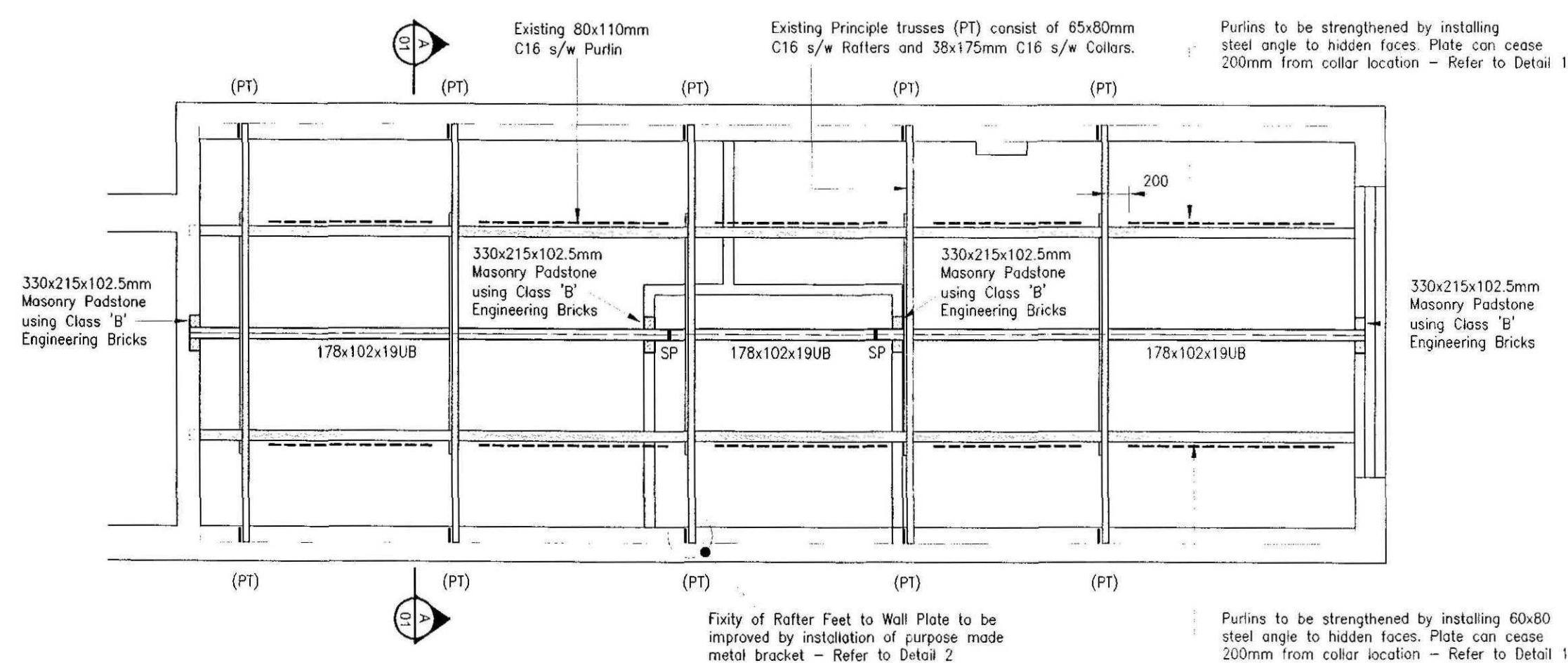
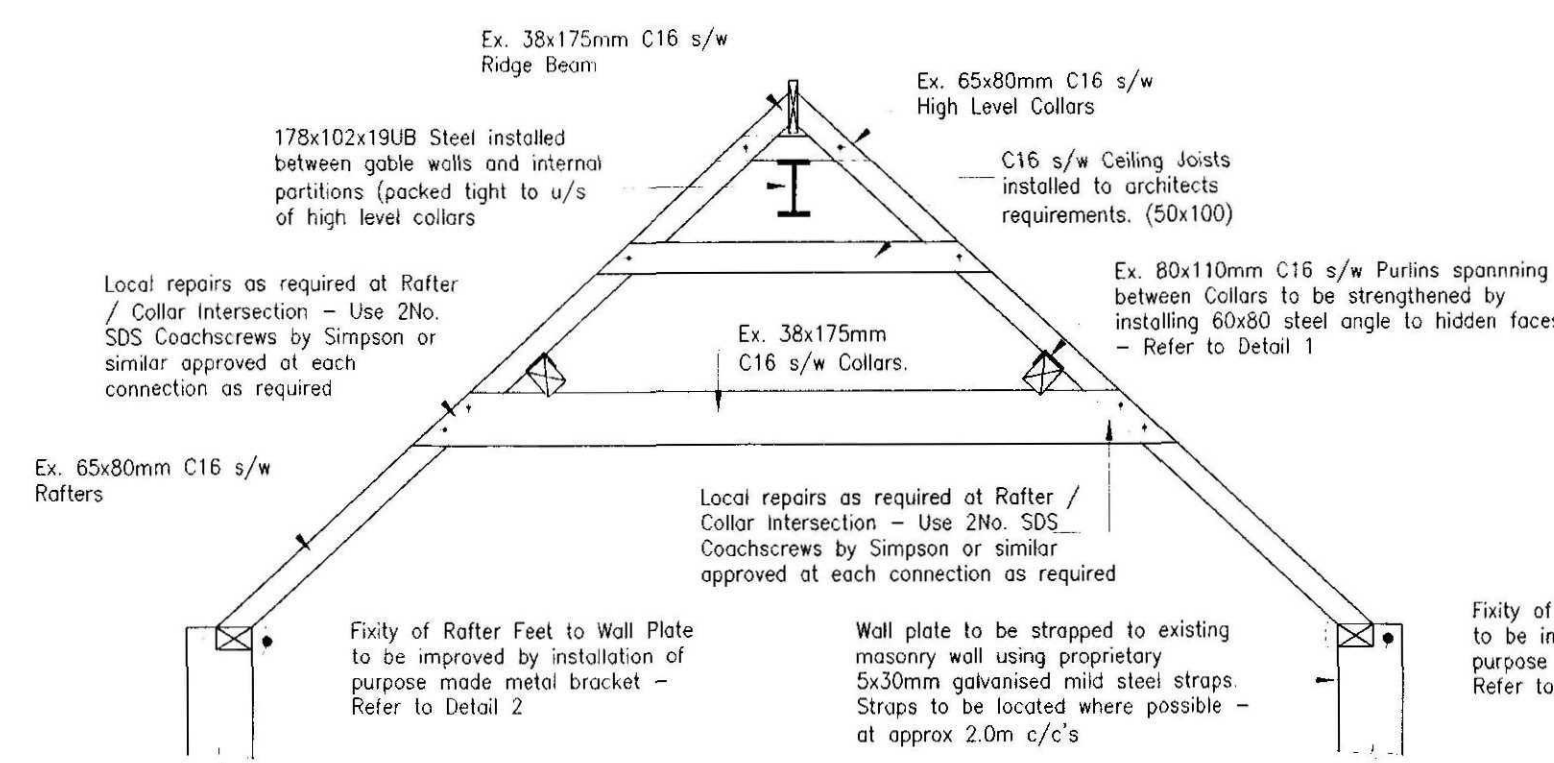
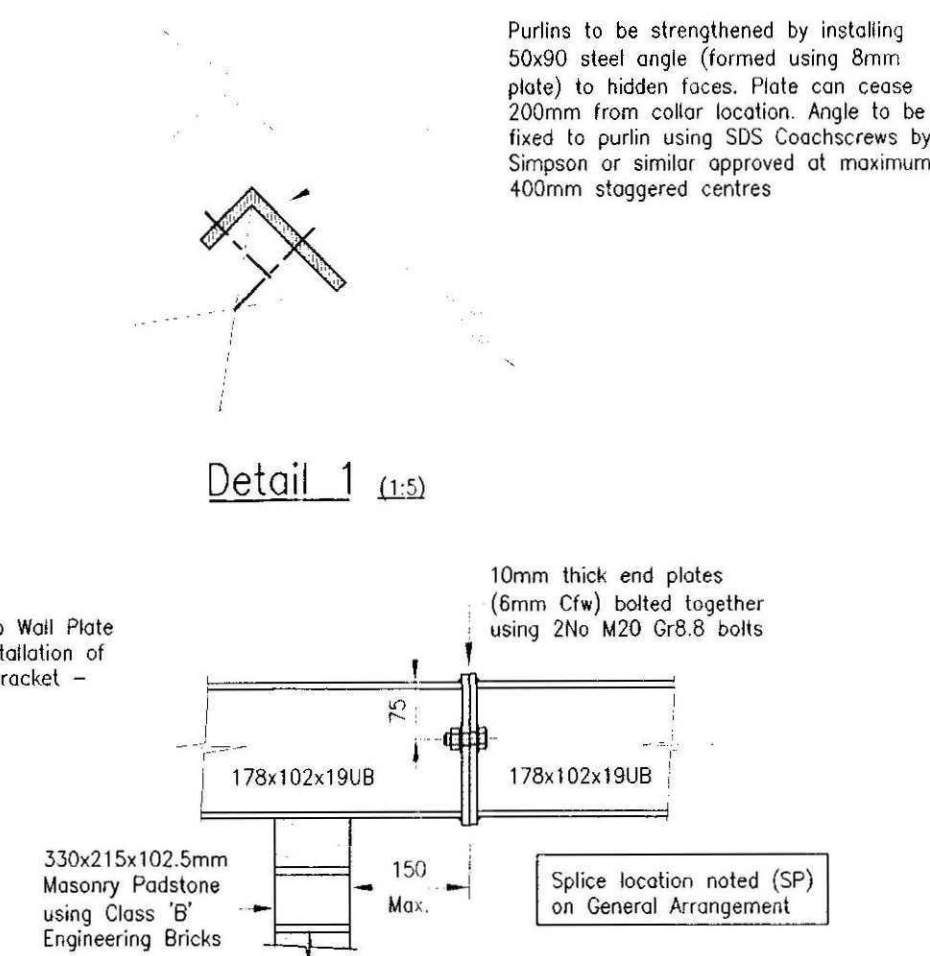




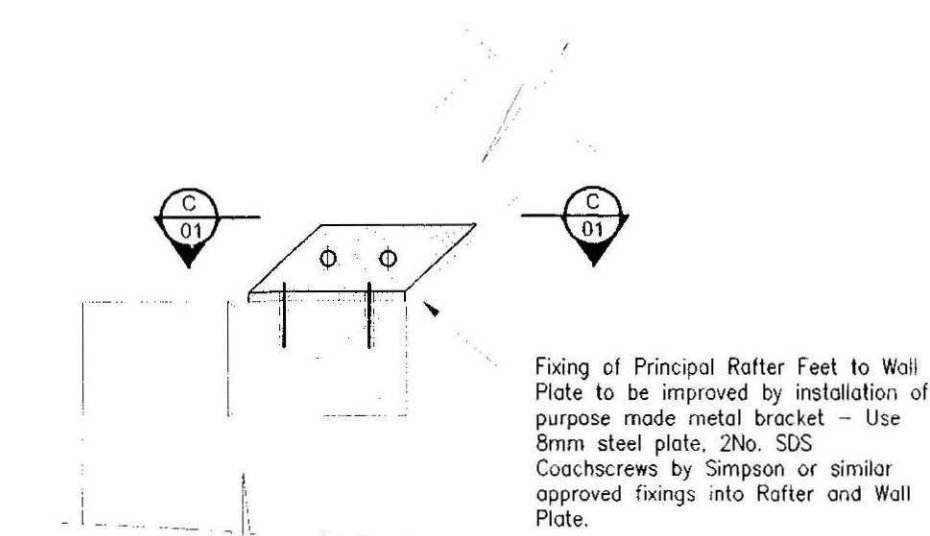
Principle Truss & Ridge Beam General Arrangement (1:50)



Section A-A (1:50)

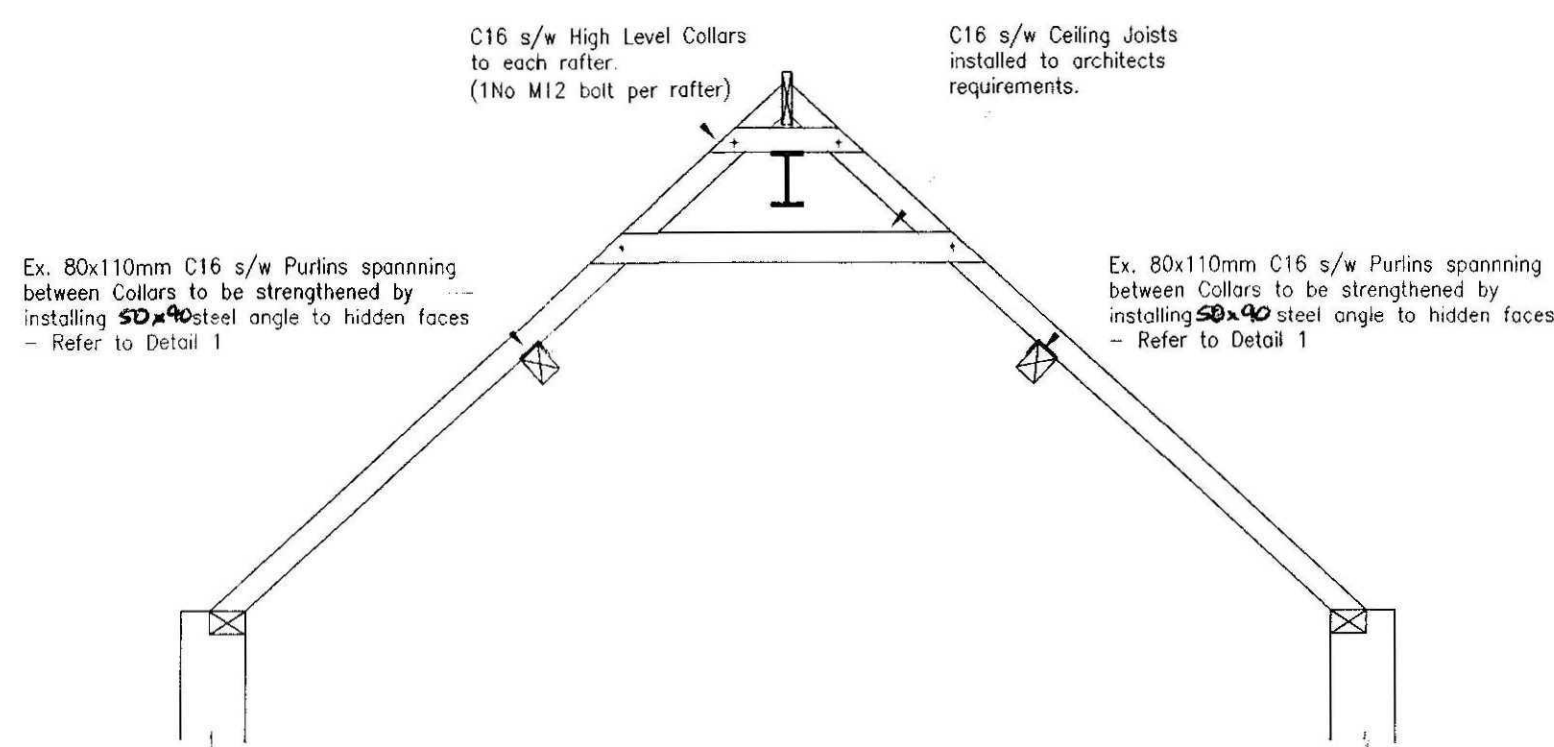


Ridge Beam Splice (1:5)

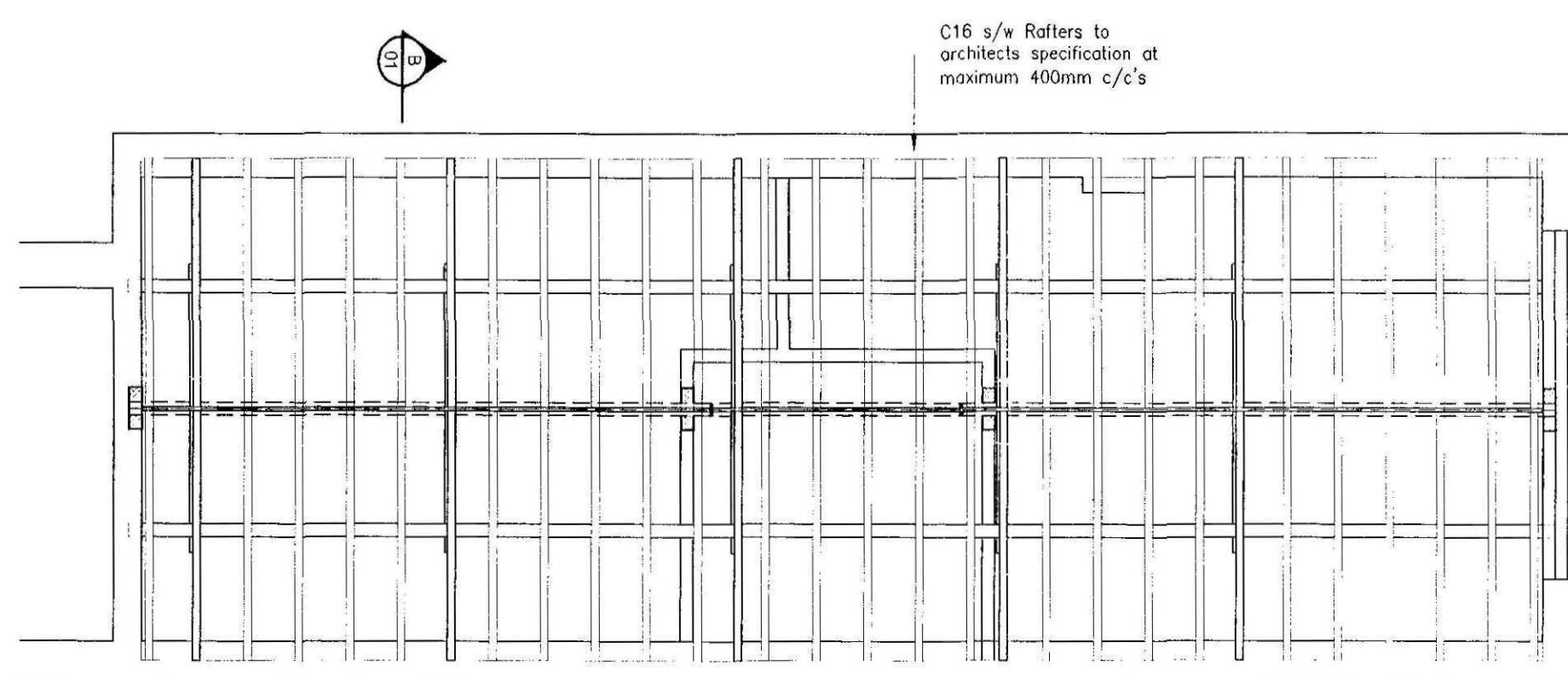


Detail 2 (1:5)

Section C-C (1:5)



Typical Section through Proposed Common Rafters Section B-B (1:50)



Proposed Roof General Arrangement (1:50)

NOTES:

Do not scale this drawing.

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All dimensions, details, components and assemblies shall be verified by the contractor prior to construction, manufacture or supply.

All materials, construction and details shown or implied by this drawing must comply with current British standards, codes of practice, planning / building regulations, H & SE legislation and clients particular specifications.

Conflicting information shown or implied shall be referred to JC Consultancy Ltd

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JC Consultancy Limited has not carried out a dimension survey as part of the design procedure. All structural elements indicated are based on visual observations carried during a site visit in May 2009.

Survey drawings which form these feasibility details have been provided by Neil Dowdman Architecture. We cannot guarantee the accuracy of any information issued by third parties.

Opening up works have been carried out only in isolated, localised positions. Therefore some information within these feasibility details may be based on interpretation and assumptions. The contractor should investigate and confirm all existing detail. Any discrepancies should be reported to the engineer for comment prior to carrying out the works.

All steelwork design, fabrication and erection to be in accordance with BS 5950.

All structural steel to be grade S275JR to BS EN 10 025.

All bolts to be grade 8.8 to BS 3692.

All washers to be BS 4320.

Steelwork surface preparation to be minimum blast clean to Sa2.5 of BS7079 : Part A1 : 1989.

Minimum steelwork protective treatment applied immediately after surface preparation to be zinc phosphate epoxy primer minimum 80 microns dft.

Temporary works during demolition / erection period is the responsibility of the contractor. The contractor should ensure all parts of the structure is adequately stabilised via propping, bracing and needles prior to the commencement of the works.

It is the contractors responsibility to obtain accurate on site dimensions of the existing structure prior to ordering / purchasing any materials including structural steelwork.

All new timber to be as specified on drawing, if grade is not specified minimum grade to be used is C16 to BS 5268 and BS 4978. All washers to be to BS 4320. All bolts to be grade 4.6 to BS 4190.

All steel fixings and components to be hot dip galvanised to BS 729, minimum thickness of coating to be 85µ.

Holes in timber components for bolts should be as close as possible to the nominal diameter and in no case greater than 2mm larger than the diameter of the bolt.

Pre-drilled holes for nails should not be greater than 0.8 of the nail diameter.

All nails to be to BS 1202. All wood screws to be to BS 1210.

The design has been carried out in accordance with BS 6446, assuming timber service class 2 : internal use, heated environment or similar with a maximum moisture content of 15%.

0654-c9

B	Oct 09	JLH	JCE	Roof Re-designed following meeting with conservation officer. Ridge Beam inserted. Truss strengthening removed. Minor alterations. Re-issued For BUILDING REG APPROVAL
A	Aug 09	JLH	JCE	Minor amendments - Alternative location for plywood sheathing indicated. Re-issued For BUILDING REG APPROVAL
-	Aug 09	JLH	JCE	Issued For BUILDING REG APPROVAL

Rev.	Date	Drawn	Chkd.	Description
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Drawing Status
ISSUED FOR BUILDING REGULATION APPROVAL

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consulting structural & civil engineers

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structural engineers
civil engineers
trading engineers
conservation engineers

Client
Mr Sheppard & Mr O Hegarty, c/o Neil Dowdman Architecture

Contract
Proposed Structural Repair Works to:-
Roman Lodge, Mill Lane,
Tydd St Mary, Lincolnshire.

Dwg Title
Proposed Strengthening Works to:-
Former Garage Roof Arrangement

Drawn	Checked	Date	Scales
JLH	JCE	Aug 2009	1:50 1:15 1:10
Job Ref	Drawing Ref	Rev.	
JC/09/08/0377	0377-01	B	

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site dimensions. Any discrepancy must be reported to the Architectural Technologist immediately.

LEGEND / NOTES COLUMN :

REV. A Plans digitised for application(s) 11/10/07 AF
REV. B Bricked up openings shown 03/06/08 AF



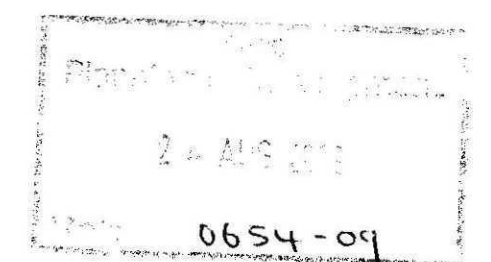
NORTH-EAST ELEVATION

SCALE 1:50



NORTH-WEST ELEVATION

SCALE 1:50



NEIL DOWLMAN Architecture



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Chartered Architects | Chartered Architectural Technologist
Designers | Building Engineers | Planning Supervisors
Project Managers | Party Wall Surveyors | Access Consultants

**DETERMINED
PLAN**

www.neildowlman-architecture.co.uk

Client
Mr Sheppard & Mr. O'Hegarty

Project
Proposed Alterations & Extension to
Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title
Existing Elevations

Scale
1:50

Date
Oct '07
Drawn By
AF

Checked By
GR

Drawing No.
B2043/03

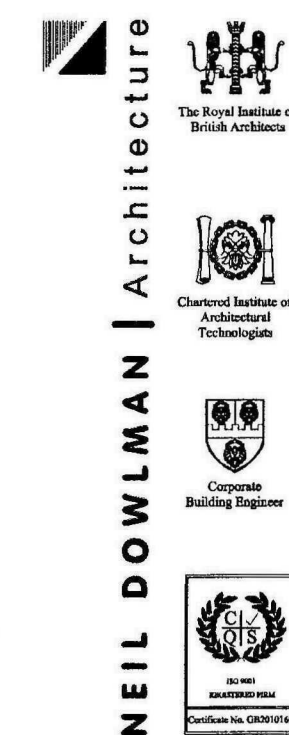
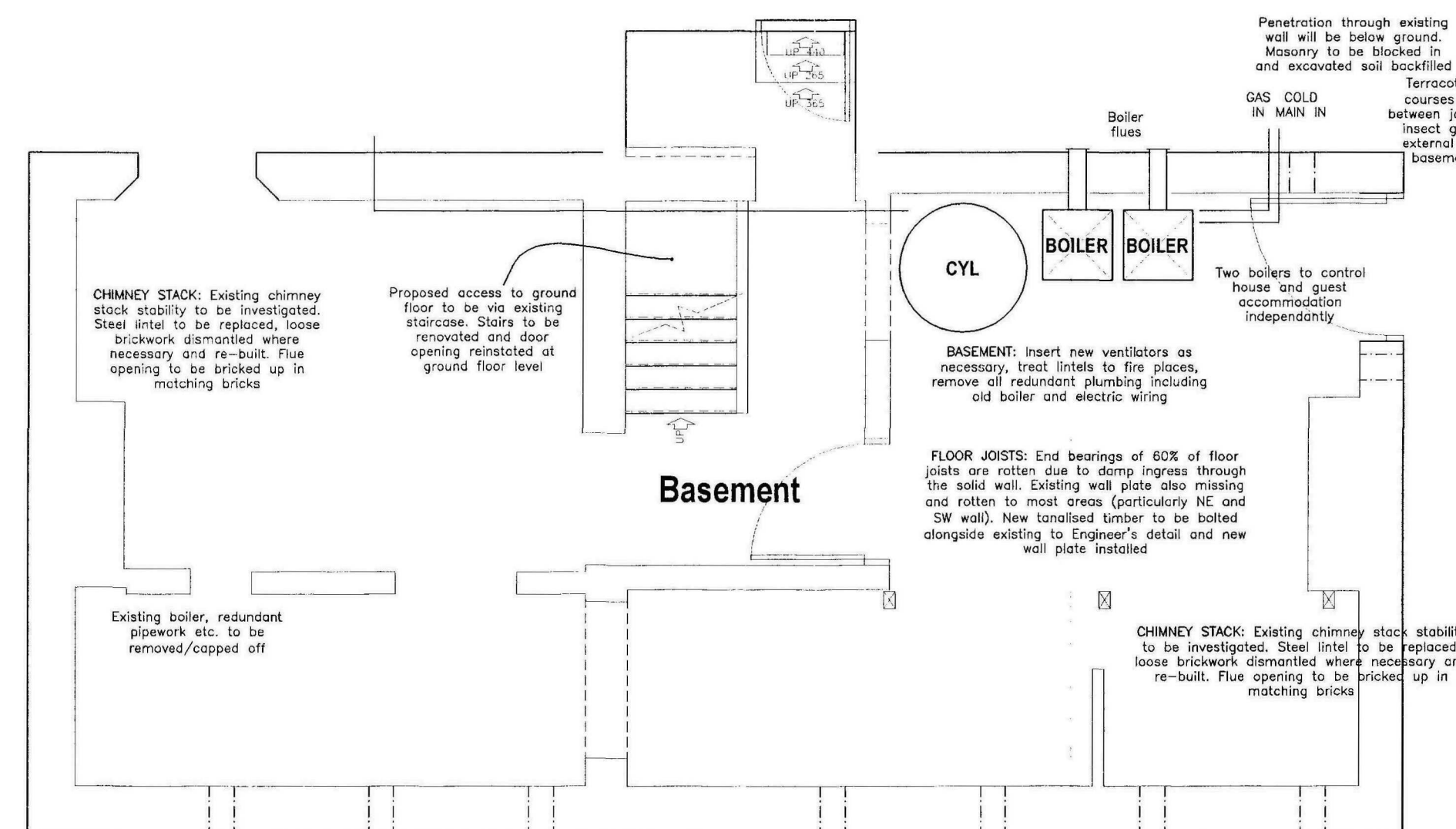
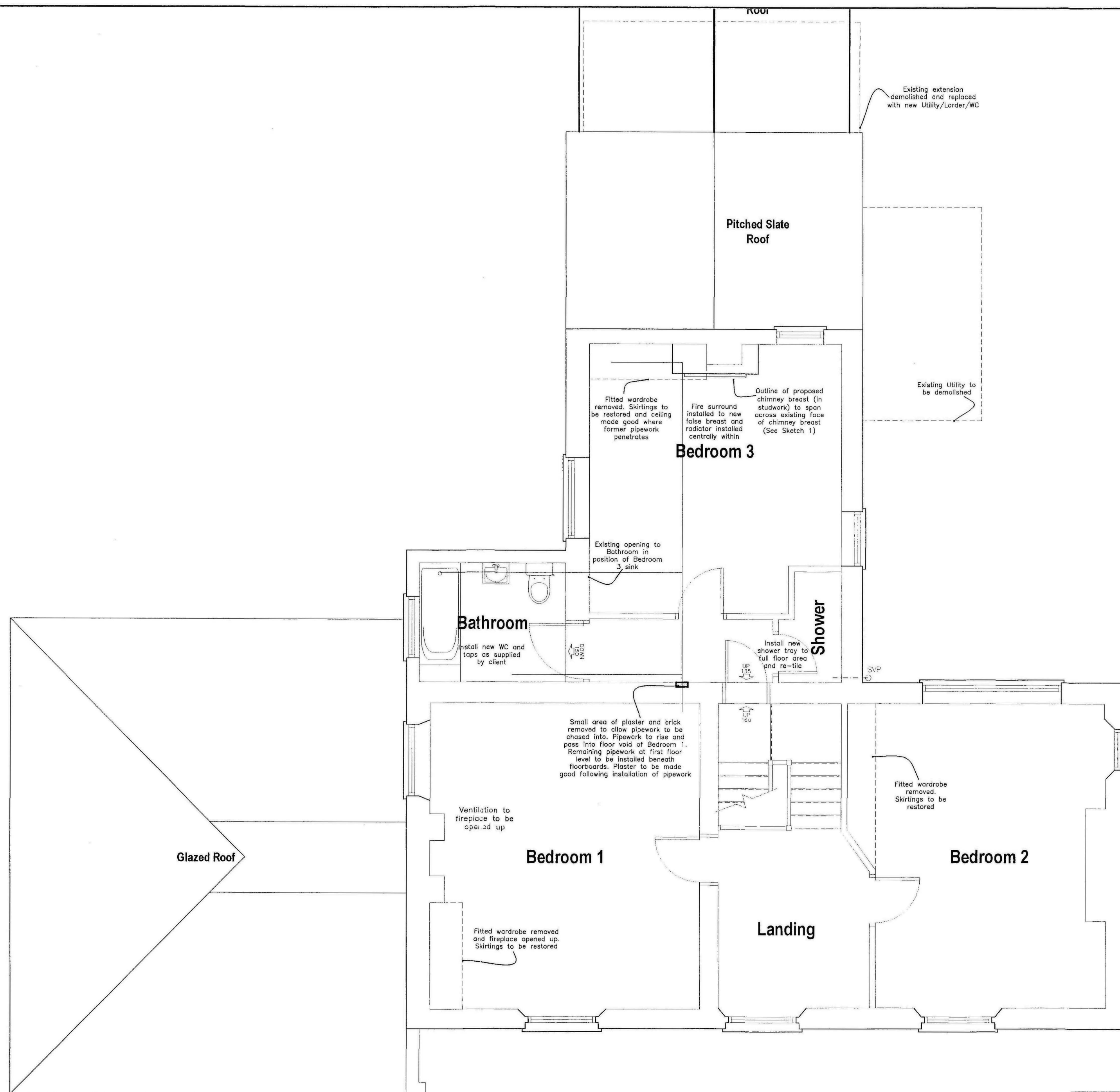
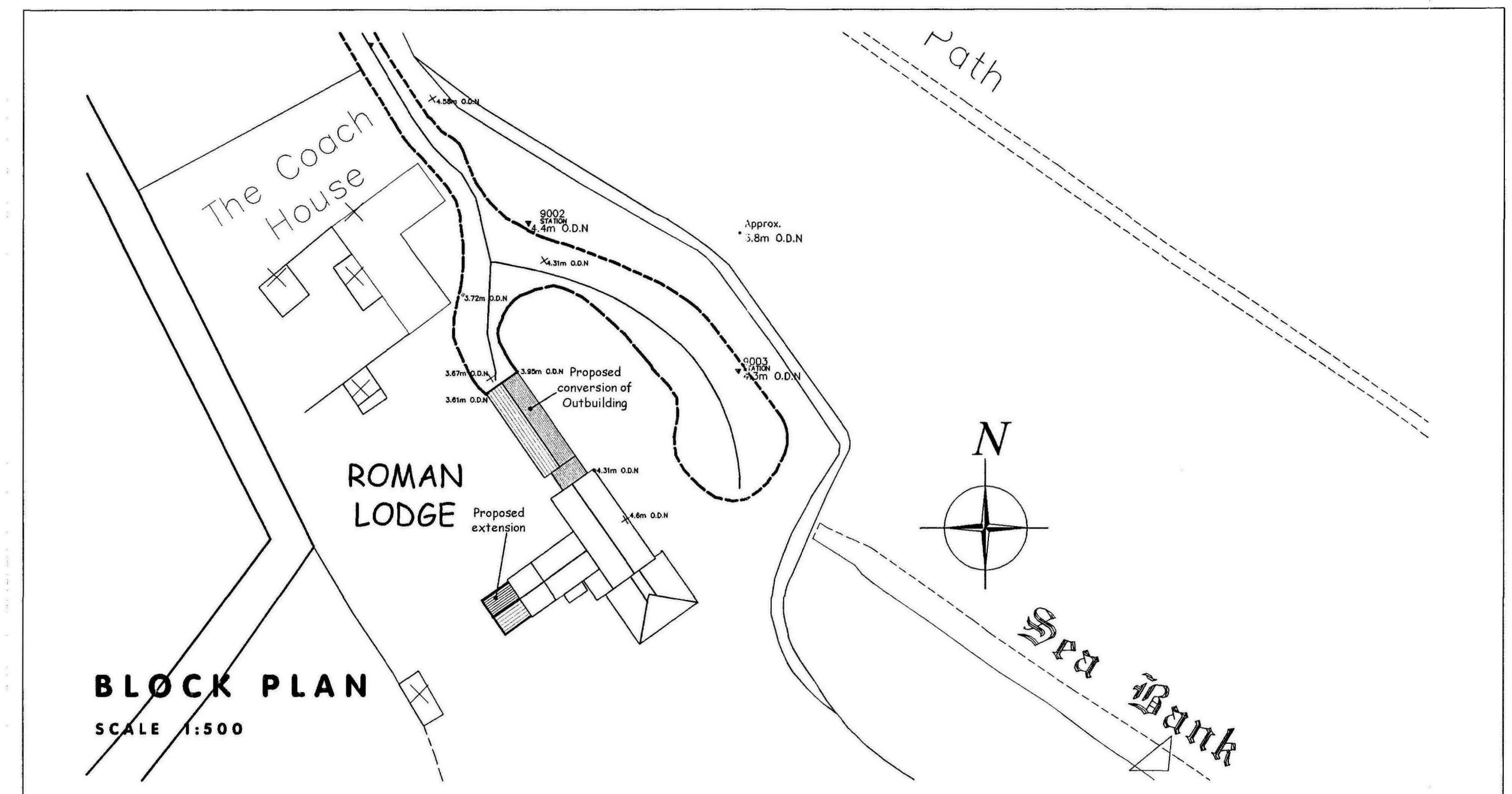
Revision
B

nda

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LEGEND / NOTES COLUMN :

REV. A Heating system indicated and notes added for SHDC approval/discharge of
conditions 14/08/09 AF



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DETERMINED
PLAN

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Client
Mr Sheppard & Mr. O'Hegarty

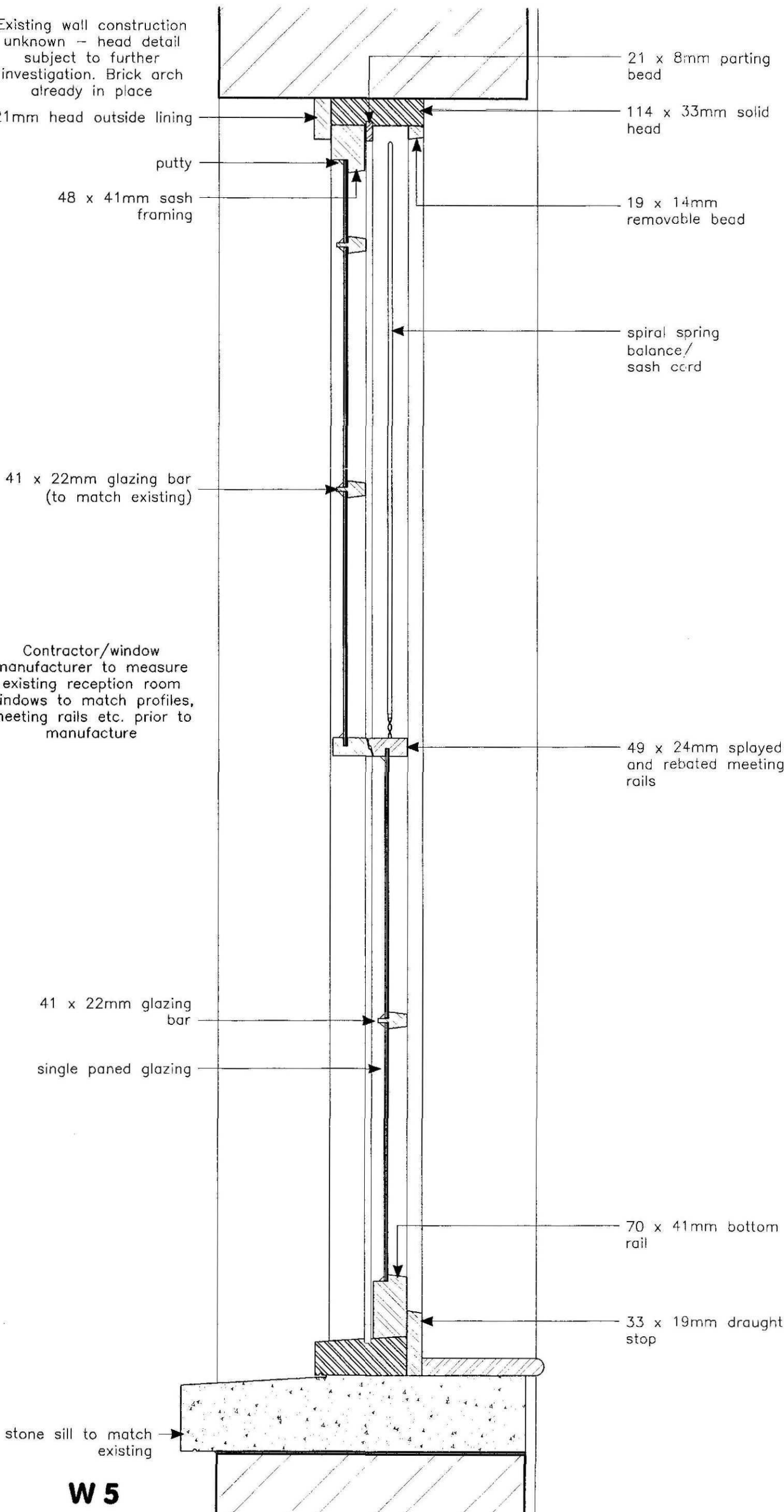
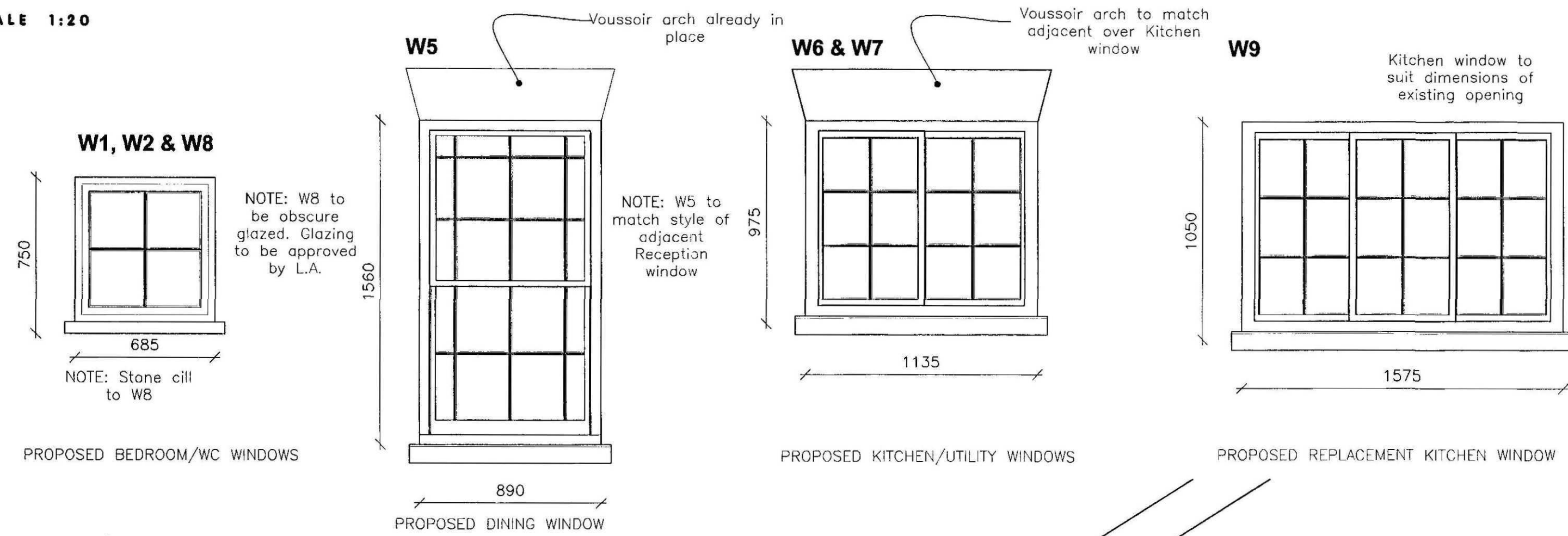
Project
Proposed Alterations & Extension to
Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title
Proposed First Floor, Basement
& Block Plans

Scale
1:50 1:500
Date
Oct '07'
Drawn By
AF
Checked By
GR
Drawing No.
B2043/13
Revision
A

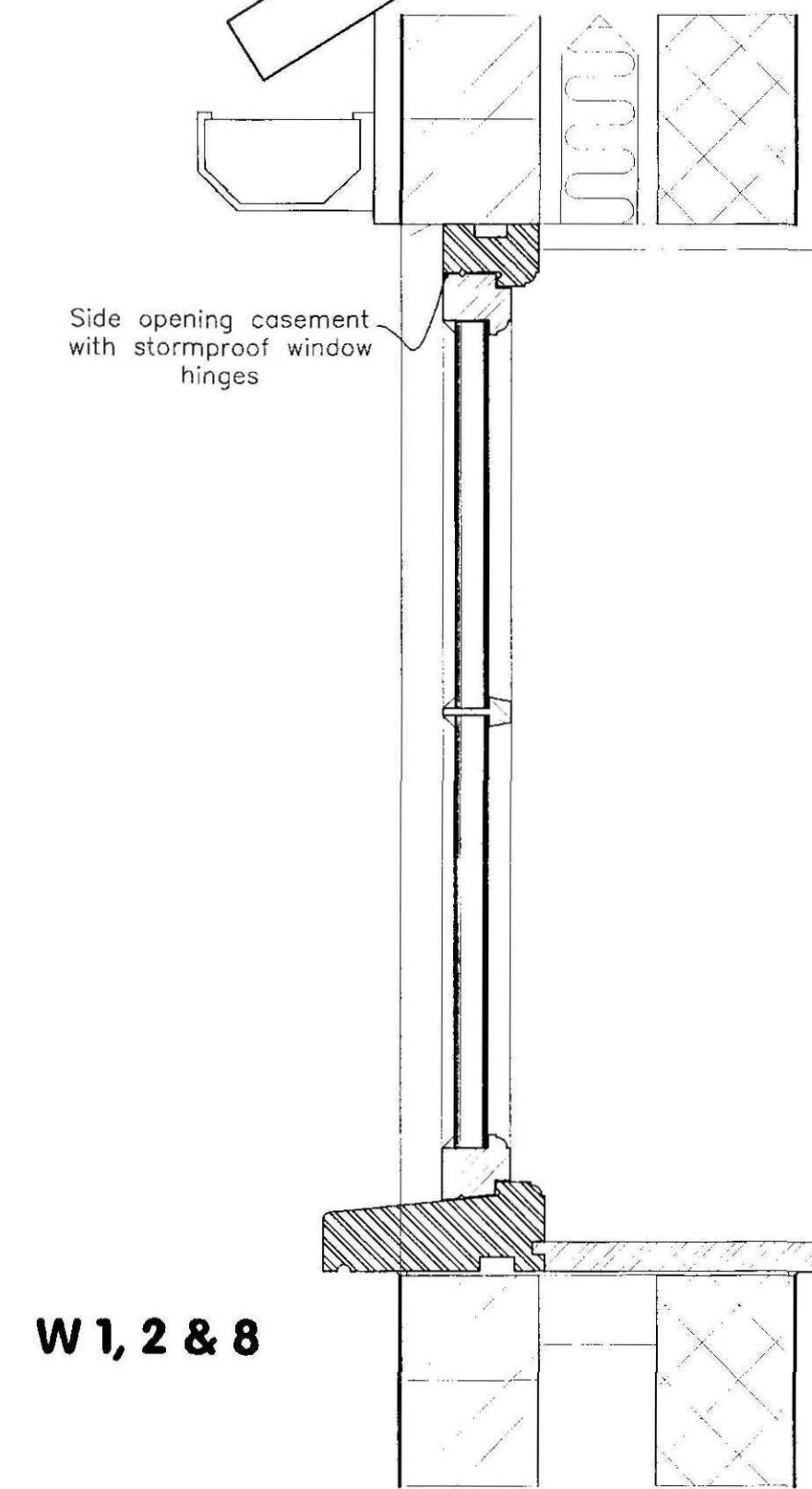
ELEVATIONS

SCALE 1:20

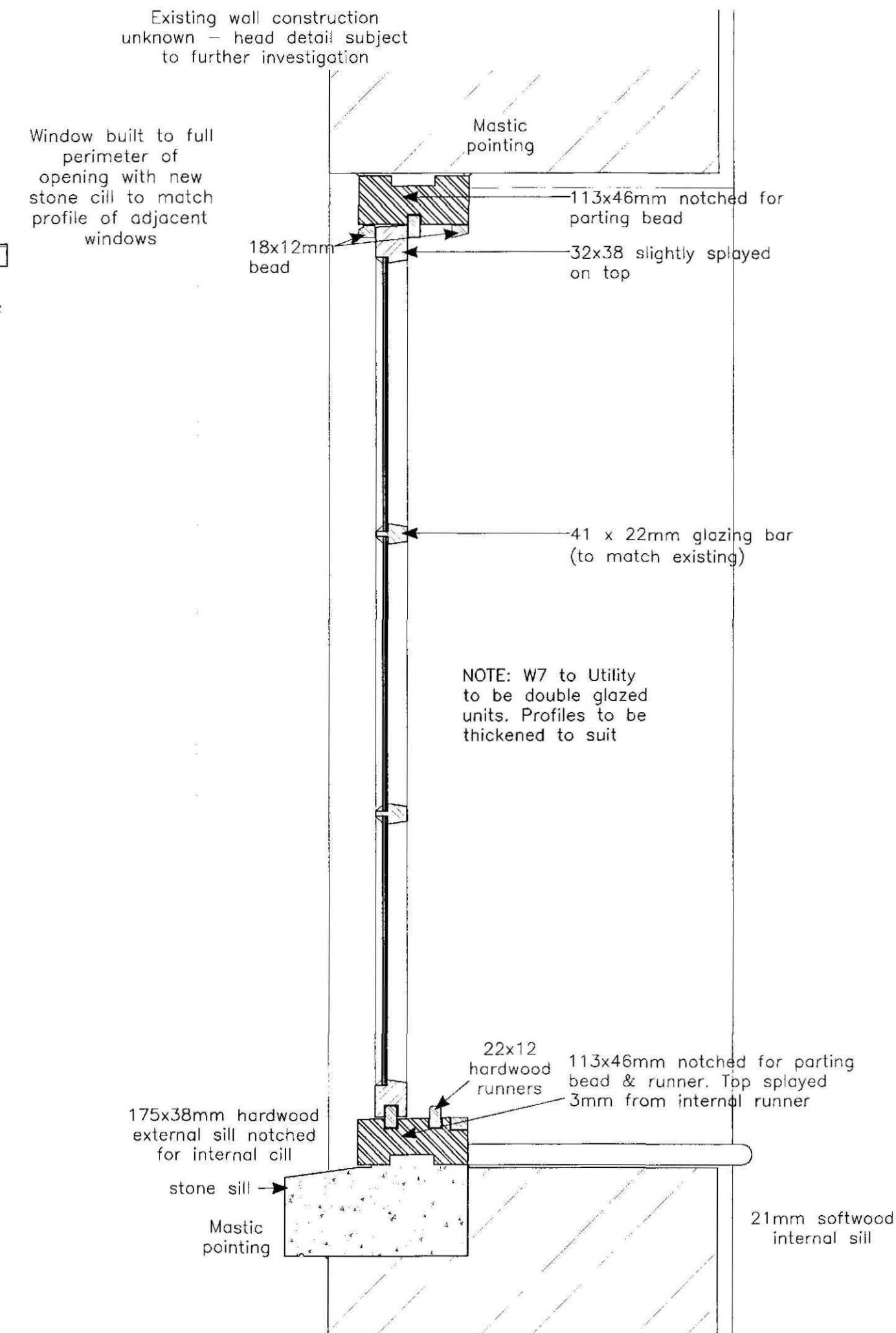


LONGITUDINAL SECTIONS

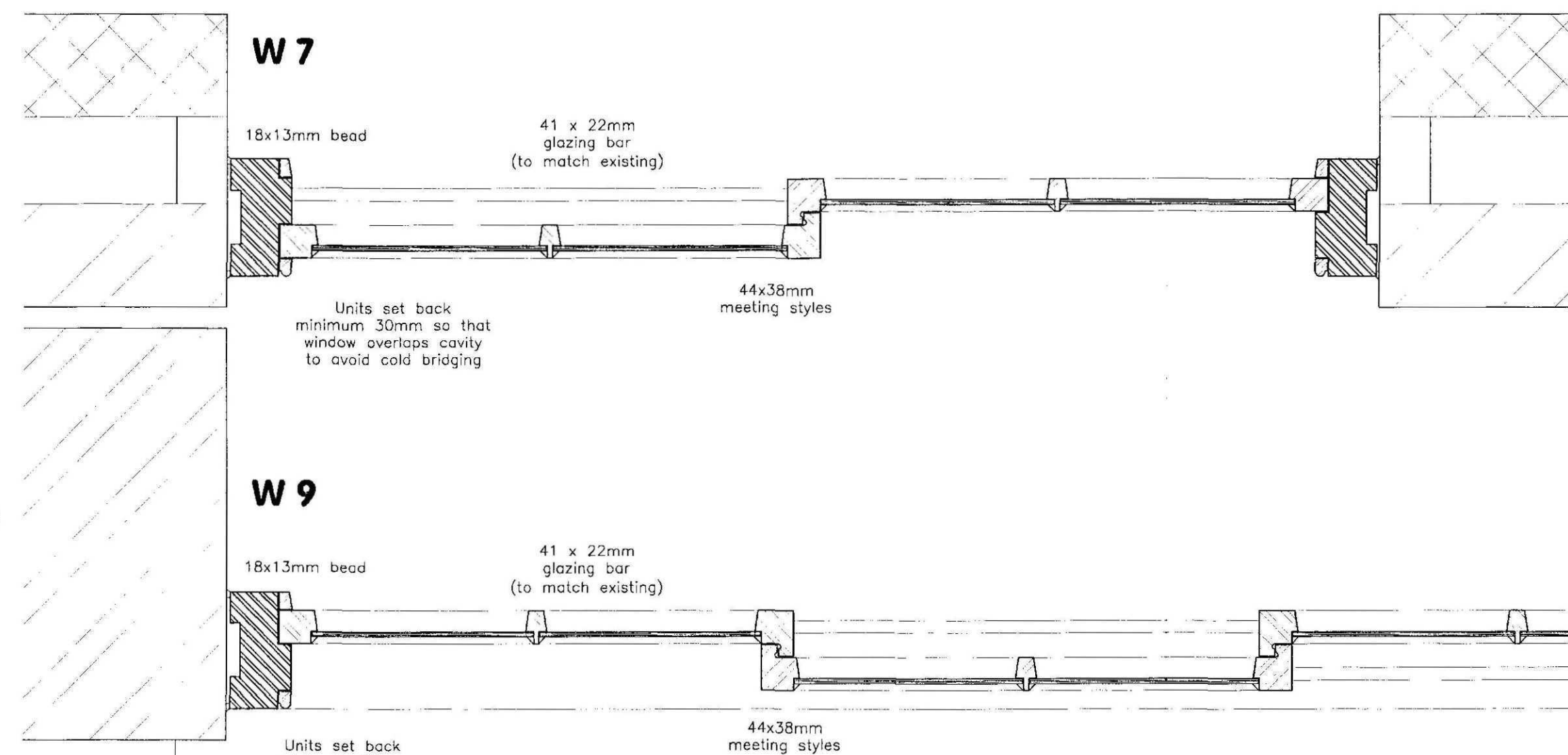
SCALE 1:5



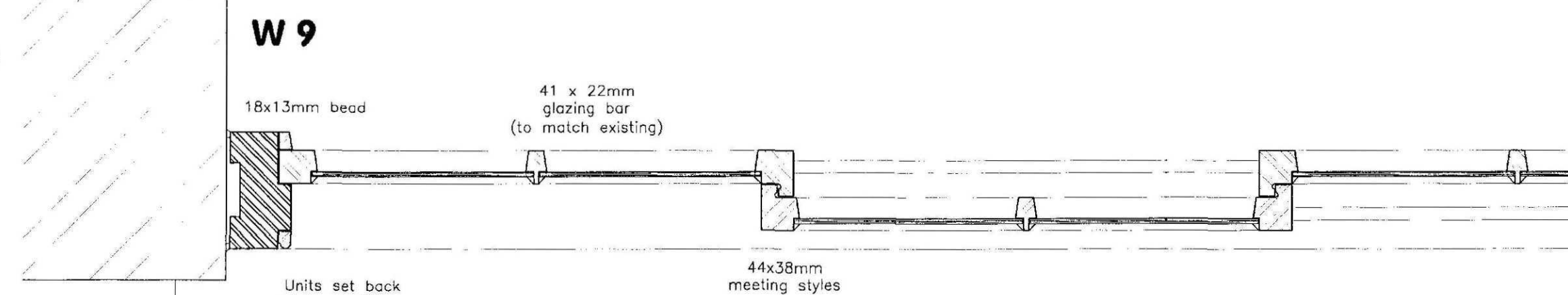
W1, 2 & 8



W9, 6 & 7



W7



W9

PLAN SECTIONS

SCALE 1:5

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LEGEND / NOTES COLUMN :
REV. A Revised Dining Room window design 06/07/09 AF
REV. B Revisions for making formal submission to SHDC 07/08/09 AF

GENERAL NOTES

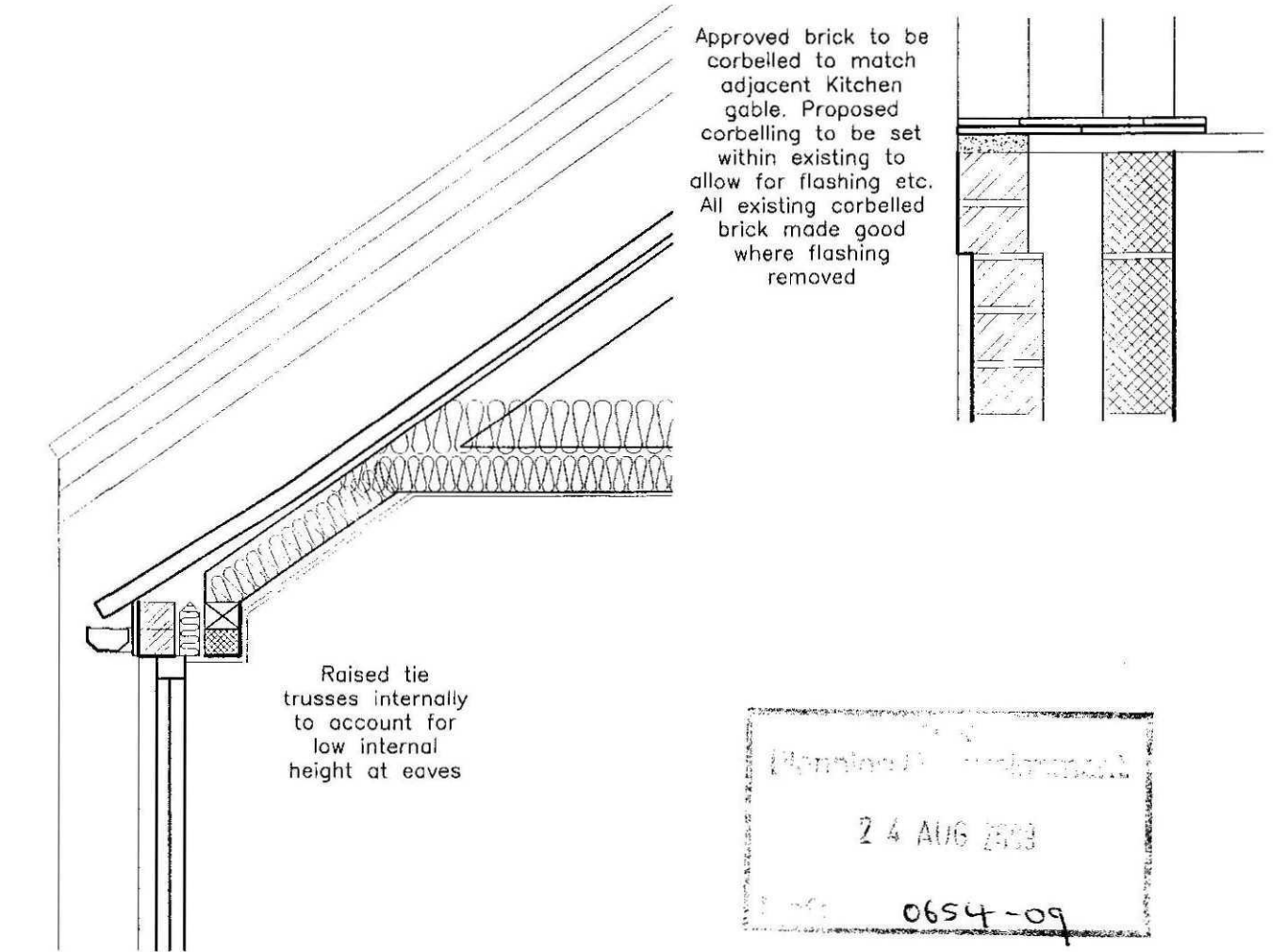
Sizes shown indicative. Contractor responsible for checking dimensions prior to manufacture

Proposed windows to suit existing brick courses where appropriate

Ironmongery to match existing where appropriate

All external ironmongery to converted barn to be in black

References to new ironmongery refer to those supplied by Middleton Hardware Ltd., Peterborough



UTILITY EAVES/VERGE DETAILS

SCALE (AS NOTED)

ALFORD | BOSTON | LOUTH | GRANTHAM | SKEGNESS

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Designers | Building Engineers | Planning Supervisors
Project Managers | Party Wall Surveyors | Access Consultants

DETERMINED PLAN

nda

www.neildowdman-architecture.co.uk

Client
Mr Sheppard & Mr. O'Hegarty

Project
Proposed Alterations & Extension to
Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title
Proposed Joinery Details (1)

Scale
As Shown

Date
March '09'

Drawn By
AF

Checked By
GR

Drawing No.
B2043/14

Revision
B

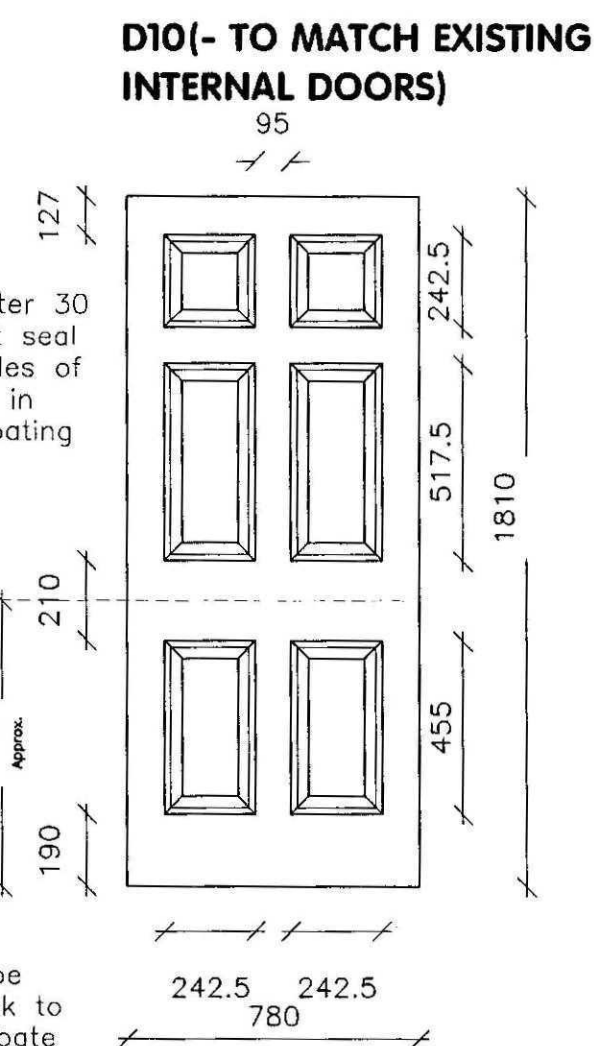
ELEVATIONS

SCALE 1:20

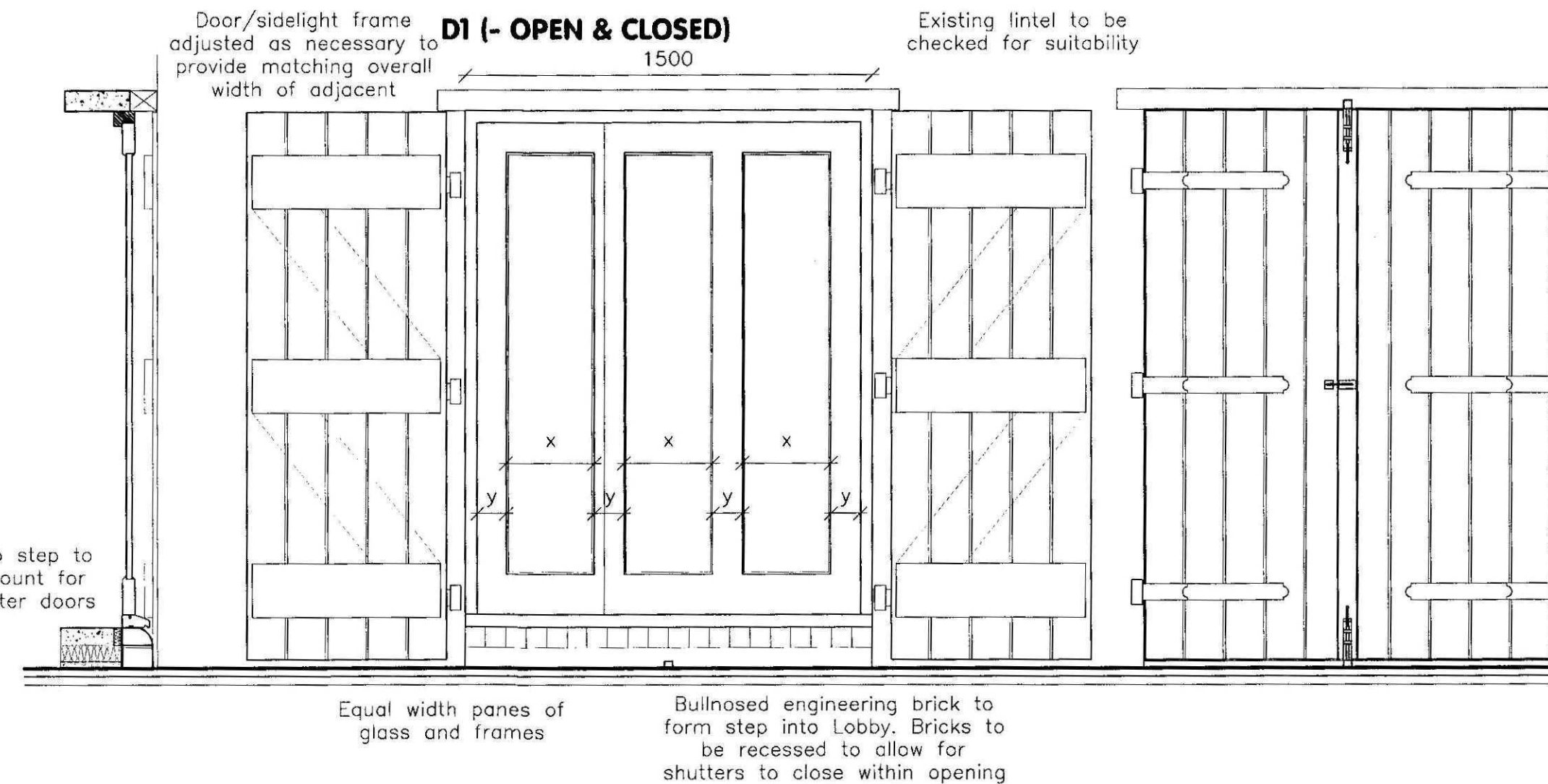
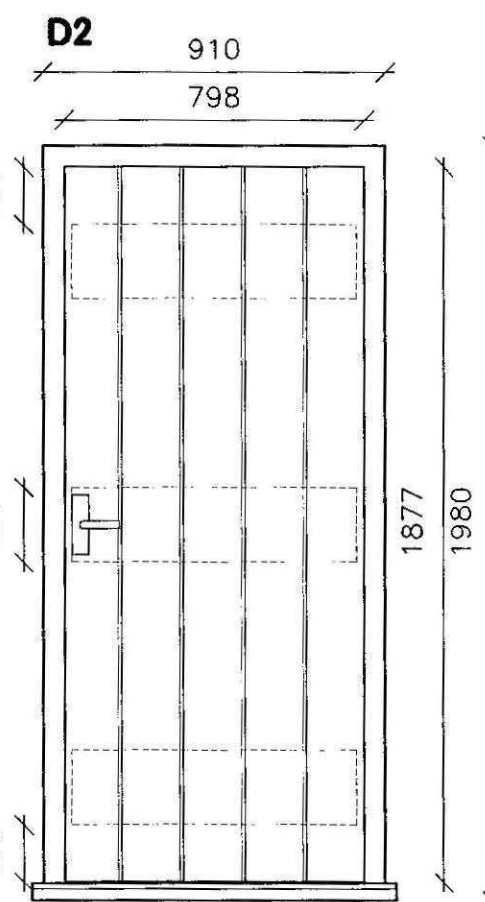
Solid timber panels. Sealmaster 30 minute fire seal intumescent seal rebated into top rail and stiles of door. Door to be coated in appropriate intumescent coating prior to finish.

Locking rail to match height of adjacent doors in hallway. Ironmongery to match existing

Door thickness to be maximum 38mm thick to fit existing frame rebate



Proposed internal basement access door (FD30) SCALE 1:20



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LEGEND / NOTES COLUMN :

REV. A Revised Porch door design as per client's request 06/07/09 AF
REV. B Revisions for making formal submission to SHDC 07/08/09 AF

GENERAL NOTES

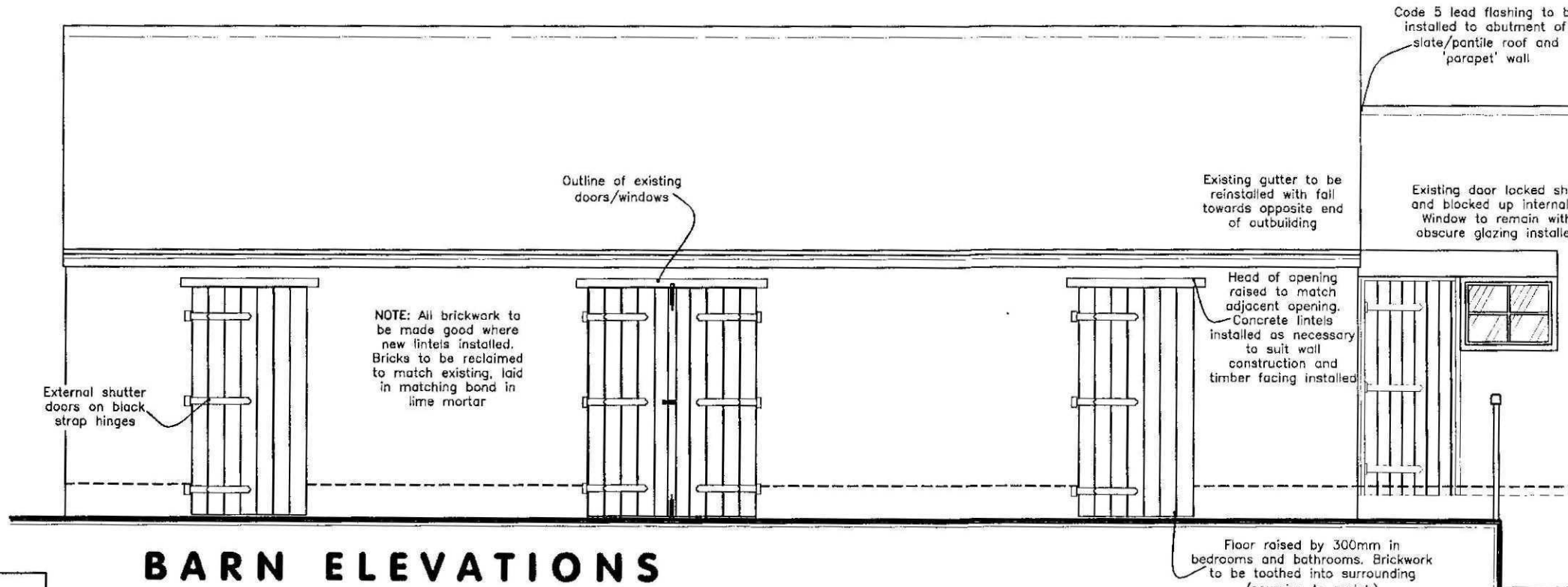
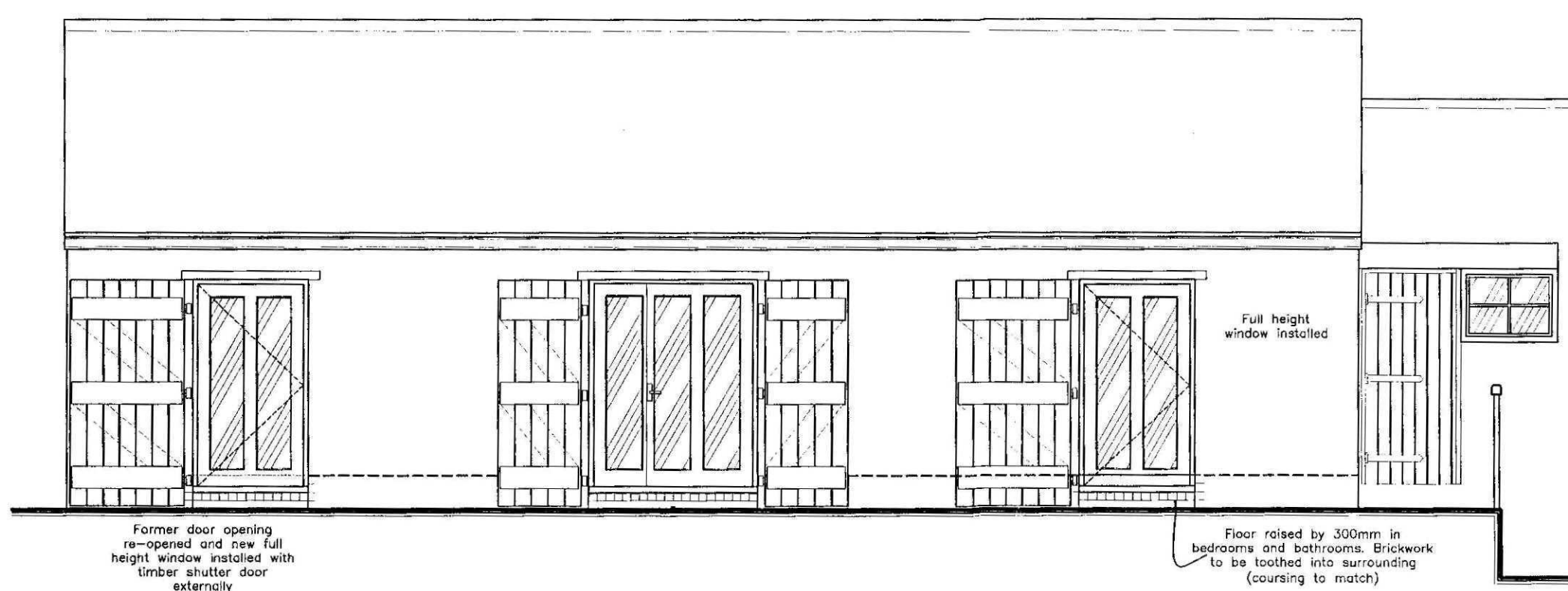
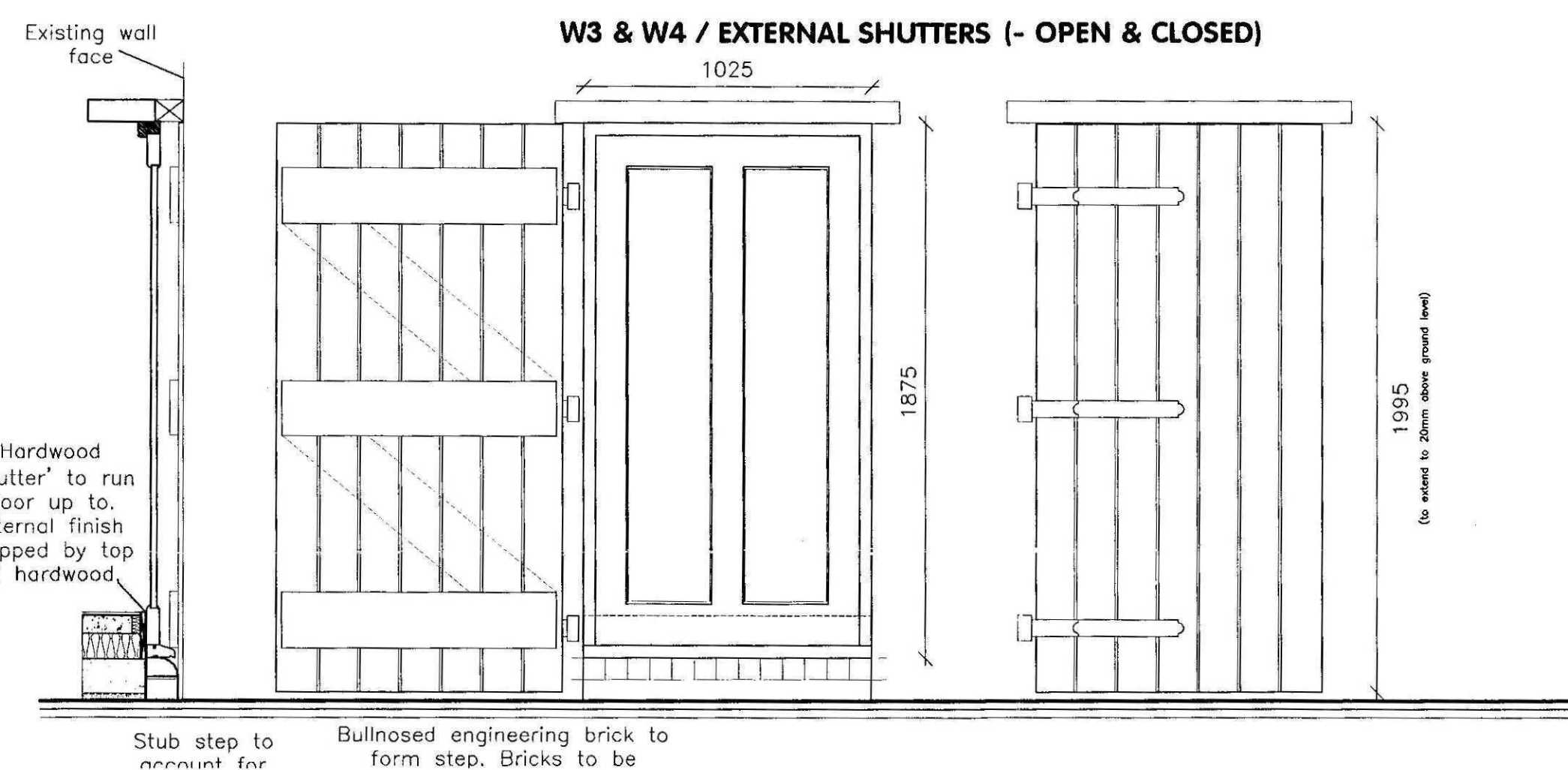
Sizes shown indicative. Contractor responsible for checking dimensions prior to manufacture

Proposed windows to suit existing brick courses where appropriate

Ironmongery to match existing where appropriate

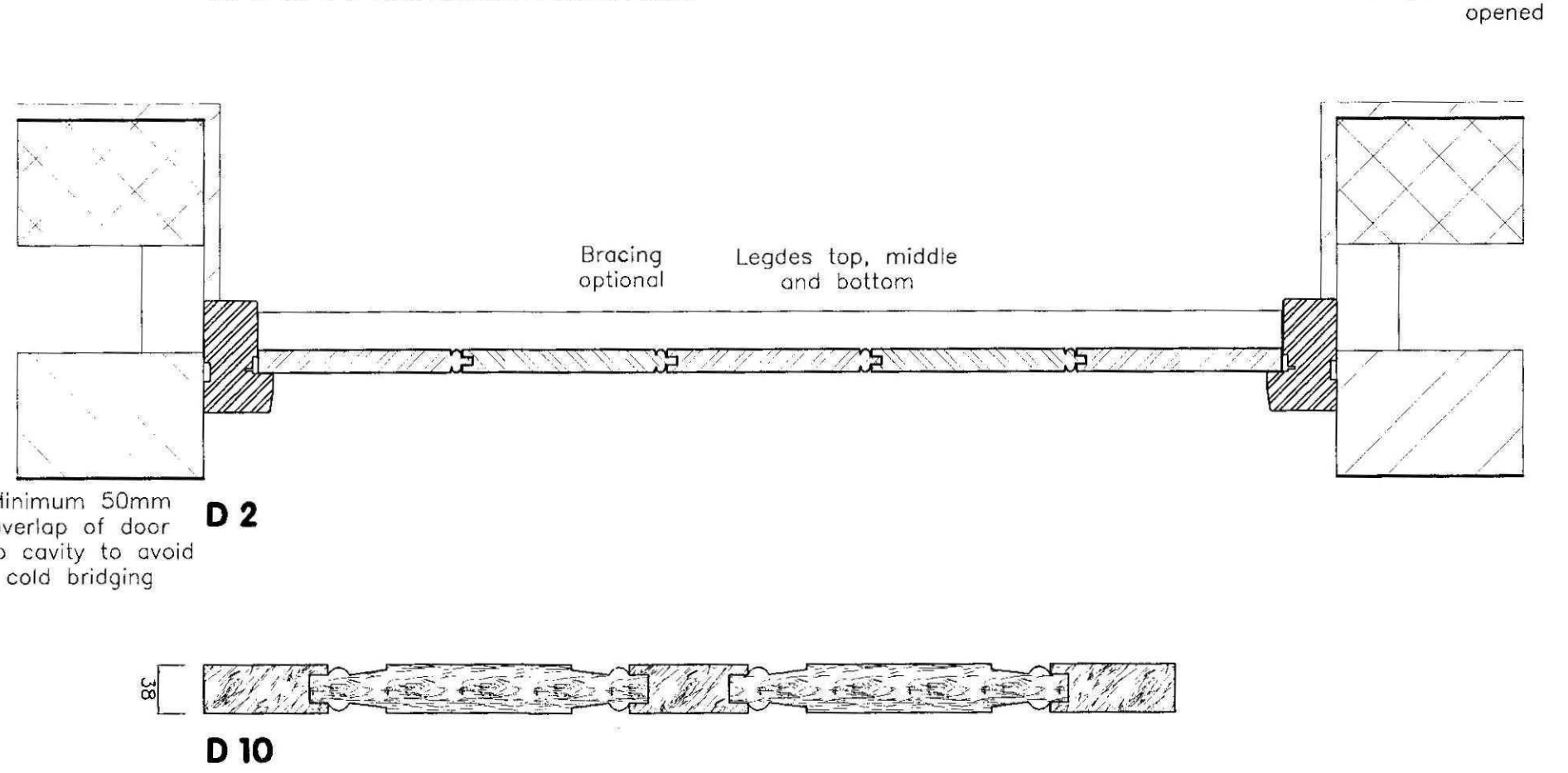
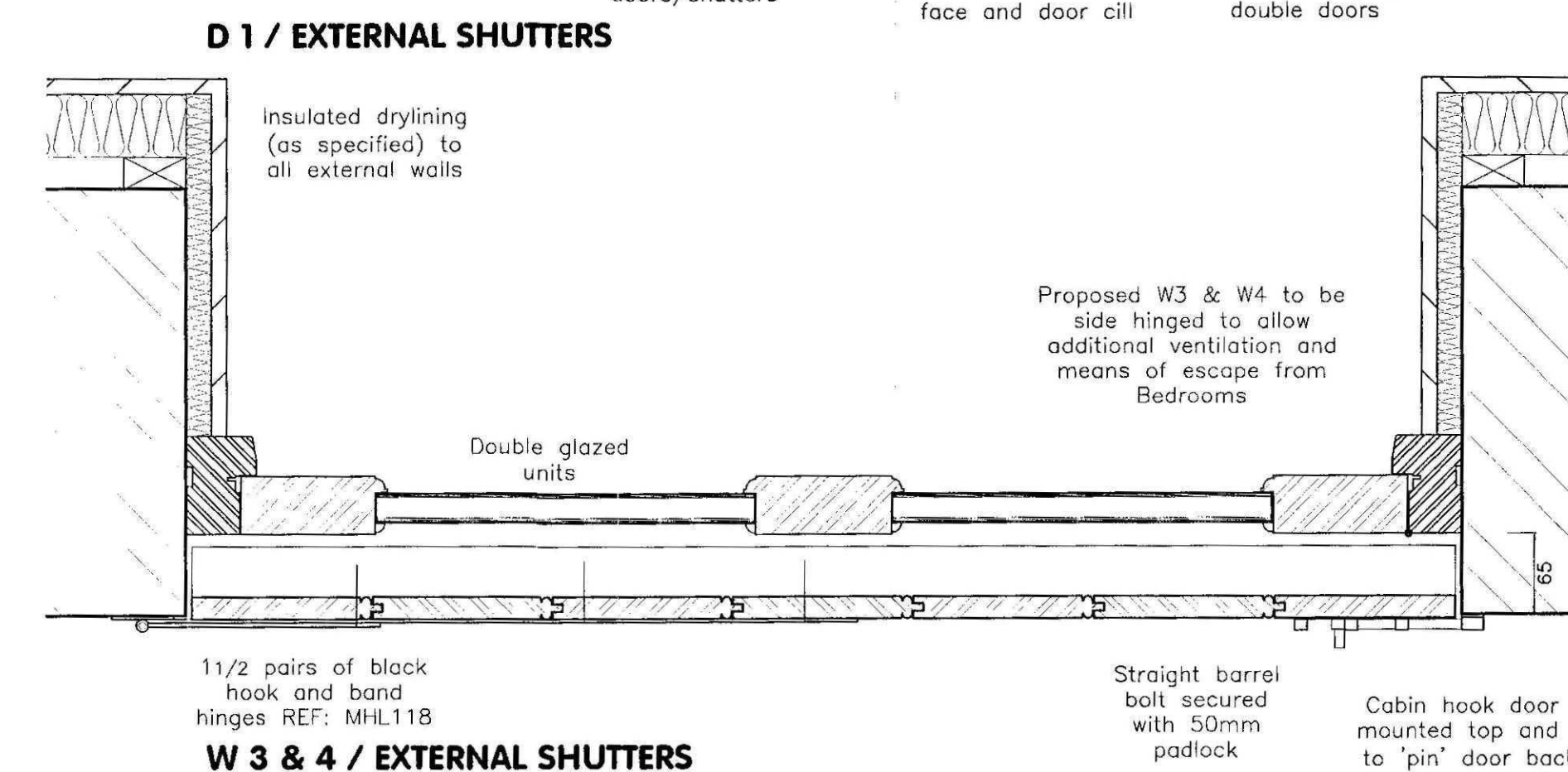
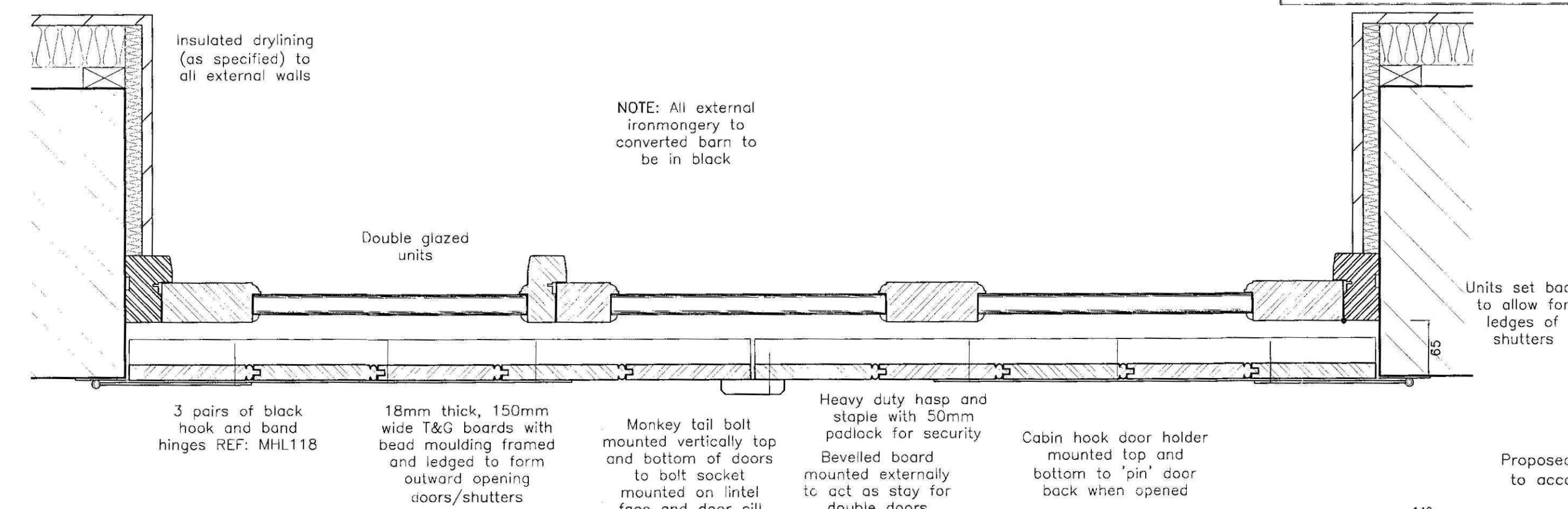
All external ironmongery to converted barn to be in black

References to new ironmongery refer to those supplied by Middleton Hardware Ltd., Peterborough



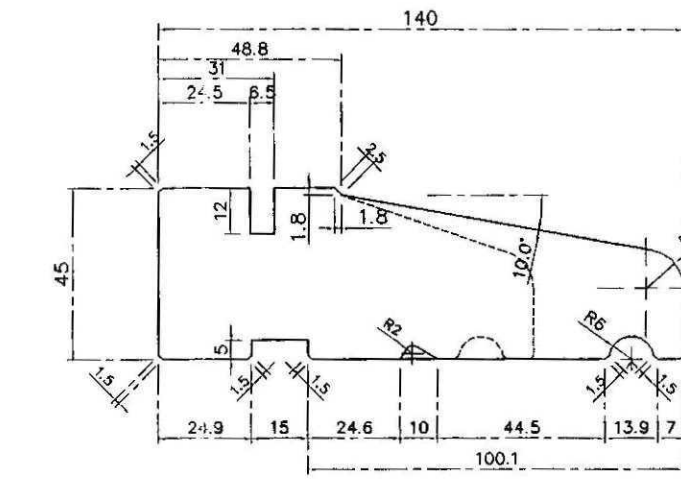
BARN ELEVATIONS

SCALE 1:50



PLAN SECTIONS

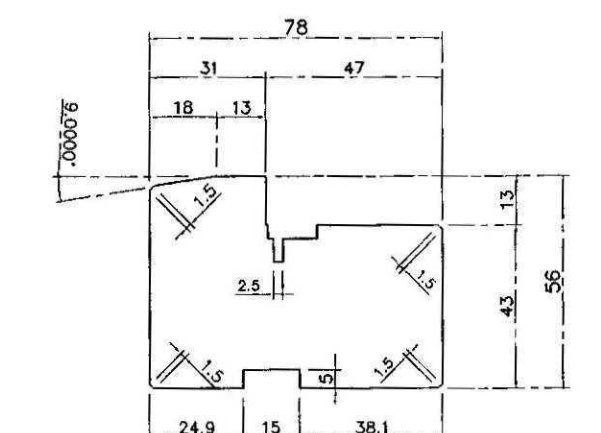
SCALE 1:5



DOOR FRAME CILL

HEAD/SILL SECTIONS

SCALE 1:2



DOOR FRAME HEAD & JAMBS



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Client
Mr Sheppard & Mr. O'Hegarty

Project
Proposed Alterations & Extension to
Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title
Proposed Joinery Details (2)

Scale
As Shown

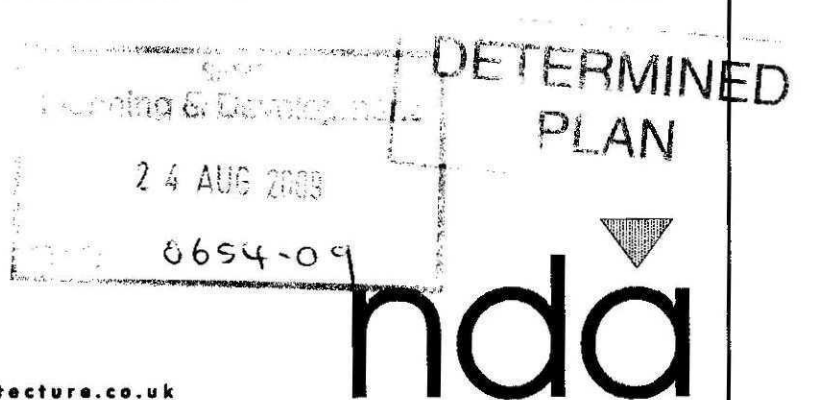
Date
March '09
Drawn By
AF
Checked By
GR

Drawing No.
B2043/15
Revision
B

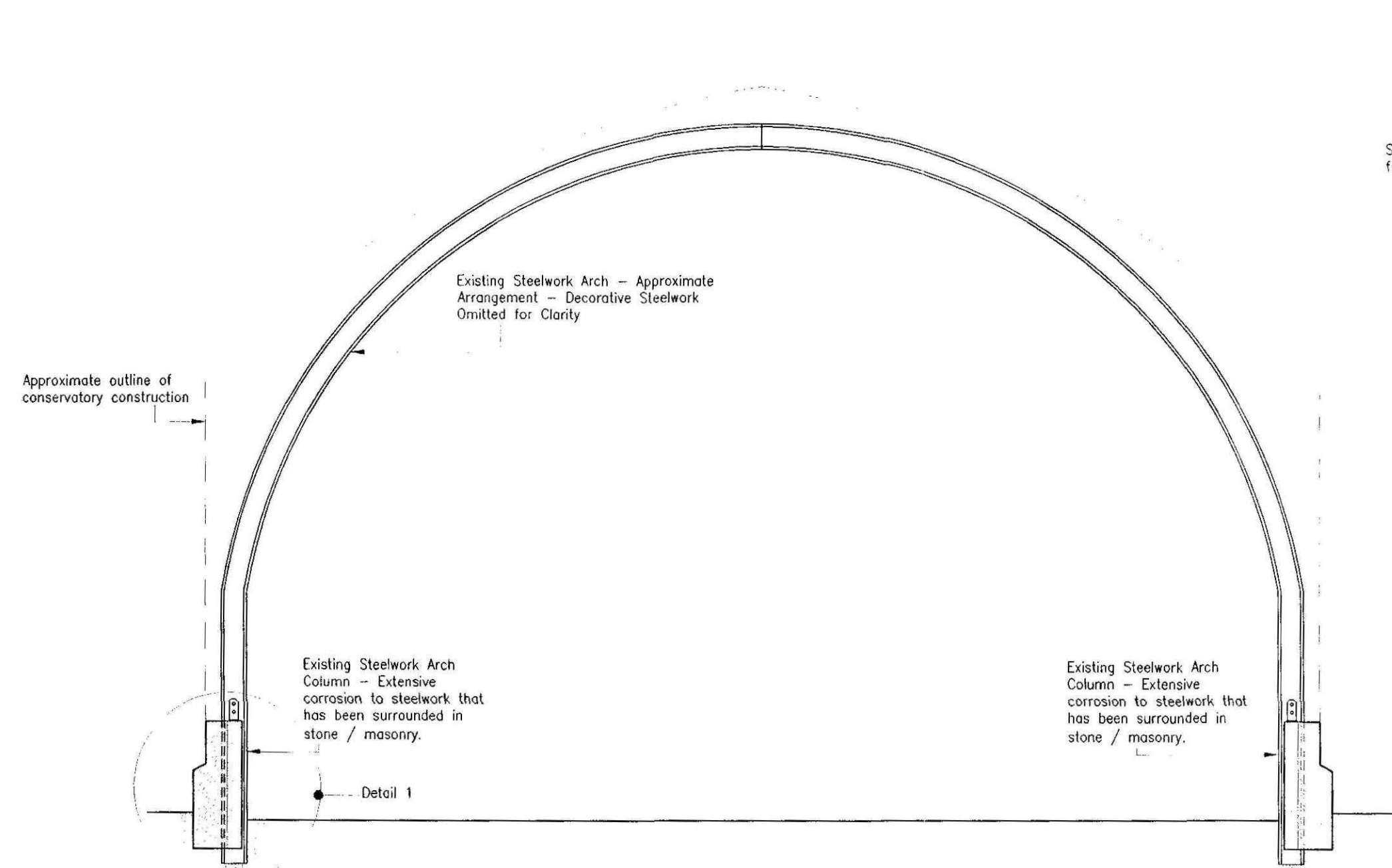
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E: boston@neildowlman-architecture.co.uk

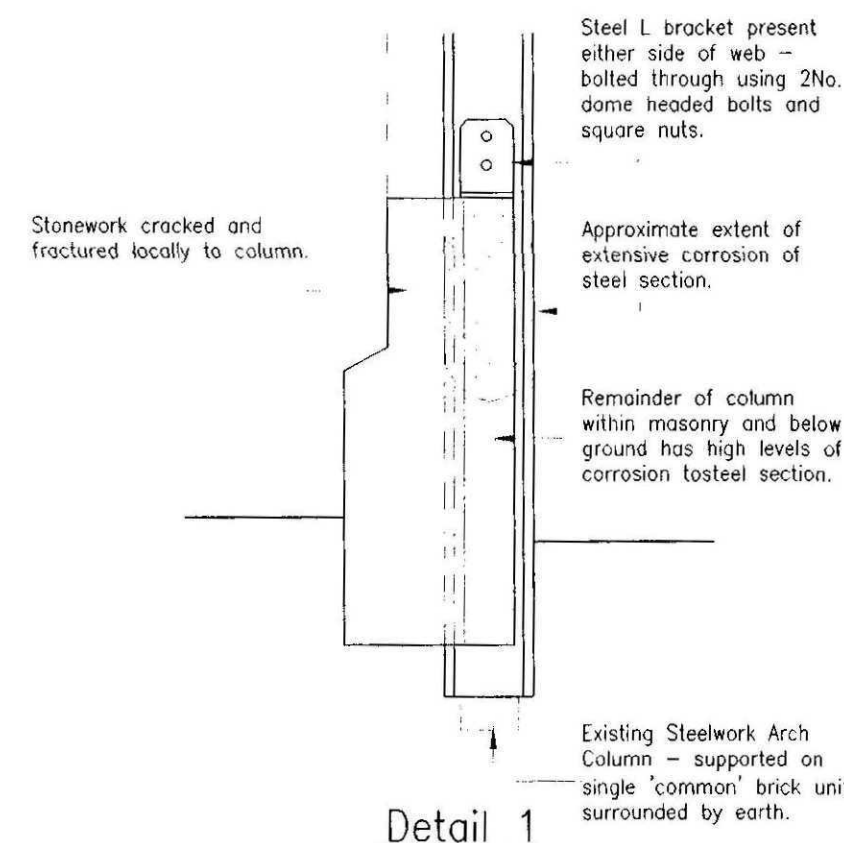
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nda



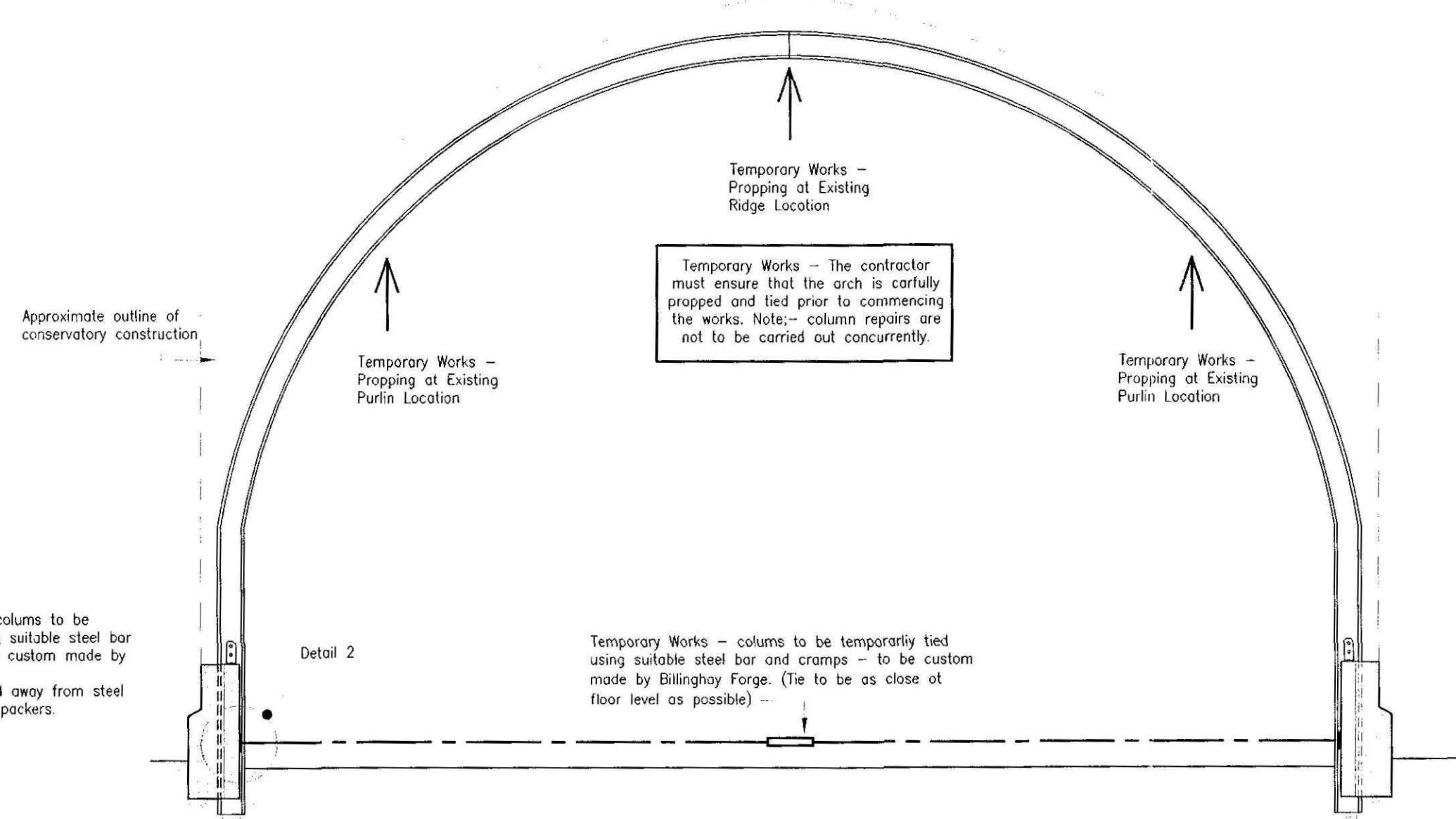
Existing Arch Arrangement



Cramps to be designed to ensure that all original fabric is maintained. Drill holes and bolt fixings should not be utilised

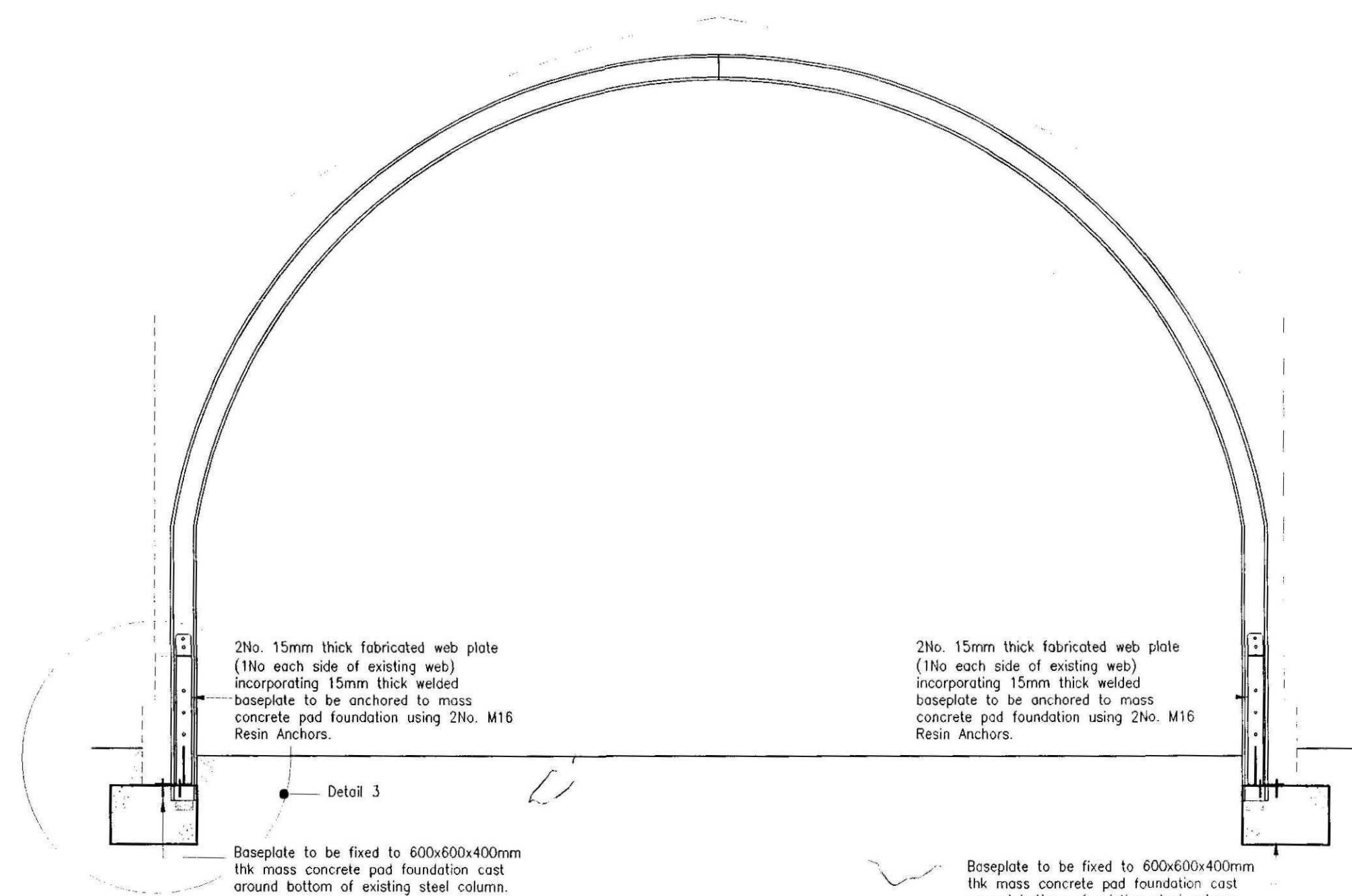
Temporary Works - columns to be temporarily tied using suitable steel bar and cramps - to be custom made by Billingham Forge. Cramps to be packed away from steel section using timber packers.

Detail 2

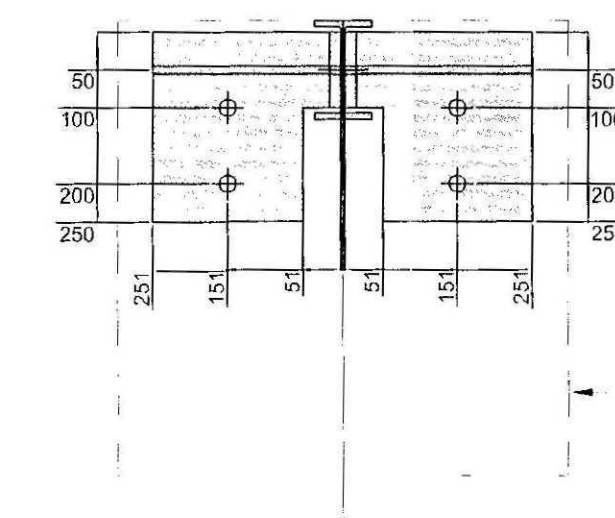
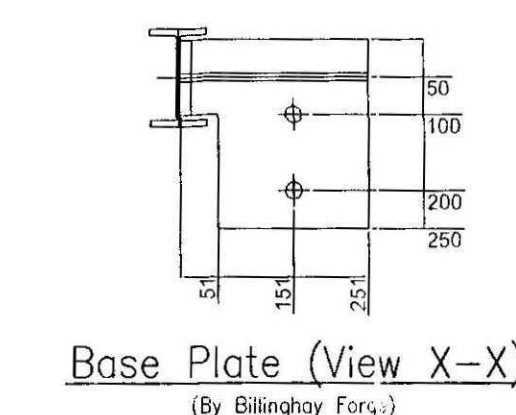
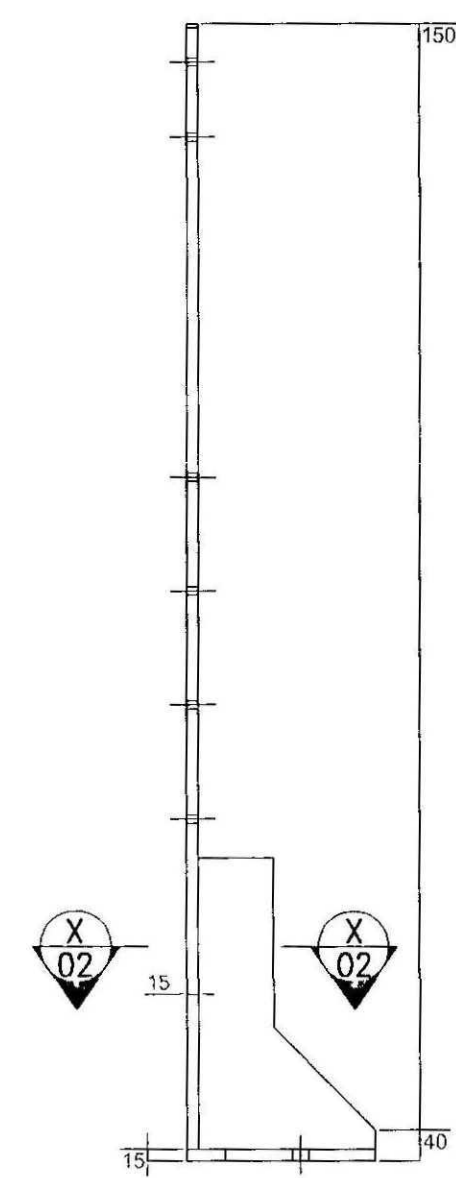
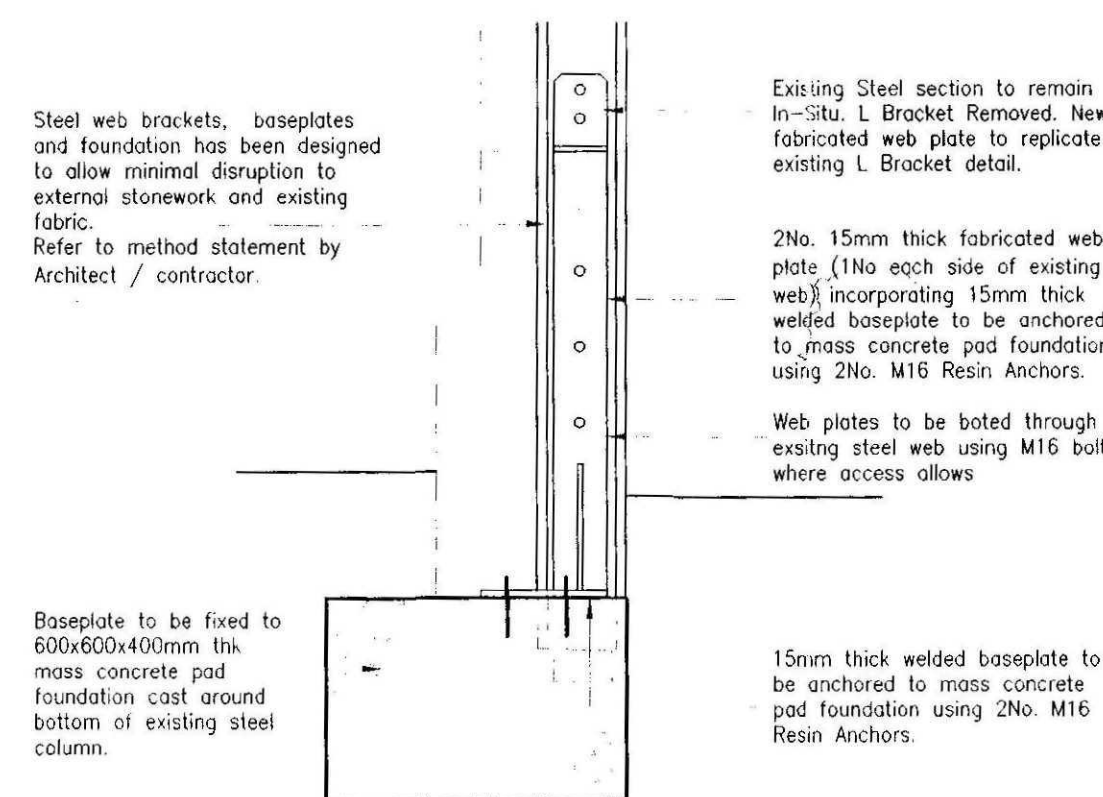


Proposed Temporary Works

(To be installed prior to any repair work)



Proposed Arch Remedial Works



Outline of 600x600x400mm thk mass concrete pad foundation cast around bottom of existing steel column.

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All structural steel to be grade S275JR to BS EN 10 025.

All bolts to be grade 8.8 to BS 3692.

All washers to be to BS 4320.

Steelwork surface preparation to be minimum blast clean to Sa2.5 of BS7079 Part A1 : 1989.

Minimum steelwork protective treatment applied immediately after surface preparation to be zinc phosphate epoxy primer minimum 80 microns dft. Steelwork Web Plates / Base Plate to be Hot Dip Galvanised.

Temporary works during demolition / erection period is the responsibility of the contractor. The contractor should ensure all parts of the structure is adequately stabilised via propping, bracing and needles prior to the commencement of the works.

It is the contractors responsibility to obtain accurate on site dimensions of the existing structure prior to ordering / purchasing any materials including structural steelwork.

All new timber to be as specified on drawing. If grade is not specified minimum grade to be used is C16 to BS 5268 and BS 4978. All washers to be to BS 4320. All bolts to be grade 4.6 to BS 4190.

All steel fixings and components to be hot dip galvanised to BS 729, minimum thickness of coating to be 85µ.

Holes in timber components for bolts should be as close as possible to the nominal diameter and in no case greater than 2mm larger than the diameter of the bolt.

Pre-drilled holes for nails should not be greater than 0.8 of the nail diameter.

All nails to be to BS 1202. All wood screws to be to BS 1210.

The design has been carried out in accordance with BS 6446, assuming timber service Class 2 : internal use, heated environment or similar with a maximum moisture content of 15%.

AMENDED PLAN

Rev. A

Rev.	Date.	Drawn.	Chkd.	Description
-	Oct 09	JLH	JCE	Previous details SK02 developed and adjusted following meeting with conservation officer. Scheme adjusted to eliminate cutting of existing fabric. Issued For BUILDING REG APPROVAL

Drawing Status
ISSUED FOR BUILDING REGULATION APPROVAL

jc consultancy
consulting structural & civil engineers

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structural engineers
civil engineers
trading engineers
conservation engineers

Client
Mr Sheppard & Mr O Hegarty, c/o Neil Dowdman Architecture

Contract
Proposed Structural Repair Works to:-
Roman Lodge, Mill Lane,
St Mary, Lincolnshire.

Dwg Title
Proposed Strengthening Works to:-
Conservatory Arch

Drawn	Checked	Date	Scale
JLH	JCE	Oct 2009	1:50 1:15 1:10
Job Ref	Drawing Ref	Rev.	
JC/09/08/0377	0377-02	-	

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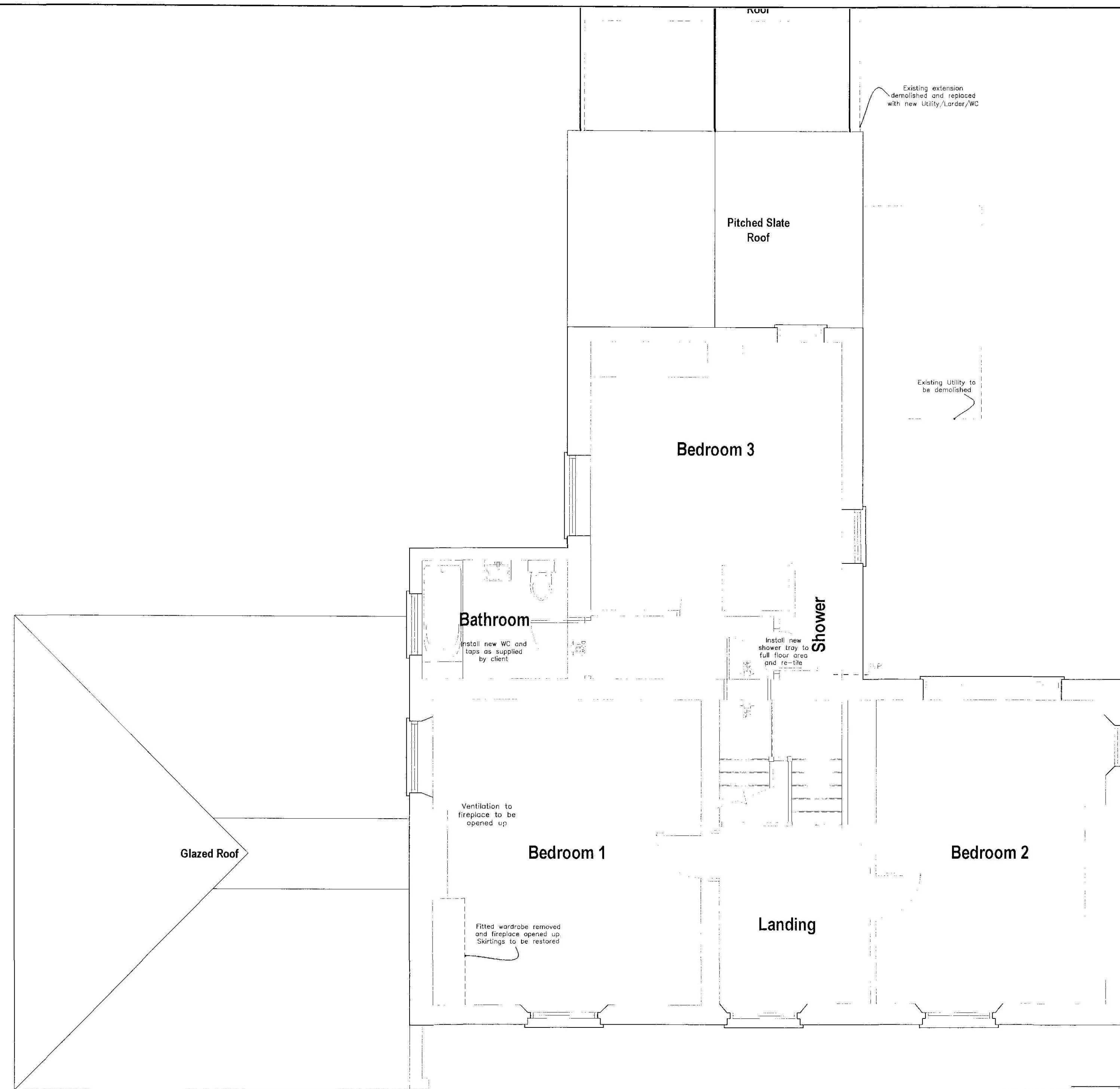
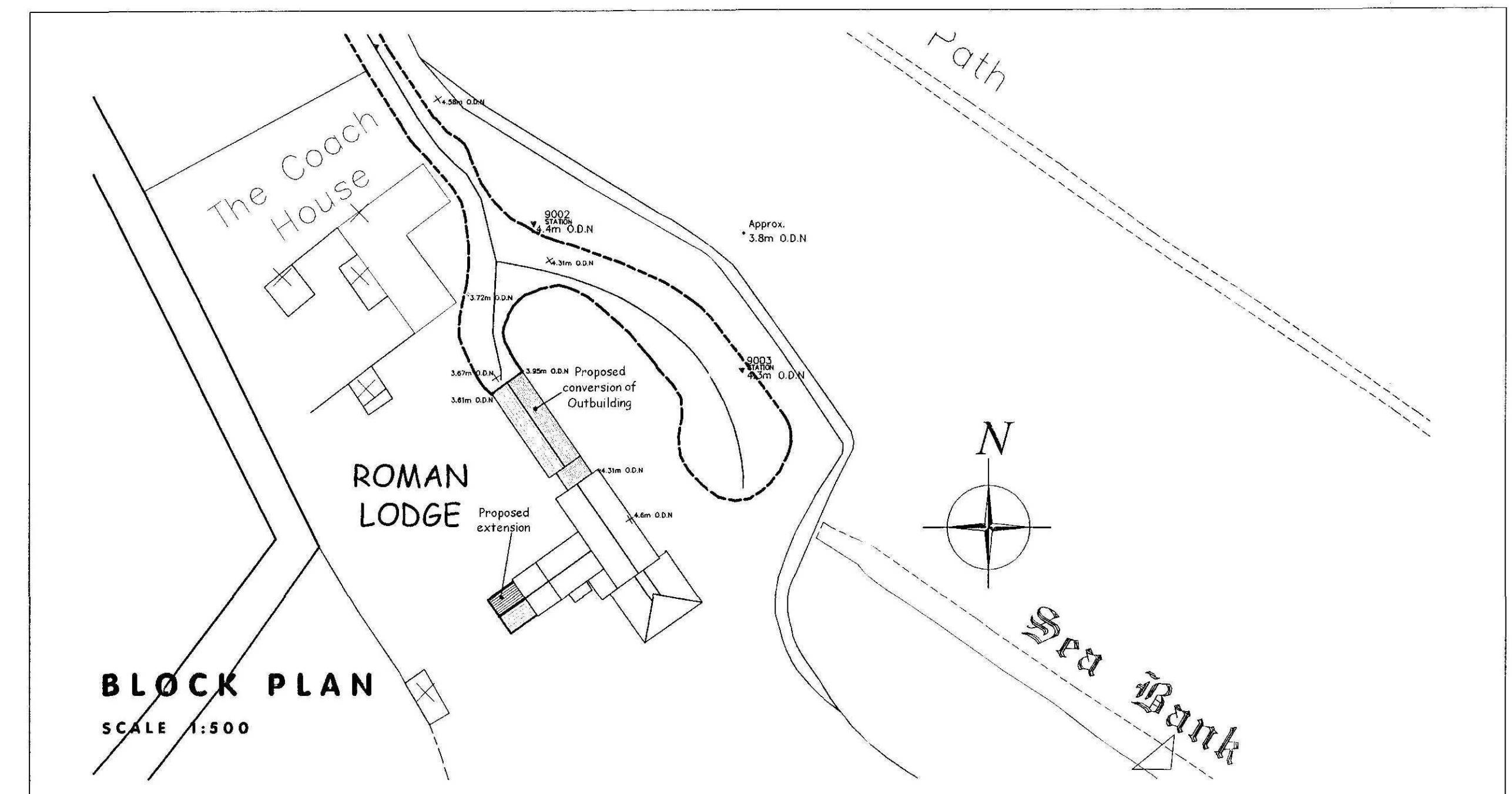
DETERMINED
PLAN

0654-09

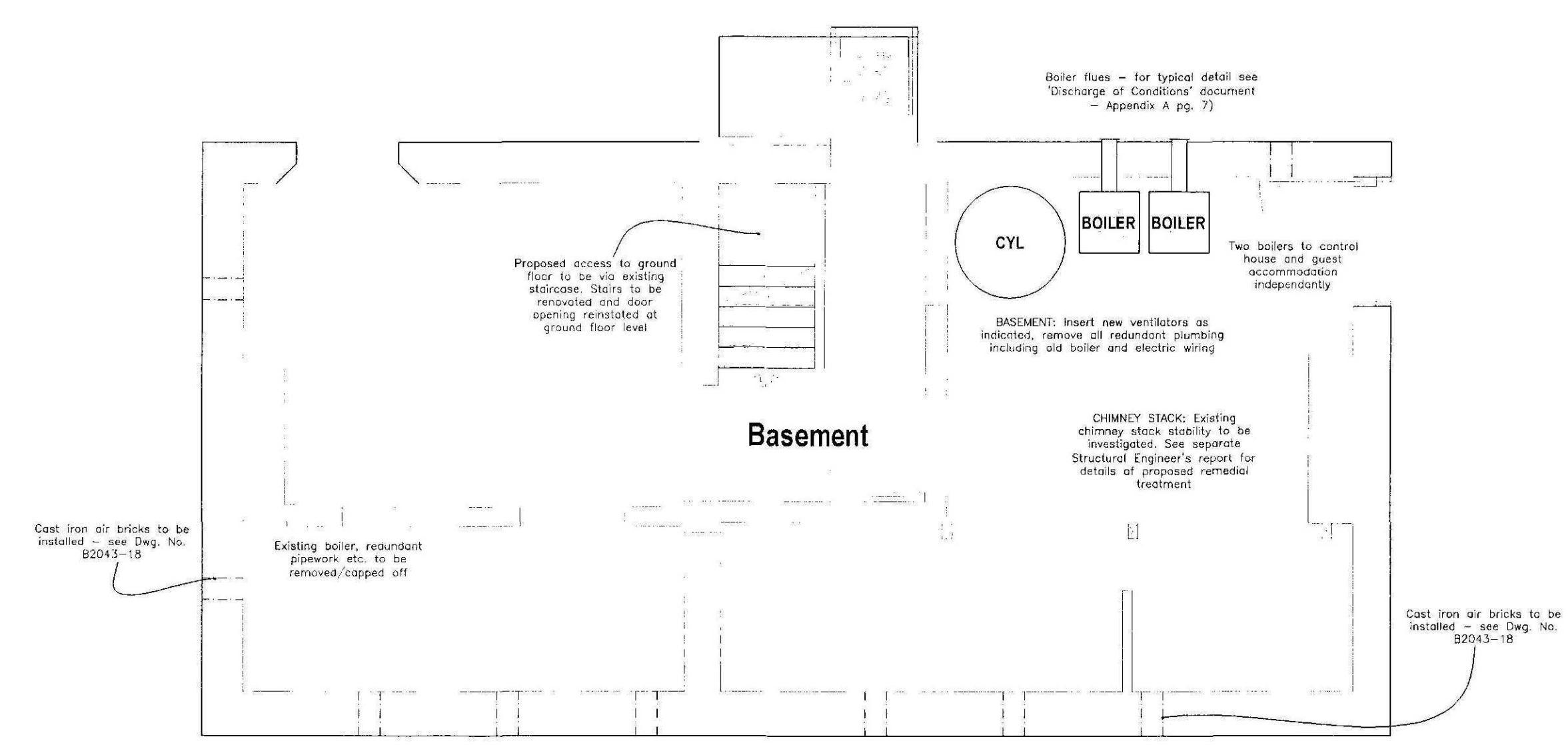
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LEGEND / NOTES COLUMN :

REV. A Heating system indicated and notes added for SHDC approval/discharge of conditions 14/08/09 AF
REV. B Heating system removed and shown on dwg. no.s 20 & 21. Items for new listed application removed. Notes added for SHDC approval/discharge of conditions 30/10/09 AF



FIRST FLOOR PLAN
SCALE 1:50



BASEMENT PLAN
SCALE 1:50

NEIL DOWLMAN Architecture
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Chartered Architects | Chartered Architectural Technologists
Designers | Building Engineers | Planning Supervisors
Project Managers | Party Wall Surveyors | Access Consultants

SUPERSEDED

DETERMINED PLAN

Client: Mr Sheppard & Mr. O'Hegarty

Project: Proposed Alterations & Extension to Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title: Proposed First Floor, Basement & Block Plans

Scale: 1:50 1:500

Date: Oct '07'

Drawn By: AF

Checked By: GR

Drawing No.: B2043/13

Revision: B

LEGEND / NOTES COLUMN :

	=	Flourescent Lamp (1500mm)
	=	Recessed Light Fitting with Fire Proof Hood
	=	Wall Mounted Light Fittings
	=	Light Pendant.
	=	External Light Bulkhead.
	=	Consumer Unit.
	=	Double Socket Power Outlet (Switched)
	=	Single Socket Power Outlet (Switched)
	=	Fused Spur Outlet.
	=	Extractor Fan.
	=	B.T Connection Socket.
	=	1 Way Light Switch.
	=	2 Way Light Switch.
	=	Intermediate/ 3 Way Light Switch.
	=	Light Pull Cord Switch.
	=	T.V Aerial Socket Connection.
	=	Heated towel rail.
	=	Smoke Detector

NOTE: Existing radiators, electrical points/lights etc. with cross through to be removed





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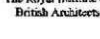
N

Architecture

Welsh Language



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DETERMINED

PLAN

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Client
Mr Sheppard & Mr. O'Hegarty

Project
Proposed Alterations & Extension to
Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title
Proposed Ground Floor
Radiators and Electrical Points

nda

Scale
1:50

Date
Oct '07'
Drawn By
AF
Checked By
GR

Drawing No.
B2043/20

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LEGEND / NOTES COLUMN :

ELECTRICAL KEY: -

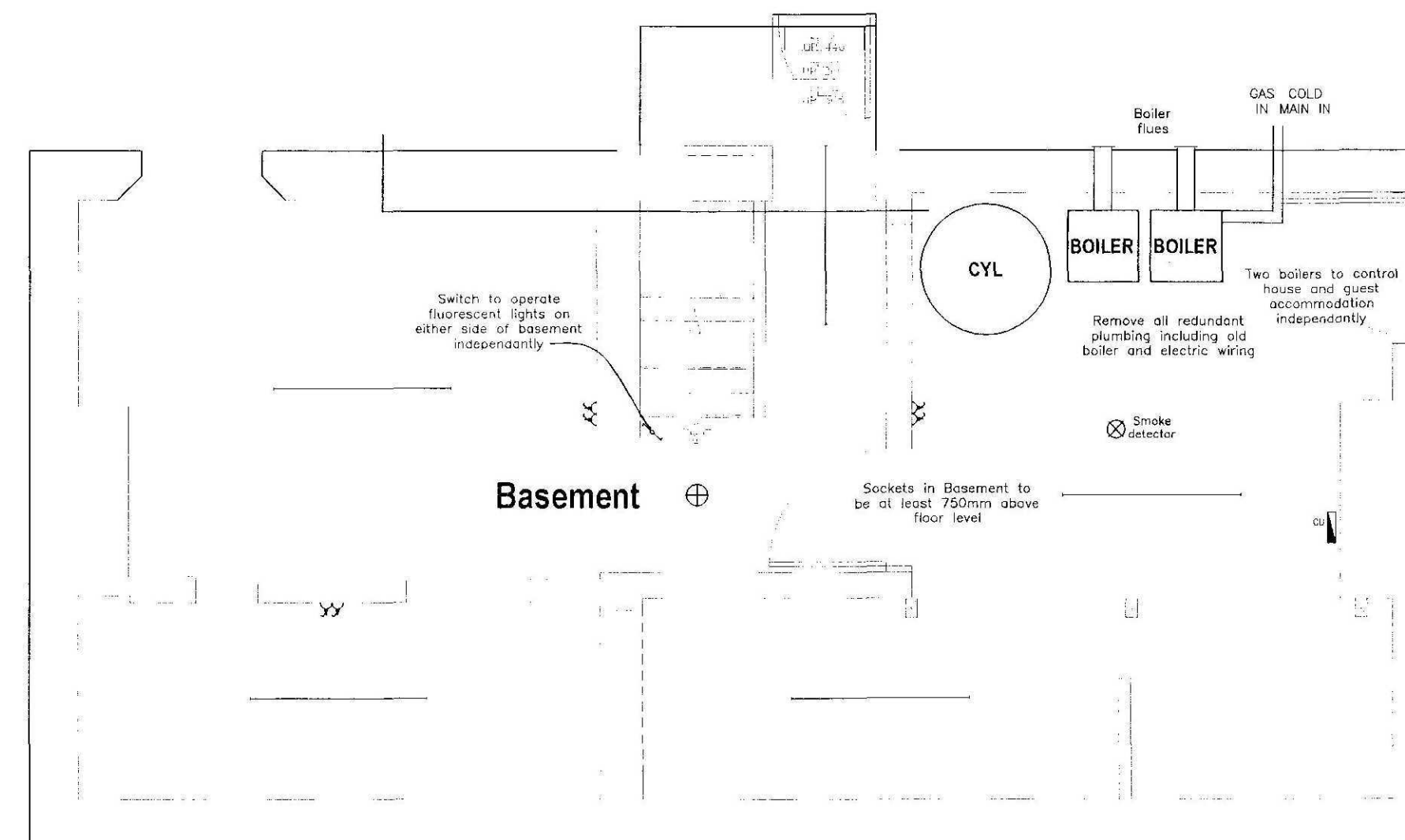
- = Flourescent Lamp (1500mm)
- = Recessed Light Fitting with Fire Proof Hood
- = Wall Mounted Light Fittings
- = Light Pendant.
- = External Light Bulkhead.
- = Consumer Unit.
- = Double Socket Power Outlet (Switched)
- = Single Socket Power Outlet (Switched)
- = Fused Spur Outlet.
- = Extractor Fan.
- = B.T Connection Socket.
- = 1 Way Light Switch.
- = 2 Way Light Switch.
- = Intermediate/ 3 Way Light Switch.
- = Light Pull Cord Switch.
- = T.V Aerial Socket Connection.
- = Heated towel rail.
- = Smoke Detector
- NOTE: Existing radiators, electrical points/lights etc. with cross through to be removed

GENERAL NOTES

Wherever possible existing switch, socket and light positions to be re-used for proposed layout
Wherever possible existing conduits are to be used to avoid disturbance to plaster finish and skirting



FIRST FLOOR PLAN
SCALE 1:50



BASEMENT PLAN
SCALE 1:50

RADIATOR SPECIFICATION

SYMBOL/ REF NO.	Radiator Model	Output	Length	Height	Depth
①	Classic 4F-60-99	2213W	1042mm	675mm	136mm
②	Classic 4F-60-81	1811W	858mm	675mm	136mm
③	Classic 4F-60-63	1408W	674mm	675mm	136mm
④	Classic 2W-180-45	1575W	582mm	1792mm	62mm
⑤	Classic 2W-150-45	1313W	390mm	1492mm	62mm

NOTE: Proposed radiators are floor mounted units

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Client
Mr Sheppard & Mr. O'Hegarty

Project
Proposed Alterations & Extension to
Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title
Proposed First Floor & Basement
Radiators and Electrical Points

Scale
1:50 1:500

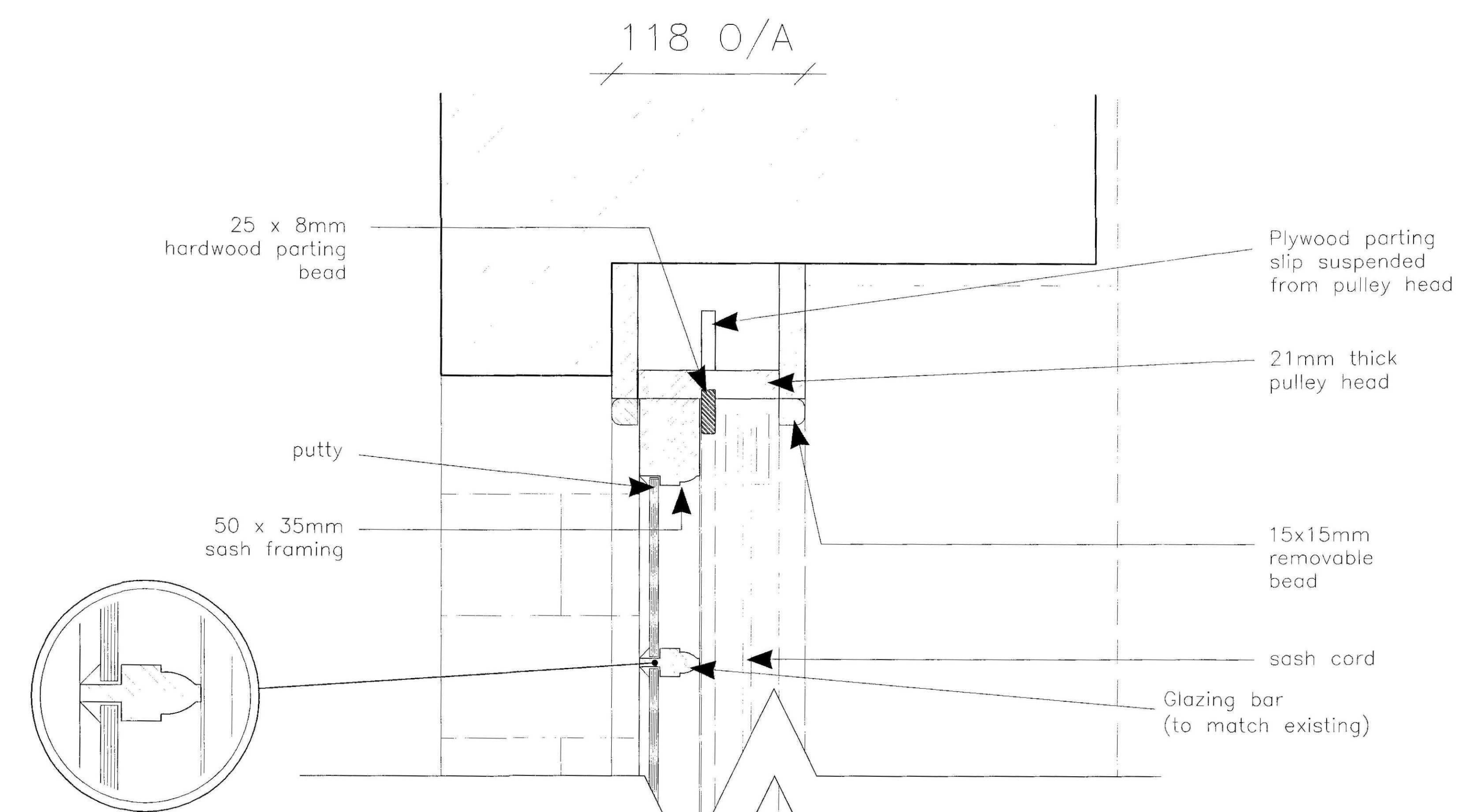
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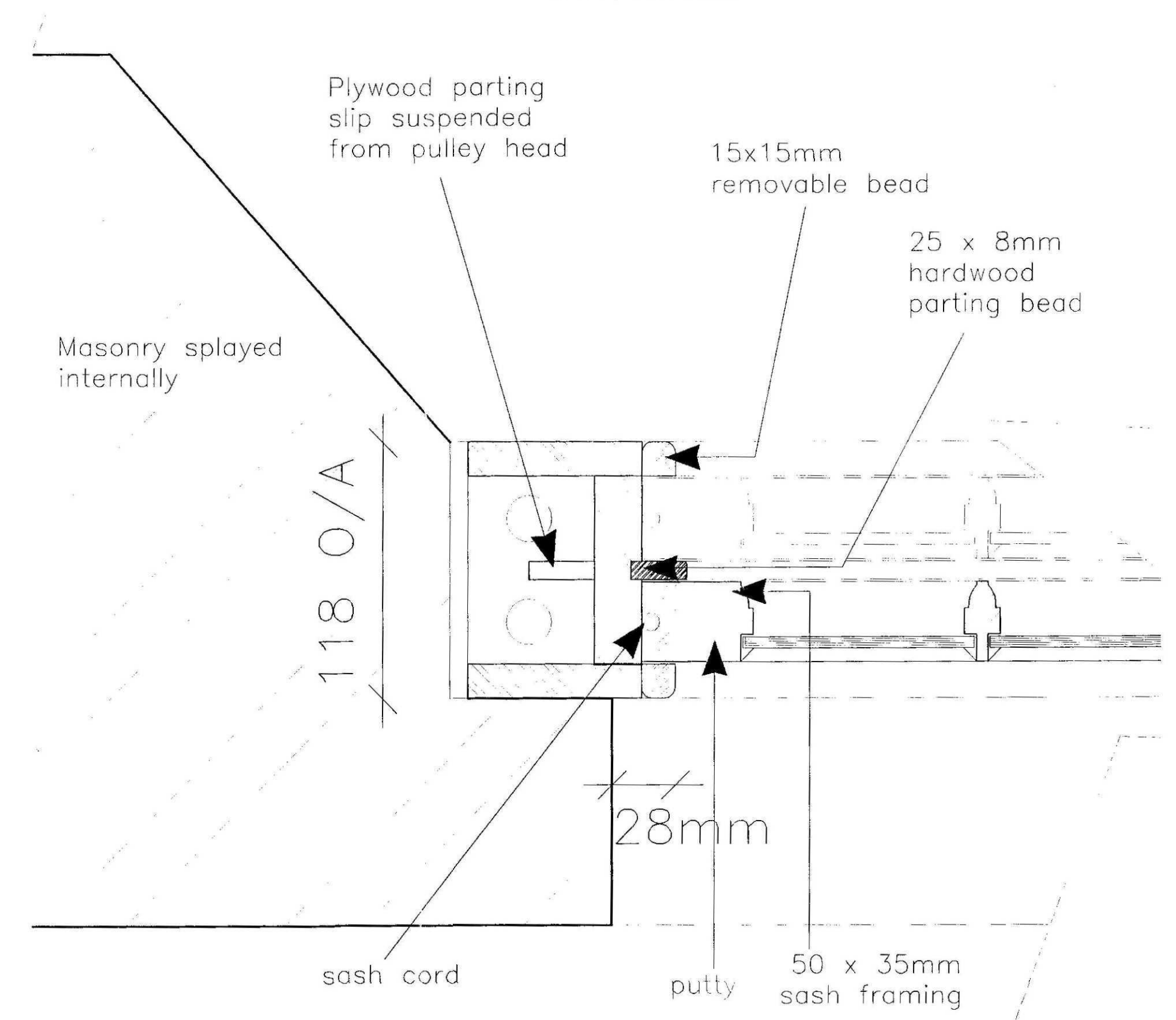
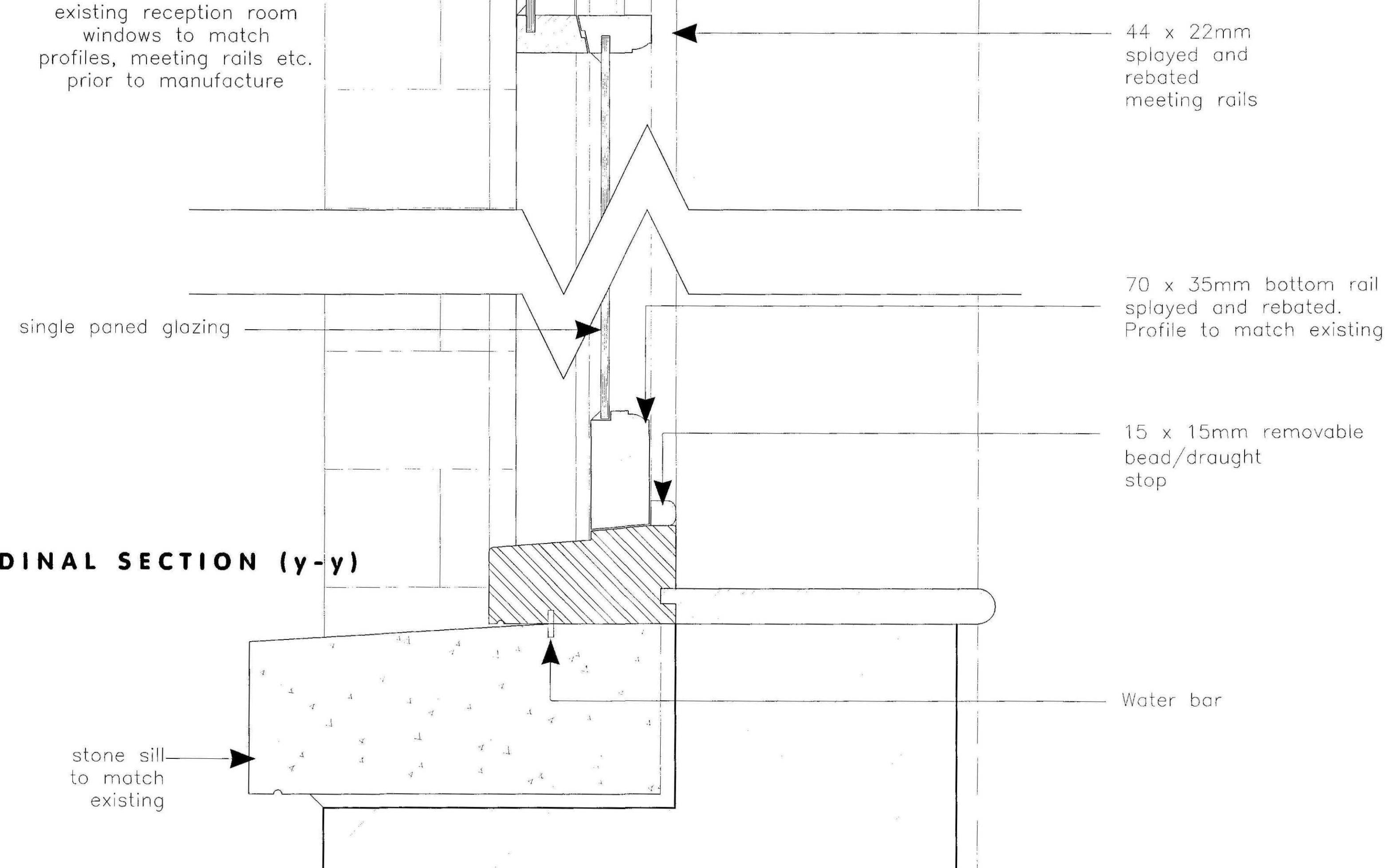
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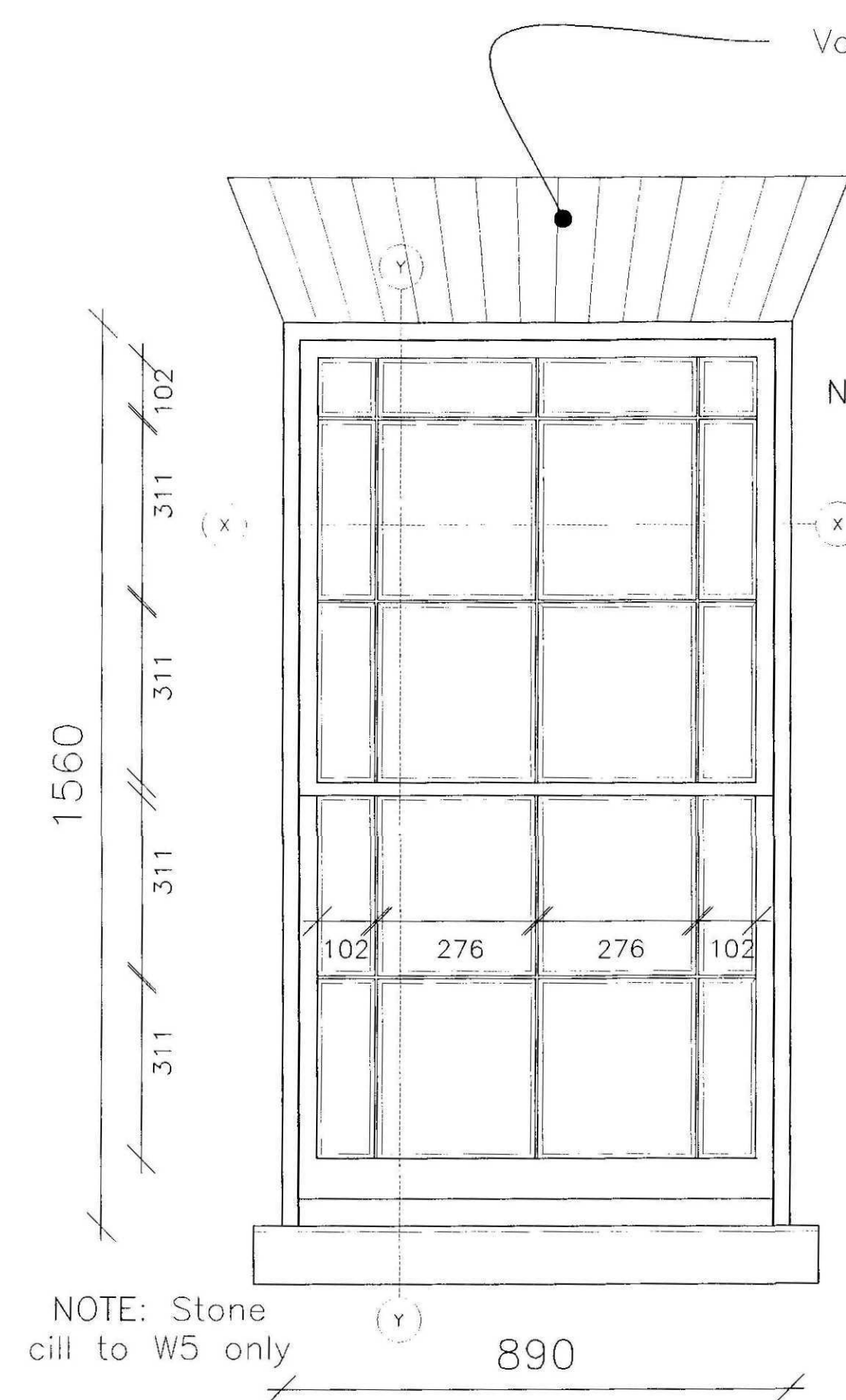
GLAZING BAR
SCALE 1:1

Contractor/window manufacturer to measure existing reception room windows to match profiles, meeting rails etc. prior to manufacture

LONGITUDINAL SECTION (y-y)
SCALE 1:2



HORIZONTAL SECTION (x-x)
SCALE 1:2



W5 ELEVATION
SCALE 1:10

NOTE: W5 to match style of adjacent Reception window

AMENDED PLAN
Rev: A1

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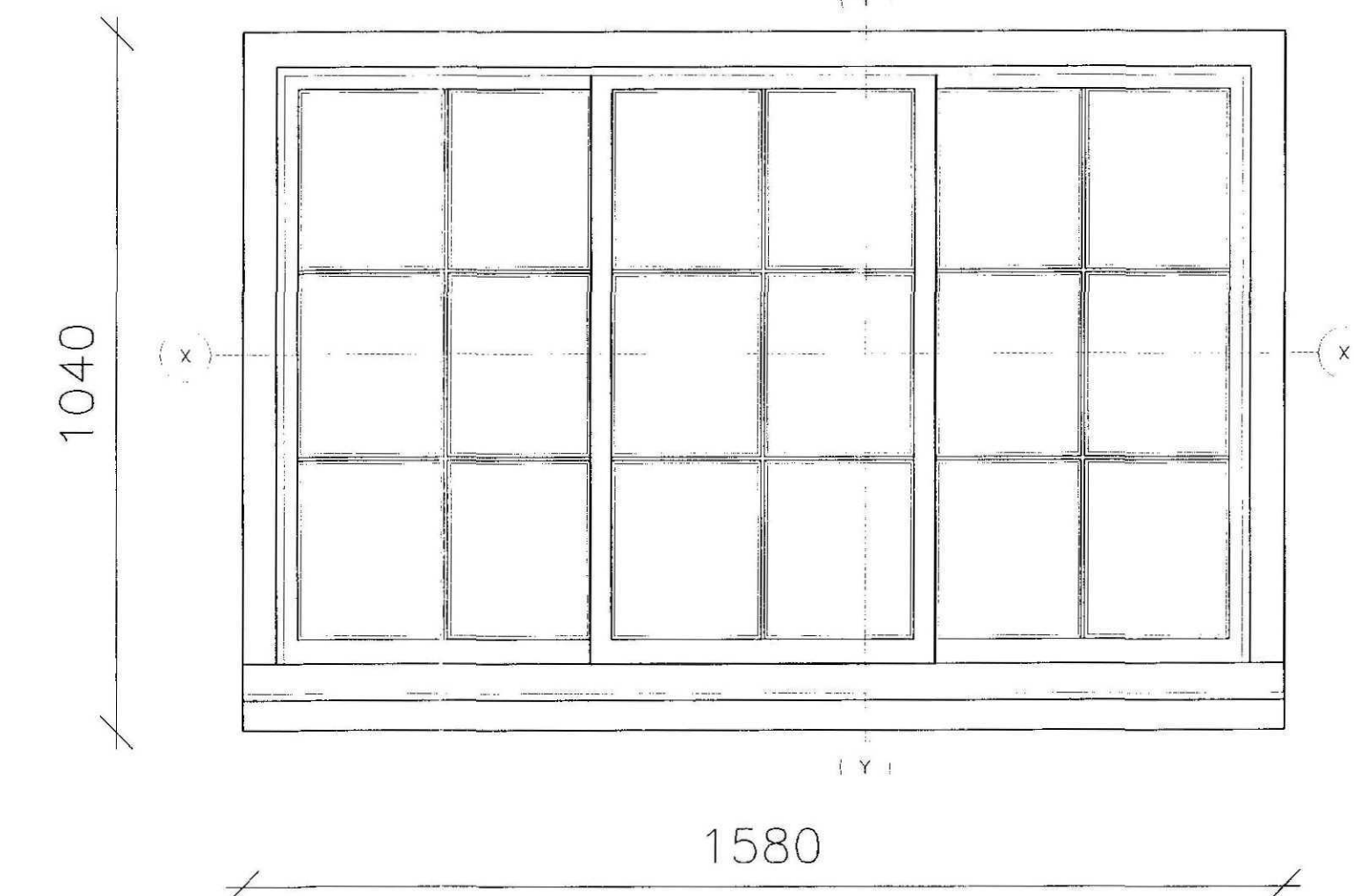
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Client	Mr Sheppard & Mr. O'Hegarty	Scale	As Shown
Project	Proposed Alterations & Extension to Roman Lodge Tydd St. Mary Spalding Lincolnshire PE13 5SB	Date	Nov. '09
Drawn By	GR	Checked By	GR
Title	Proposed Window W5 Details	Drawing No.	B2043/31
		Revision	

LEGEND / NOTES COLUMN :

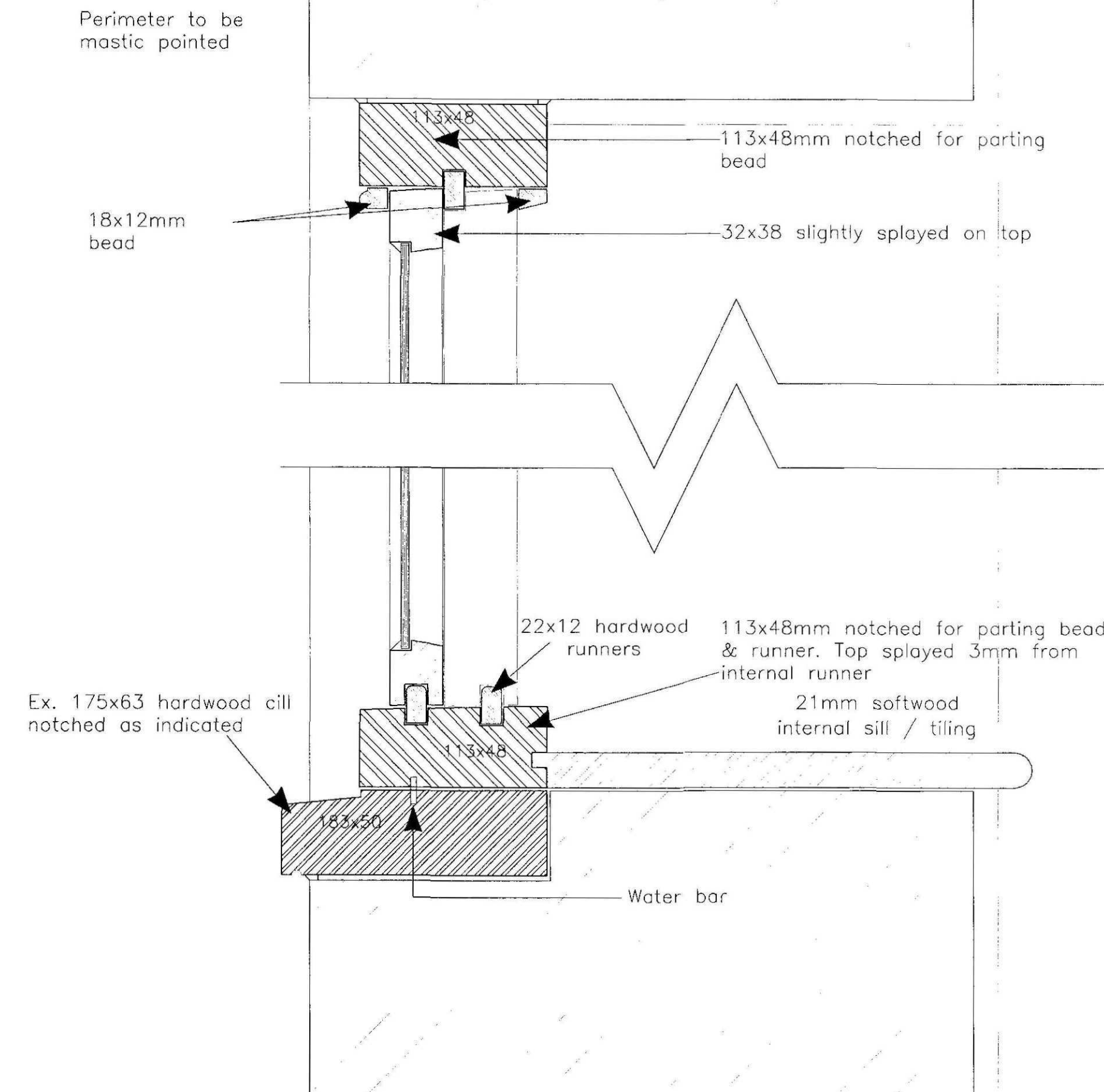
W9

Kitchen window to
suit dimensions of
existing opening



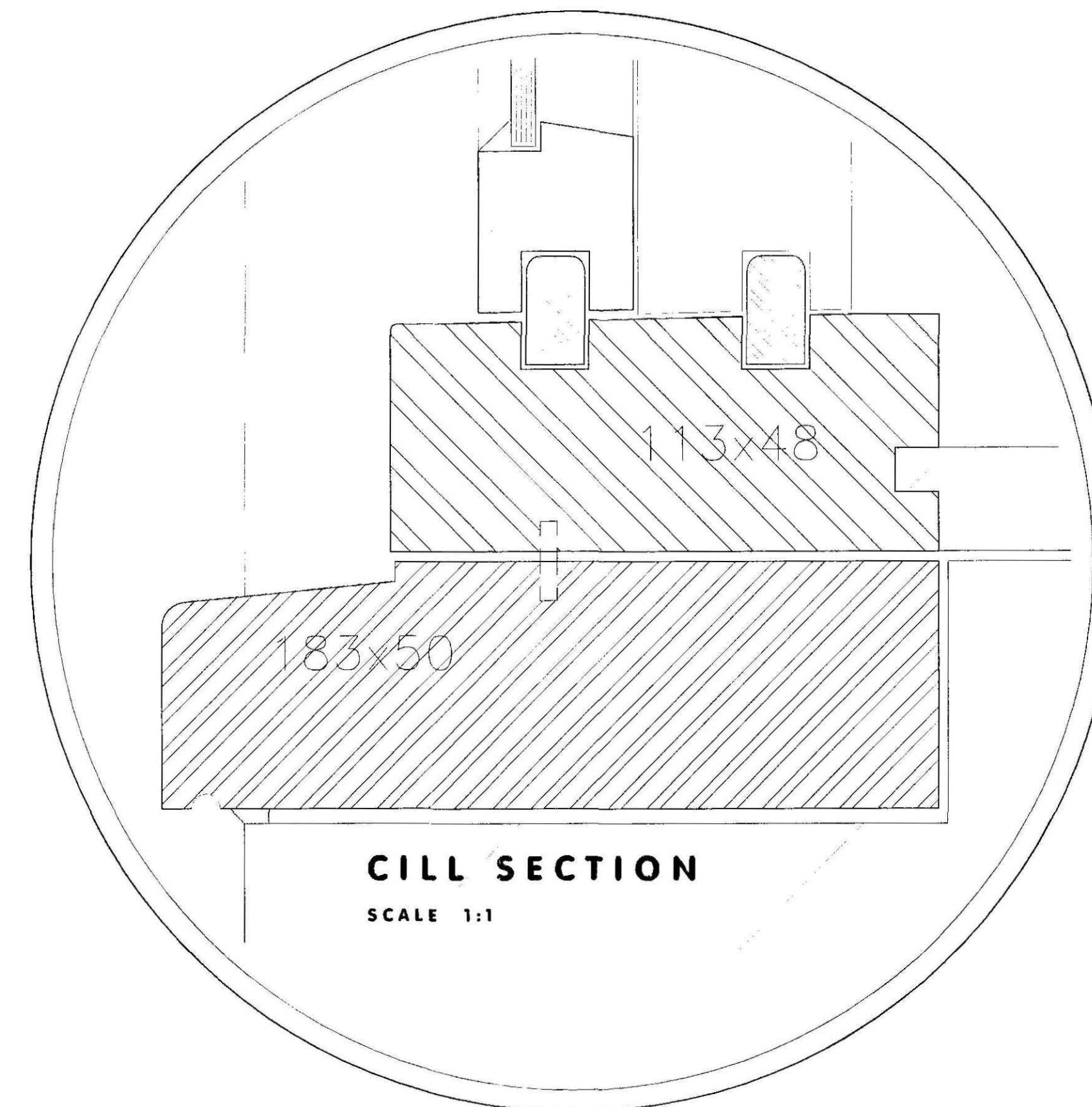
W9 ELEVATION

SCALE 1:10



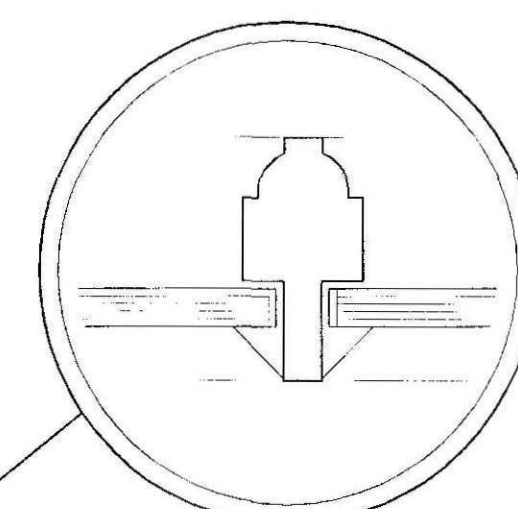
LONGITUDINAL SECTION (y-y)

SCALE 1:2



CILL SECTION

SCALE 1:1



GLAZING BAR

SCALE 1:1



HORIZONTAL SECTION (x-x)

SCALE 1:2

0654-09

AMENDED PLAN
461 A1

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DETERMINED
PLAN

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Client
Mr Sheppard & Mr. O'Hegarty

Project
Proposed Alterations & Extension to
Roman Lodge
Tydd St. Mary
Spalding
Lincolnshire PE13 5SB

Title
Proposed Replacement Kitchen
W9 Window Details

Scale
As Shown

Date
Nov. '09'
Drawn By
AF
Checked By
GR

Drawing No.
B2043/33
Revision