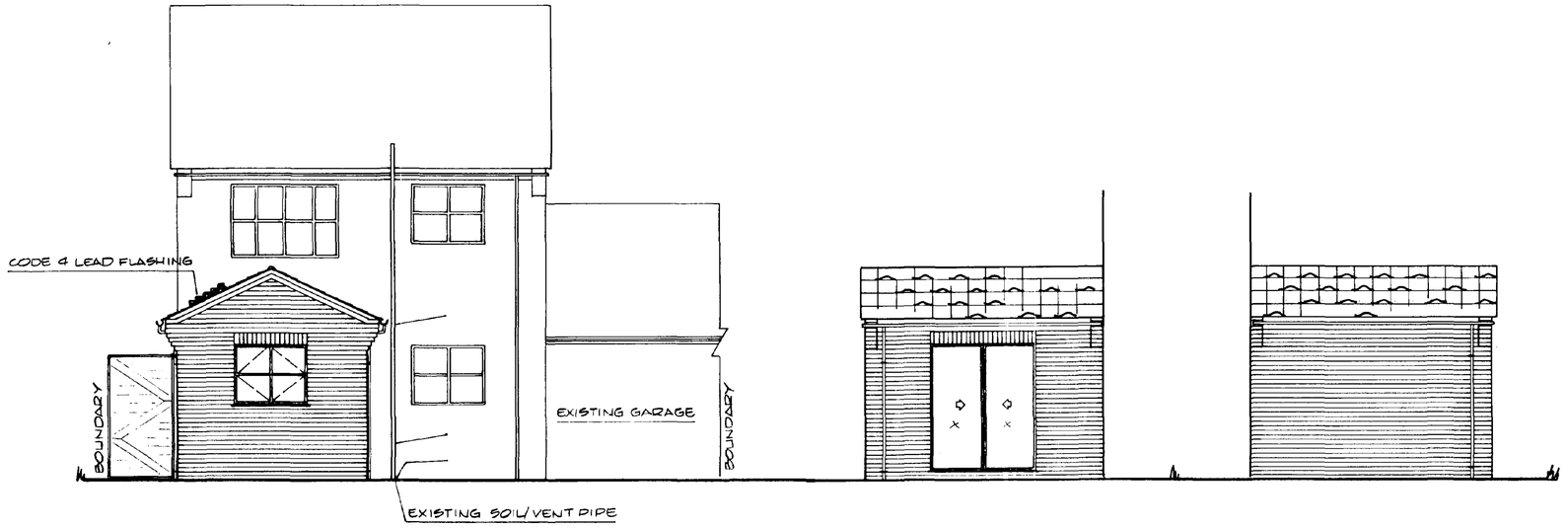
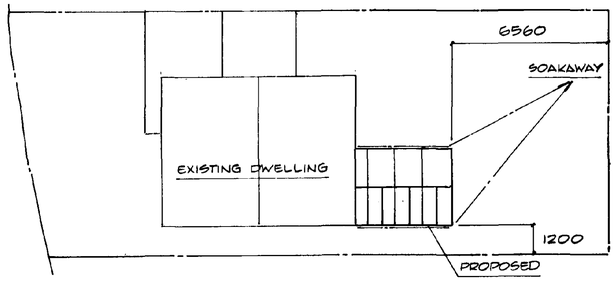


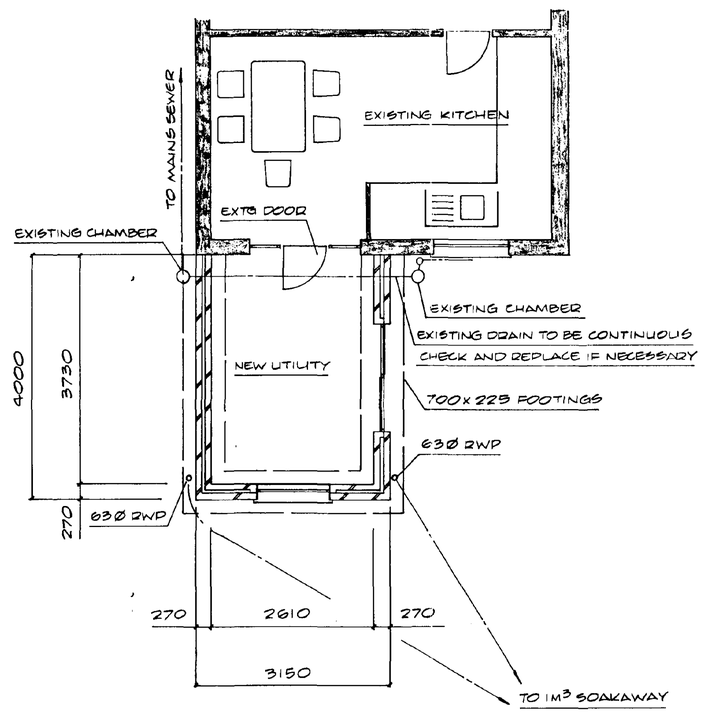
ELEVATION ON REAR OF EXTG HOUSE (1:50)

SIDE ELEVATION (1:50)

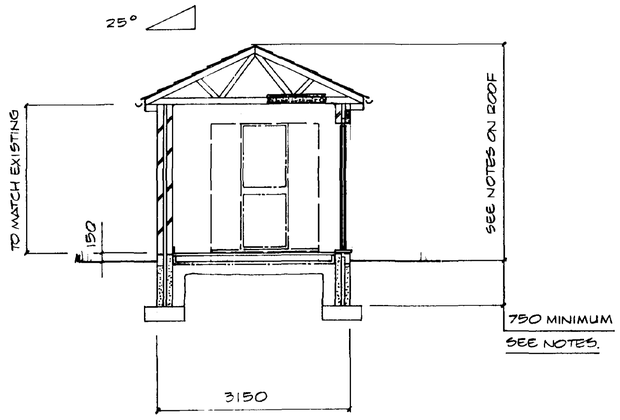
SIDE ELEVATION (1:50)



SITE PLAN (1:125)



FLOOR PLAN (1:50)



SECTION THROUGH

FOUNDATIONS:

700 wide x 225 deep concrete strip foundations to cavity brickwork - concrete mix ST4, to be taken down to a suitable load bearing strata. If any non load bearing sub-strata is encountered the designer is to be informed BEFORE laying concrete and the advice of a Structural Engineer will be obtained.
Depth to be 750mm minimum but 1000mm in shrinkable clay.
All work to be approved by the local Building Inspector.
Provide continuation of paving around new structure to match existing.

WALLS.

270mm cavity brickwork to comprise of 2 No. leaves of 102 facing brick, (Butterley curtain -Chatsworth grey.) 65mm cavity filled with 65mm Dritherm insulation laid to manufacturers specification.
Mortar to B.R.E.digest No.178 and C.P.121 part 1 1973 and as recommended by brickwork manufacturer.
Galvanised or similar wall ties either butterfly or twist type with central drip and fitted in accordance with B.S.5628. Ties at 900 centres horizontally and 450 centres vertical and staggered at 300 centres. Fit ties as near to door and window jambs as possible and as near to damp proof courses (and lintols) around all openings. D.P.C's and D.P.M's to be joined and continuous.
Close cavity at wall plate level.
Lean mix to cavity minimum 150mm below damp proof course.
Class 'A' blocks below ground level and any brickwork below ground level to be F.L.quality.
50*100 wallplates off mortar bed with 30*5*1000 long galvanised metal anchor straps at maximum 2000 centres.
Expamet wall starters fitted to manufacturers instructions where new walls abut existing.
Provide thermal breaks where required in the structure to avoid cold bridging.

FLOOR.

150mm consolidated blinded hardcore, 1200 gauge damp proof membrane laid over damp proof course. 50mm thick Jablite flooring grade SD insulation with perimeter insulation to walls, all laid to manufacturers instructions. 100mm concrete grade ST4.
Sand/cement screed to bring floors level.

ROOF.

Marley Mendip concrete interlocking tiles (Colour: Smooth red or similar to match existing.)fitted to manufacturers instructions fitted of 38mm*25mm t.t. tiling battens and 1 layer of untearable roofing felt to B.S.747 type 1.F with minimum 150 laps.
Twinaplate or similarly approved trusses type 'Fink' to comply with BS 5628 part 3 1985. Trusses laid at 400 centres and 10 thick foilback plasterboard and skim.
BUILDER MUST ENSURE ROOF FALLS BELOW EXISTING WINDOW BEFORE ORDERING TRUSSES.
200mm thick fibreglass insulation laid 100mm between ceiling joists, 100mm over joists. Ensure 50mm air gap between underside of roofing felt and top of fibreglass.
Galvanised metal anchor straps at maximum 2000 centres to gable end.
Soffit and eave to match existing house detail.(Or near as possible.)
Code 4 stepped lead flashing pointed into mortar joints where new roof abuts.
Soffits and fascia to be stained brown as existing.
100mm half round gutters with 63mm diameter PVC rain water pipes to run to 1mx1mx1m rubble filled soakaway. Soakaway to be located at least 5 metres away from the building structure.

WINDOW AND DOOR SCHEDULE.

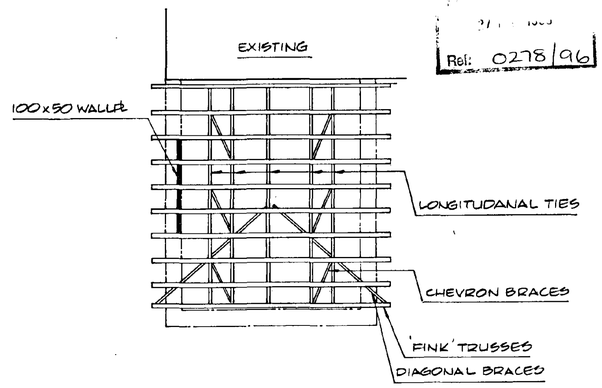
All details taken from Boulton and Paul 1995 literature.

WINDOW/DOOR	TYPE and CODE	INSULATED LINTOL
Gable end.	H210CC Sovereign 1050 x 1200	L1/S x 1500 Lg.
Patio door	ALPF18H Patio door 2090 x 1778	L1/S x 2100 Lg.

All windows to be fitted with trickle vents to give 8000m ventilation.
All I.G.lintols to have 150 bearings and laid to manufacturers instructions.
All codes given are for softwood windows with rebates for double glazed units. (IF P.V.C are required use equivalent.)

INTERIOR.

Sockets,outlets and lighting points to IEE regulations and NHBC standards - CHECK WITH CLIENT PRIOR TO FIXING.
Skirting and coving to match existing.



ROOF PLAN (1:50)

PROPOSED EXTENSION TO EXISTING DWELLING FOR MR. M. DOUBLEDAY.- SITE ADDRESS: 19. ALSMERE RISE, SPALDING. LINCS.