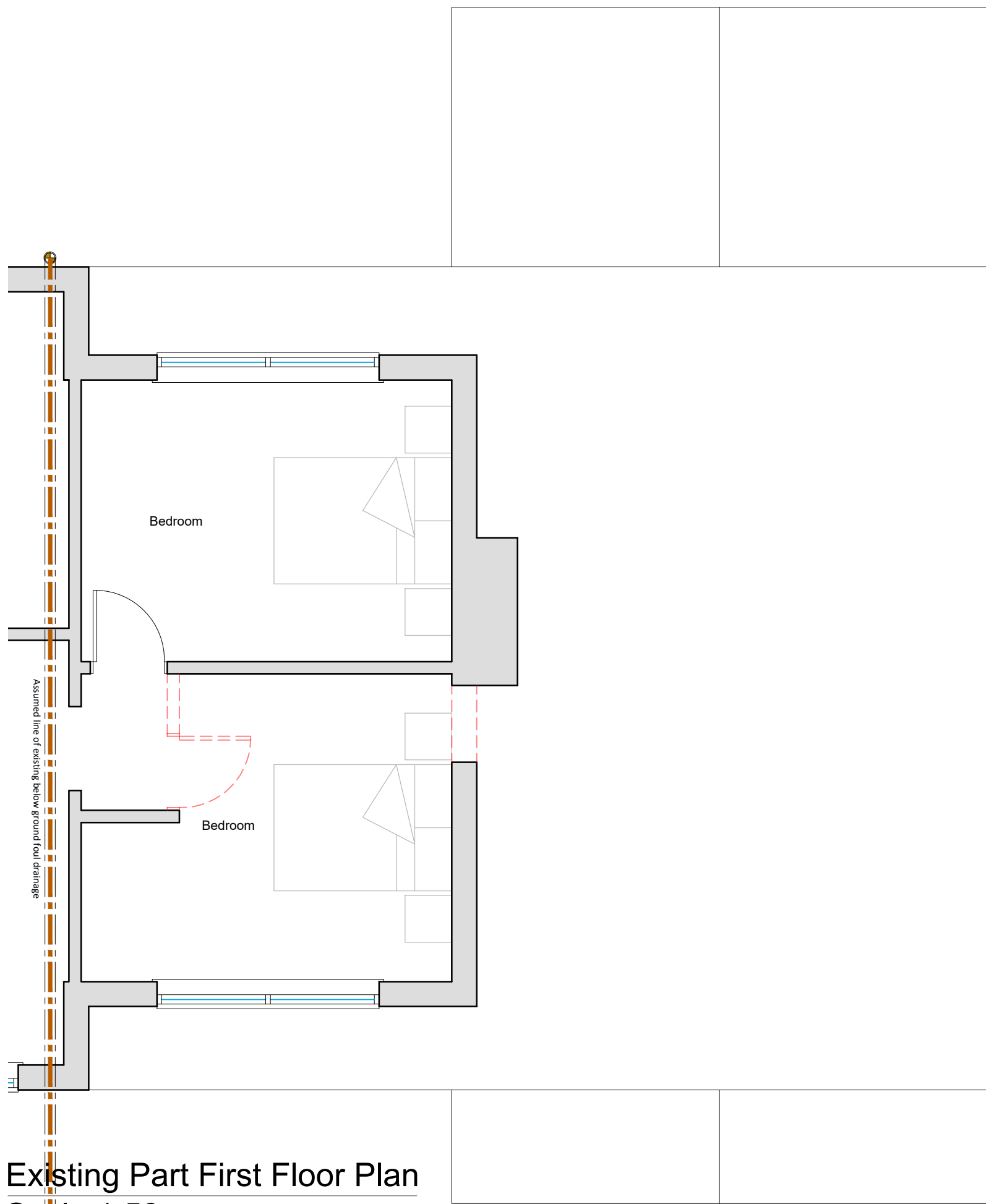
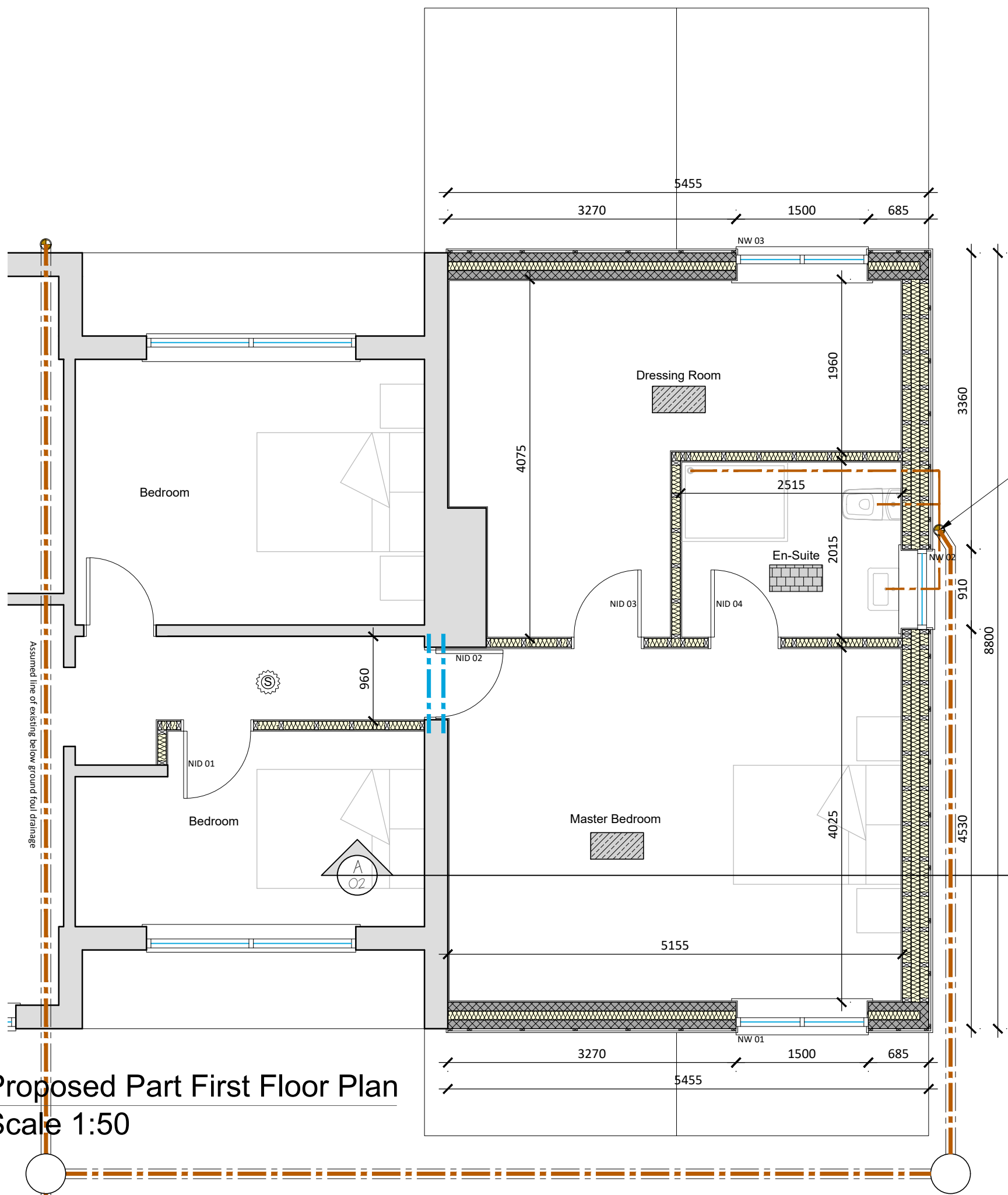


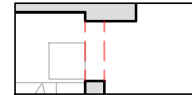


Existing Part First Floor Plan
Scale 1:50



Proposed Part First Floor Plan
Scale 1:50

DEMOLITION

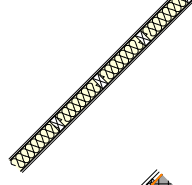


RED DASHED LINE REPRESENTS AREAS TO BE DEMOLISHED. ALL DEBRIS TO BE CAREFULLY REMOVED AND DISPOSED OF OFF SITE. MAKE GOOD ALL AREAS WHERE NECESSARY TO SUIT THE PROPOSED LAYOUT.

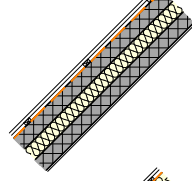
LINTEL & WALL CONSTRUCTION KEY



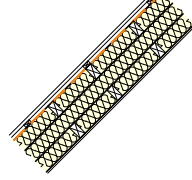
DENOTES NEW CATNIC / KEYSTONE OR EQUIVALENT BOX SECTION LINTEL INSTALLED TO INTERNAL BLOCKWORK LEAF ABOVE OPENING. SIZED TO SUIT OPENING WIDTH



DENOTES NEW STUD PARTITIONS TO BE 50 x 100 TIMBER STUDS (OR AS DICTATED BY WIDTH OF EXISTING WALL) INSTALLED AT MAX. 600mm C/C CLAD WITH 1 LAYER 12.5mm PLASTERBOARD (PER SIDE) BOARD JOINTS TO BE STAGGERED AND FILLED. BOARD JOINTS TO BE TAPED PRIOR TO THE APPLICATION OF A THISTLE 3mm PLASTER SKIM COAT. PAINT FINISHES APPLIED AS DETAILED ELSEWHERE



DENOTES NEW EXTERNAL BLOCK CAVITY WALLS (TO BE CONSTRUCTED OFF EXISTING STEEL SUPPORTING BEAMS) TO BE 100mm LIGHTWEIGHT BLOCKWORK TO BOTH INNER AND OUTER LEAF WITH 100mm CAVITY AND 100mm DRY-THERM 32 CAVITY WALL INSULATION. FINISHED INTERNALLY WITH 1 LAYER 12.5mm PLASTERBOARD. BOARD JOINTS TO BE STAGGERED AND FILLED. BOARD JOINTS TO BE TAPED PRIOR TO THE APPLICATION OF A THISTLE 3mm PLASTER SKIM COAT. EXTERNAL TO BE FINISHED IN COMPOSITE TIMBER CLADDING ON 25x45mm TREATED TIMBER BATTENS OVER TYVEK OR SIMILAR BUILDING PAPER/VCL. CLADDING COLOUR TBC BY CLIENT. PAINT FINISHES APPLIED AS DETAILED ELSEWHERE

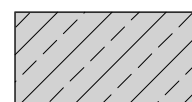


DENOTES NEW EXTERNAL TIMBER WALLS TO BE 50x100mm TIMBER STUD WALL TO BOTH INNER AND OUTER LEAF (FILLED BETWEEN WITH 100mm DRY-THERM 32 CAVITY WALL INSULATION). STUDS AT MAX. 400mm CENTRES. WITH 100mm CAVITY AND 100mm DRY-THERM 32 CAVITY WALL INSULATION. FINISHED INTERNALLY WITH 1 LAYER 12.5mm PLASTERBOARD. BOARD JOINTS TO BE STAGGERED AND FILLED. BOARD JOINTS TO BE TAPED PRIOR TO THE APPLICATION OF A THISTLE 3mm PLASTER SKIM COAT. EXTERNAL TO BE FINISHED IN COMPOSITE TIMBER CLADDING ON 25x45mm TREATED TIMBER BATTENS OVER TYVEK OR SIMILAR BUILDING PAPER/VCL. CLADDING COLOUR TBC BY CLIENT. PAINT FINISHES APPLIED AS DETAILED ELSEWHERE

PROPOSED FLOOR FINISHES



DENOTES CERAMIC TILE FLOORING
EXACT PRODUCT TBC. ALLOW TO INSTALL AS MANUFACTURERS INSTRUCTIONS INCLUDING ALL ADHESIVES, GROUTS ETC
ENSURE ADHESIVE AND GROUT IS SUITABLE FOR ALL LOCATIONS.



DENOTES NEW PILE CARPET
EXACT PRODUCT TBC. ALLOW TO INSTALL AS MANUFACTURERS INSTRUCTIONS INCLUDING ALL GRIPPER BARS, THRESHOLD STRIPS ETC
ALLOW FOR SUPPLY ONLY OF CARPET AND A SUITABLE UNDERLAY.

INTERNAL CEILING FINISHES

HORIZONTAL SECTION OF CEILING TO BE 12.5mm PLASTERBOARD FIXED TO U/S OF TIMBER JOISTS BOARD JOINTS STAGGERED AND TAPED PRIOR TO THE APPLICATION OF A 3mm THISTLE SKIM COAT.

ALL SUPPORTING STEELWORK TO BE ENCASED IN 1 LAYER 12.5mm FIRE RATED PLASTERBOARD, FIXED TO TIMBER NOGGIN'S WITHIN STEEL WEB. BOARD JOINTS TO BE TAPED PRIOR TO THE APPLICATION OF A 3mm THISTLE SKIM COAT.

* 12.5mm MOISTURE RESISTANT PLASTERBOARD (M/R) TO BE USED IN AREAS SUBJECT TO HIGH HUMIDITY LEVELS

INTERNAL WALL FINISHES

NEW CONCRETE BLOCK WALLS TO BE FINISHED WITH 12.5mm PLASTERBOARD AND A 3mm THISTLE SKIM COAT AS DETAILED ELSEWHERE. ENSURE NEW PLASTER SURFACES ARE SMOOTH AND FREE OF DEFECTS. NEW INTERNAL PAINT FINISHES AS DETAILED ELSEWHERE.

NEW PLASTERBOARD STUD PARTITIONS (AS DETAILED ELSEWHERE) BOARD JOINTS TO BE TAPED PRIOR TO THE APPLICATION OF A 3mm THISTLE PLASTER SKIM COAT. NEW INTERNAL PAINT FINISHES AS DETAILED ELSEWHERE.

INTERNAL PAINT FINISHES

NEW WALLS AND CEILINGS

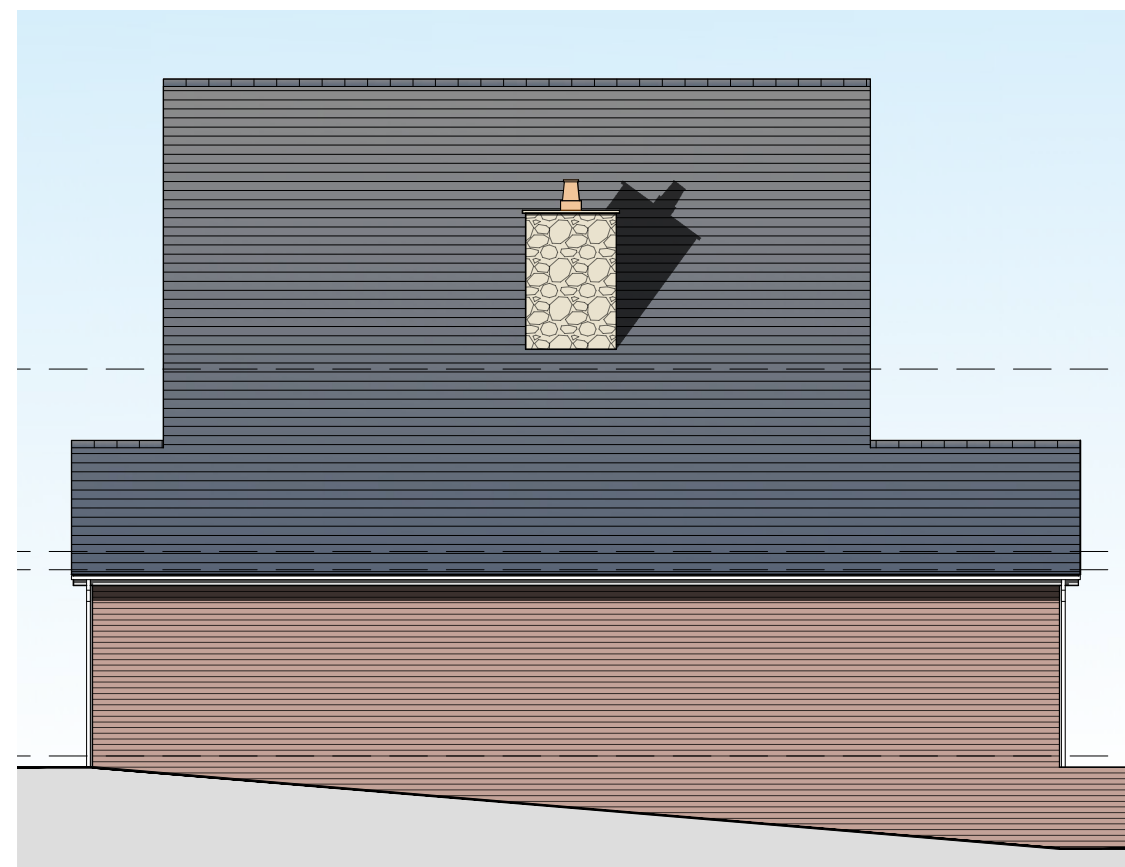
AREAS OF NEW PLASTERWORK ARE TO BE SEALED WITH A DILUTED EMULSION MIST COAT. STAIN BLOCK PAINT TO BE APPLIED TO ANY DUBIOUS AREAS MAY BE REQUIRED. ALLOW TO APPLY 2 FULL COATS OF DULUX TRADE MATT EMULSION. ALL COLOURS TBC. BY CLIENT

NEW WOODWORK (ALL INTERNAL AREAS)

SKIRTING BOARDS, ARCHITRAVES, CILL BOARDS etc. TO BE FILLED AS NECESSARY AND SANDED TO PROVIDE A SMOOTH FINISH WITH A KEYED DUST FREE SURFACE. NEW PAINT FINISH TO BE DULUX TRADE INTERIOR EGGSHELL. COMPLETE WITH COMPATIBLE DULUX TRADE UNDERCOAT. ALL COLOURS TBC. BY CLIENT



Existing Front (E) Elevation
Scale 1:100



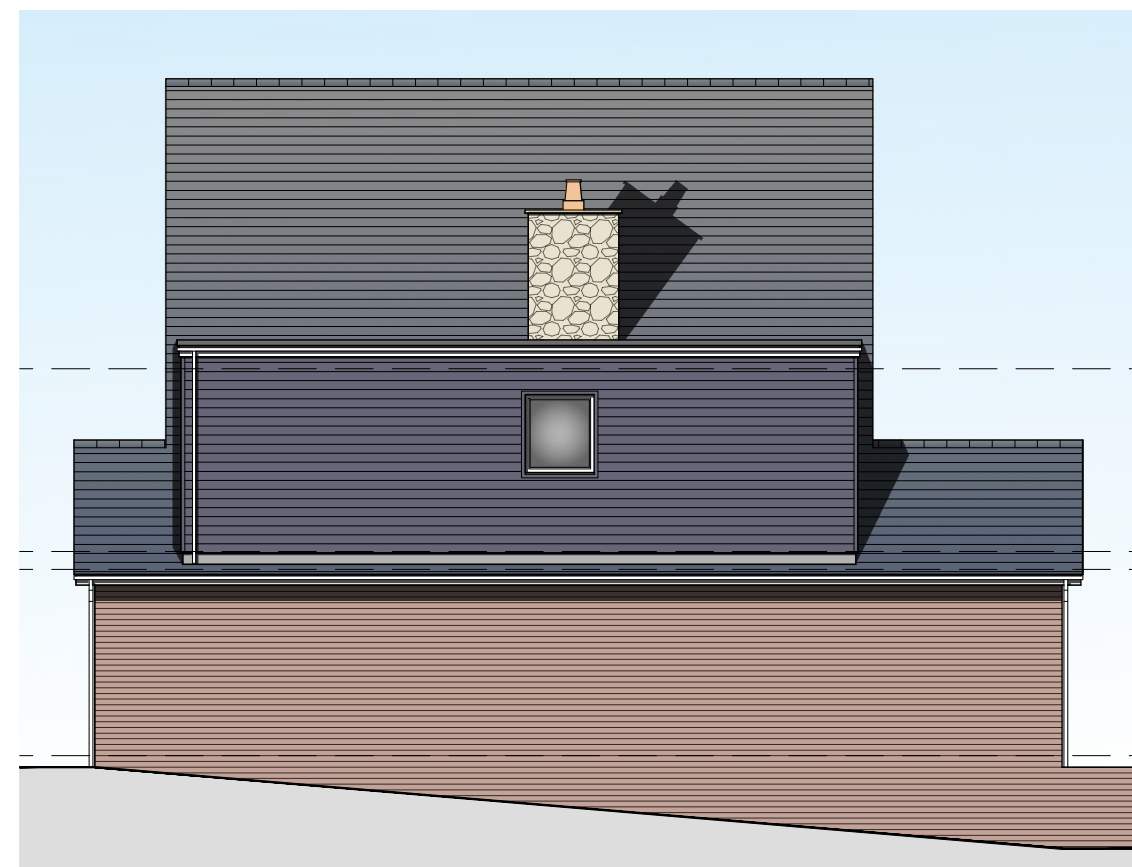
Existing Side (N) Elevation
Scale 1:100



Existing Rear (W) Elevation
Scale 1:100



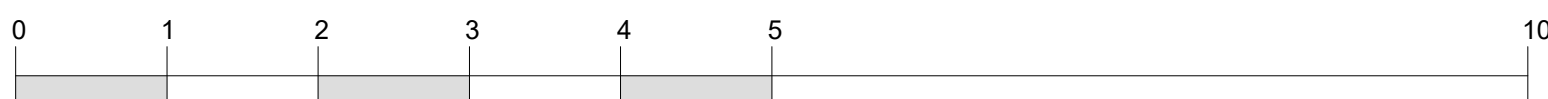
Proposed Front (E) Elevation
Scale 1:100



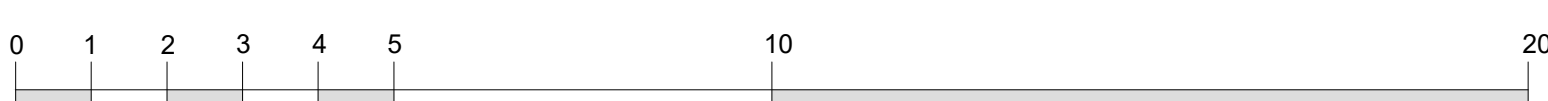
Proposed Side (N) Elevation
Scale 1:100



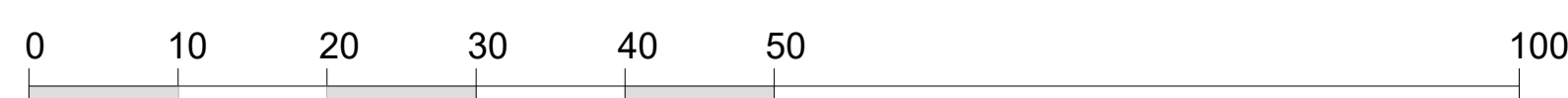
Proposed Rear (W) Elevation
Scale 1:100



SCALE BAR (m) 1:50



SCALE BAR (m) 1:100



SCALE BAR (m) 1:500



SCALE BAR (m) 1:1250

DESCRIPTION
FIRST FLOOR SIDE DORMER
EXTENSION AT 26 HAWTHORN BANK,
SPALDING, LINCOLNSHIRE, PE11 1JH

DATE
23/03/2021

APPROVED
CT



Do Not Scale From This Drawing

PROJECT:	FIRST FLOOR SIDE DORMER EXTENSION
DRAWING:	EXISTING & PROPOSED FIRST FLOOR PLAN EXISTING & PROPOSED ELEVATIONS
SIZE:	A1
CLIENT:	Mr & Mrs Penrose
SCALE:	as labelled
DRAWN BY:	JC
SHEET:	0257/21/WD01A

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