

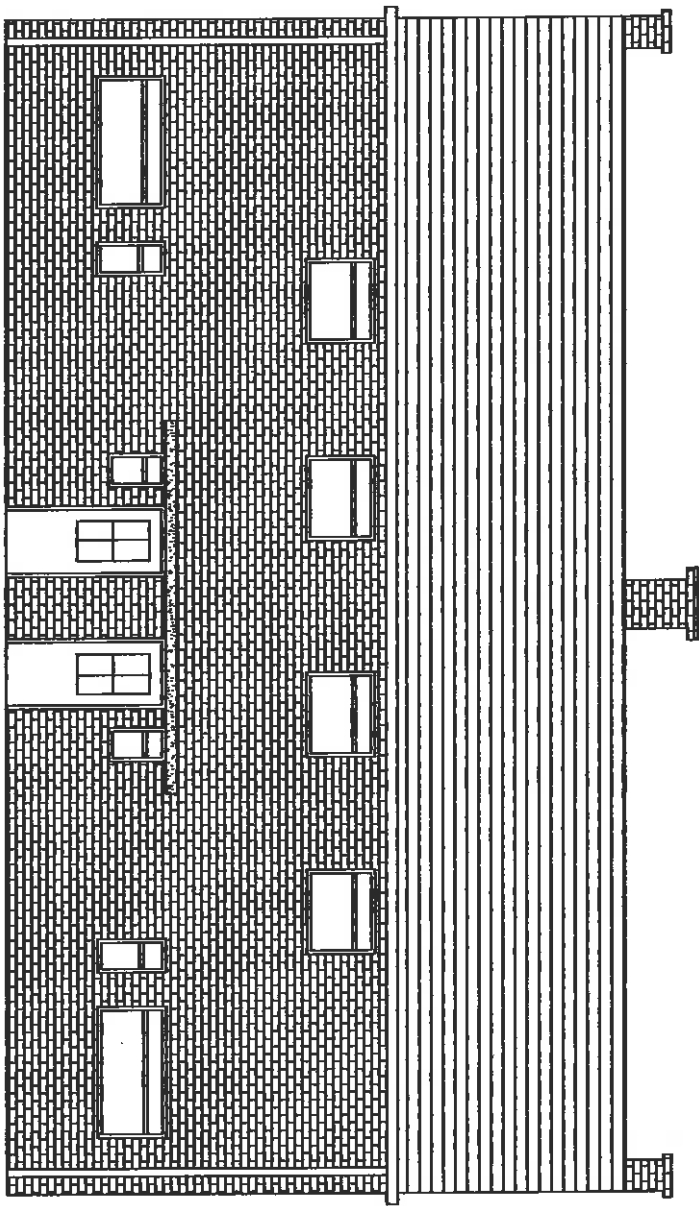
**Existing
front
elevation**

Materials-

Masonry : Imperial red brick

Roof: Slate tile with white
Upvc fascia and soffit

Windows: White Upvc

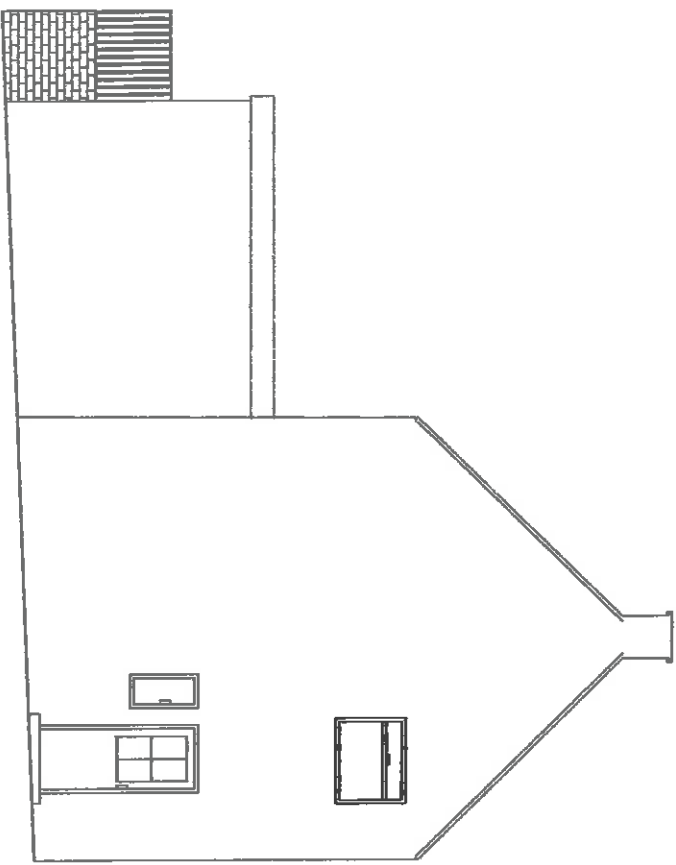


Mr & Mrs Neesam
no. 15 The Green View
Shafton

Scale - 1 : 100
at A4

Harvie Construction
tel: 07590401297

**Existing
south
elavtion**

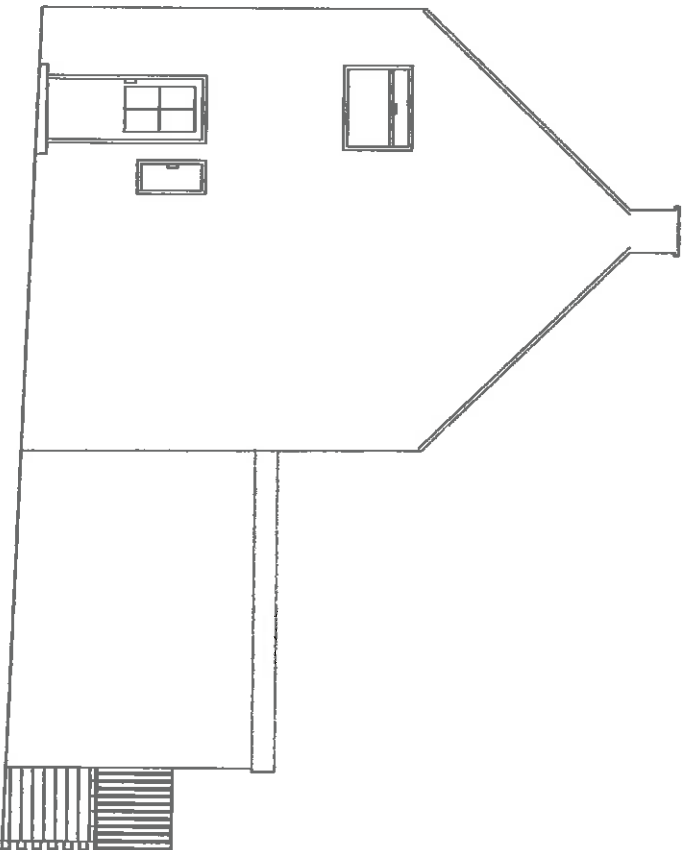


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Shafton

Scale - 1:100 at A4

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**Existing
north
elevation**

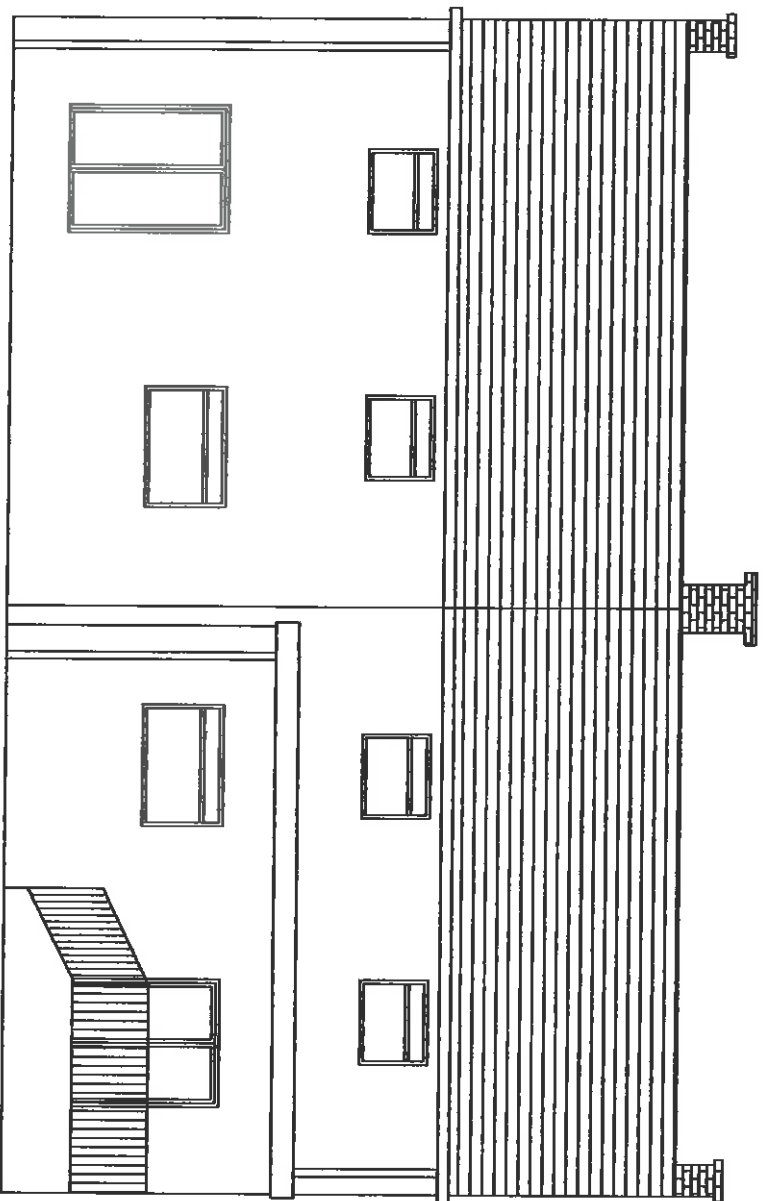


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**Existing
rear
elevation**

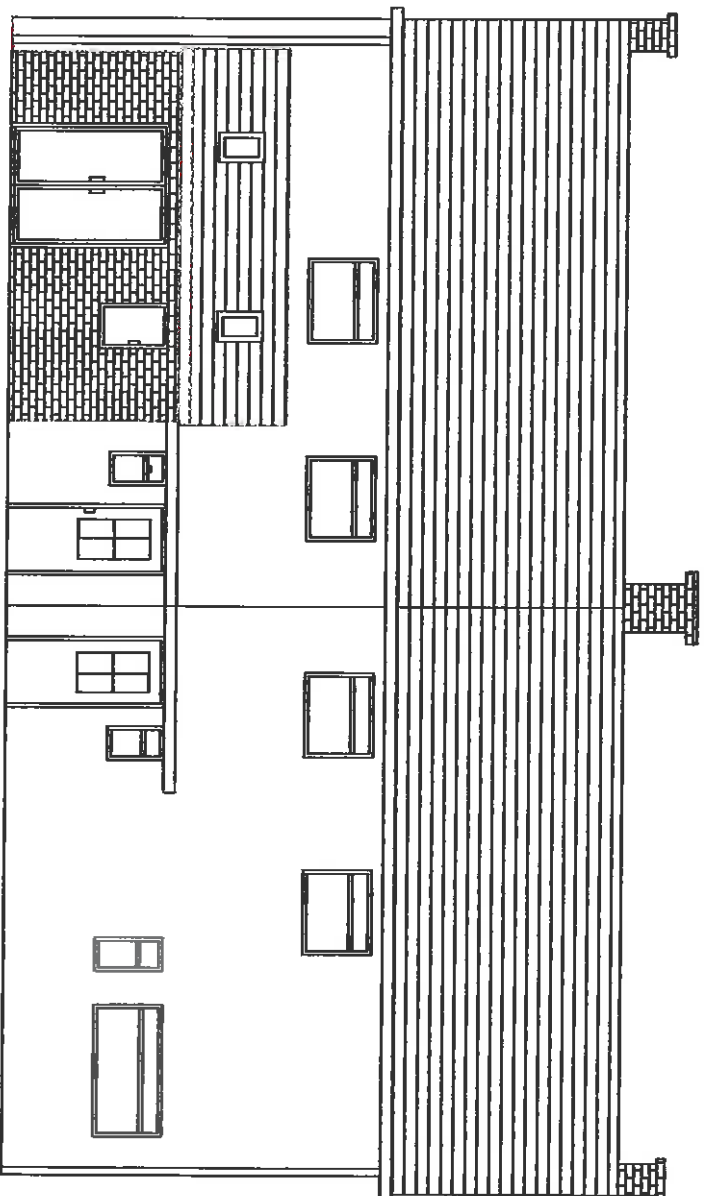


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**Proposed
front
elevation**

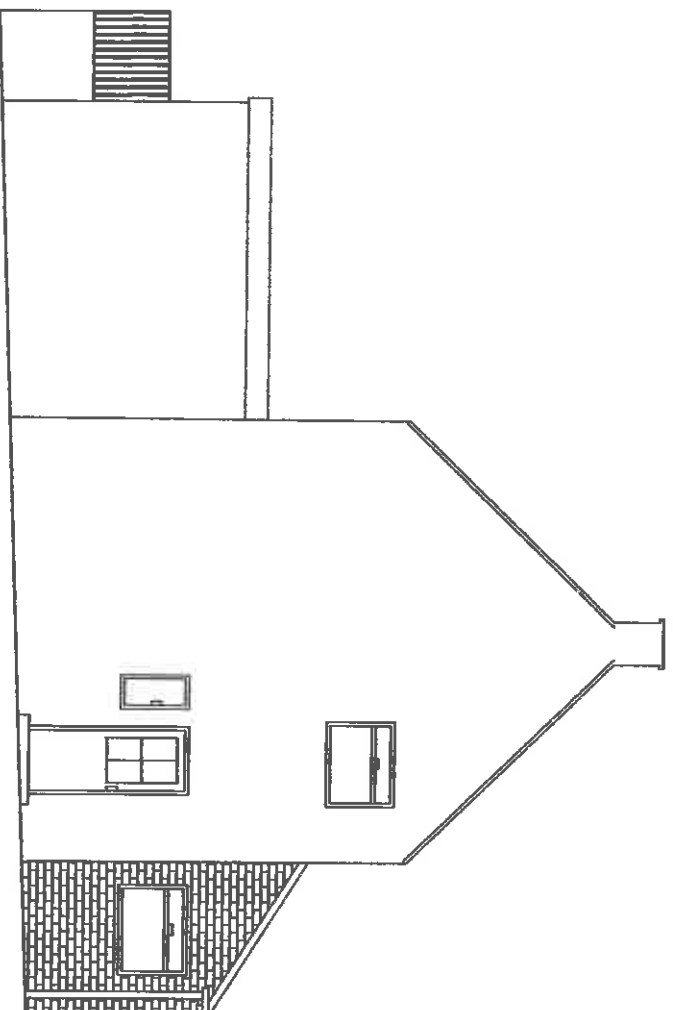


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**Proposed
south
elevation**

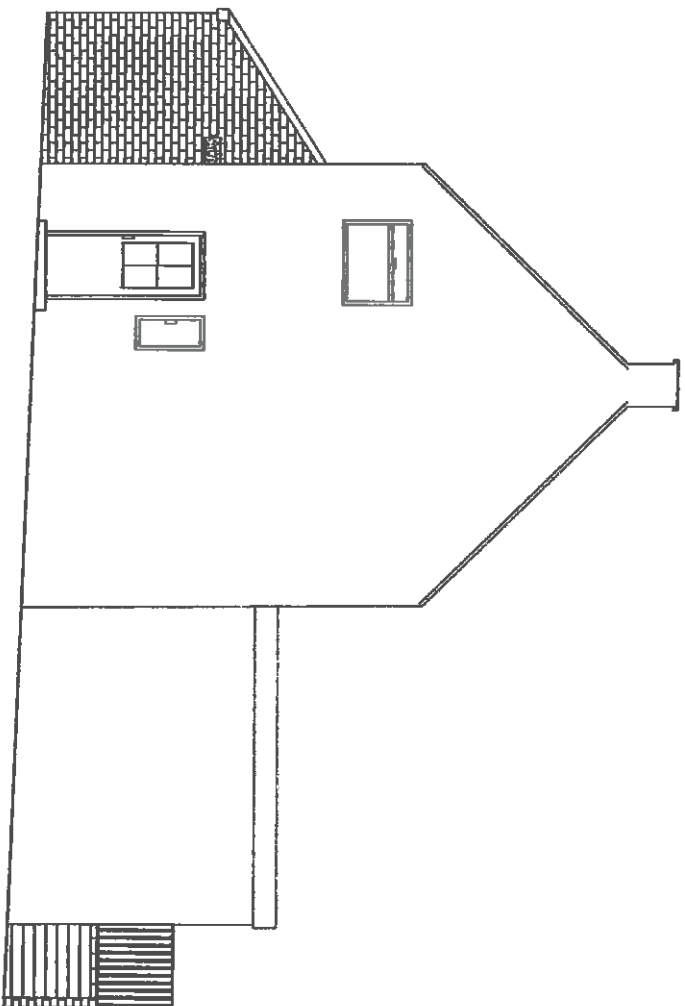


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**Proposed
north
elevation**



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Shared Outbuilding

Proposed single storey extension to front of dwelling to accommodate for elderly relative

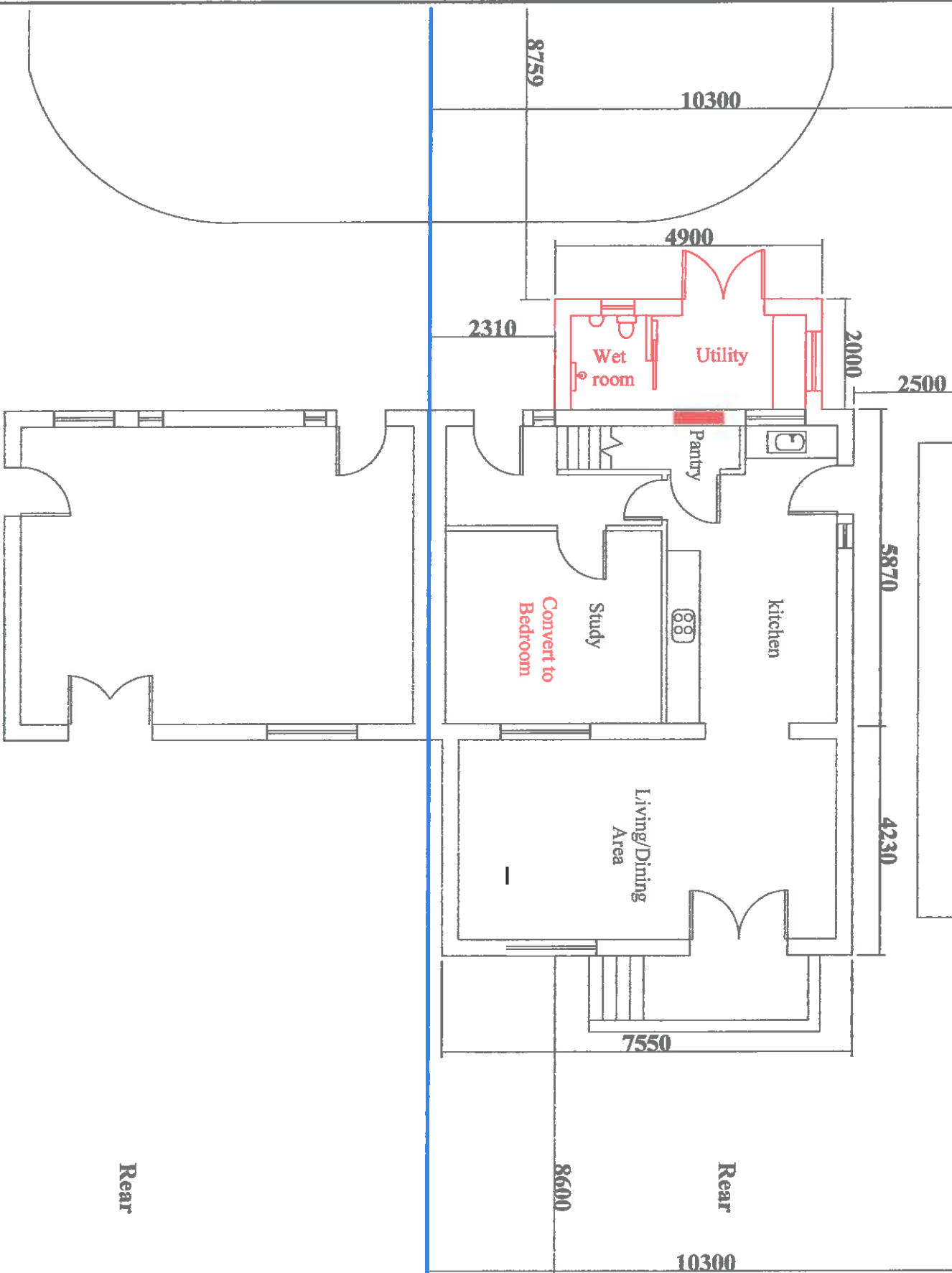
All materials to match existing

Max height of eaves 3.5m

Plot boundary

Outline drawing

Proposed

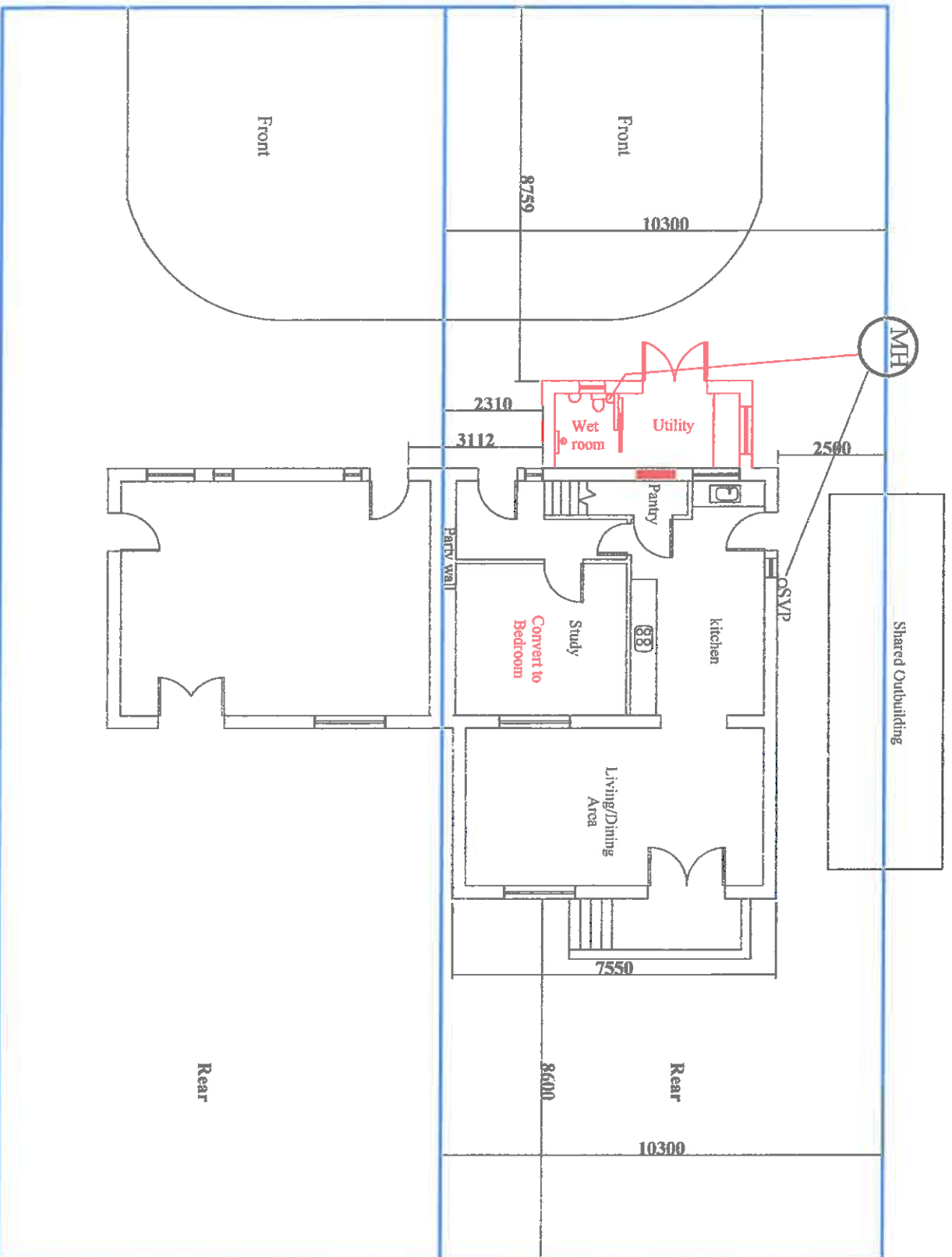


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Site Layout



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General: all work to be carried out in strict accordance with Building Regulations and British Standard Codes of Practice. All new timber to be treated with recommended fungicide and insect repellent to satisfaction of local building inspector. No projections over boundary.

Foundations: Foundations to be concrete strip min. 225x600mm. Depth to be determined on site and agreed with building inspector.

D.p.c's: D.p.c's positioned min. 150mm above ground level. D.p.c weathercheck to all new window and external door openings. D.p.c cavity tray required over all lintels. Mastie pointing to reveals.

Lintels: 'Catic' or equal approved steel galvanised lintels over door and window openings to manufacturers recommendations.

External Walls: 100mm thick brickwork to match existing outer leaf to local authority approval. 100mm cavity, 50mm thick celotex double-GA2000 wall insulation, 100mm thick blockwork to inner leaf. Construction to give min. 0.28W/m²k. Stainless steel wall ties positioned at 450mm centres vertically, 750mm horizontally and at every block course at reveals.

Ground floor: 100mm thick concrete re-inforced slab on 150mm thick kingspan Kooltherm k3 on Visqueen 2000g d.p.m on 50mm thick sand blinding on 150mm thick well consolidated hardcore.

Roof: slate roof tiles to match existing fixed to 38 x 25mm battens to manufacturer recommendations on Kingspan Nilvent breathable membrane on 47x175mm truss rafters. 100x75mm wall plate fixed at 600mm centres.

Glazing: Glazing within critical locations as defined in Part N of building regulations i.e. within 800mm from floor level or 1500mm in doors to 300mm either side to be laminated or toughened glass to B.S. 6206 and suitably kite marked.

Ventilation: Background ventilation to habitable room to be min. 8000mm² (trickle vents in window heads). Windows to have min. opening lights 1/20th floor area.

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