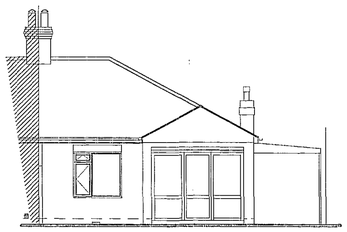
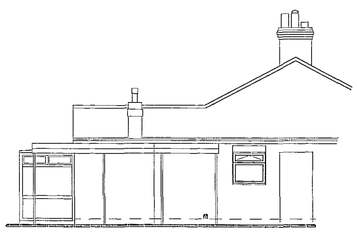


Existing Side Elevation

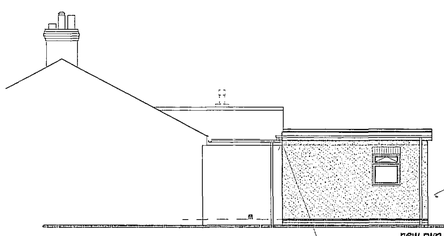
scale 1/100



Existing Rear Elevation



Existing Side Elevation

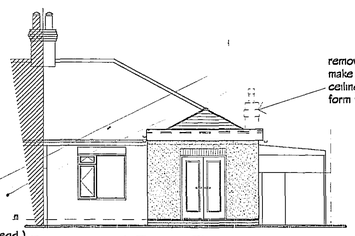


Proposed Side Elevation

scale 1/100

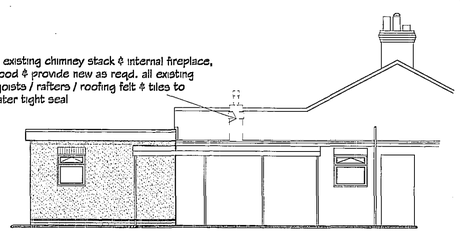
new rwp (if reqd)

subject to new roof ht. either :
1) connect new gutter to existing
2) if above provide new running outlet to existing gutter
3) provide new rwp to discharge to new soakaway

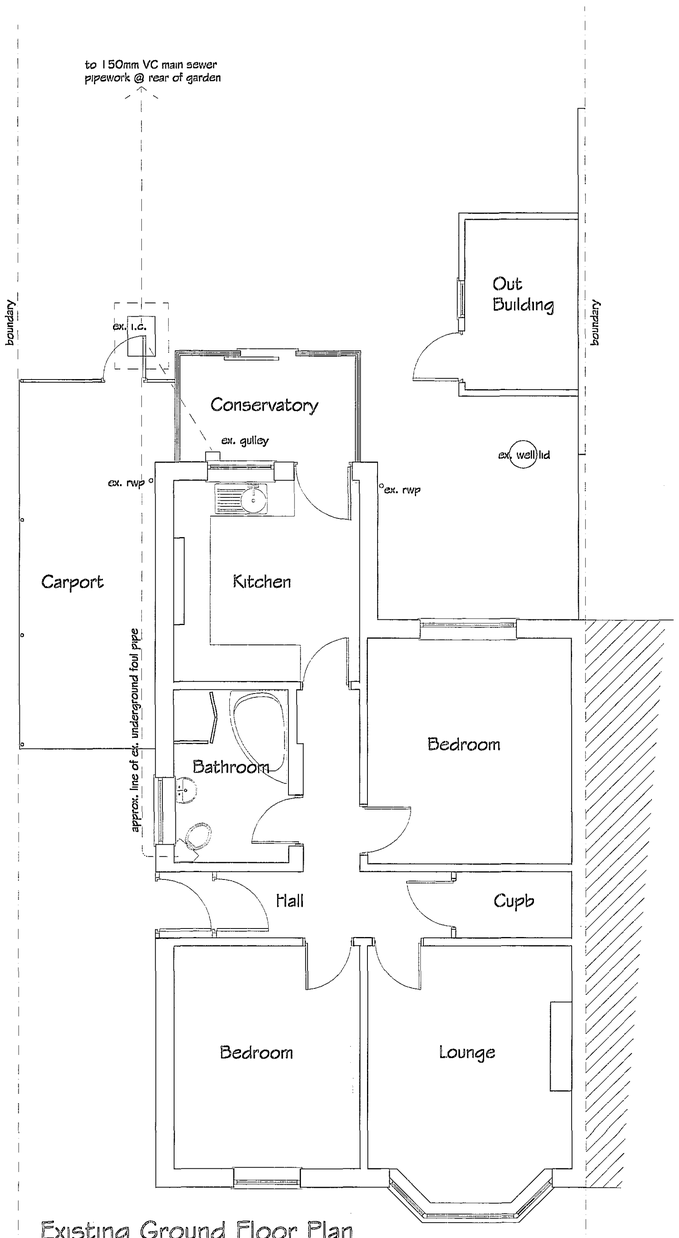


Proposed Rear Elevation

remove existing chimney stack & internal fireplace, make good & provide new as reqd. all existing ceiling joists / rafters / roofing felt & tiles to form water tight seal



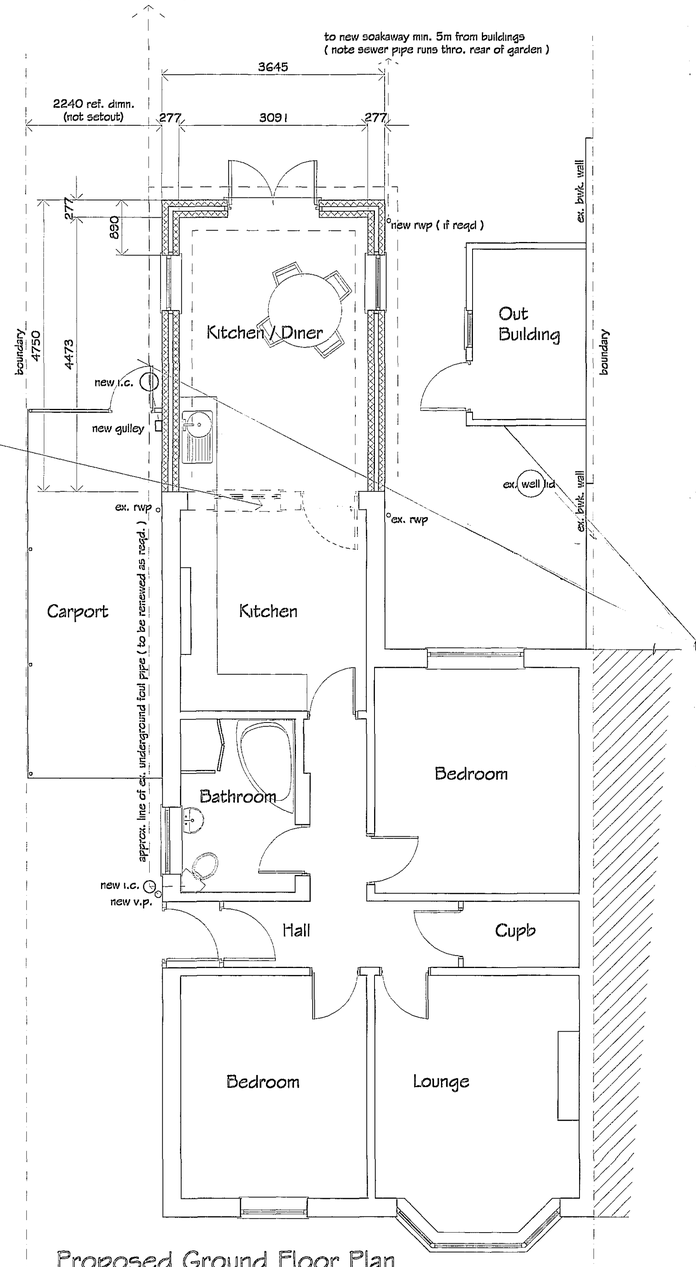
Proposed Side Elevation



Existing Ground Floor Plan

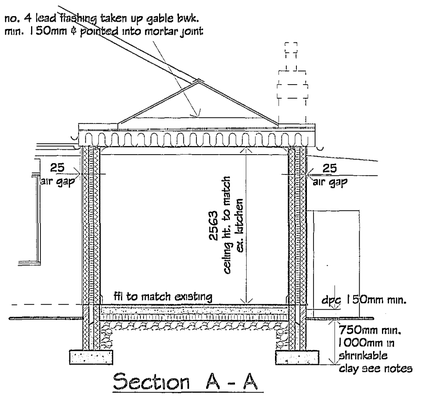
scale 1/50

Existing gable bwk. options
1) remove all existing gable end bwk.,window & door / frame (confirm no ex. roof structure pulins / binders bear on this bwk. prior to removing) & provide timber studwork above proposed new flat roof structure c/w 18mm water repelant boarding with upvc lapped boarding over.
2) remove existing window / door / frame / bwk. between to gable end & provide pre-stressed conc. lintel over new opening with min. 150mm end bearing all to support remaining / new bwk. above to exposed gable c/w no. 4 lead flashing min. 150mm up bwk. & pointed into mortar joints, make good all work



Proposed Ground Floor Plan

scale 1/50
proposed kitchen / diner external floor area = 17m²
proposed kitchen / diner internal floor area = 14m²
proposed internal perimeter of kitchen / diner floor only (not including ex. bungalow wall perimeter local to extension = 12m
perimeter / area = 12 / 14 = 0.8 therefore use Jabfloor 70 (110mm thk.) with perimeter 30mm edge strips
site area approx. = .038 ha



Section A - A

GENERAL NOTES
Copies of drawing 117/1/2005 must not be taken,traced or altered for any purpose other than that for which it is issued without written permission of MW Architectural - Detailing Services. The drawing is produced only for the purpose of obtaining Planning Permission & does not contain a full specification for the proposed works & must not be used as a contract document alone.The proposed work will not be supervised / inspected on site by MW Architectural / Detailing Services & it therefore the client or their appointed Builder / Contractor responsibility to control workmanship / materials / specification & any variations to the contract. All measurements on this drawing are not to be scaled for construction / ordering purposes, dimn's & set out of the works as shown on the drawing to be checked by the Builder / Contractor prior to the commencement of work & any discrepancies report immediately.The actual position of existing gas / electric underground service pipes / cables, surface water pipes / soakaways are not known / shown the actual positions of all these apparatus must be established by the Builder / Contractor prior to commencement of or during any work

HEALTH & SAFETY
The client is to ensure that the appointed contractor is familiar with & complies with Health & Safety for Building Sites & Work Places.

FLAT ROOF :
12.5mm spar chippings off roofing felt
NEW WINDOWS / DOORS:
Pvcu white frames c/w double glazed 'K' glass sealed units
EXTERNAL RENDERED BLOCKWORK :
Rendered blockwork to BS 5262 Code of Practice for External Renderings to all new elevations painted : cream c/w render stop bead @ dpc with either facing bwk. below to ground level or blockwork with applied external water repellent membrane.
FASCIA / SOFFITS :
Softwood primed / undercoated / glossed to match existing (black)
RWP'S / GUTTERS :
PVCu black gutters / rwp's to match existing dwelling

DETERMINED PLAN

REVISIONS		BY	DATE
DRAWN	MJW	DATE	2/5/05
SCALE	1/50 1/100	CHECKED	

CLIENT
Mr. & Mrs. D. Crowder
118 Halmer Gardens
Spalding
Lincs
PE11 2EF

PROJECT
Proposed single storey kitchen / diner extension to rear of existing dwelling

DETAILS
Existing / Proposed Elevations & Floor Plans

SHDC
Planning & Development
17 MAY 2005
Ref: 658/05

Malcolm Watson
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Residential - Commercial - Industrial - Agricultural
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BUILDING CONTROL Partner

DRWG No. 117/1/2005

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