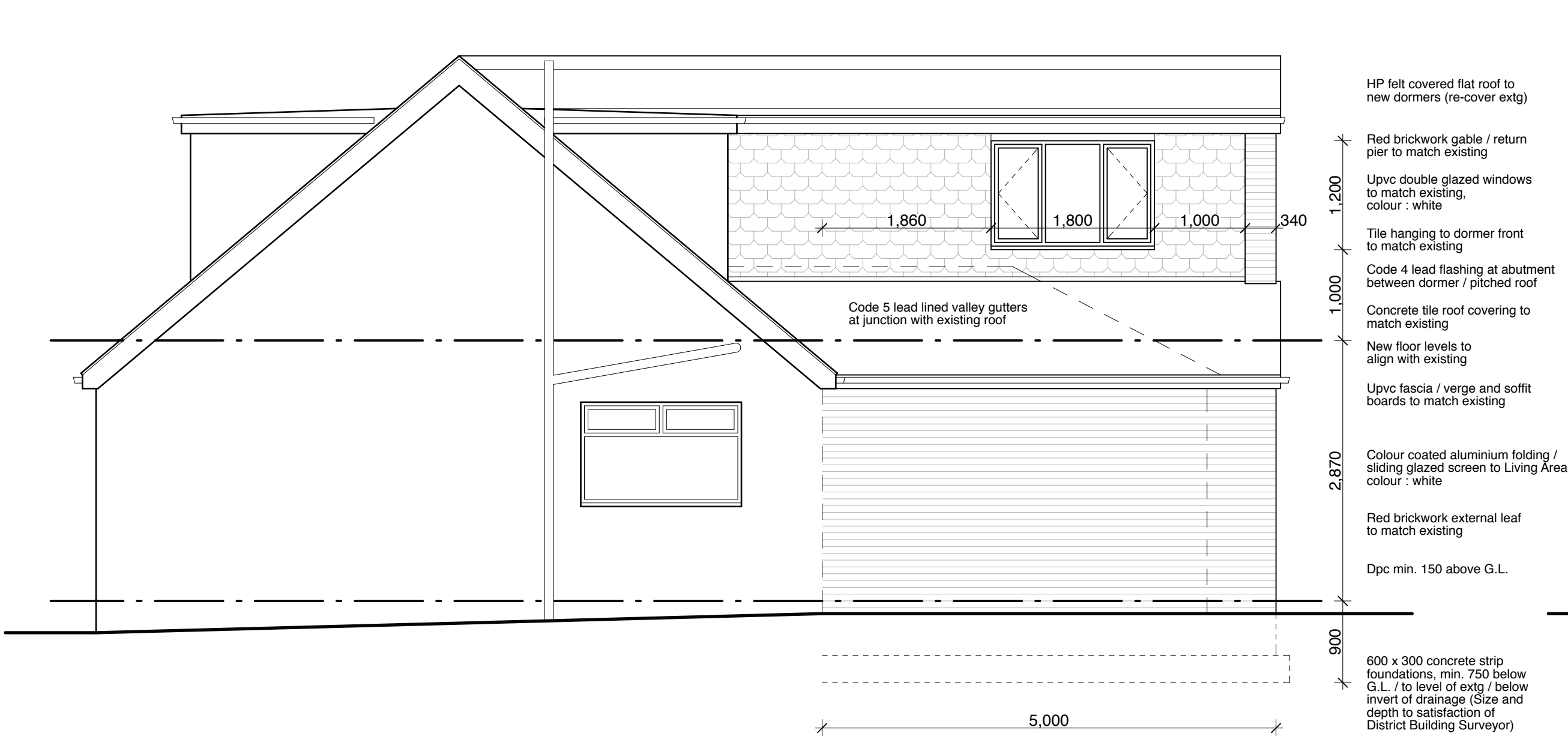
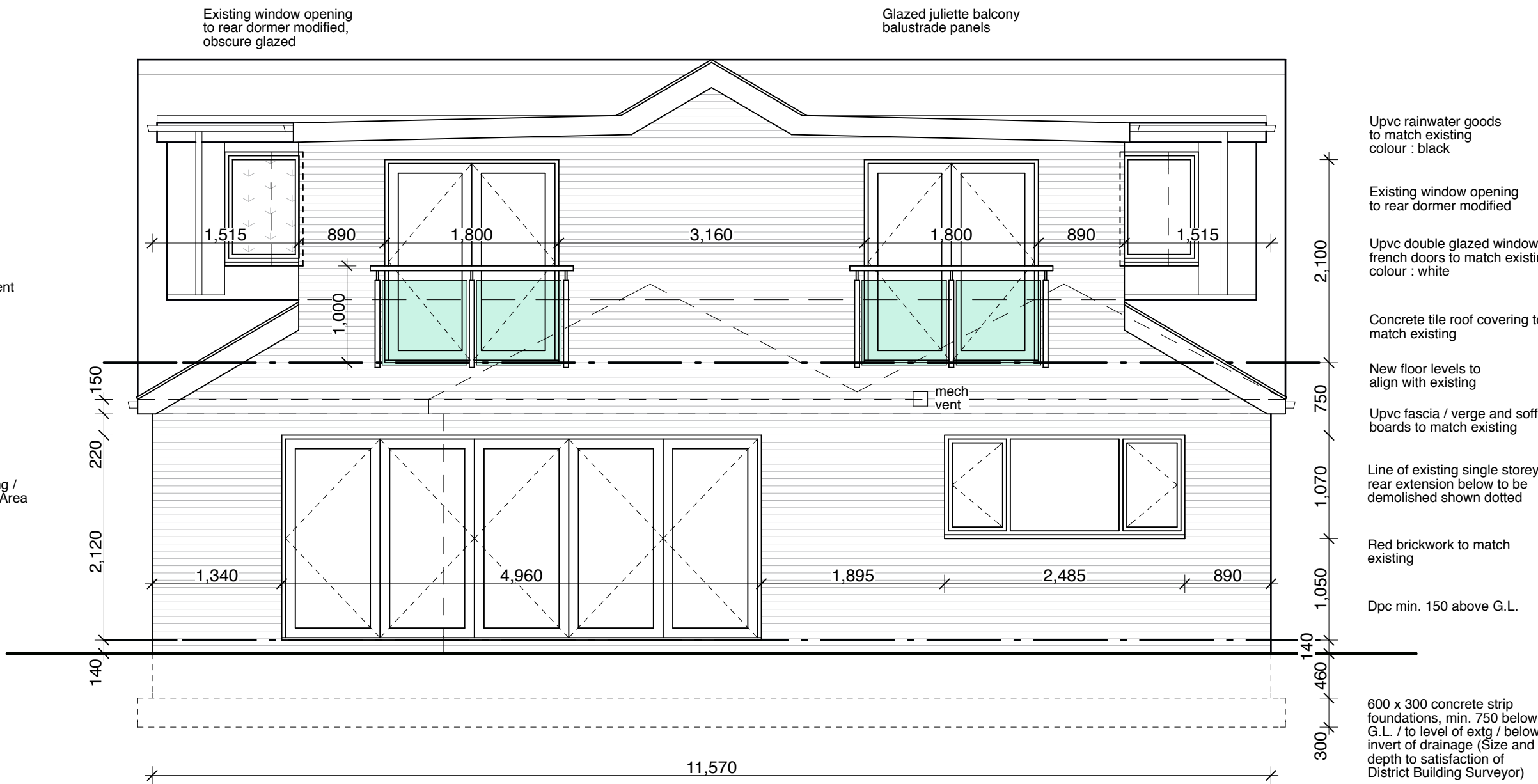
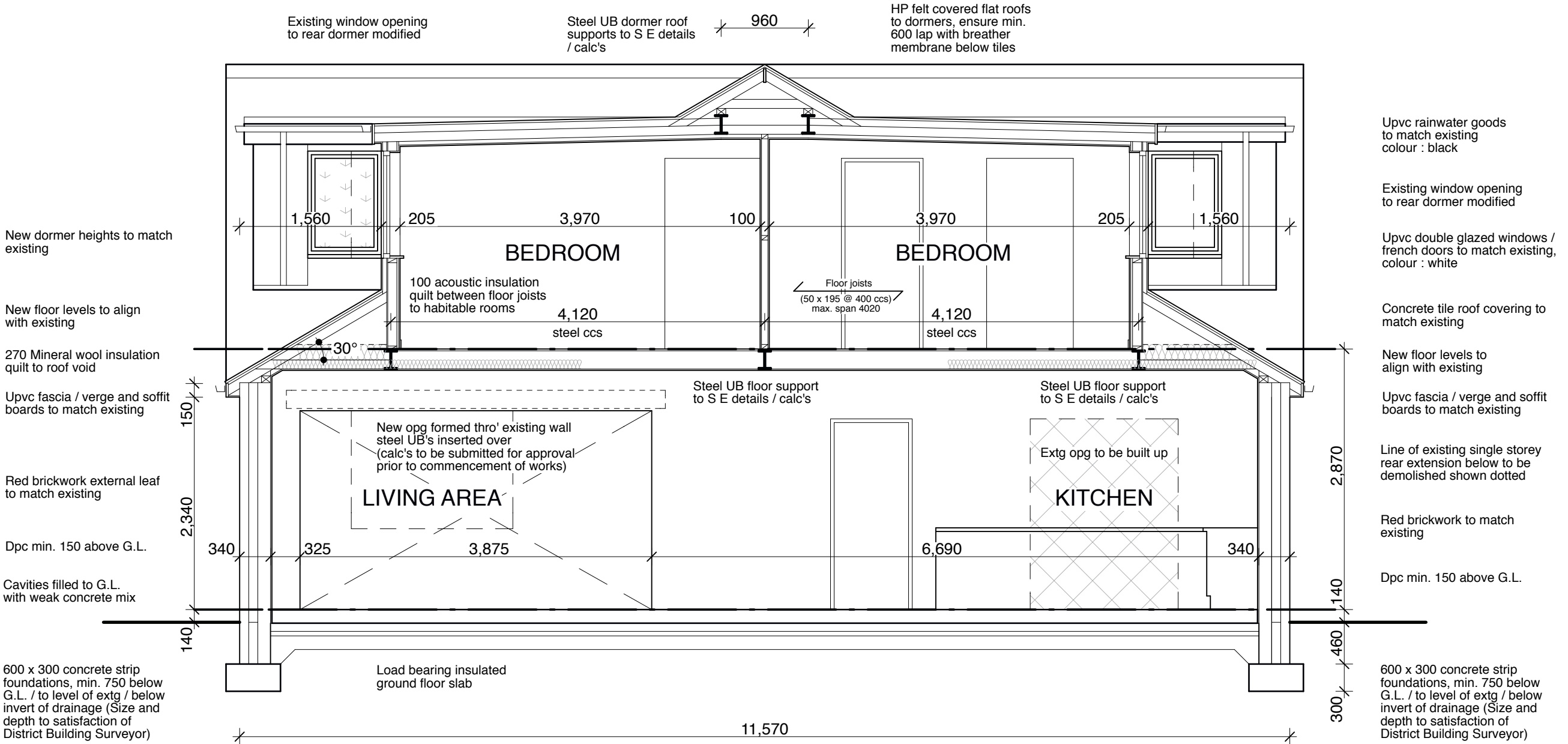




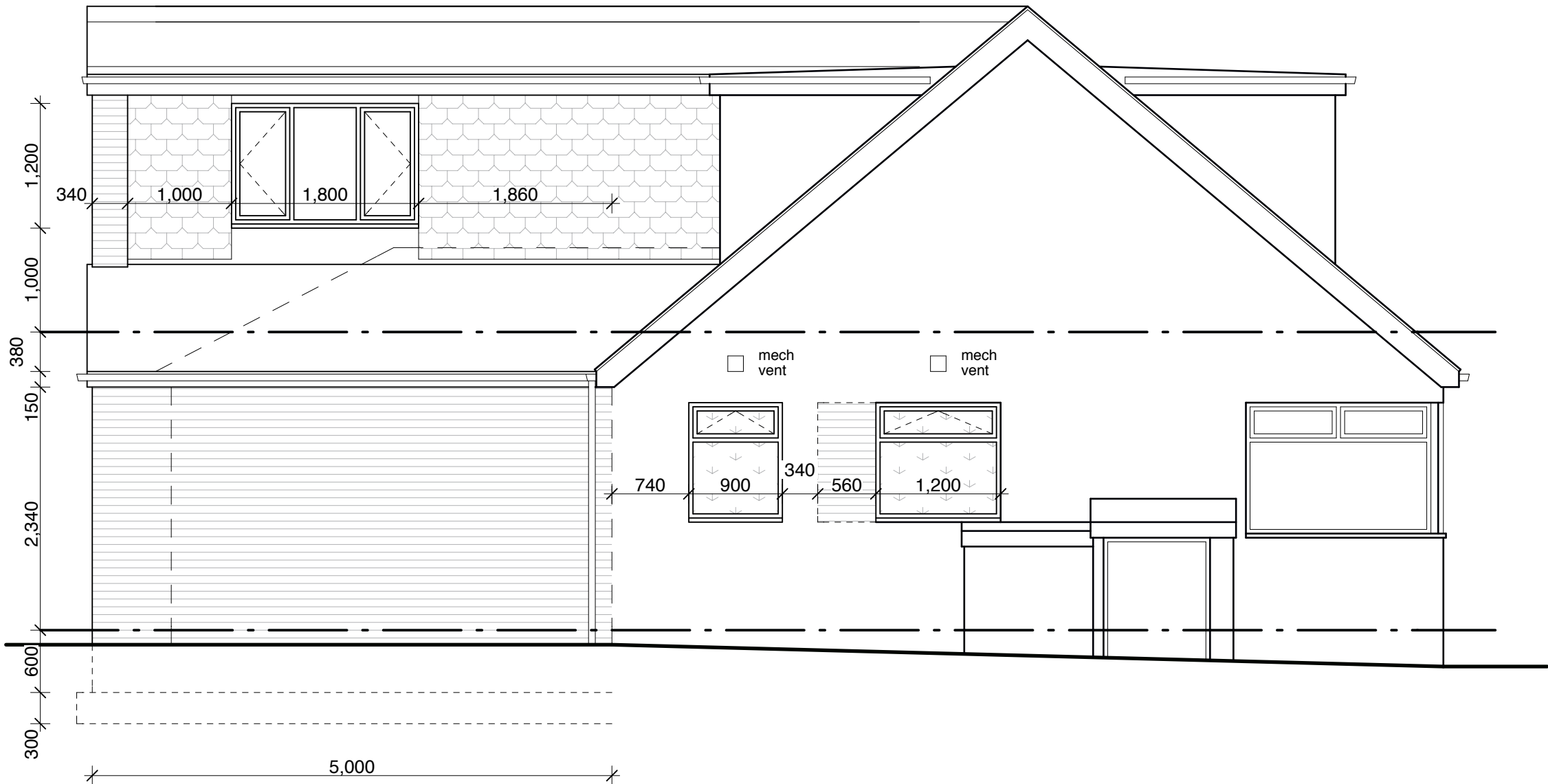
PROPOSED SIDE ELEVATION



PROPOSED REAR ELEVATION



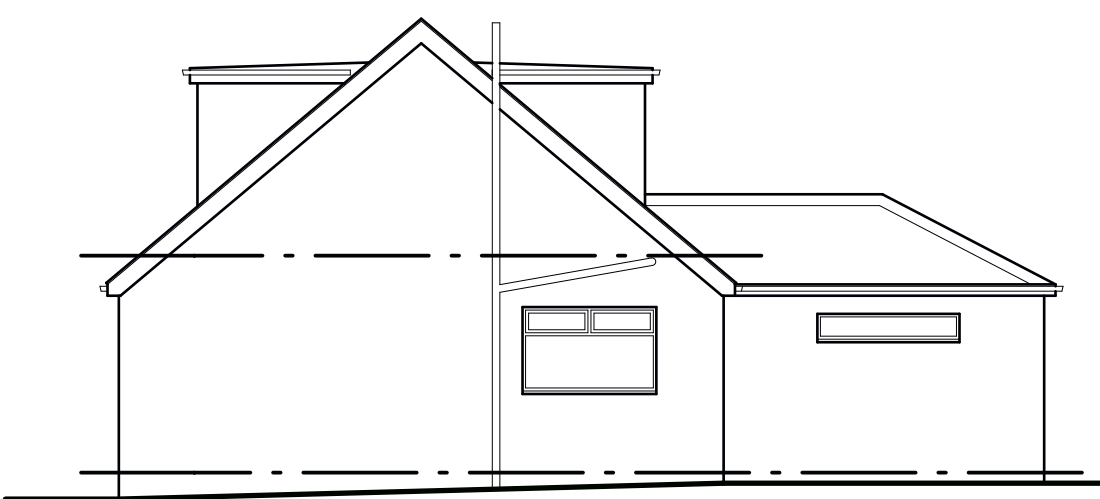
PROPOSED CROSS SECTION



PROPOSED SIDE ELEVATION



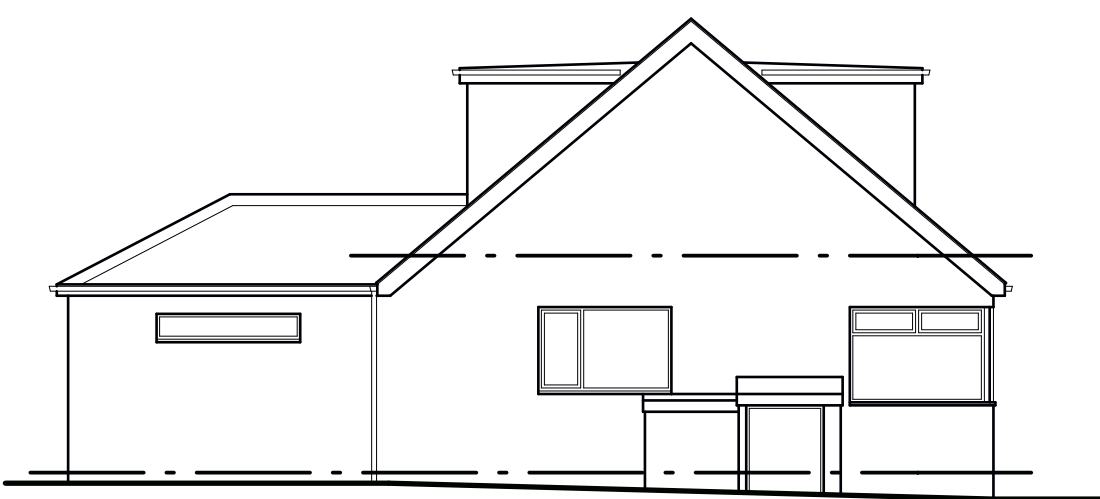
EXISTING FRONT ELEVATION



EXISTING SIDE ELEVATION



EXISTING REAR ELEVATION



EXISTING SIDE ELEVATION

FIRST FLOOR CONSTRUCTION

195 X 50mm SW FLOOR JOISTS (GRADE C24) AT MAXIMUM 450mm CENTRES. JOISTS TO BE DOUBLED UP BELOW STUD PARTITIONS, BUILT INTO WALLS MINIMUM 90mm OR SUPPORTED ON JOIST HANGERS FROM STEEL UB SUPPORTS. SEAL JOISTS WHERE BUILT IN TO MAINTAIN AIR TIGHTNESS.

22mm T & G FLOORING GRADE CHIPBOARD OVER.

12.5mm PLASTERBOARD AND SKIM CEILING WITH SCIM CLOTH AT ALL JOINTS. MINIMUM DENSITY 10 kg/m3.

GMS RESTRAINT STRIPS AT MAX. 2000mm CENTRES PARALLEL TO JOISTS, EVERY 3RD JOIST WHEN PERPENDICULAR, TIED DOWN MIN. 450mm.

100mm ROCKWOOL ACOUSTIC INSULATION QUILT BETWEEN JOISTS TO HABITABLE ROOMS.

ABOVE GROUND DRAINAGE

NEW 100mm DIA SVP TO EN-SUITE AT FIRST FLOOR LEVEL.

NEW 100mm DIA STUB WITH AIR ADMITTANCE VALVE TO SHOWER / UTILITY.

KITCHEN SINKS TO DISCHARGE TO BACK INLET GULLEYS.

WASTES : 100 DIA TO WC / 38 DIA TO SHOWER AND WASHING MACHINE POINT / 32 DIA TO WHB.

75mm DEEP SEAL BOTTLE TRAPS TO SHOWER & WHB.

ENSURE SVP TERMINATES MINIMUM 900mm ABOVE ANY OPENING LIGHT WITHIN 3000mm.

MECHANICAL INSTALLATION

ANY NEW BOILER TO HAVE MIN. 86% SEDBUK RATING. FLUE LOCATION TO BE FULLY IN ACCORDANCE WITH APPROVED DOCUMENT J OF THE BUILDING REGS.

ALL NEW RADIATORS TO BE FITTED WITH TRVS.

EXISTING CHIMNEYS / FLUE / GAS FIRE NOT EFFECTED BY THE WORKS.

DORMER CHEEK / FRONT CONSTRUCTION

TILE HANGING FIXED OVER

25 X 38mm TREATED SW BATTENS, OVER

25 X 38mm TREATED SW VERTICAL COUNTER BATTENS, ON

BREATHER MEMBRANE / BUILDING PAPER, ON

12mm MARINE GRADE PLYWOOD, OVER

100 X 50mm SW STUDS / FRAMING AT MAXIMUM 600mm CENTRES SUPPORTED OFF EXISTING EXTERNAL WALL / NEW DOUBLED UP 100 X 50mm RAFTERS BELOW.

100mm KINGSPAN KOOLTHERM K7 INSULATION OR EQUIVALENT BETWEEN FRAMING.

33mm KINGSPAN K18 INSULATED PLASTERBOARD AND SKIM FINISH TO INNER FACE

ALL ABOVE TO GIVE 'U'-VALUE NOT TO EXCEED 0.28 W/m2°C

CODE 4 LEAD SOAKERS AT JUNCTION WITH PITCHED ROOF.

DORMER FLAT ROOF CONSTRUCTION

WARM ROOF CONSTRUCTION TO COMPRISE:

BITUMEN EMBEDDED STONE CHIPPINGS TO A MINIMUM DEPTH OF 12.5mm, OVER

HIGH PERFORMANCE ELASTOMERIC FELT ROOF COVERING, ANDERSONS HT380 OR EQUIVALENT, OVER

20mm WBP PLYWOOD DECKING, OVER

175 X 47mm SW JOISTS AT MAXIMUM 450mm CENTRES (GRADE C24).

100mm KINGSPAN TP10 INSULATION BETWEEN ROOF JOISTS AND 33mm KINGSPAN K18 COMPOSITE INSULATED PLASTERBOARD AND SKIM FINISH TO UNDERSIDE.

ALL ABOVE TO GIVE 'U'-VALUE NOT TO EXCEED 0.18 W/m2°C.

VENTILATION / MECHANICAL EXTRACT

MIN. 8000 SQ MM BACKGROUND VENTILATION TO HABITABLE ROOMS, MIN. 4000 SQ MM TO NON-HABITABLE.

OPENABLE WINDOWS TO HABITABLE ROOMS TO PROVIDE MINIMUM 1/20TH FLOOR AREA VENTILATION.

MECHANICAL VENTILATION TO BE PROVIDED TO KITCHEN, MIN. EXTRACT RATE OF 30 LITRES / SECOND IF ADJACENT TO HOB, OTHERWISE 60 LITRES / SECOND.

MECHANICAL VENTILATION TO BE PROVIDED TO SHOWER / UTILITY AND EN-SUITE, MIN. EXTRACT RATE OF 15 LITRES / SECOND WITH 15 MINUTE OVER-RUN.

ELECTRICAL INSTALLATION

WHERE UNDER APPROVED DOCUMENT P. CONTROLLED ELECTRICAL WORKS ARE TO BE CARRIED OUT, IT SHALL BE DONE BY AN ELECTRICIAN / INSTALLER WHO IS REGISTERED WITH A COMPETENT PERSONS SCHEME, OR AN ELECTRICIAN REGISTERED WITH A RECOGNIZED TRADE BODY SUCH AS NICEIC, AND CAN ISSUE A DESIGN, INSTALLATION AND TEST CERTIFICATE UNDER BS 7671.

LOW ENERGY LIGHT FITTINGS TO BE PROVIDED AS FOLLOWS, 1 No. PER 25 m2 OR 25% OF TOTAL No. OF FITTINGS (LAMP LUMINOUS EFFICACY GREATER THAN 45 LUMENS PER CIRCUIT WATT).

FIRE RELATED MATTERS

MAINS OPERATED AUTOMATIC SMOKE DETECTORS / ALARMS TO BE INSTALLED AT EACH STOREY LEVEL WITHIN STAIRCASE ENCLOSURE IN ACCORDANCE WITH BS 5839 - 6 : 2004.

ESCAPE WINDOWS TO ALL BEDROOMS TO PROVIDE MINIMUM CLEAR OPENING LIGHT OF 0.33 m2, MINIMUM 450mm WIDE X 750mm HIGH, CILL HEIGHT TO BE MINIMUM 800mm MAXIMUM 1100mm ABOVE FFL.

ALL STRUCTURAL STEELWORK TO BE ENCASED WITH 2 LAYERS 13mm FIRELINE BOARD TO PROVIDE MINIMUM 1/2 HR FIRE RESISTANCE.

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