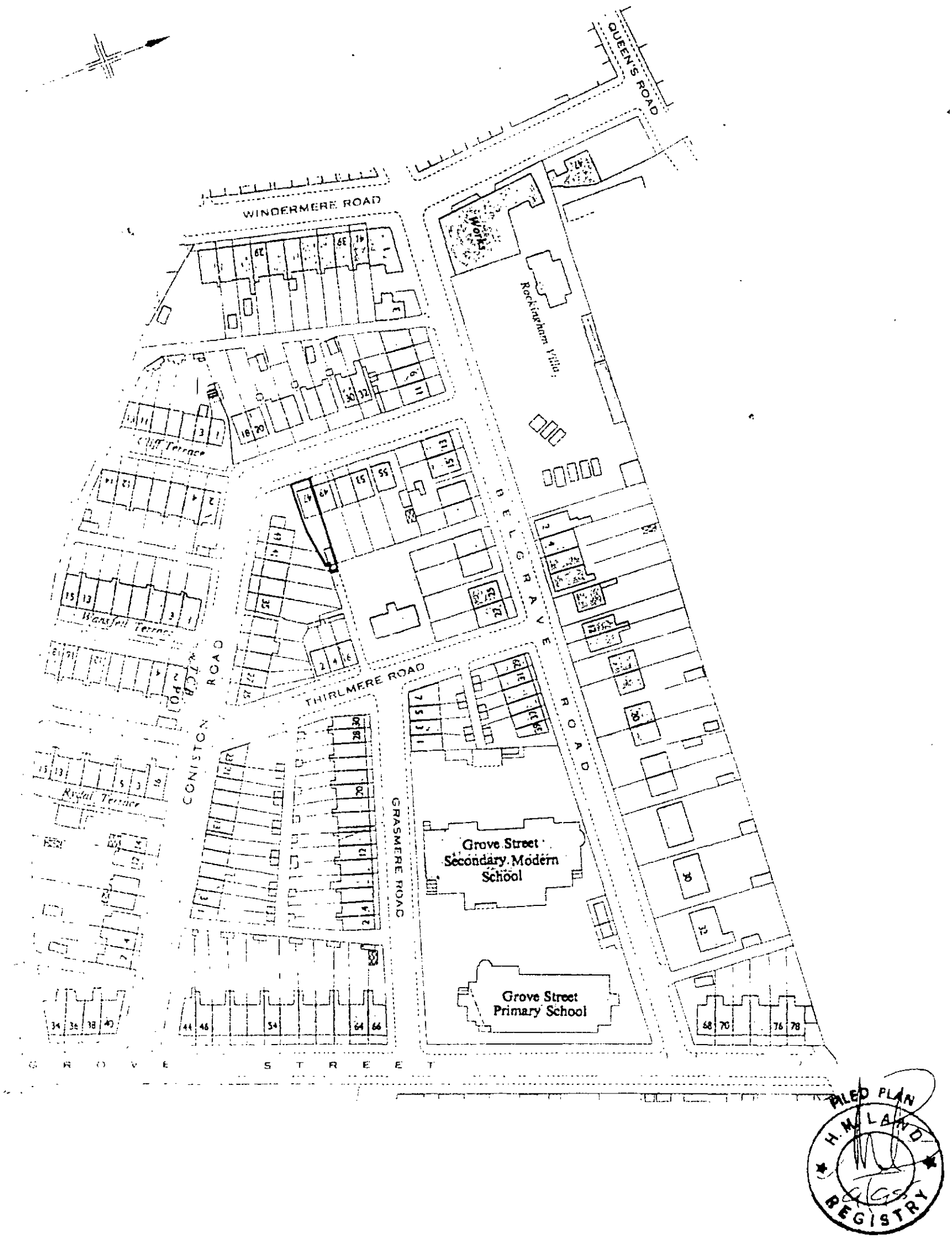
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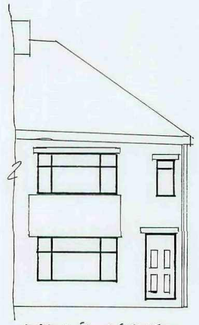
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SYK 360170			
ORDNANCE SURVEY PLAN REFERENCE	COUNTY	SHEET	NATIONAL GRID	SECTION
	SOUTH YORKSHIRE		SE 3506	B

Scale: 1:1250 BARNSLEY DISTRICT © Crown copyright 1970.

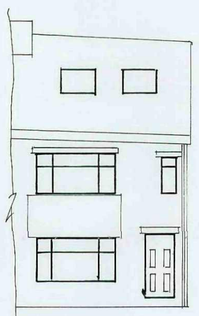


FILED PLAN
H.M. LAND REGISTRY

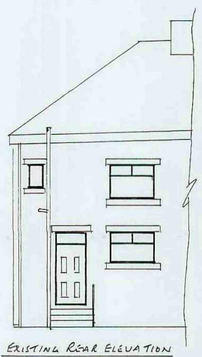
This title plan shows the general position of the boundaries; it does not show the exact line of the boundaries. Measurements scaled from this plan may not match measurements between the same points on the ground.
For more information see Land Registry Public Guide 7 - *Title Plans*.
This official copy shows the state of the title plan on **11 November 2005** at **11:43:23**. It may be subject to distortions in scale.
Under s.67 of the Land Registration Act 2002, this copy is admissable in evidence to the same extent as the original.
Issued on 11 November 2005.
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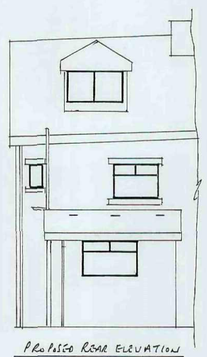
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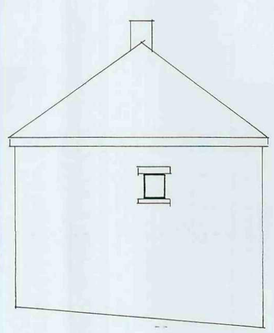
PROPOSED FRONT ELEVATION



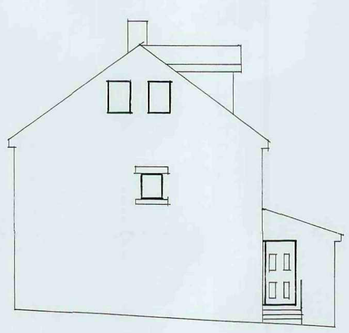
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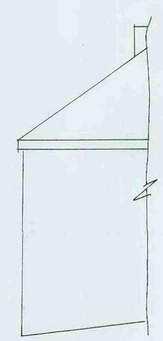
PROPOSED REAR ELEVATION



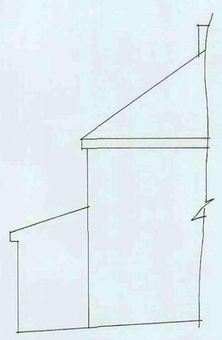
EXISTING SIDE ELEVATION



PROPOSED SIDE ELEVATION

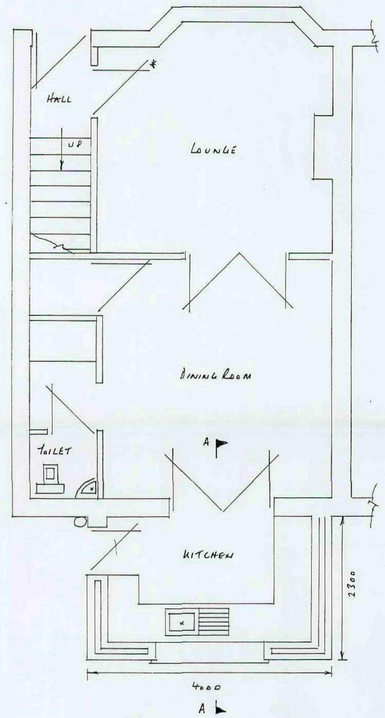


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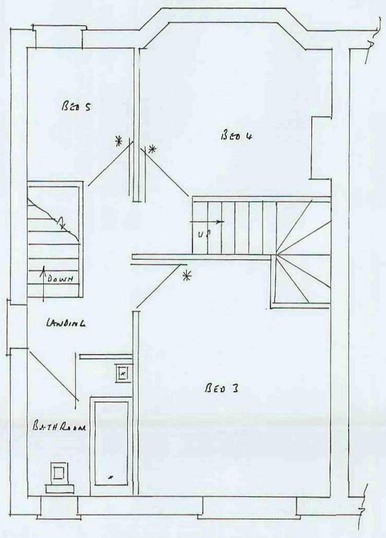


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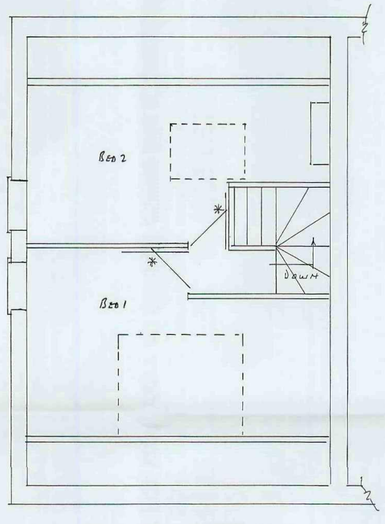
ELEVATIONS SCALE 1:100



PROPOSED GROUND FLOOR PLAN

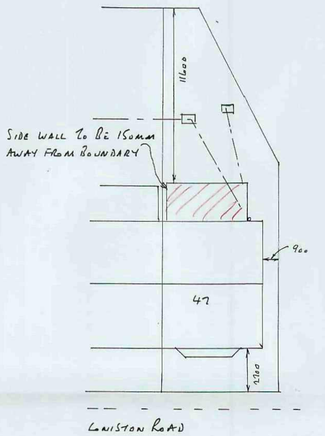


PROPOSED FIRST FLOOR PLAN



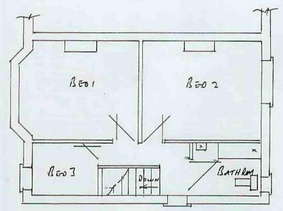
PROPOSED SECOND FLOOR PLAN

PROPOSED PLANS SCALE 1:50



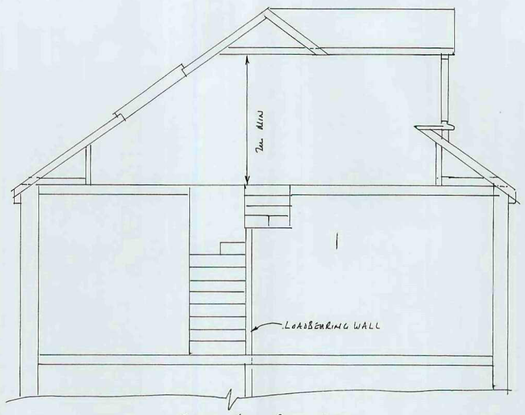
LONSTON ROAD

SITE PLAN SCALE 1:200

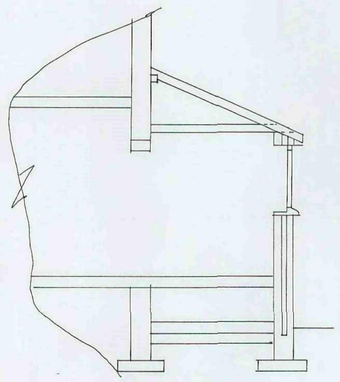


EXISTING FIRST FLOOR PLAN

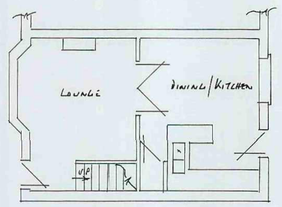
EXISTING PLANS SCALE 1:100



SECTION THRU SCALE 1:50



SECTION THRU A-A SCALE 1:50



EXISTING GROUND FLOOR PLAN

FOUNDATIONS

- 600 x 150 mm LONG STRIP DEPTH 750mm SUBJECT TO LA APPROVAL

WALLS

- TRENCH BLOCKS BELOW GROUND LEVEL
- BRICKWORK TO MATCH EXISTING
- 100mm LWT LOAD BLOCKS
- 100mm CAVITY FILLED WITH DRITHERM INSULATION BATTS
- HORIZONTAL DPC 150mm ABOVE G.L. 150mm DPC TO REVEALS & LINTELS INSULATED
- STAINLESS STEEL TIES WIRES RAKED 750mm HORIZONTALLY 450mm VERTICALLY & 225mm TO REVEALS
- C.C. 90/100 LINTELS OVER ALL EXTERNAL OPENINGS WITH DPC ABRANOCH & WEEP HOLES EVERY 900mm END BEARINGS TO BE 150mm MIN
- NEW WALLS TIED TO EXISTING WITH TOOTHING & STAINLESS TIES EVERY 225mm & MAINTAINING A CONTINUOUS CAVITY

FLOOR TO EXTENSION

- 100mm HARDCORE
- 100 mm OVERSITE FINISHED ABOVE G.L. LEAVING 150 mm GAP TO JOISTS
- 215 x 100 mm AIRBRICKS & LINERS AT 2m CENTRES WITH DPC APRON OVER
- 150 x 50 mm JOISTS AT 400mm CENTRES WITH 100mm FLOORING GRADE INSULATION BETWEEN JOISTS ON NETTON OR SIMILIAR
- 18mm T+G BOARDING

ROOF & LOFT.

- 170 x 75mm JOISTS AT 400mm CENTRES
- 10mm INSULATION BETWEEN CEILING 10 KG m²
- 18mm T+G BOARDING • BUILT TO GABLE SAME SPEC AS WALLS
- 150mm INSULATION BETWEEN JOISTS & 100mm LAID OVER AT 90° TO ROOF SPACE
- SLOOTHING WALLS TO HAVE INSULATION 10KG/m²
- 100 x 50mm RAFTERS AT 400 mm CENTRES • 170 x 25mm RIDGE BOARD
- WALLS IN FIRE ESCAPE CORRIDOR TO HAVE ½ HR FIRE RESISTANCE
- 90mm KINGSPAN K7 INSULATION BETWEEN RAFTERS & 325mm KOOLTHERM ACROSS FACE
- TRIPLE BATTENS TO SUPPORT VELUX WINDOWS
- REINFORCED BITUMEN ROOFING FELT • 38 x 24mm TILE BATTENS
- ROOF TILES TO MATCH EXISTING & TILE VENTS EVERY 3m
- 200 x 25mm FASCIA
- 6mm EXTERIOR PLY SOFFIT & 25mm CONTINUOUS FLY PROOF MESH

DORMER

- 100 x 75mm VERTICAL UPRIGHT • 2 NO 150 x 50mm TIMBER HEADS BOLTED TOGETHER OVER WINDOWS • 150 x 50mm JOISTS AT 400 mm CENTRES
- 100 x 50mm RAFTERS AT 400mm CENTRES • 175 x 25mm RIDGE BOARD
- 200 x 25mm FASCIA • 6mm EXTERIOR PLY SOFFIT WITH 25mm CONT. FLY PROOF MESH • 100 mm KINGSPAN TO DORMER ELEVATIONS • REINFORCED BITUMEN ROOFING FELT • 38 x 25mm TILE BATTENS • ROOF TILES TO MATCH EXISTING • 250mm INSULATION TO ROOF SPACE

ROOF TO EXTENSION

- 100 x 50mm WALL PLATE
- 100 x 75mm WALL PLATE RAWL BOLTED TO EXISTING TO SUPPORT RAFTERS
- 125 x 50 CEILING JOISTS AT 600mm CENTRES
- 100 x 50mm RAFTERS AT 400mm CENTRES
- 1m HOLDING DOWN STRAPS EVERY 3 RAFTERS
- 1m STAINLESS STEEL LATERAL RESTRAINT STRAPS TO HORIZONTAL & UPS EVERY 1.5m WITH NOGGINS TO SUPPORT
- 200 x 25mm FASCIA
- 6mm EXTERIOR PLY SOFFIT WITH 25mm CONT. FLY PROOF MESH
- REINFORCED BITUMEN ROOFING FELT • 38 x 25mm TILE BATTENS
- ROOF TILES TO MATCH EXISTING & 3 NO. TILE VENTS
- 100 MM INSULATION BETWEEN JOISTS & 150mm LAID OVER AT 90°
- CODE 5 LEAD FLASHING

DRAINS

- 100 mm RWG & 65mm RWP TO MATCH EXISTING
- RWG TO MAIN ROOF AS EXISTING
- RWG TO EXISTING TO DISCHARGE DOWN RWP & CONNECT SW DRAIN OR TO A SOAKAWAY 5m AWAY FROM BUILDING & 1m³ BELOW INVERT
- FOUL FROM KITCHEN TO CONNECT TO EXISTING STUB.
- FOUNDATIONS TO GO BELOW EXISTING DRAIN & DRAIN TO BE BRIDGED OVER WITH STANLITE LINTELS LEAVING 50mm GAP AROUND

GENERAL

- NEW DOORS & WINDOWS TO MATCH EXISTING & TO HAVE TRICKLE VENTS 8000mm² TO BE PILKINGTON K GLASS WITH A 16mm AIR GAP & SOFT LOW E COATING U VALUE TO BE 1.8 • DOOR TO HAVE TOUGHENED GLASS • WINDOWS TO HAVE 5% OF FLOOR AREA OPENING LIGHTS
- KITCHEN TO HAVE FAN EXTRACTING 60 L SEC TOILET TO HAVE FAN EXTRACTING 15 L SEC & BOTH CONTROLLED BY AN INDEPENDENT SWITCH
- ALL ELECTRICAL WORK TO MEET REQUIREMENTS OF PART P ELECTRICAL SAFETY & MUST BE DESIGNED INSTALLED INSPECTED & TESTED BY A COMPETENT PERSON REGISTERED UNDER THE COMPETENT PERSON SCHEME. A COPY OF THE BUILDING REGS SELF CERTIFICATE IS TO BE GIVEN TO THE LA ON COMPLETION OF THE WORK
- PROVIDE MAINS WIRED SMOKE ALARMS WITH BATTERY BACK UP TO CIRCULATION AREAS ON EVERY FLOOR
- HEATING ALTERATIONS TO BE DONE BY A GAS SAFE ENGINEER
- TRVS REQ. FOR EXTENSION TO HEATING SYSTEM
- CALCS TO BE PROVIDED FOR RSJ PURLINS TO ROOF
- * INDICATES ½ HR FIRE DOORS
- NEW LIT UP TO GABLE END TO HAVE 1m LATERAL RESTRAINT STRAPS TO HORIZONTAL & SLOPES EVERY 1.5m WITH NOGGINS TO SUPPORT

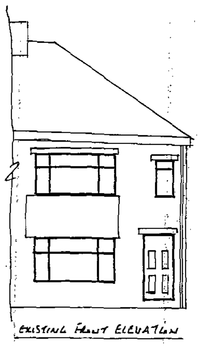
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16 MAR 2018
COMMUNITY SERVICES

PROPOSED LOFT CONVERSION & SINGLE STOREY REAR EXTENSION AT

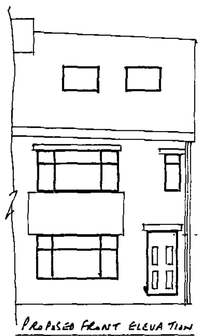
47 LONSTON ROAD

OAKWELL

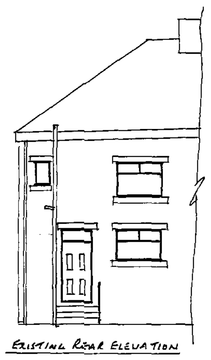
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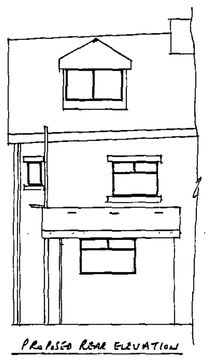
EXISTING FRONT ELEVATION



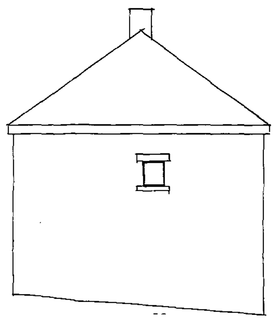
PROPOSED FRONT ELEVATION



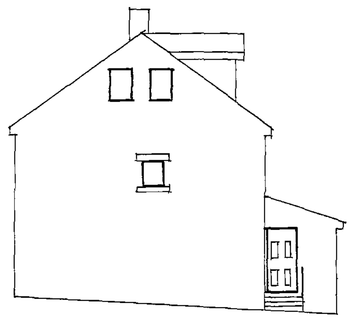
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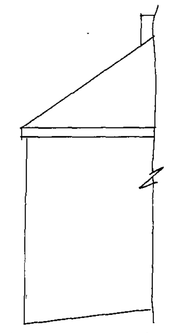
PROPOSED REAR ELEVATION



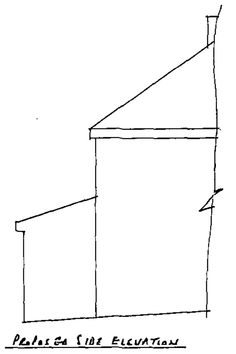
EXISTING SIDE ELEVATION



PROPOSED SIDE ELEVATION

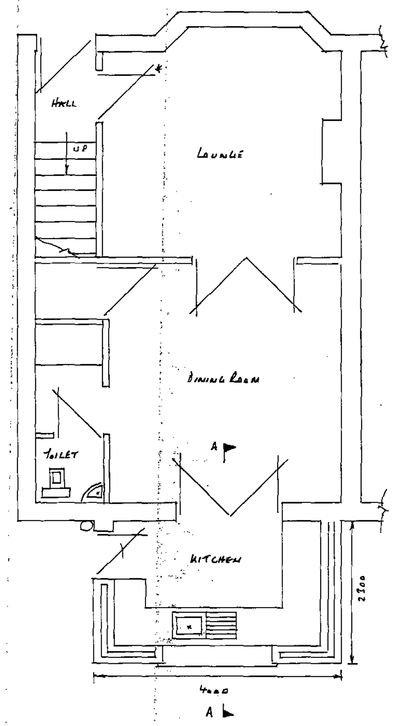


EXISTING SIDE ELEVATION

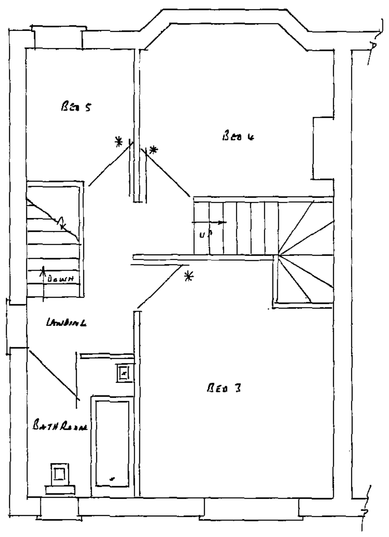


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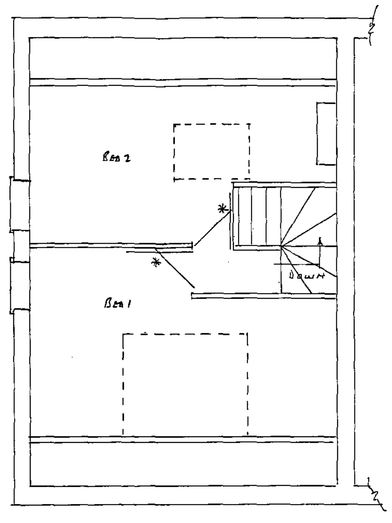
ELEVATIONS SCALE 1:100



PROPOSED GROUND FLOOR PLAN

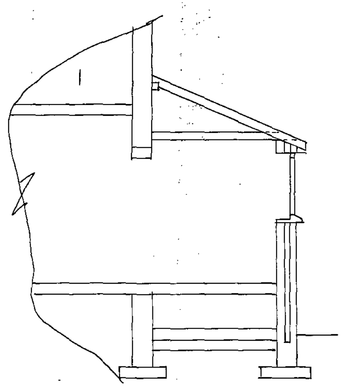


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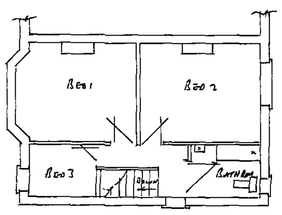


PROPOSED SECOND FLOOR PLAN

PROPOSED PLANS SCALE 1:50

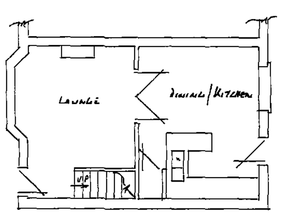


SECTION THRU A-A SCALE 1:50

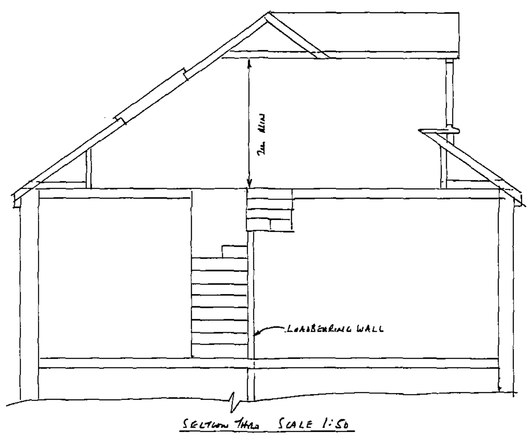


EXISTING FIRST FLOOR PLAN

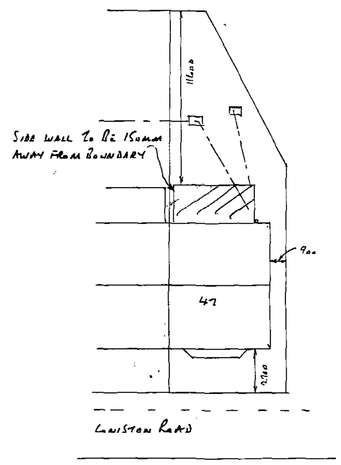
EXISTING PLANS SCALE 1:100



EXISTING GROUND FLOOR PLAN



SECTION THRU SCALE 1:50



SITE PLAN SCALE 1:200

FOUNDATIONS

- 600 × 150 mm LONG STRIP DEPT 750mm SUBJECT TO LA APPROVAL

WALLS

- TRENCH BLOCKS BELOW GROUND LEVEL
- BRICKWORK TO MATCH EXISTING
- 100mm LWT LOAD BLOCKS
- 102mm CAVITY FILLED WITH DRITHERM INSULATION BATTS
- HORIZONTAL DPC 150mm ABOVE G.L. 150mm DPC TO REVEALS & REVEALS INSULATED
- STAINLESS STEEL TIES/WIRES AT 450 mm HORIZONTALLY 450mm VERTICALLY & 225mm TO REVEALS
- C.C. 90/100 LINTELS OVER ALL EXTERNAL OPENINGS WITH DPC ABOVE & WEEP HOLES EVERY 900mm END BEARINGS TO BE 150mm MIN
- NEW WALLS TIED TO EXISTING WITH 4 NO TANGLE 4" SCREW IN" TIES EVERY 225mm & MAINTAINING A CONTINUOUS CAVITY

FLOOR TO EXTENSION

- 100mm HARDCORE
- 100 mm CONCRETE FINISHED ABOVE G.L. LEAVING 150 mm GAP TO JOISTS
- 215 × 100 mm ARMATURES & LINERS AT 2m CENTRES WITH DPC ARMOUND
- 150 × 50 mm JOISTS AT 400mm CENTRES WITH 100mm FLOORING GRADE INSULATION BETWEEN JOISTS ON NETTON OR SIMILIAR
- 18mm T+G BOARDING

ROOF & LOFT.

- 170 × 75mm JOISTS AT 400mm CENTRES
- 10mm INSULATION BETWEEN CEILING 10 KG m²
- 18mm T+G BOARDING • BULK TO CABLE STAIR CASE AS WALLS
- 150mm INSULATION BETWEEN JOISTS + 100mm LOAD OVER AT 90° TO LOFT SPACE
- SEPARATING WALLS TO HAVE INSULATION 10 KG/m²
- 100 × 50mm RAFTERS AT 400 mm CENTRES • 170 × 25mm RIDGE BOARD
- WALLS IN FIRE ESCAPE CORRIDOR TO HAVE ½ HR FIRE RESISTANCE
- 90mm KINGSPAN K7 INSULATION BETWEEN RAFTERS + 325mm KOOL THERM ACROSS FACE
- TRIPLE BATTENS TO SUPPORT VELUX WINDOWS
- REINFORCED BITUMEN ROOFING FELT • 38 × 25mm TILE BATTENS
- LOFT TILES TO MATCH EXISTING + TILE VENTS EVERY 2m
- 200 × 25mm FASCIA
- 6mm EXTERIOR PLY SOFFIT + 25mm CONTINUOUS FLY PROOF MESH

DORMER

- 100 × 75mm VERTICAL UPRIGHT • 2200 150 × 50mm TIMBER HEADS BOLTED TOGETHER OVER WINDOWS • 150 × 50 mm JOISTS AT 400 mm CENTRES
- 100 × 50 mm RAFTERS AT 400mm CENTRES • 175 × 25mm RIDGE BOARD
- 200 × 25mm FASCIA • 6mm EXTERIOR PLY SOFFIT WITH 25mm CONT. FLY PROOF MESH • 100 mm KINGSPAN TO DORMER ELEVATIONS • REINFORCED BITUMEN ROOFING FELT • 38 × 25mm TILE BATTENS • ROOF TILES TO MATCH EXISTING • 250 mm INSULATION TO ROOF SPACE

ROOF TO EXTENSION

- 100 × 50mm WALL PLATE
- 100 × 75mm WALL PLATE RAWL BOLTED TO EXISTING TO SUPPORT RAFTERS
- 125 × 50 CEILING JOISTS AT 400mm CENTRES
- 100 × 50 mm RAFTERS AT 400mm CENTRES
- 1m HOLDING DOWN STRAPS EVERY 3 RAFTERS
- 1m STAINLESS STEEL LATERAL RESTRAINT STRAPS TO HORIZONTAL & VTUPS EVERY 1.5m WITH NOGGINS TO SUPPORT
- 200 × 26mm FASCIA
- 6mm EXTERIOR PLY SOFFIT WITH 25mm CONT. FLY PROOF MESH
- REINFORCED BITUMEN ROOFING FELT • 38 × 25mm TILE BATTENS
- ROOF TILES TO MATCH EXISTING + 3 No. TILE VENTS
- 100 mm INSULATION BETWEEN JOISTS + 150mm LOAD OVER AT 90°
- LEAD & LEAD FLASHING

DRAINS

- 100 mm RWG & 65mm RWP TO MATCH EXISTING
- RWG TO MAIN ROOF AS EXISTING
- RWG TO EXISTING TO DISCHARGE DOWN RWP & CONNECT SW DRAIN OR TO A SOAKAWAY 5m AWAY FROM BUILDING & 1m³ BELOW INVERT
- FOUL FROM KITCHEN TO CONNECT TO EXISTING S+VP.
- FOUNDATIONS TO GO BELOW EXISTING DRAIN & DRAIN TO BE BRIDGED OVER WITH STANLITE LINTELS LEAVING 50mm CLR GROUND

GENERAL

- NEW DOORS & WINDOWS TO MATCH EXISTING & TO HAVE TRICKLE VENTS 8000mm² TO BE PILKINGTON K GLASS WITH A 16mm AIR GAP & SOFT LOW E COATING. U VALUE TO BE 1.8 • DOOR TO HAVE TOUGHENED GLASS • WINDOWS TO HAVE 5% OF FLOOR AREA OPENING LIGHTS
- KITCHEN TO HAVE FAN EXTRACTING 60 L SEC TOILET TO HAVE FAN EXTRACTING 15 L SEC & BOTH CONTROLLED BY AN INDEPENDENT SWITCH
- ALL ELECTRICAL WORK TO MEET REQUIREMENTS OF PART P ELECTRICAL SAFETY & MUST BE DESIGNED INSTALLED INSPECTED & TESTED BY A COMPETENT PERSON REGISTERED UNDER THE COMPETENT PERSON SCHEME. A COPY OF THE BUILDING REGS SELF CERTIFICATE IS TO BE GIVEN TO THE LA ON COMPLETION OF THE WORK
- PROVIDE MAINS WIRED SMOKE ALARMS WITH BATTERY BACK UP TO CIRCULATION AREAS ON EVERY FLOOR
- HEATING ALTERATIONS TO BE DONE BY A GAS SAFE ENGINEER
- TRVS R.O.D. FOR EXTENSION TO HEATING SYSTEM
- CALCS TO BE PROVIDE FOR RSJ PURLINS TO ROOF
- * INDICATES ½ HR FIRE DOORS
- NEW LINTOP TO CABLE LENGTH TO HAVE 1m LATERAL RESTRAINT STRAPS TO HORIZONTAL & SLOPES EVERY 1.5m WITH NOGGINS TO SUPPORT

PROPOSED LOFT CONVERSION & SINGLE STOREY REAR EXTENSION AT

47 LANISTON ROAD

BAKEWELL

RECEIVED
16 MAR 2010