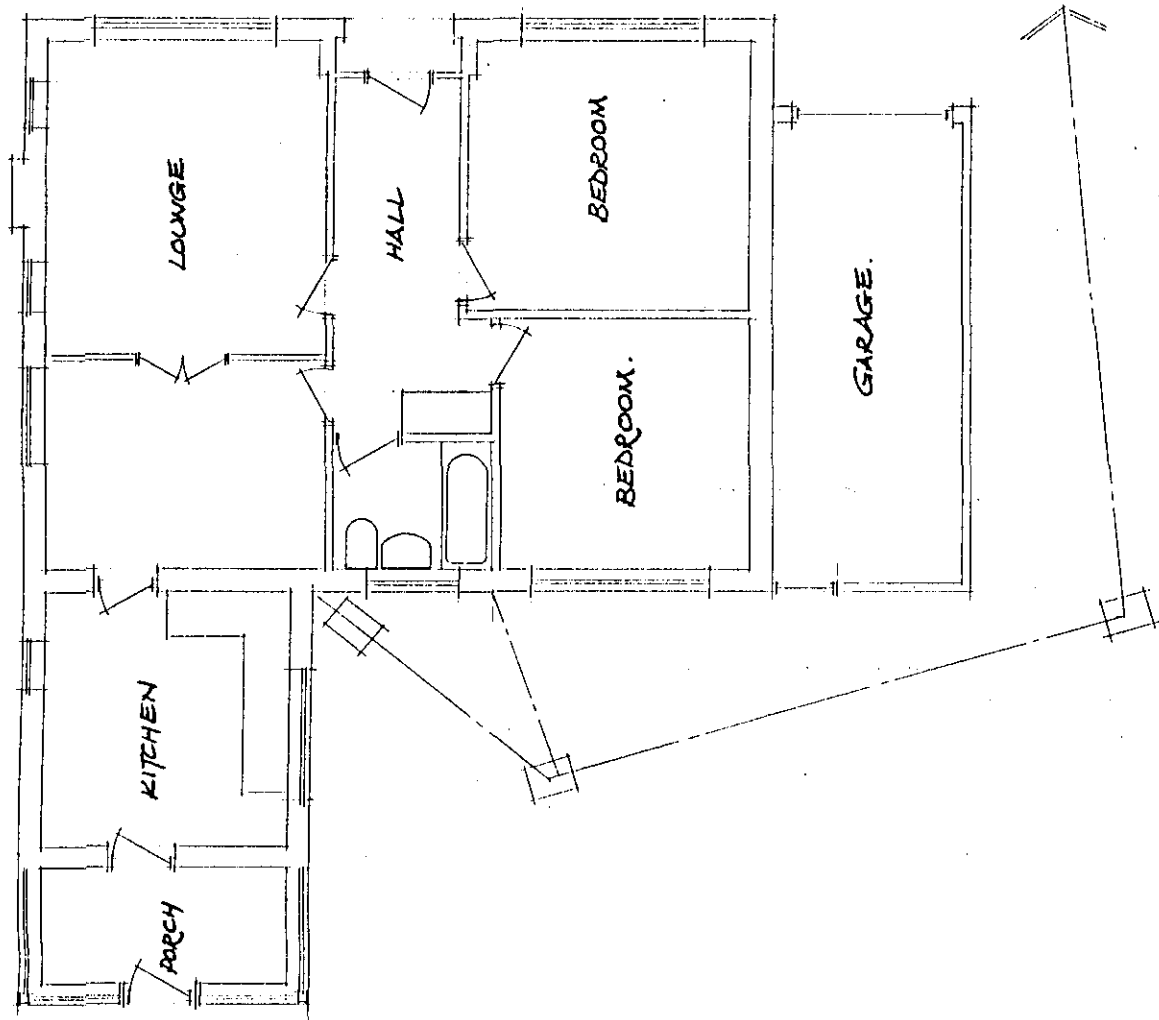


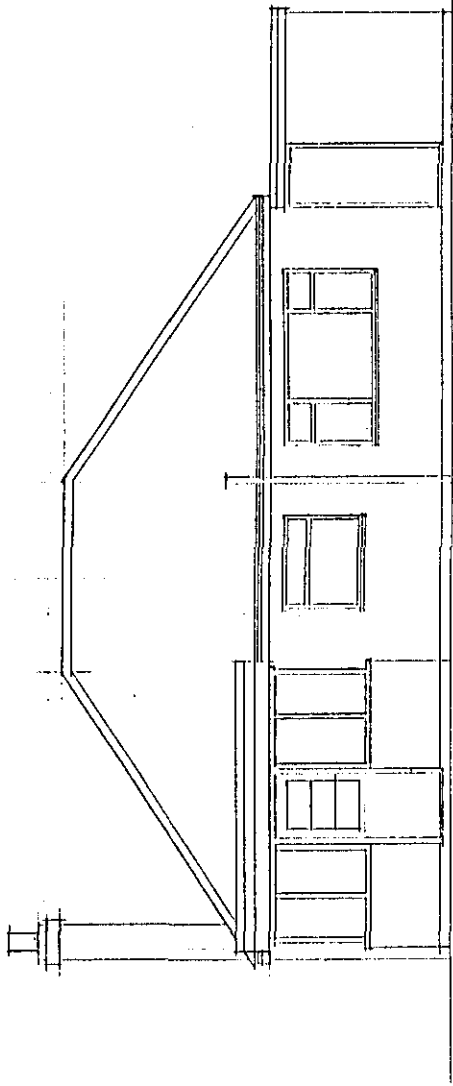
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15 JUL 1999
Ref: 0707/99



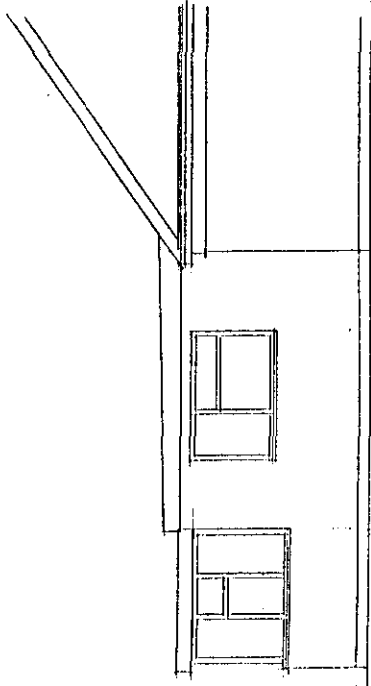
REAR GARDEN.

PLAN AS EXISTING.

1:100.

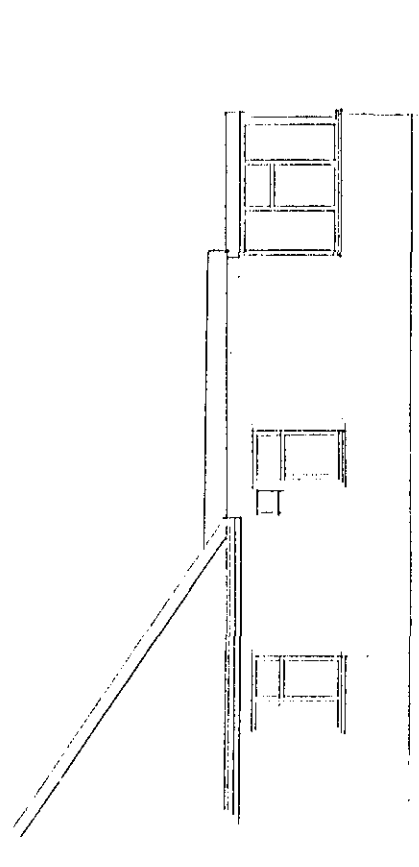


REAR ELEVATION



SIDE ELEVATION

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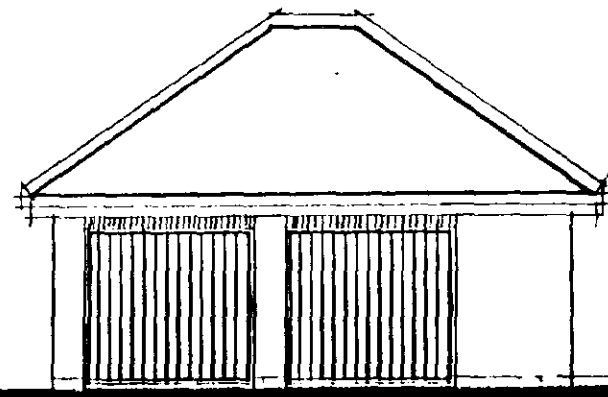


SIDE ELEVATION

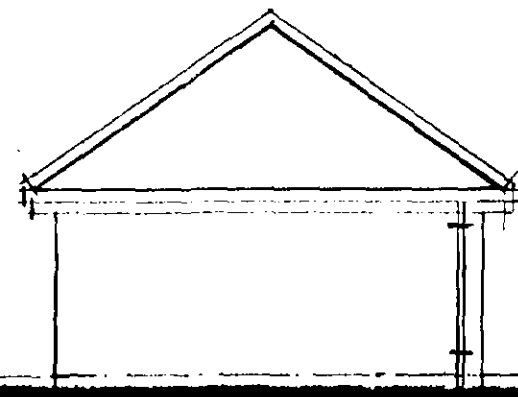
PLAN AS EXISTING.

1:100

FRONT ELEVATION



SIDE ELEVATION.



CONSTRUCTION NOTE.

GROUND PREPARATION
Strip fill top soil/vegetable matter from area occupied by buildings plus 2m all round, provisionally allow 150mm depth and store in site stockpile for later re-use. Reduce levels/grade downsite to levels indicated on site plans.

FOUNDATIONS
Unless otherwise stated, strip foundations to be 400x300mm wide of C20P mix concrete, depth to suit site conditions, subject to 700mm min depth (1000mm on clay) and to the approval of the Local Authority Building Inspector.

GROUND FLOOR CONSTRUCTION
In-situ concrete ground bearing slabs to be 100mm thickness C20P mix concrete on 1200 gauge DPM (1000mm lap joint 150mm) and finished clean hardcore. (max 400mm filling below slab) DPM to be turned up and over all walls and overlaid with GFC.

WALLS - STRUCTURE WALLS
Class A blocks or F1 quality bricks in 1:3 mix mortar. Fill cavities to within 225mm of lowest GFC with 1:10 mortar or lean mix concrete.

EXTERNAL WALLS
215mm thick composite wall of 105mm facing brickwork and 100mm Ferlite blockwork c/w wall ties. Cavity walls between house and garage as external walls. Solid walls of 200mm Tarmac Toplite G1 or similar lightweight blocks in 1:10 mortar (K value 0.11/m²) to give U value of 0.40W/m² deg C. 2000 gauge polythene GFC to be provided at base of all walls.

ROOF COVERINGS
Concrete interlocking concrete/clay plain tiles or traditional fibre cement slates with ridges/barges/special fittings all as site specification. 30x25mm treated Sd battens, gauge to suit tiling, on BS 747 type 1F unbreakable roofing felt or similar on cut/trussed rafters as applicable. Contractor is to determine tile fixing specification from manufacturers published literature with due consideration for each site location, anticipated wind velocities and individual roof pitches. Roofing contractor to fix mineral fibre quilt fire stopping above and below roofing felt to head of party walls, and fire stop wall bases in strict accordance with manufacturers written instructions.

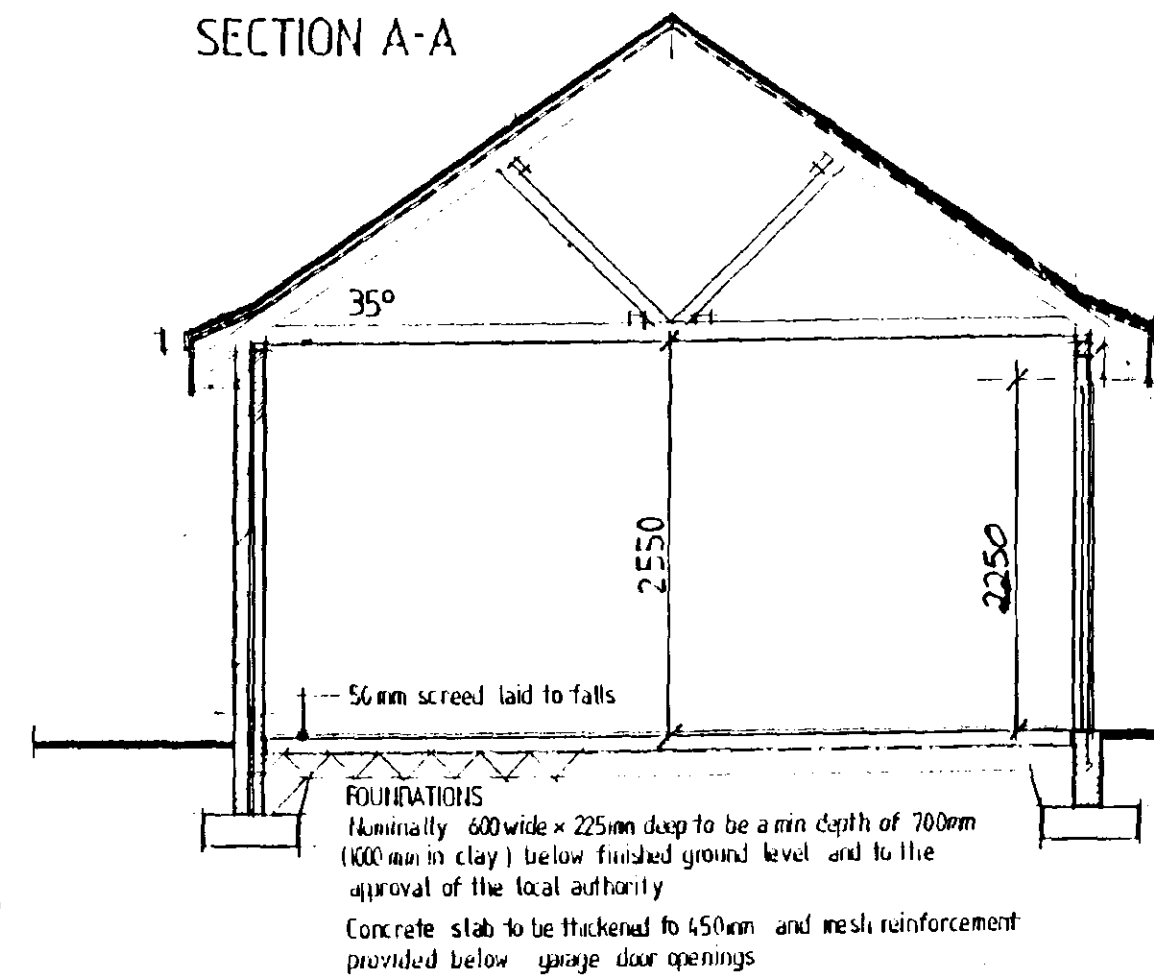
ROOF CONSTRUCTION
Wall plates generally 100x50 mm treated S4, with half lapped joints and fully bedded, strapped down to supporting wall with 1000mm GWS straps at 1.0m rc's. Cut-pitch rafters to be fully birdsmouthed over & twice nailed to all supports. Trussed rafter roofs to be designed and manufactured by approved manufacturer and fixed together with 100x25mm sawn Sd binders and bracing, in strict accordance with BS 5428 part 3 1965 (and any subsequent amendment) at 600mm max centres. Provide 30x30mm once bent (900x100) galv. mild steel lateral restraint straps to external walls at ceiling and rafter level where shown (at 2m max cc's) fixed with 4 no. 50mm Ø gauge cast-steel or 3 no. 3.5x50mm galv. round wire nails, to 2 trusses/ceiling joists, plus cut-sill blocking support and edge packing. CEILING: 12.5mm GYPHOL 12mm board with plaster skim to integral garages.

ROOFSPACE VENTILATION AND INSULATION
Provide eave to eave ventilation equivalent to 10000mm² / 7 metre run or where eaves is dropped, 15000mm² / 2 metre run, together with high level vents giving 5000mm² centre run, use site manufacturers dry ridge ventilator system. Use either ventilating soffit boards, continuous soffit ventilation strips or continuous over fascia ventilation strips as site specification.

RAINFALLER GUTTERS
110mm dia 180 or 100mm squareline UPVC guttering, fixed level using standard fascia brackets at 1000mm cc's and 68mm dia/55mm square rim's sealed to drain at ground level. Colour/profile as site specification.

FLUE AND SIGHT DRAINAGE
Generally foul drainage to connect to host sewer lateral and rainwater to discharge to rubble filled soakaway, but refer to drainage layout plan on a site by site and plot by plot basis.

SECTION A-A



LINTOL SCHEDULE.

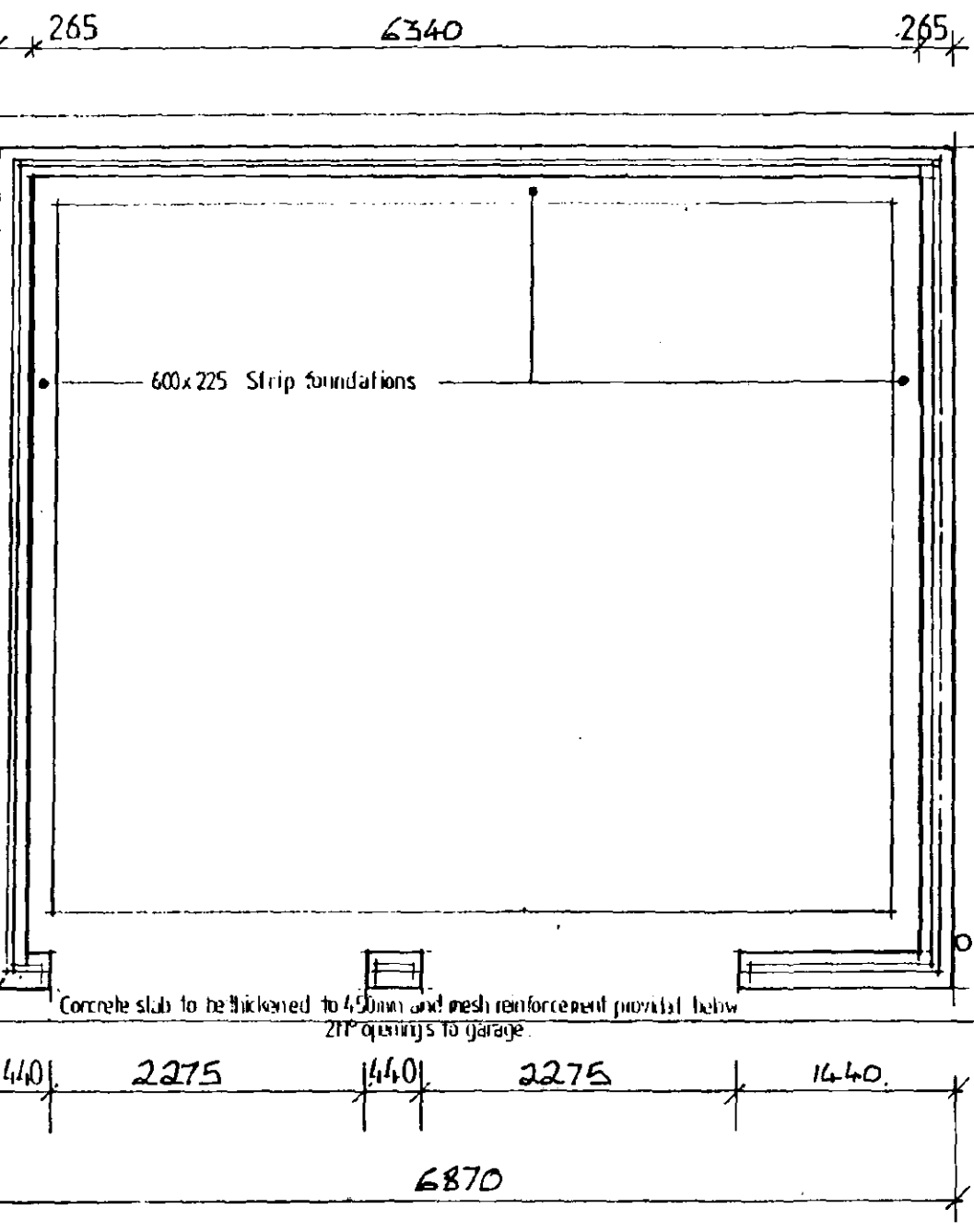
OPENING	FRAME	LINTOL	LENGTH
1	purpose made	CN 7 A	2550
2	purpose made	CH 7 A	2550
4	C310 L E	EN 7 F	2100

Lintols by catnic steel lintels Ltd
Frames by John Carr Ltd.

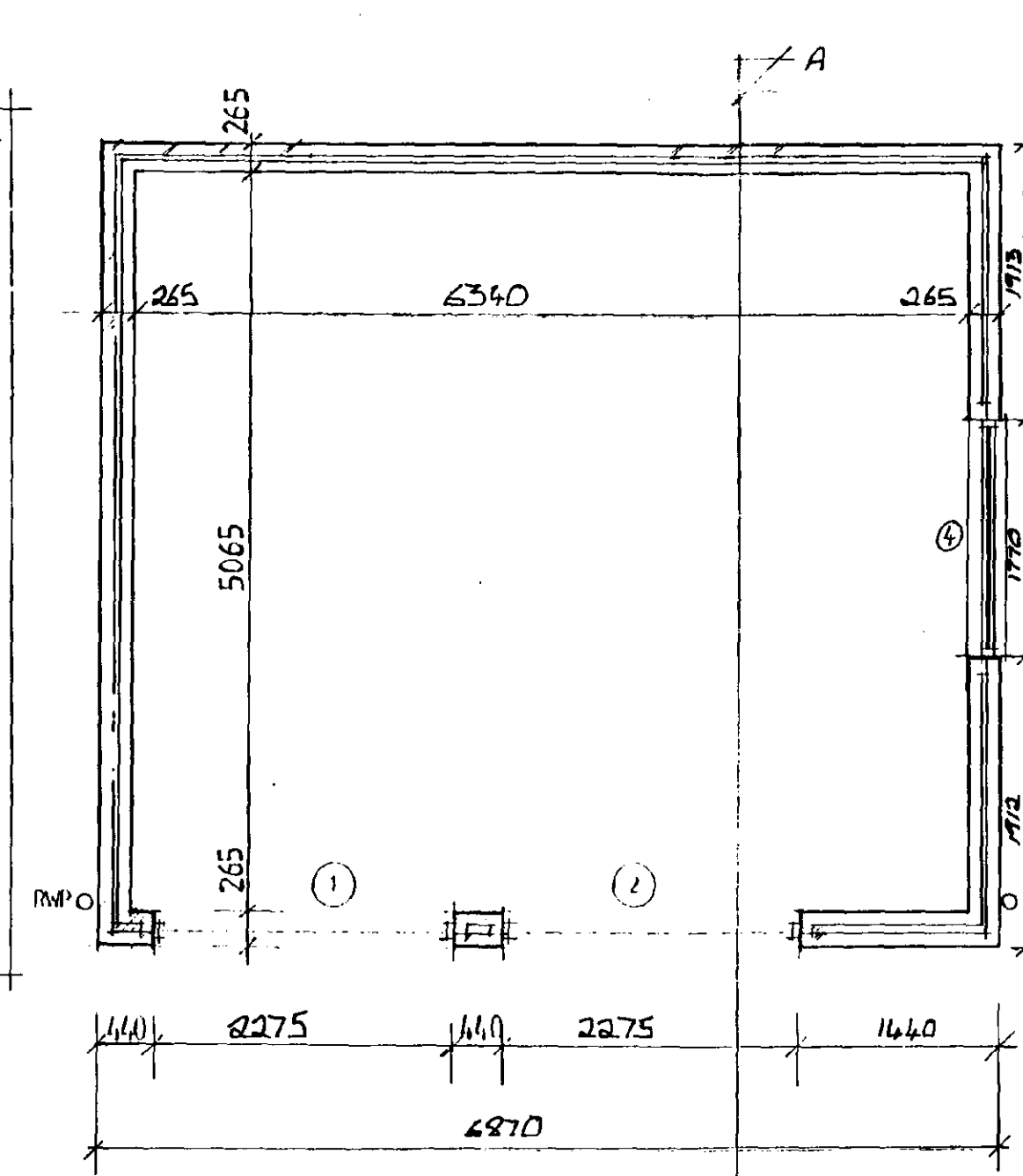
ROOF TRUSS SCHEDULE

21° Compound flat top trusses
31° Truss rafters 5265 curve S4
61° Mono pitch trusses
Roof pitch 35°, Eaves projection 300mm

REAR ELEVATION.



SIDE ELEVATION.



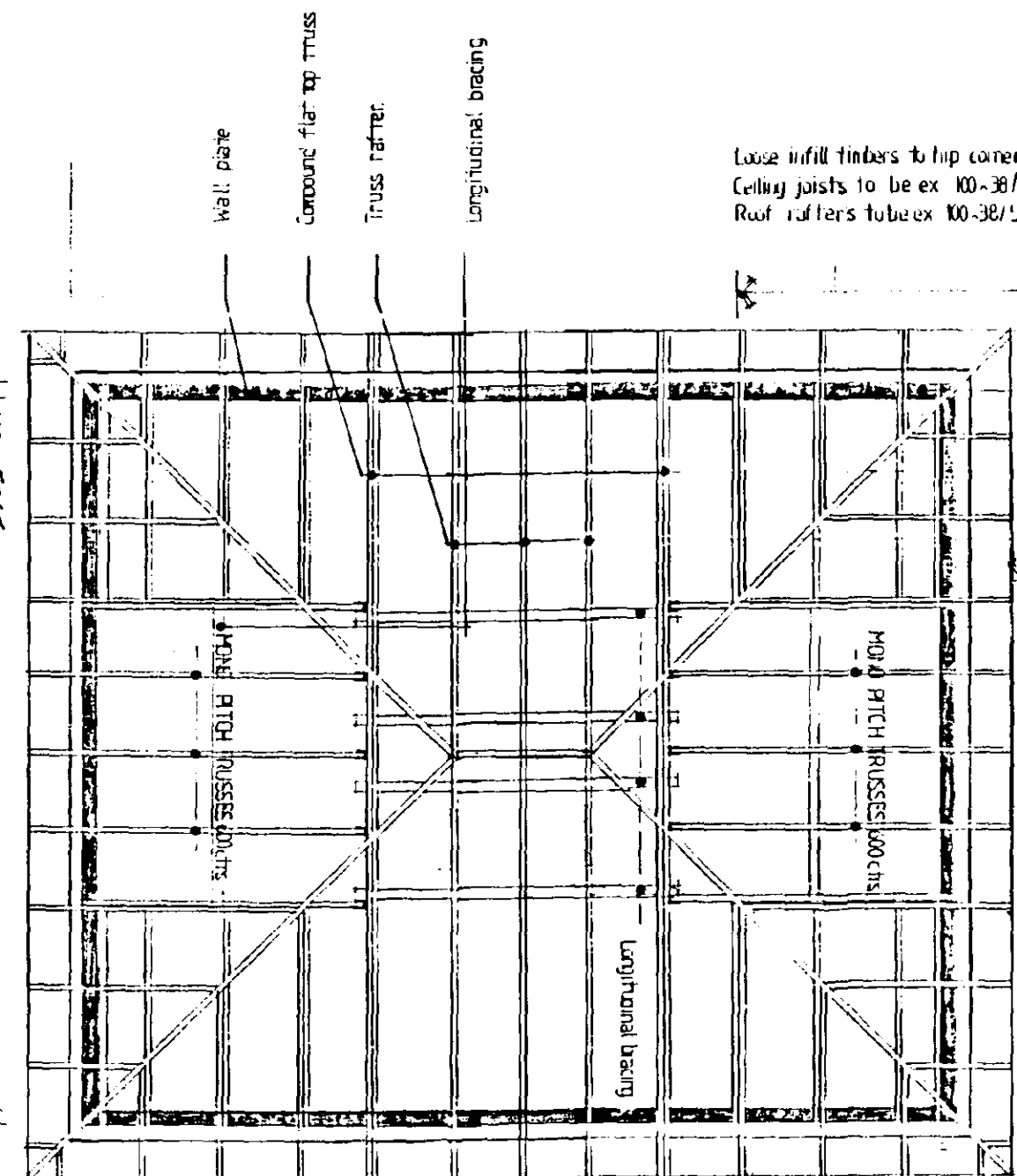
FOUNDATION PLAN

GROUND FLOOR PLAN

DETERMINATION PLAN

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ROOF PLAN.



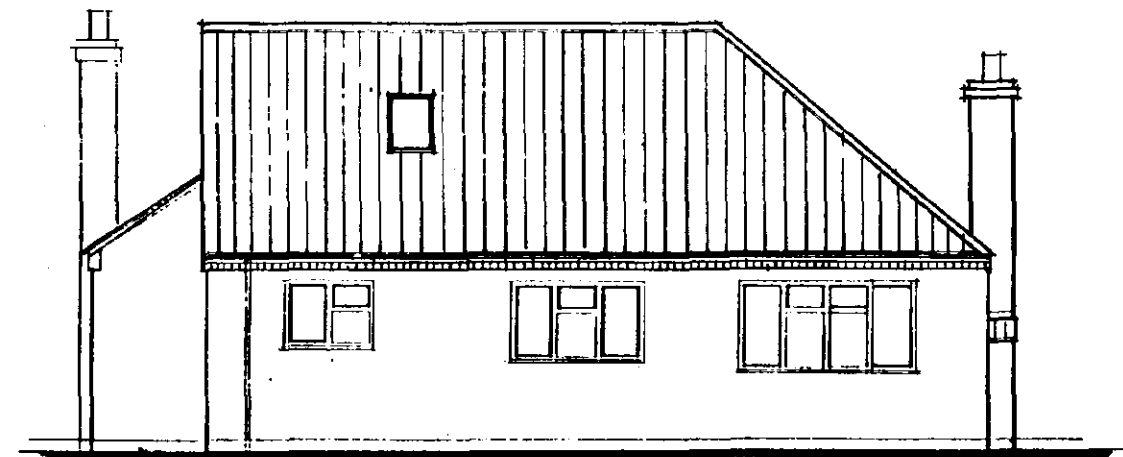
project
for Mr. D. HARDY.

Detached Double Garage.

drawing title

Construction Drawing

Scale 1:50, 1:100
Date
drawn
drawing no.



REAR ELEVATION

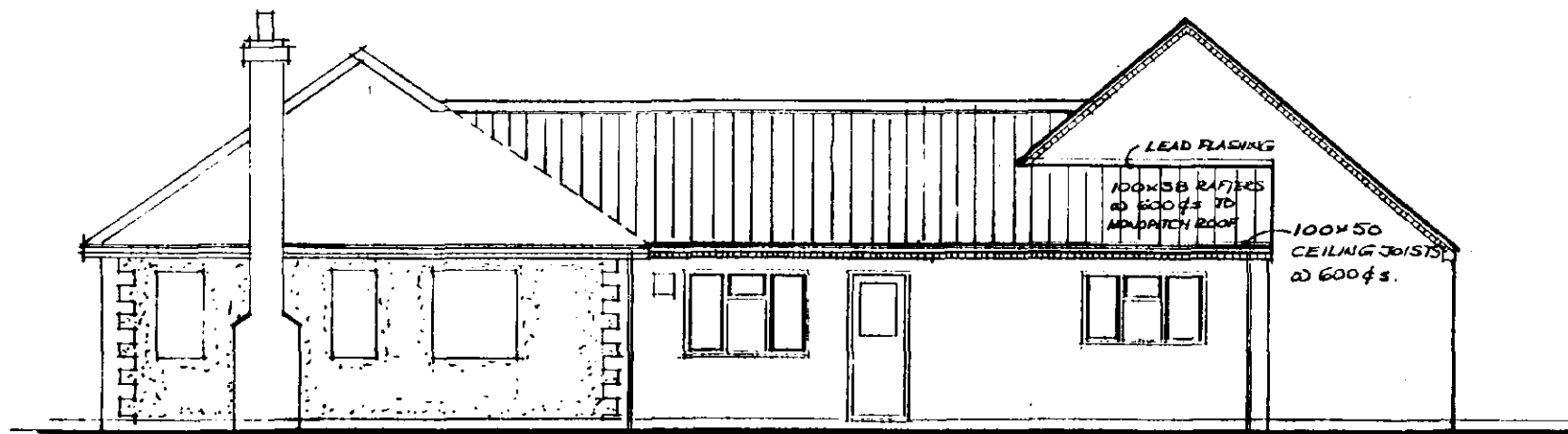
N.B. MATERIALS TO
EXTENSION TO MATCH
EXISTING.



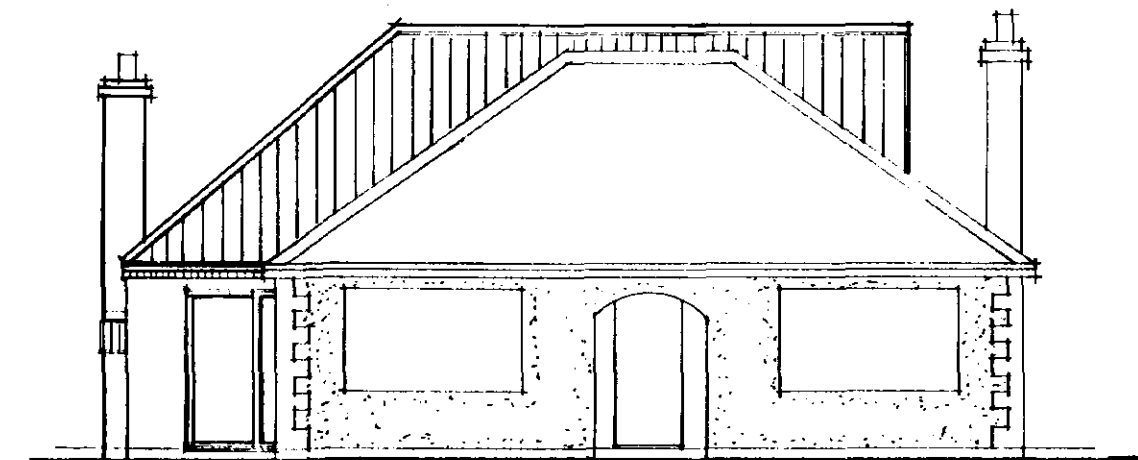
SIDE ELEVATION

N.B. CONSERVATORY IN UPVC
WITH POLYCARBONATE ROOF

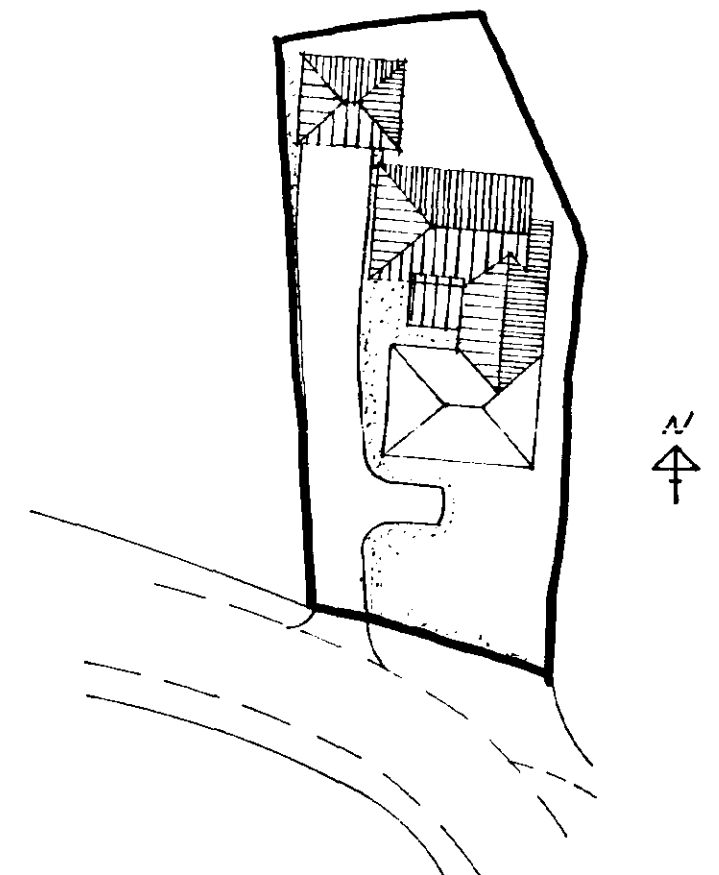
N.B. RENDER & BRICK QUIONS TO
EXISTING BUNGALOW



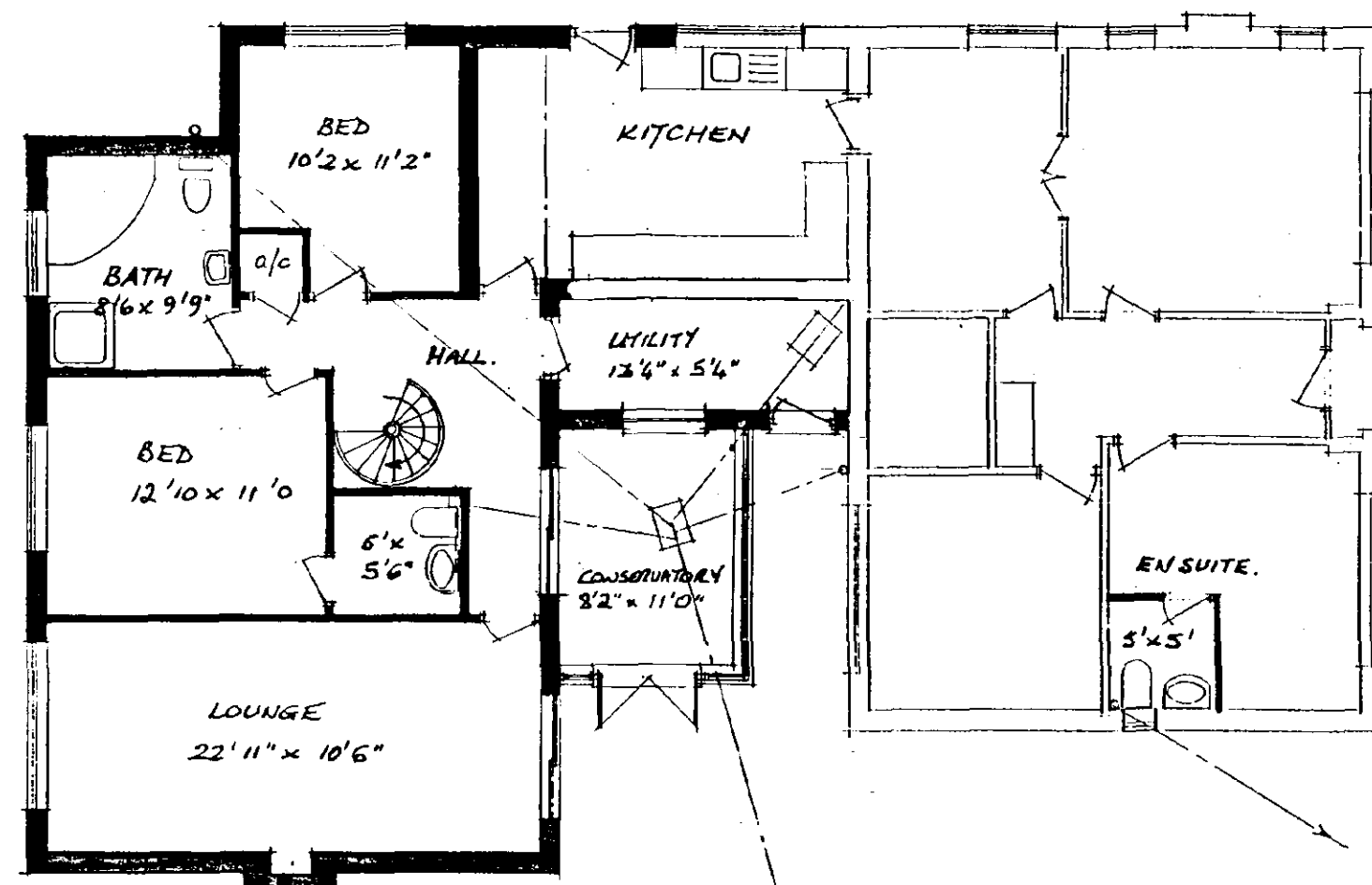
SIDE ELEVATION



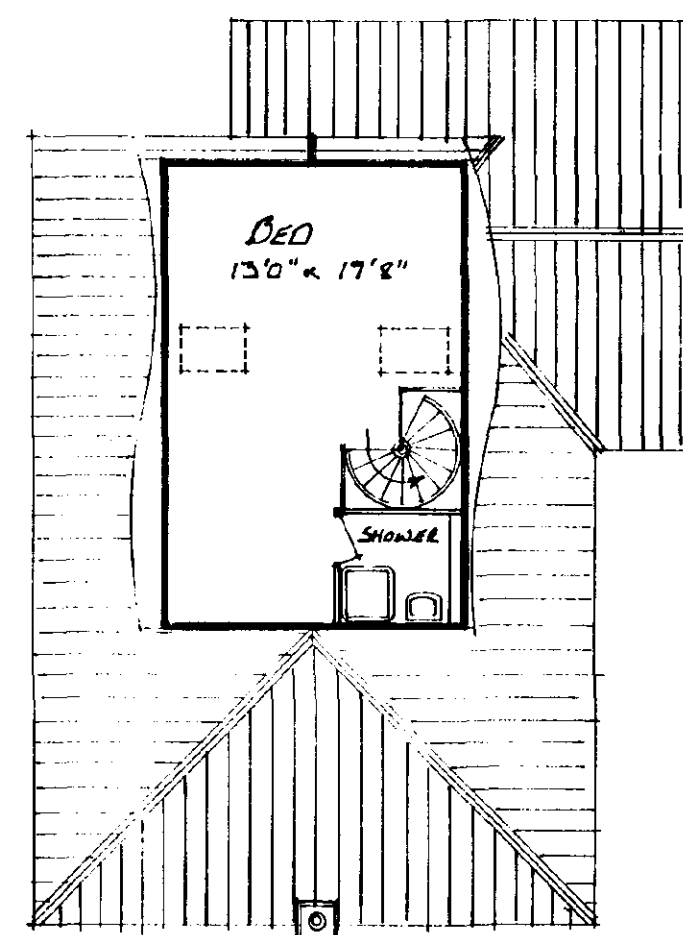
FRONT ELEVATION



SITE LAYOUT



PROPOSED FLOOR LAYOUT



Room - IN ROOF.

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DETERMINED
PLAN

Project: PROPOSED EXTENSION TO BUNGALOW AT 2 MALDEN LANE, WHARFODE. FOR MR. D. HARDEY	
Drawing Title: DESIGN DRAWING	
Date: JUNE '99	Scale: 1:100, 1:500
Reference No:	Drawn:
Drawing No: 01.	Revision:
Do not scale directly from this drawing. All discrepancies to be brought to the attention of the above office.	