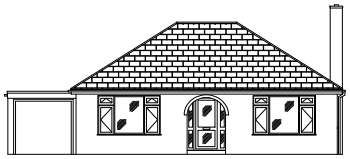
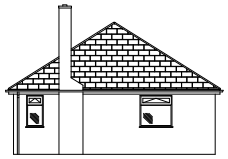


EXISTING FRONT ELEVATION FROM CARNOUSTIE CRESENT



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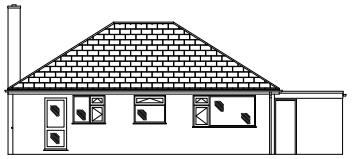
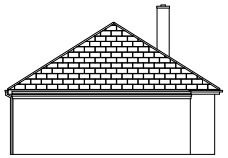
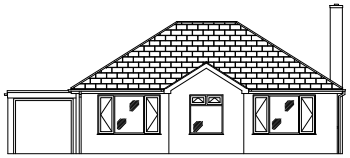


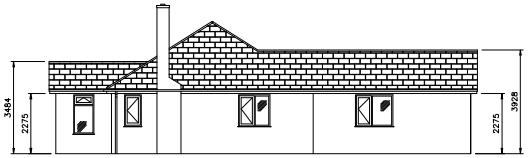
EXISTING REAR ELEVATION



EXISTING SIDE ELEVATION



PROPOSED FRONT ELEVATION FROM CARNOUSTIE CRESENT



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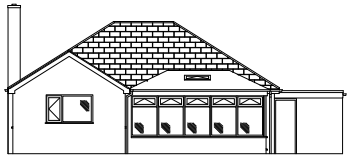

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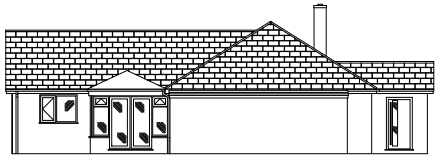
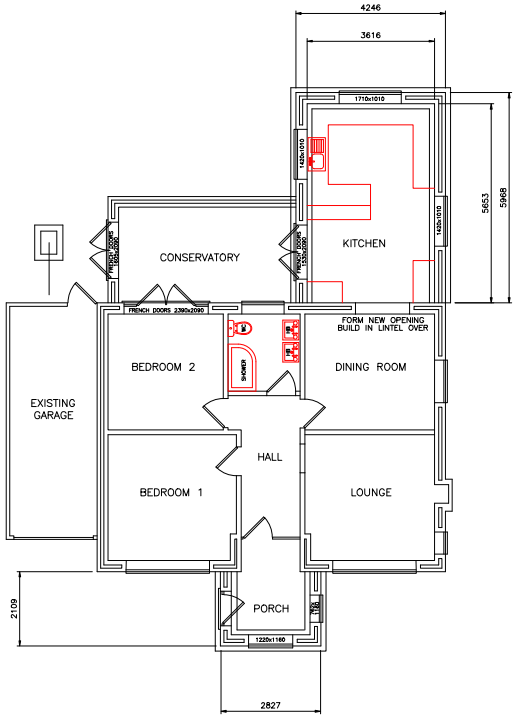


PROPOSED SIDE ELEVATION



MANUFACTURERS DETAILS AND STRUCTUAL CALCULATIONS IN RESPECT OF TRUSSED RAFTERS SHOWING THEIR COMPLIANCE WITH PART A1 UPON PLACEMENT OF ORDER ON TRUSS MANUFACTURER.

ROOFING TILES ON 38 x 25 TIMBER BATTENS ON APPROVED UNTEARABLE ROOFING FELT ON JOHN SADD JOINERY LTD (OR EQUIVALENT) FACTORY BUILT TRUSSED RAFTERS, SPACED AT 600 CTRS, DESIGNED, FIXED AND WIND BRACED IN ACCORDANCE WITH BS5268 PART 3. TIED TO CABLE ENDS WITH MILD STEEL TIES, 30 x 5 SECTION, AT 2000 MAX CTRS, ALONG RAFTERS AND CEILING JOIST.

RAFTERS AND CEILING JOIST TIED TO GABLE ENDS AND FLOOR JOIST TIED TO FRONT AND REAR WALLS WITH MILD STEEL TIES 30 x 5 SECTION AT 1800 MAXIMUM CENTRES.

100 x 50 TIMBER WALL PLATES TIED TO WALLS WITH MILD STEEL TIES 30 x 5 SECTION AT 1500 CENTRES.

250 THK FIBREGLASS INSULATION FITTED TO ALL CEILING AREAS. TO BE PLACED IN TWO LAYERS, ONE BEING ACROSS THE CEILING JOIST MEMBERS. CEILING 12.5 THK GYPROC PLASTERBOARD.

SITE CHECK ANGLE TO SUIT EXISTING

CATNIC LINTELS (SEE NOTES).

6 THK PLYWOOD INSULATION RETAINERS

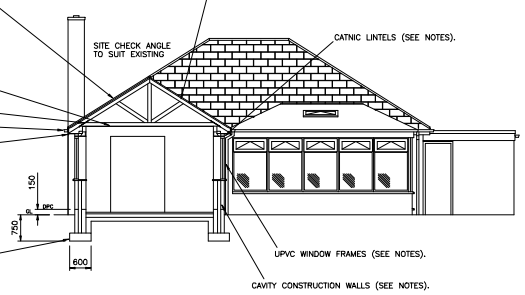
SQUARE LINE WHITE PVc GUTTER

FIT PROPRIETY VENTILATOR FITTINGS IN SOFFIT (GLIDEVALE RV601F VENTILATOR OR EQUIVALENT) TO GIVE EQUIVALENT OF A 10mm VENTILATION GAP BOTH SIDES OF ROOF FOR CROSS-FLOW VENTILATION OF THE ROOF. PVc FASCIA BOARDS TO MATCH EXISTING.

HYLOAD DPC IN ALL WALLS.

DEPENDENT UPON SUB-SOIL CONDITION. LA ON SITE INSTRUCTION.

CONCRETE FOUNDATIONS OR TRENCH FILL.



WIRE REINFORCED 75 THK CEMENT AND SAND SCREED (1:3 MIX) ON 35 THK DOW CHEMICALS. EXTRUDED POLYSTYRENE FLOORMATE 250 OR 350, ON 100 THK OVERSITE CONCRETE (1:3:6 MIX) ON 1200 G POLYTHENE SHEETING DPC, CARRIED VERTICALLY UP AND OVER WALL DPC, ON 25 THK SAND BLINDING, ON 100 THK WELL COMPACTED HARDCORE.

SECTION THROUGH PROPOSED EXTENSION

General Notes

FOUNDATIONS AND WALLS UP TO DPC
PORTLAND CEMENT CONCTRETE (1:2:4 MIX)
FOUNDATIONS 600 WIDE x 230 DEEP UNDER CAVITY WALLS, WALLS UP TO DPC TO BE 102 THK COMMON BRICKWORK WITH HYLOAD DPC 150 MIN ABOVE GROUND LEVEL. IN CAVITY WALLS THE CAVITY TO BE FILLED WITH WEAK MIX CONCRETE UP TO GROUND LEVEL.

EXTERNAL WALLS
CAVITY WALLS TO COMPRISE 103 THK OUTER SKIN FACING BRICKWORK TO MATCH EXISTING, 75 THK CAVITY CONTAINING 75 THK CROWN DRITHERM FULL FILL CAVITY INSULATION AND AN INNER SKIN OF THERMALITE 'SHIELD' BLOCKWORK TO GIVE A MINIMUM 'U' VALUE OF 0.35 W/m²°C. TIED TOGETHER WITH STAINLESS STEEL WALL TIES SPACED 900 HORIZONTALLY AND 450 VERTICALLY.
AT WINDOWS AND DOORS THE CAVITY CLOSED TO REVEALS IN BLOCK AND BUILD IN VERTICAL DAMCOR INSULATED DPC, INTERNAL SKIN RENDERED 16 THK AND SKIMMED IN PLASTER.

INTERNAL PARTITIONS
100 THK THERMALITE BLOCK-WORK, RENDERED BOTH SIDES 16 THK AND SKIMMED WITH PLASTER.

WINDOWS AND DOORFRAMES
UPVC FRAMES TO MATCH EXISTING FITTED WITH DOUBLE GLAZED SEALED UNITS, INCORPORATING PILKINGTON 'K' GLASS, GIVING A U VALUE OF 2.0 W/m² K. ALL FRAMES FITTED WITH TRICKLE FEED VENTILATIONS TO GIVE MINIMUM OF 8000mm² PER ROOM.
WINDOW OPENING AREA NOT LESS THAN 5% OF FLOOR AREA.

GLAZING
ALL INTERNAL AND EXTERNAL GLAZING IN WINDOWS UP TO 800 ABOVE FINISH FLOOR LEVEL AND ALL INTERNAL AND EXTERNAL GLAZING IN DOORS OR DOOR SIDE PANELS WITHIN 300 OF THE DOOR UP TO 1500 ABOVE FINISHED FLOOR LEVEL TO COMPRISE OF:
LAMINATED OR TOUGHENED GLASS AS DEFINED IN BS6206:1981:SPECIFICATION FOR IMPACT PERFORMANCE REQUIREMENTS FOR FLAT SAFETY GLASS AND SAFETY PLASTICS USED IN BUILDING CLAUSE 5.3 OR ANNEALED GLASS, THICKNESS TO BE DETERMINED BY THE FOLLOWING TABLE:

SIZE OF PANE	THICKNESS OF GLASS
UP TO 1100 H x 1100 LG	6 THK
UP TO 2250 H x 2250 LG	10 THK
UP TO 3000 H x 4500 LG	12 THK
ANY HEIGHT x ANY LENGTH	15 THK

LINTELS
CATNIC GALVANISED INSULATION STEEL LINTELS TO MANUFACTURER SPECIFICATION, AND FIT CAVITY TRAYS OVER.

PLUMBING
SINGLE STACK PLUMBING TO BS5572, ALL APPLIANCES TO BE CONNECTED SEPERATELY.
100 DIA SOIL AND VENT PIPES TO EXTEND ABOVE ROOF COVERING AND TERMINATE WITH UPVC BALLON MINIMUM 1000 ABOVE HIGHEST OPENING WINDOW. SVP STACK ENCASED IN 6 THK WBP PLYWOOD FIXED WITH BRASS CUPS AND SCREWS TO TAN SW FRAMEWORK, INSULATED WITH 100 THK QUILT. 100 DIA UPVC WASTE TO WC. 38 DIA UPVC WASTE TO BATH, SHOWER, SINK, WASHING MACHINE AND DISHWASHER. 32 DIA UPVC WASTE TO BASIN. 50 DIA UPVC WASTE WHERE LENGTH OF RUN EXCEEDS 1700. ALL APPLIANCES FITTED WITH 75 DEEP SEAL TRAPS, WHICH ARE TO BE ACCESSIBLE. ARMITAGE SHANKS OR OTHER EQUALLY APPROVED SANITARY FITTINGS.

DRAINAGE
SOILPIPES TO BE 102 DIA HEPSLEEVE VITRIFIED CLAYWARE, JOINTED BY PLASTIC COUPLINGS IN ACCORDANCE WITH BS8301, BEDDED AND SURROUNDED IN 100 PEA SHINGLE, PROTECTED THROUGH WALL FOOTINGS WITH LINTELS OVER AND 50 CLEARANCE ALL ROUND PIPE WITH THE OPENING MASKED WITH RIGID SHEET MATERIAL TO PREVENT INGRESS OF FILL OR VERMIN.
MANHOLE 610 x 480 FROM 229 THK CLASS'B' ENGINEERING BRICKWORK PROGS UP, ENGLISH BOND CEMENT MORTAR (1:3 CEMENT AND SAND) ALL JOINTS WELL FLUSHED UP, ON 150 THK CONCRETE BASE, FITTED WITH CAST IRON COVER.
SURFACE WATER DRAINS EXISTING.

HEATING AND DOMESTIC HOT WATER
EXTEND EXISTING RADIATOR SYSTEM AND THE DOMESTIC HOT AND COLD WATER SUPPLY TO THE NEW HAND BASIN, SINK, WC, SHOWER AND WASHING MACHINE. ALL NEW RADIATORS TO BE FITTED WITH THERMOSTATIC RADIATOR VALVES.

ELECTRICAL
LIGHTING AND POWER RING MAINS TO BE EXTENDED IN ACCORDANCE WITH IEE REGULATIONS.
ALL ELECTRICAL WORK IS TO MEET THE REQUIREMENTS OF PART P (ELECTRICAL SAFETY) OF THE BUILDING REGULATIONS, AND WILL BE DESIGNED, INSTALLED, INSPECTED AND TESTED BY A PERSON COMPETENT TO DO SO.
AN ELECTRICAL INSTALLATION CERTIFICATE WILL BE ISSUED UNDER A COMPETENT PERSONS SCHEME IS TO BE ISSUED OR AN APPROPRIATE ELECTRICAL CERTIFICATE WILL BE ISSUED FOR THE WORK, SIGNED BY A PERSON COMPETENT TO DO SO, ALL TO THE SATISFACTION OF THE LOCAL AUTHORITY.
ALL BUILDING WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE BUILDING REGULATIONS AND LATEST AMMENDMENTS.

No.	Revision/Issue	Date
C	AS BUILT,CONSERVATORY ADDED	19/06
A	INITIAL ISSUE	12/11

Firm Name and Address

Project Name and Address

HOUSE EXTENSION
22 CARNOUSTIE CRESCENT
SPALDING
SOUTH LINCS
PE11 2SW

Project: RS001	Sheet: SHEET 1 OF 2
Date: 12/11/18	
Scale: 1:75/1:100 @ A1	