GENERAL CONDITIONS
Contractors are responsible for checking all dimensions on site when work commences and before ordering any materials.Any discrepancies should be brought to the attention of the Client for remedial action before commencing further.

All details shown are based on typical site conditions for that area, any abnormal conditions should be brought to the attention of the client and Local Authority immediately.

The notes shown are mainly to cover the requirements of Building Regulations and should not be treated as a full Specification.No allowance has been made for any structural calculations or SAP calculations.If deemed necessary then these will be a chargable extra.

Any materials not specified to be of a standard suitable for the work proposed and fit for purpose.All work to be in accordance with good building practise and all necessary BS codes for Workmanship on Building Sites.

EXISTING KITCHEN

EXISTING W.C

EXISTING UTILITY

762

762

762

Staircase to be standard B & P design.Stair layout to have 223mm going,200mm rise to suit floor to top of floor dim. 905mm o/all width of stair trimmers with 810mm unobstructed width, min. 2000mm clear headroom, 905mm raking handrail height, 942mm landing balustrade height.Balustrade is to be capable of withstanding an horizontal impact force of 0.36 Kn/m.Balusters are to be spaced at ctrs which will prevent a 100mm Ø sphere passing through.

smoke alarm

Existing 203 x 103 UB to remain

Form new 265mm cavity wall with new blockwork built off concrete slab.

Ensure existing and proposed floors are at same level.

Ensure existing and proposed floors are at same level.

5990

2259

1770

415

Blockwork wall to be built off concrete slab.

Form new 265mm cavity wall with new blockwork built off concrete slab.

I.G LINTEL L1/HD50/2800

I.G LINTEL L1/HD50/ 2100

New cavity wall to be built as specification notes

690 1500 653 2430 450

5722

B

**PROPOSED PLAN**

Contractor to ensure 12.7mm Gyproc fireline board or equal approved is fitted to garage ceiling only with 200mm insulating mineral fibre quilt insulation laid between joists to provide ½ hour fire protection.

Provide 7N/mm² blockwork pillars tied to existing brickwork built off 350 x 450 x 1000 long concrete pad foundation (as per detail) with Supergalv CB50HD lintel to support cavity wall above and to have 30mins fire resistance.Blockwork above to be stepped out within floor zone to achieve 265mm wall thk.All subject to Structural Calculations.

Existing foundations and lintels to be exposed and must be to the satisfaction of the L.A.Building Control officier.

Calculations to prove the stability of the existing 100mm garage wall to be provided to S.H.D.C prior to work commencing.

SHDC
PLANNING & DEVELOPMENT
29 SEP 2003
Ref. 71/1541/03

SCALE 1:50

REMWAY DESIGN - 3 Rembrandt Way, Spalding, Lincs, PE11 3HX Tel: 07815 112 058 e-mail: jason@remwaydesign.co.uk

1st FLR REAR EXTENSION FOR MR SCOTT GENEVER @ 15, APELDOORN GARDENS,SPALDING

| REV DESCRIPTION: | 'B' - 23.09.03 - Columns added | |
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