

Contractor to check all Dimensions on site prior to ordering materials / commencing work.Do Not Scale from this Drawing - If in doubt then please ask

Lay 22mm Weyroc Tongue and Grooved flooring grade wood particle boarding or equal approved on top of first floor joists with staggered joints in a brick bond pattern. Allow a min.12mm gap around perimeter where boards abut a solid wall. Unsupported ends must be supported by noggins. Apply a generous bead of approved wood adhesive to the top of the joists prior to laying the boards. Boards should be fixed using anti rust annular ring shank nails min.55mm long, positioning nails 15mm in from each end of panel with a further nail equidistant between i.e 3 nails across the width of each panel. Screw fixings may be used for an even more comprehensive fit.

First and last joists to be clear of wall by 25-50mm to aid floor fixing and services installation.

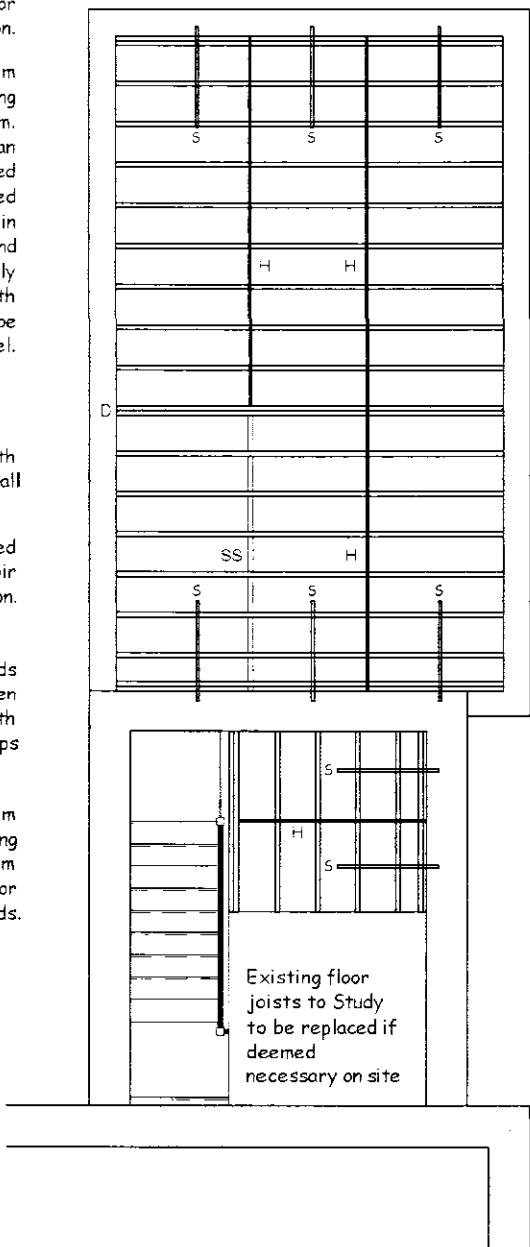
175 x50 joists @ max.400mm ctrs. Solid herringbone strutting (H) @ mid point to spans over 2m. Strutting at third points to span over 4m. Joists to be supported at all junctions with approved Joist Hangers with 75mm min bearing on masonry and joist. Joist to be cut accurately for a tight fit in hanger with max.6mm gap. Joist bottom to be notched to keep ceiling line level.

Double up joists (D) underneath studwork wall

All cut ends of joists to be sealed with suitable preservative prior to fixing in position.

Provide solid blocking at the ends of herringbone strutting between last joist & wall and underneath all restraint straps

30x5 m/s anchor straps (S) @ 2m ctrs with solid strutting beneath. Notch straps into minimum 3no. joists to allow level floor boards.



ALL TIMBER TO BE SC16 STRENGTH CLASS, DRY GRADED TO BS4978 AND MARKED "DRY" or "KD"

PROPOSED FIRST FLOOR JOIST PLAN  
Not to Scale

**Timber solid strutting**

Solid blocking should be at least 38 mm thick and extend at least three quarters of the joist depth. The blocking should be close fitting and be fixed either by skew nailing or by offsetting the blocks and end nailing through joists. Full depth blocking should be avoided, since it could project above or below the top or bottom of the joist at some point in its length. This will result in an uneven deck surface and, since the deck or ceiling will not then be in full contact with the joists, could cause nail popping and subsequent noise from movement on the nails. Blocking should be tight fitting, yet not oversized as this may cause distortion in the joists.

**Timber herringbone strutting**

Timber herringbone strutting should be at least 38 x 38mm but should not be used where the distance between joists is greater than approximately three times their depth. This is because at shallow angles, the effectiveness of the strutting is significantly reduced. For maximum efficiency, the timber herringbones should be nailed towards the top and bottom edges of the joists and should be in full contact. They should not stand proud of the joists as this would interfere with the fixing of decking and ceiling linings. The struts should not be in contact with each other.

**Proprietary strutting devices**

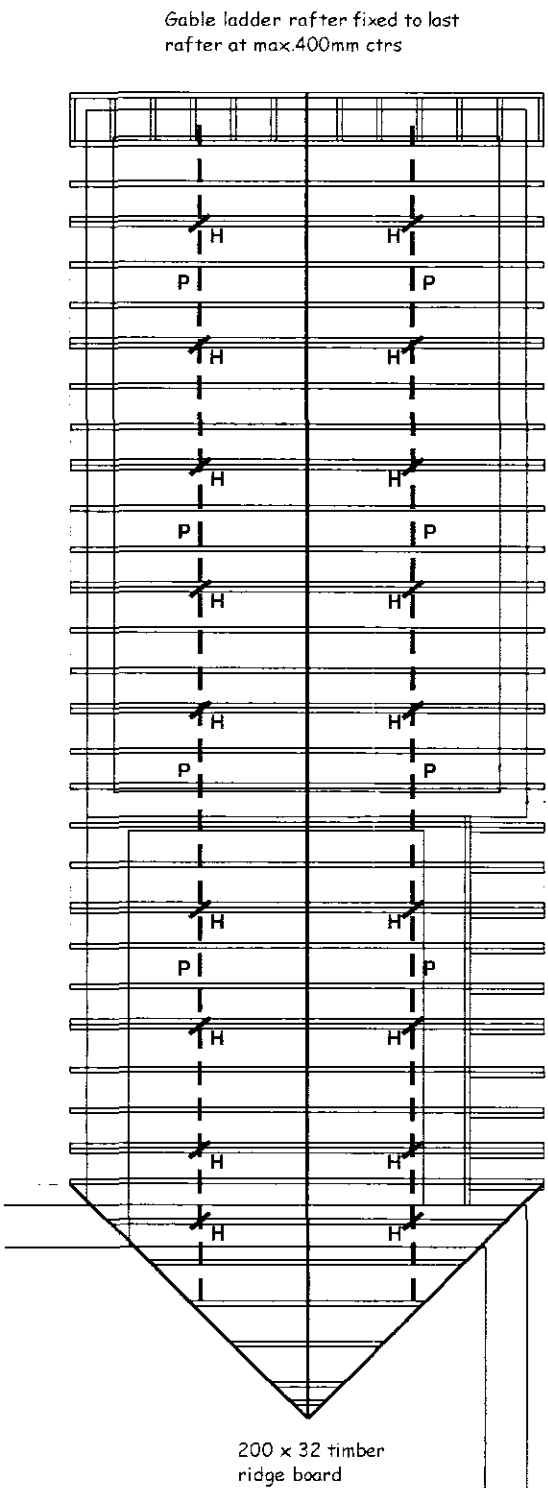
Care must be taken to ensure that there is a sufficient gap left to avoid contact at the crossover between pairs of struts in herringbone arrangements, since this may result in noise during service. Proprietary strutting systems should be specified and installed in accordance with the manufacturer's recommendations.

Provide 100mm Mineral Fibre Insulation between joists prior to laying floor boards.

Infill existing void within stairwell with min. 125 x 50 joists @ 400mm ctrs as main specification

Solid pack void between last rafter and blockwork with mineral fibre insulation and solid timber packs.

Note: Provide 50x50 timber noggins for partition head fixing and pendant light fixings. Position of light fixings to be agreed on site with client.



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PROPOSED ROOF PLAN  
Not to Scale

New 100 x 50 rafters @ 400mm ctrs double-up at positions shown (Nominal 1200mm principle rafters) and birdsmouthed over wallplate

Support all purlin connections directly over a rafter / strut or connection to be made with a "Scarf" joint near strut so that the joint supports the longer span. Provide metal plate under scarf joint.

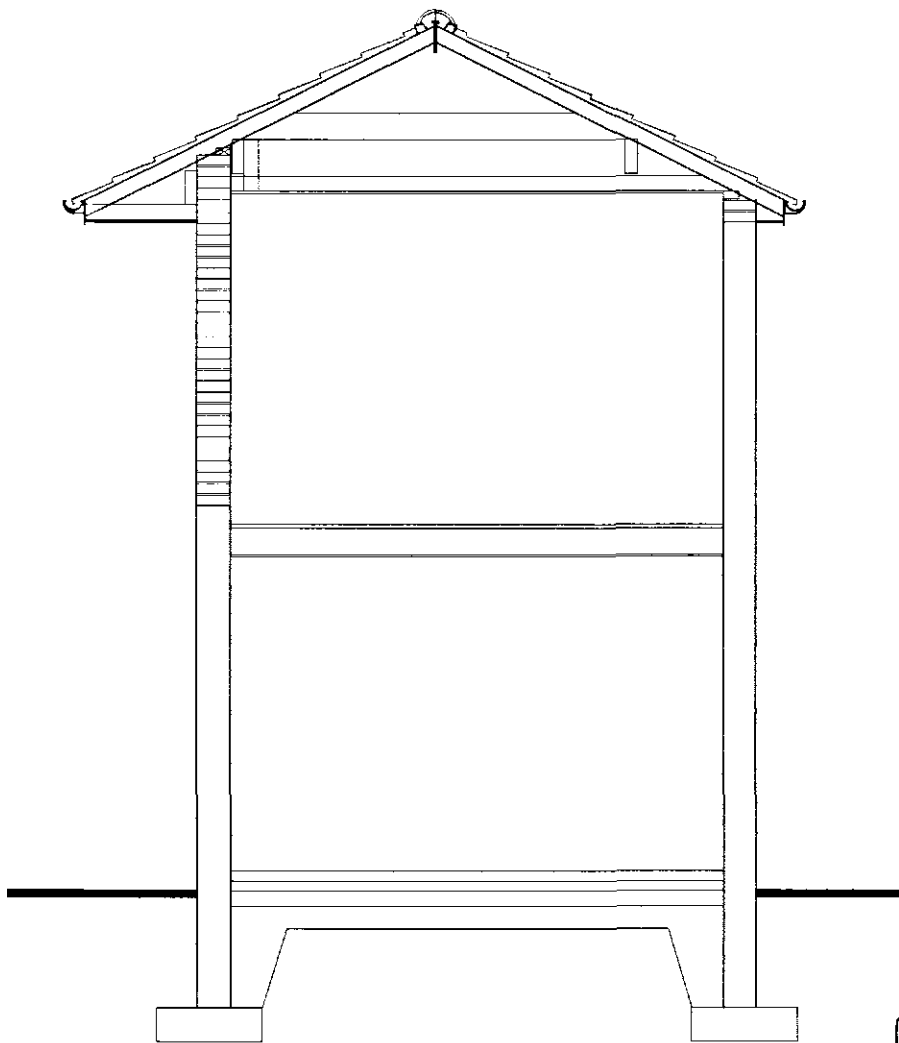
uPVC soffit and fascia profile to match existing.

All cut ends of joists to be sealed with suitable preservative

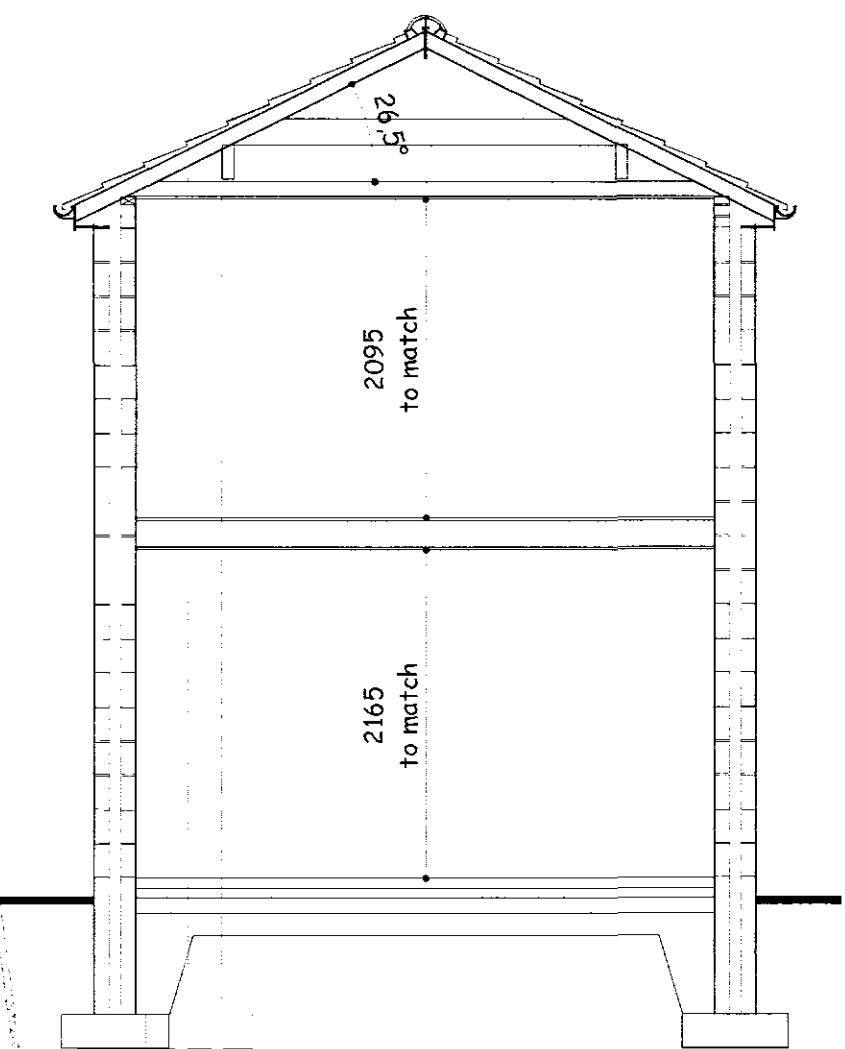
Dotted line shows 225 x 75 continuous purlin (P) birdsmouthed to 100 x 50 rafters at 400mm ctrs and built into gable walls where applicable with 175 x 38 collar & 100 x 50 vertical hangers at positions shown (H). Supply 100 x 50 ceiling joists / collars with strutting / lateral straps as floor joists specification and double up at vertical hanger positions.

Extend Rafters over existing wall as shown on section thro' existing stairwell.

Specialist diminishing trusses built off 100 x 22 valley boards with Glass Fibre Valley Troughs.



PROPOSED SECTION THRO' EXISTING STAIRWELL  
Scale 1:100



PROPOSED SECTION THRO' EXTENSION  
Scale 1:100

DETERMINED  
PLAN

**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.

The notes shown are mainly to cover the requirements of Building Regulations and should not be treated as full specification.

No allowance has been made for any Structural Calculations, a "SAP" calculation, Soil Investigation or Flood Risk Assessment. If deemed necessary then these will be a chargeable extra. All steel beam sizes shown on drawing are all subject to confirmation from Structural Engineer.

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

Client:  
Mrs A Bycroft  
129 Broadgate  
Whaplode Drove  
PE12 0TW

Site:  
Proposed Two Storey Rear  
Extension & Detached  
Garage

**remway design LTD**  
3, Rembrandt Way  
Spalding  
Lincs  
PE11 3HX  
Tel: 07815 112 058  
Fax: 01775 768 921  
e-mail: jason@remwaydesign.co.uk

Date: **mar05** Scale: **1:50 / 1:100**

Drawing No:  
**rem 1005- 03**

