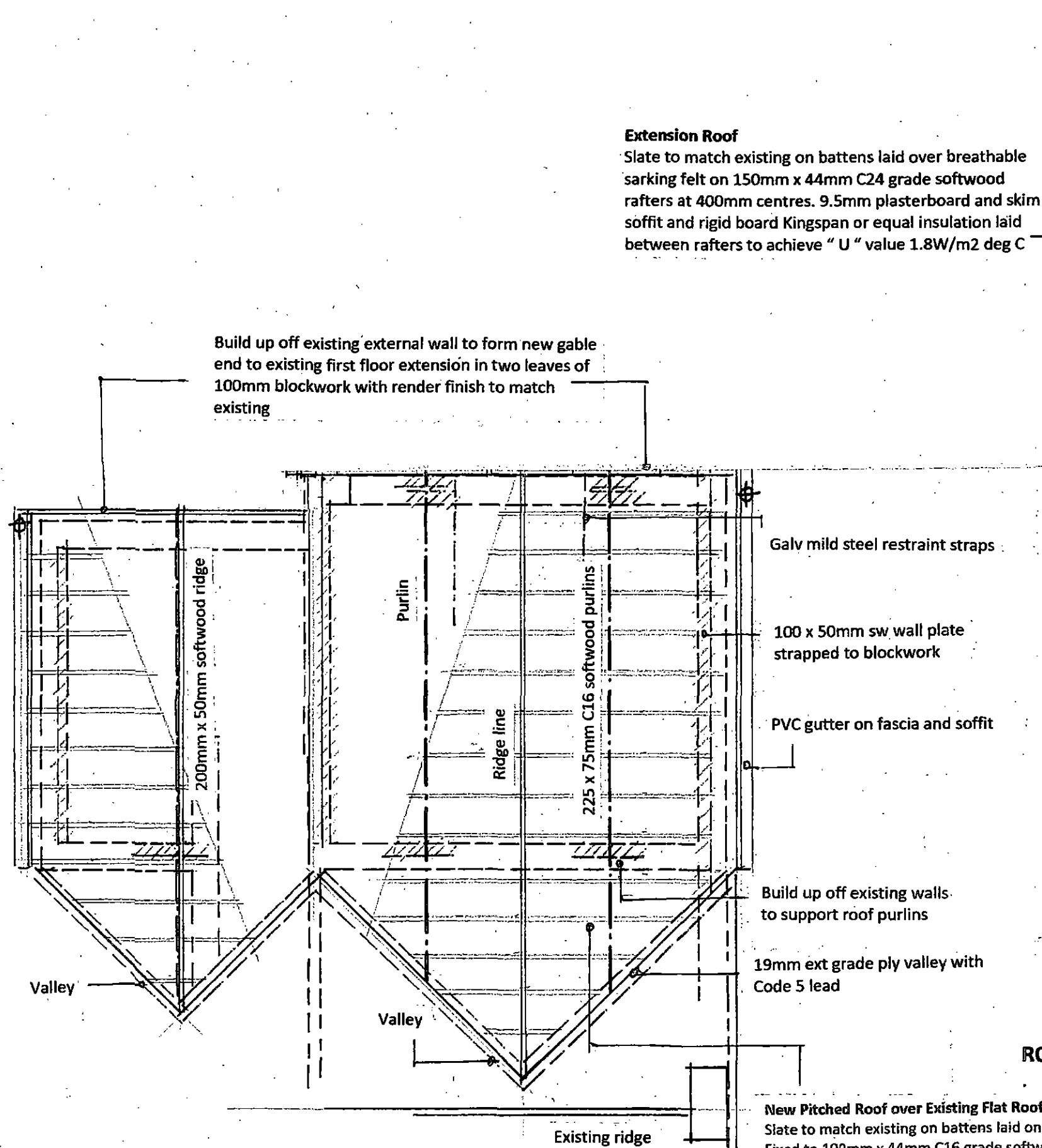
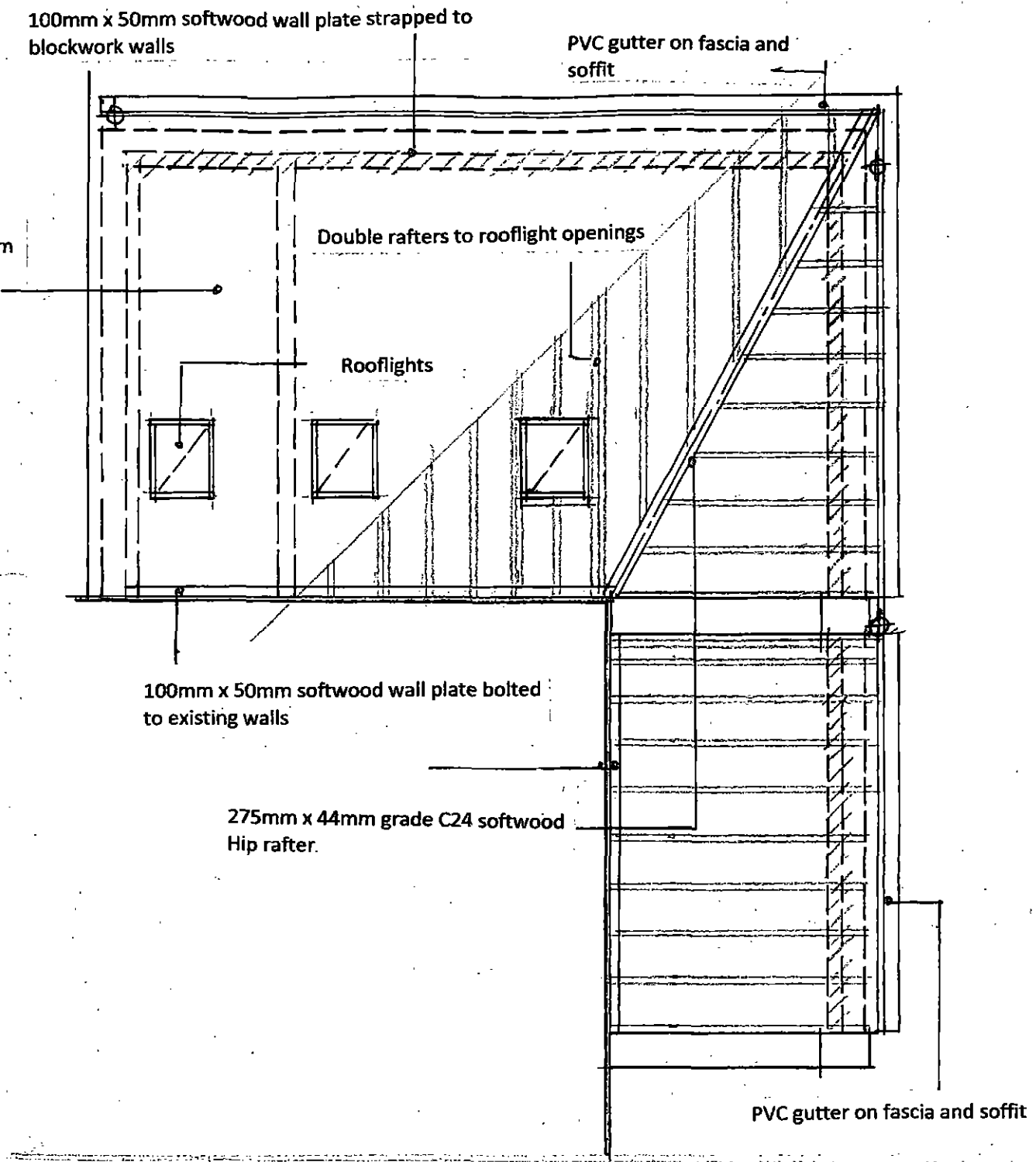




ROOF PLAN OVER FIRST FLOOR



ROOF PLAN OVER PART GROUND FLOOR

Project/Client
**Proposed Extension to 22 Carr Head Road
Howbrook, Sheffield**

Project No: 20/31 Drawing No: P/BR/006

Drawing:
Proposed Roof Plans

Scale: 1 : 50 @ A3 Date: January 2022

**PLANNING AND BUILDING REGULATIONS
CONSENT**
architechnic consultancy
87 TEMPLEGATE AVENUE, LEEDS LS15 0HL

Tel: 0113 3689470 Email: ian.cant@ntlworld.com

Notes:

All work to be in accordance with current Building Regulations and to be to satisfaction of local Building Inspector

Depth of foundations to depend on ground conditions and adjacent drainage inverts and to be agreed on site with Building Inspector

New windows to be by FENSA approved supplier and designed with side hung opening casements for means of escape where on first floor

Trickle vents to all new window frames

Continuous ventilation to roofs at eaves level equivalent to 10mm width

New and existing window openings are less than 25% of total new and existing floor area

Windows and doors to have thermal insulated double glazing with 24mm Argon filled gap and "soft" low E coating - Band C

Toughened glass to all glazed areas below 800mm above floor level

All electrical work to be undertaken by qualified electrician in accordance with latest IEE Regulations

Vertical dpcs to all new door and window reveals. Cavity to be maintained at junction with existing building

Wall ties to be max 900mm horizontally and 450mm vertically spaced

Extension Roof

Slate to match existing on battens laid over breathable sarking felt on 150mm x 44mm C24 grade softwood rafters at 400mm centres. 9.5mm plasterboard and skim soffit and rigid board Kingspan or equal insulation laid between rafters to achieve "U" value 1.8W/m2 deg C

Internal partition wall

100mm x 50mm softwood framing faced both sides in 12.5mm plasterboard and skim with Rockwool infill quilt for sound resistance

Pressed metal cavity lintol

SUN ROOM

WC

Double floor joists below

DPC

Sleeper wall

DPC

Oversite

Min 100mm concrete laid on 1200 gauge Visqueen DPM on min 100mm sand blinded consolidated hardcore

750mm x 225mm concrete strip foundations. See Note re: depth

2no leaves 100mm blockwork with 100mm cavity and 50mm Kingspan rigid board insulation

Extension Ground Floor

22mm flooring grade chipboard panels laid over 125mm x 50mm C16 grade softwood floor joists at 400mm centres spanning onto sleeper walls. Min 75mm Kingspan or equal rigid board insulation fixed between joists to achieve overall "U" value 0.22W/m2 deg C.

PROPOSED SECTION A - A

Project/Client

**Proposed Extension to 22 Carr Head Road
Howbrook, Sheffield**

Project No: 20/31

Drawing No: P/BR/005

Drawing:

Proposed Section A - A

Scale: 1 : 50 @ A3

Date: January 2022

Issued for:

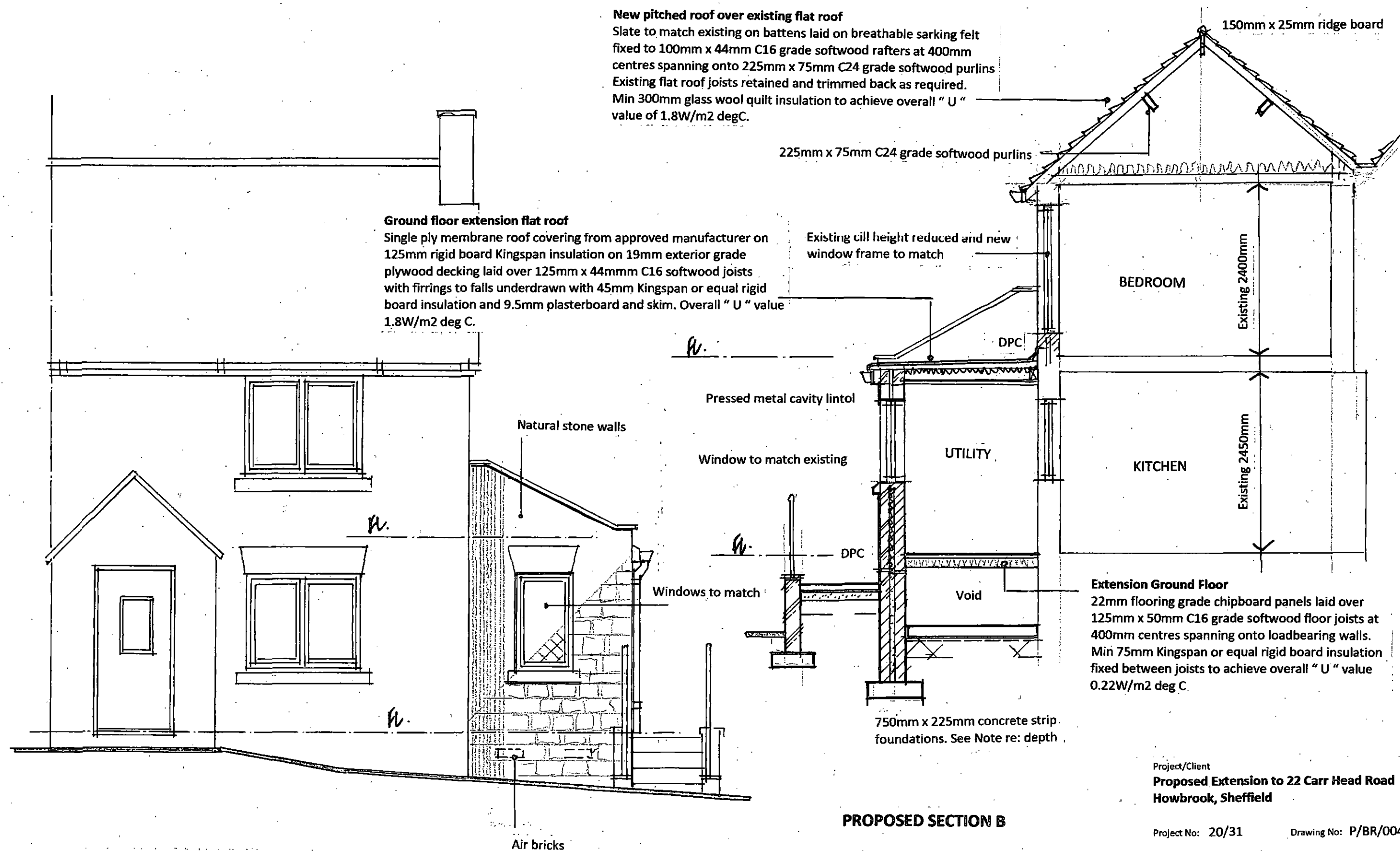
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CONSENT**

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PROPOSED FRONT ELEVATION

PROPOSED SECTION B

Project/Client
**Proposed Extension to 22 Carr Head Road
Howbrook, Sheffield**

Project No: 20/31 Drawing No: P/BR/004

Drawing:
Proposed Front Elevation and Section B

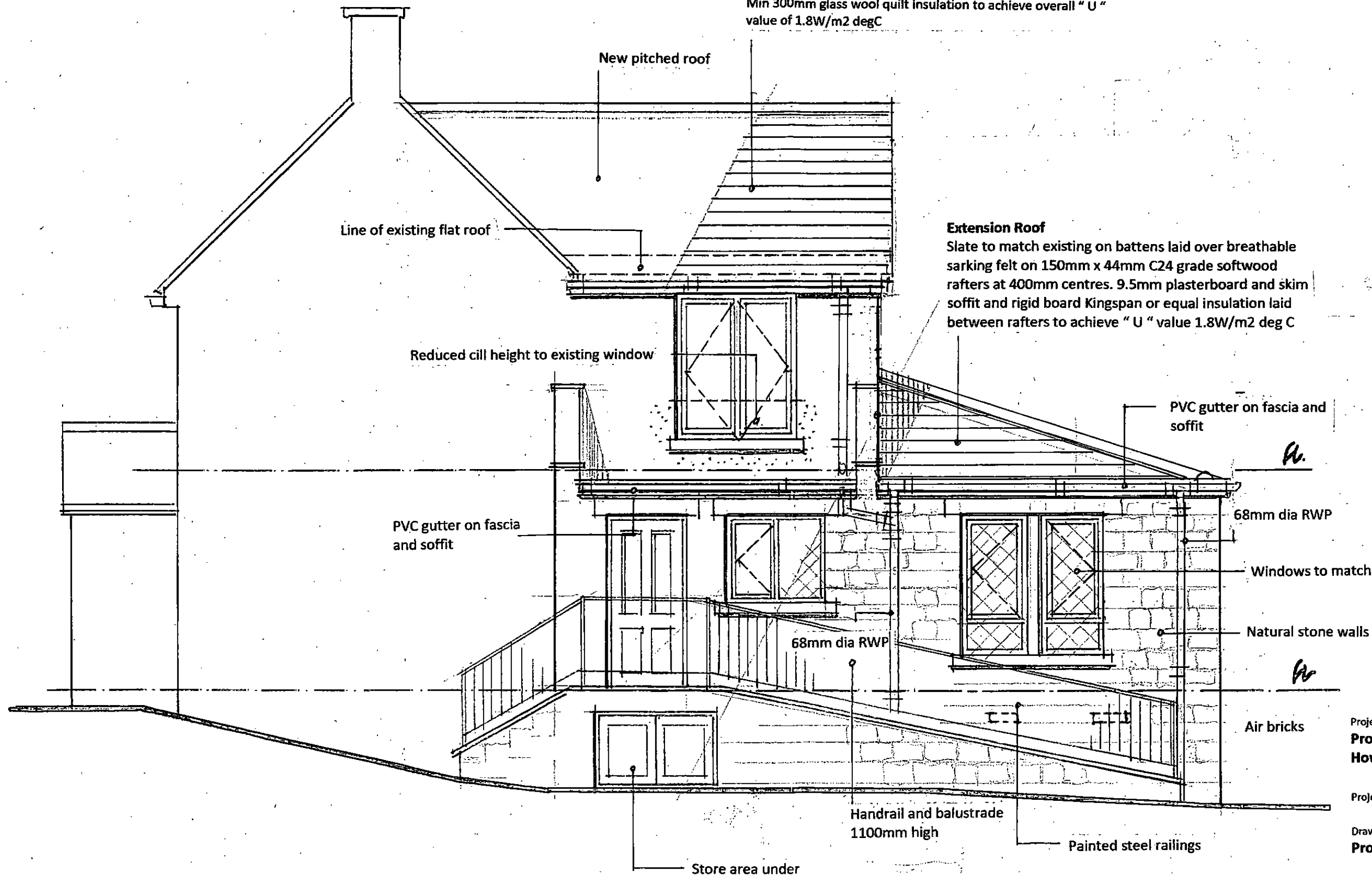
Scale: 1 : 50 @ A3 Date: January 2022

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New Pitched Roof over Existing Flat Roof:
 Slate to match existing on battens laid on breathable sarking felt
 Fixed to 100mm x 44mm C16 grade softwood rafters at 400mm
 Centres spanning onto 225mm x 75mm C24 grade softwood purlins.
 Existing flat roof joists retained and trimmed back as required.
 Min 300mm glass wool quilt insulation to achieve overall "U"
 value of 1.8W/m2 degC



Extension Roof

Slate to match existing on battens laid over breathable
 sarking felt on 150mm x 44mm C24 grade softwood
 rafters at 400mm centres. 9.5mm plasterboard and skim
 soffit and rigid board Kingspan or equal insulation laid
 between rafters to achieve "U" value 1.8W/m2 deg C

PROPOSED SIDE ELEVATION

Project/Client
**Proposed Extension to 22 Carr Head Road
 Howbrook, Sheffield**

Project No: 20/31 Drawing No: P/BR/003

Drawing:
Proposed Side Elevation

Scale: 1 : 50 @ A3 Date: January 2022

PLANNING AND BUILDING REGULATIONS
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Ground Floor wc:
WC with 100mm pvc waste branch to new stub stack/svp
Shower tray with 38mm trapped pvc waste to new stub stack/svp
Washbasin with 32mm trapped pvc waste to new stub stack/svp
Mechanical extract to achieve 30L/sec

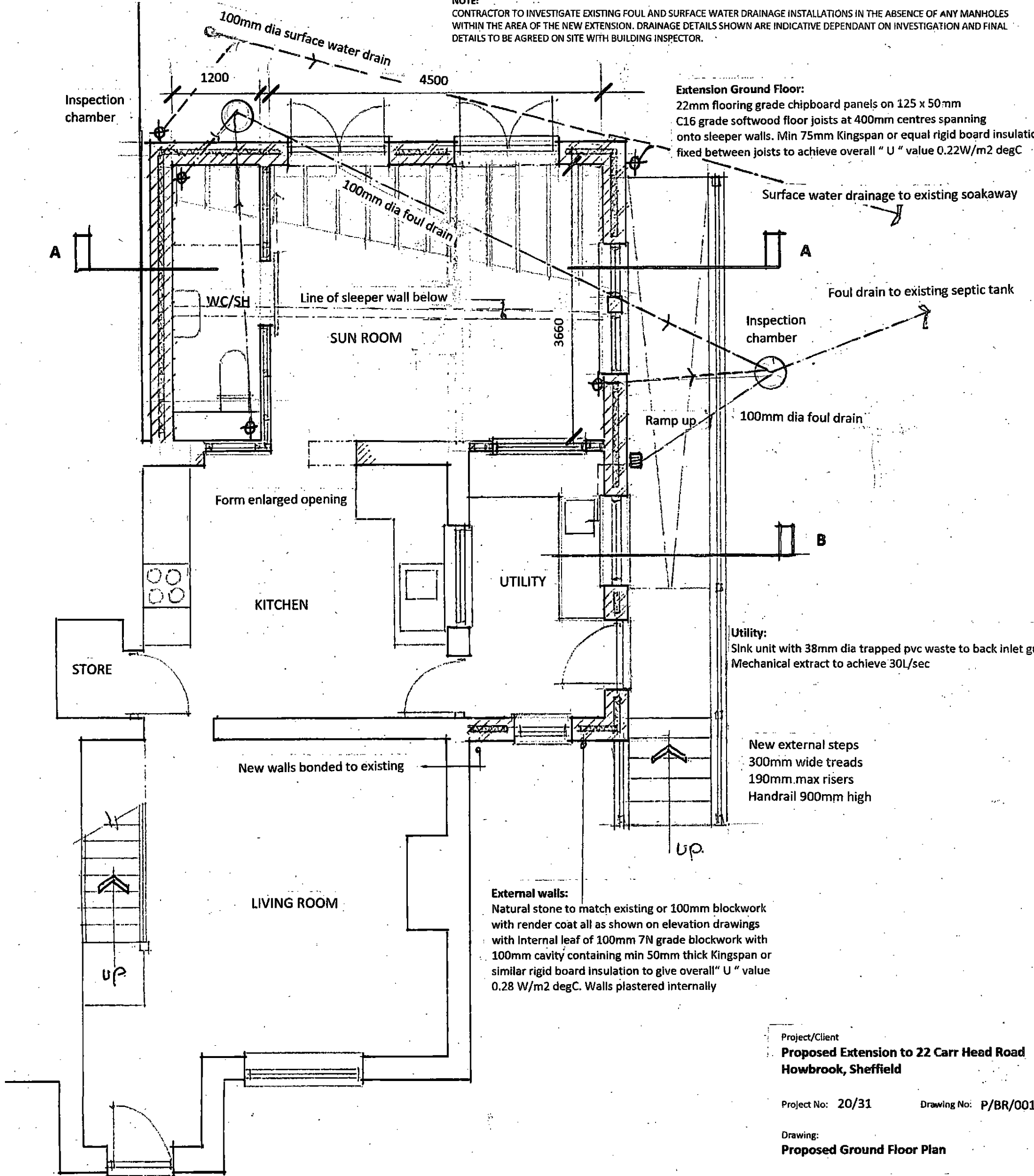
Internal Partition Walls:
100mm x 50mm softwood framing faced both sides in 12.5mm plasterboard and skim with Rockwool infill quilt for sound resistance.

NOTE:
TRADITIONAL CONCRETE STRIP FOUNDATIONS INDICATED. IF ON EXCAVATION THE EXISTING BUILDING IS FOUND ON A CONCRETE RAFT, PLEASE REFER TO ARCHITECHNIC CONSULTANCY FOR FURTHER INSTRUCTIONS

NOTE:
ALL EXISTING DRAINS UNDER NEW EXTENSION TO BE LOCATED AND CAREFULLY EXCAVATED AROUND TO PROVIDE CASING OF 150mm CONCRETE. DRAINS UNDER LINES OF NEW WALLS TO BE BRIDGED WITH PRECAST CONCRETE LINTOLS

NOTE:
NEW STEELWORK WHERE SHOWN TO SUPPORT EXISTING OR NEW LOADBEARING WALLS WHERE OPENINGS FORMED TO BE DESIGNED BY APPOINTED CONSULTING ENGINEER AND SUBMITTED TO BUILDING CONTROL FOR APPROVAL PRIOR TO COMMENCEMENT

NOTE:
CONTRACTOR TO INVESTIGATE EXISTING FOUL AND SURFACE WATER DRAINAGE INSTALLATIONS IN THE ABSENCE OF ANY MANHOLES WITHIN THE AREA OF THE NEW EXTENSION. DRAINAGE DETAILS SHOWN ARE INDICATIVE DEPENDANT ON INVESTIGATION AND FINAL DETAILS TO BE AGREED ON SITE WITH BUILDING INSPECTOR.



Extension Ground Floor:
22mm flooring grade chipboard panels on 125 x 50mm C16 grade softwood floor joists at 400mm centres spanning onto sleeper walls. Min 75mm Kingspan or equal rigid board insulation fixed between joists to achieve overall "U" value 0.22W/m2 degC

Surface water drainage to existing soakaway

Foul drain to existing septic tank

Utility:
Sink unit with 38mm dia trapped pvc waste to back inlet g
Mechanical extract to achieve 30L/sec

New external steps
300mm wide treads
190mm max risers
Handrail 900mm high

External walls:
Natural stone to match existing or 100mm blockwork with render coat all as shown on elevation drawings with internal leaf of 100mm 7N grade blockwork with 100mm cavity containing min 50mm thick Kingspan or similar rigid board insulation to give overall "U" value 0.28 W/m2 degC. Walls plastered internally

Project/Client
**Proposed Extension to 22 Carr Head Road
Howbrook, Sheffield**

Project No: 20/31 Drawing No: P/BR/001

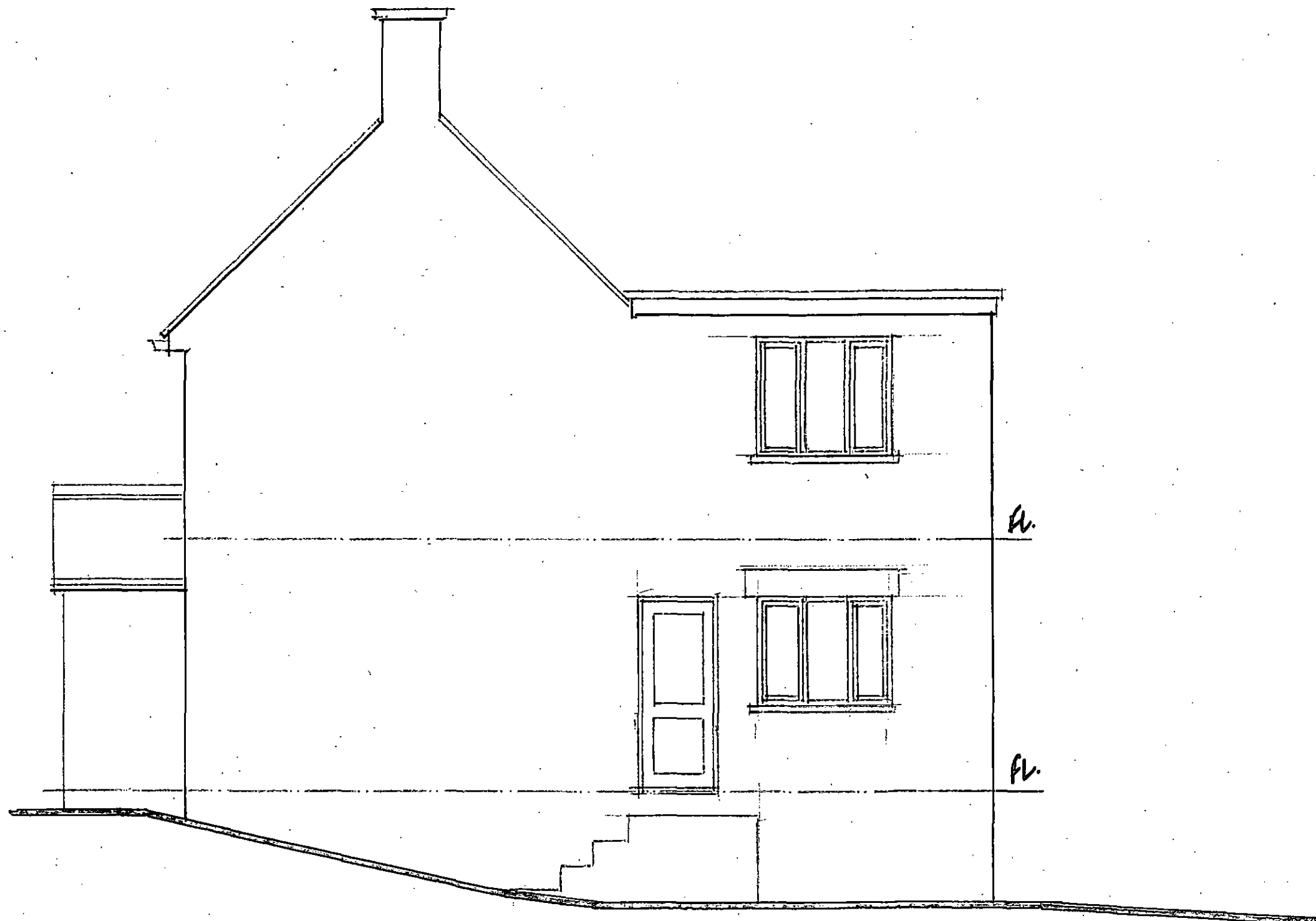
Drawing:
Proposed Ground Floor Plan

Scale: 1 : 50 @ A3 Date: January 2022

PLANNING AND BUILDING REGULATIONS
CONSENT
architechnic consultancy
87 TEMPLEGATE AVENUE, LEEDS LS15 0HL

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PROPOSED GROUND FLOOR PLAN



EXISTING SIDE ELEVATION

Project/Client
**Proposed Extension to 22 Carr Head Road
 Howbrook, Sheffield**

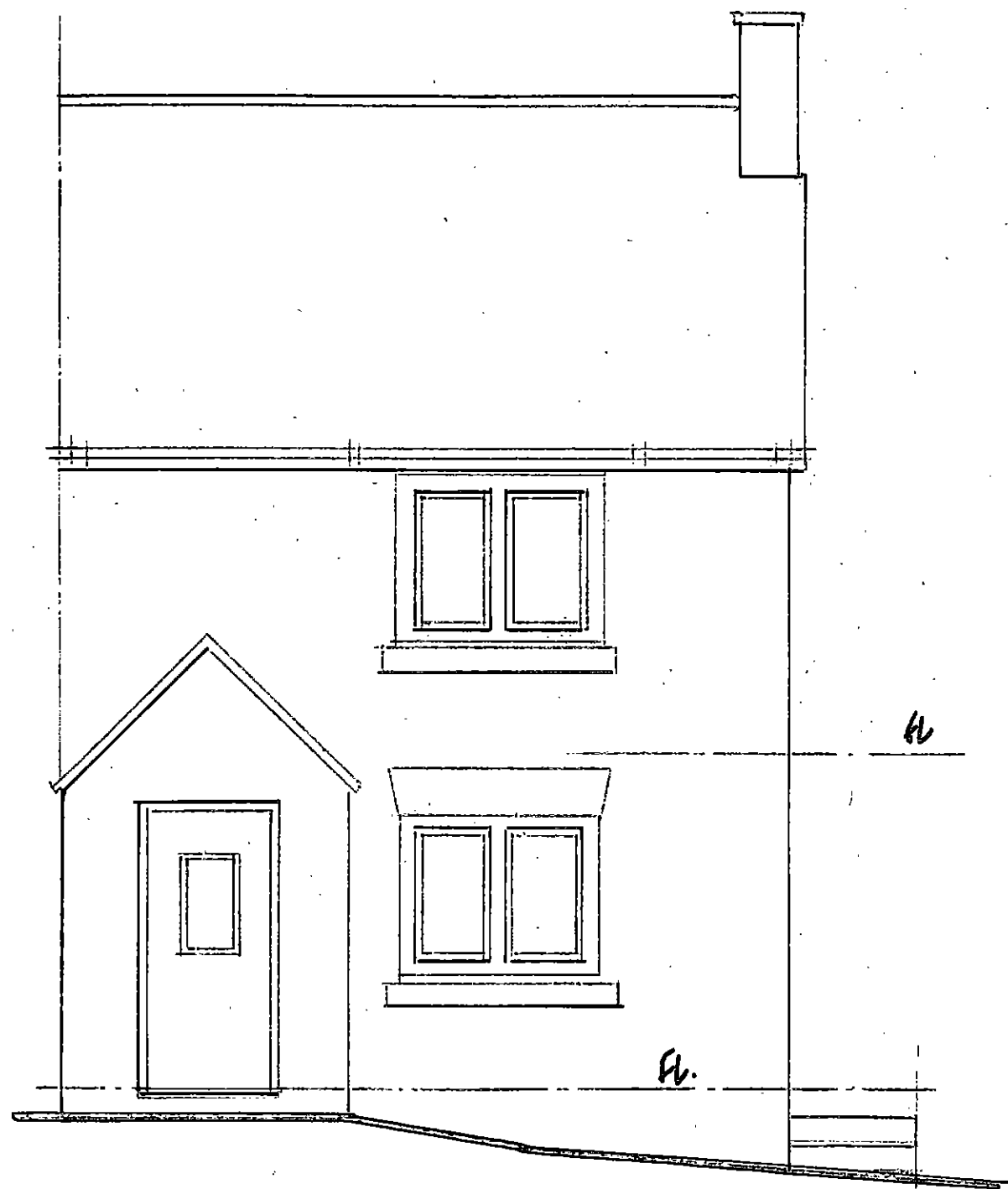
Project No: 20/31 Drawing No: P003

Drawing:
Existing Elevations (2)

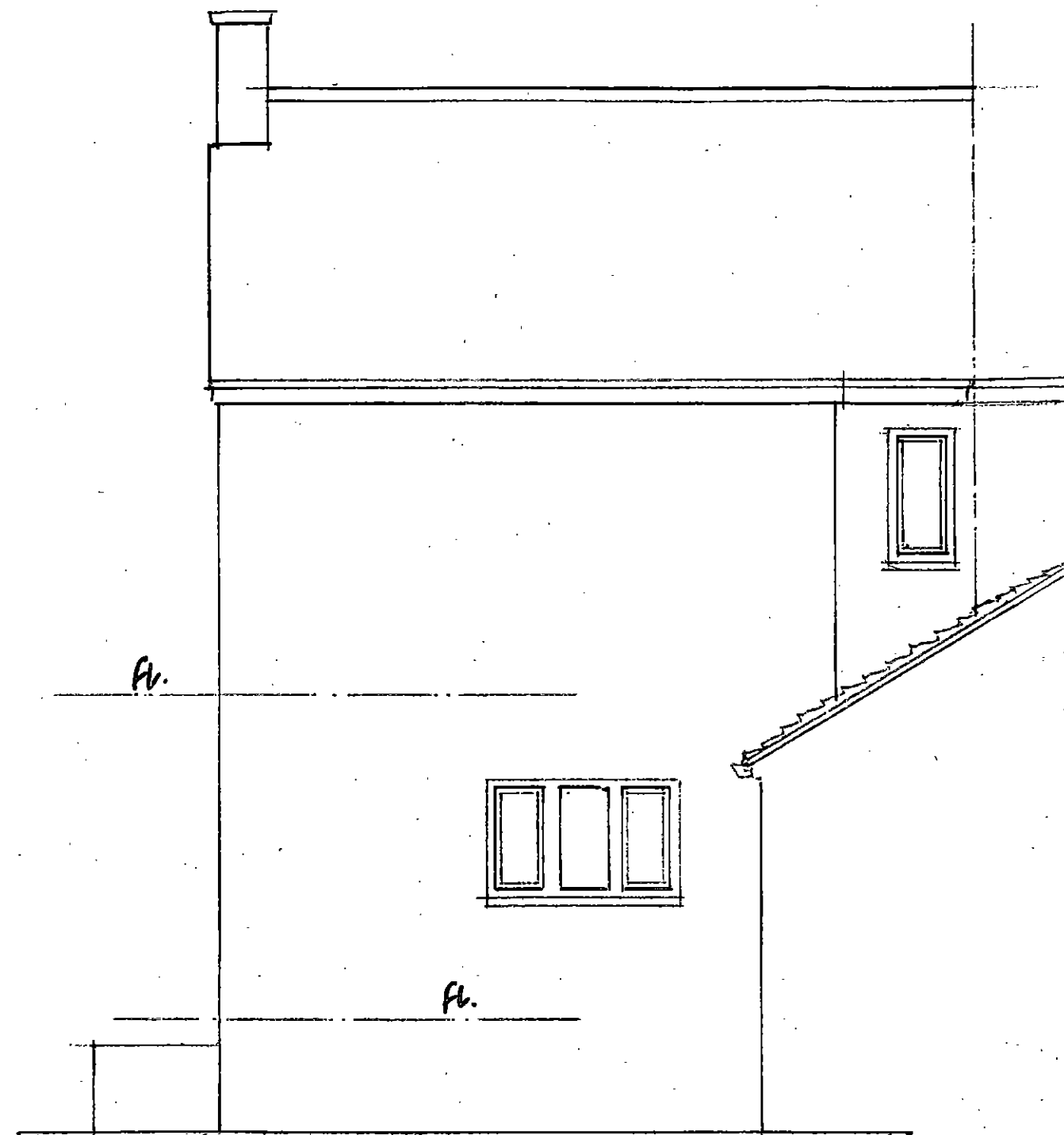
Scale: 1 : 50 @ A3 Date: March 2021

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EXISTING FRONT ELEVATION



EXISTING REAR ELEVATION

Project/Client:
**Proposed Extension to 22 Carr Head Road
 Howbrook, Sheffield**

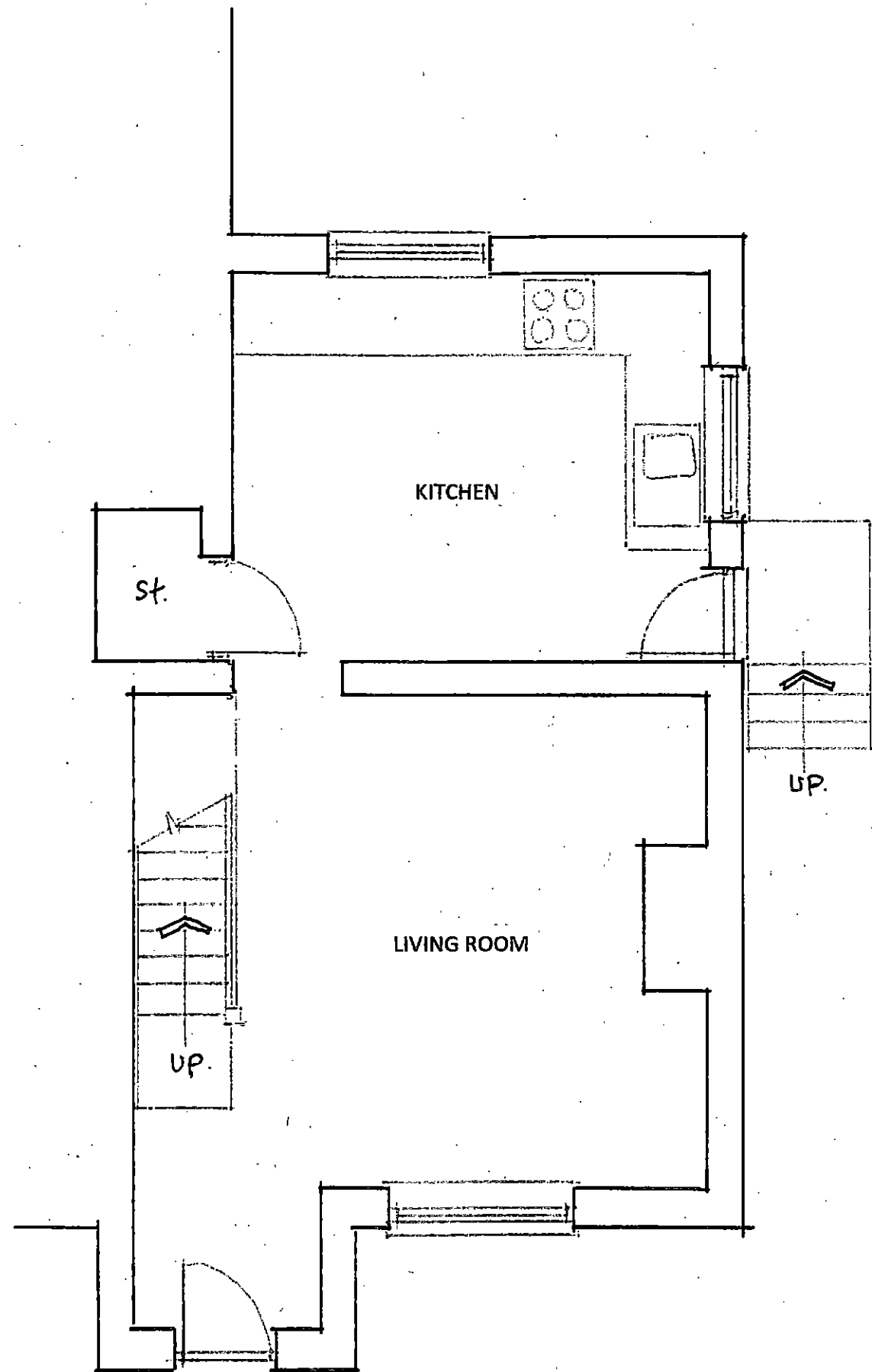
Project No: 20/31 Drawing No: P002

Drawing:
Existing Elevations (1)

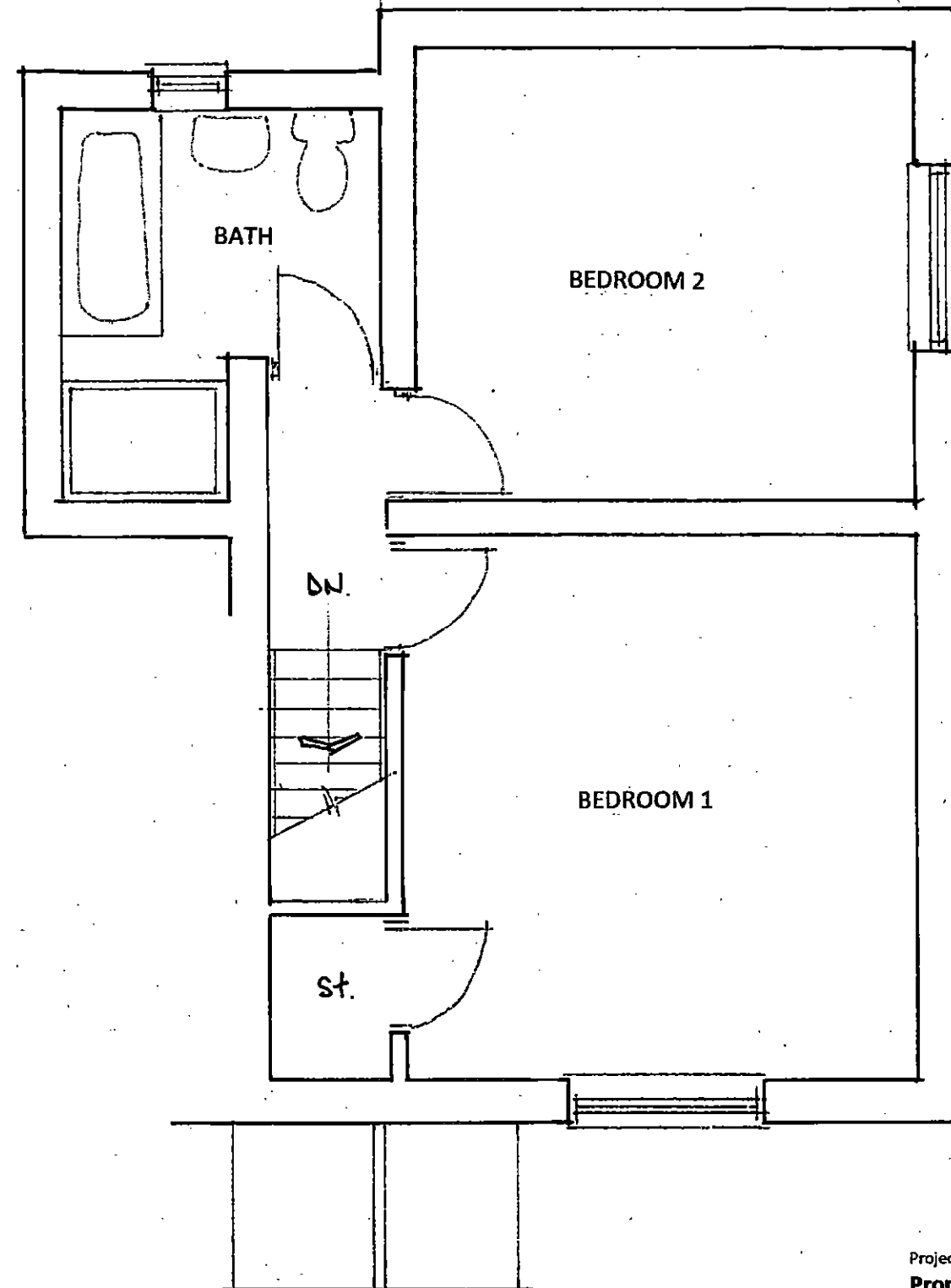
Scale: 1 : 50 @ A3 Date: March 2021

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EXISTING GROUND FLOOR PLAN



EXISTING FIRST FLOOR PLAN

Project/Client
**Proposed Extension to 22 Carr Head Road
 Howbrook, Sheffield**

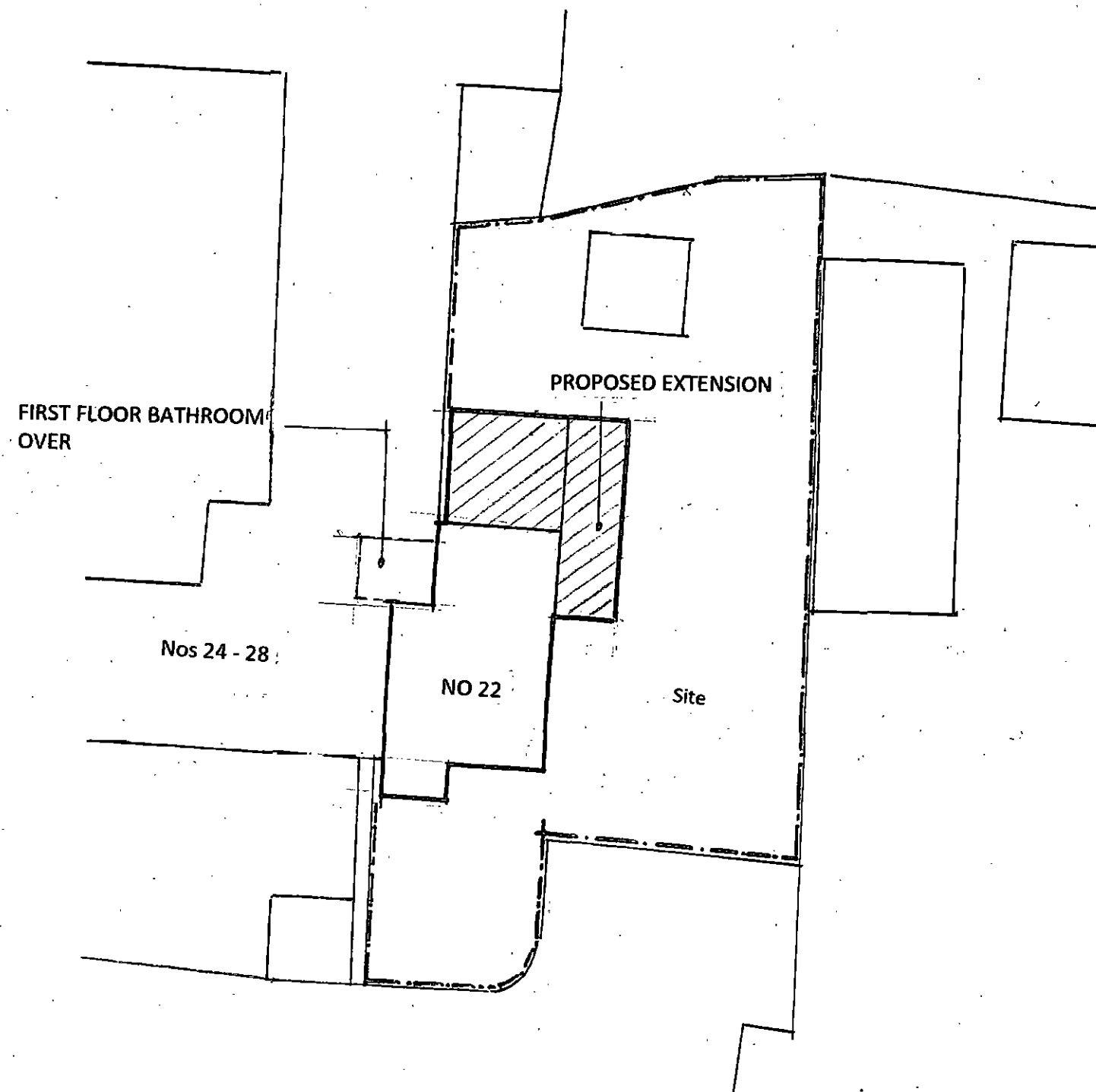
Project No: 20/31 Drawing No: P001

Drawing:
Existing Ground and First Floor Plans,

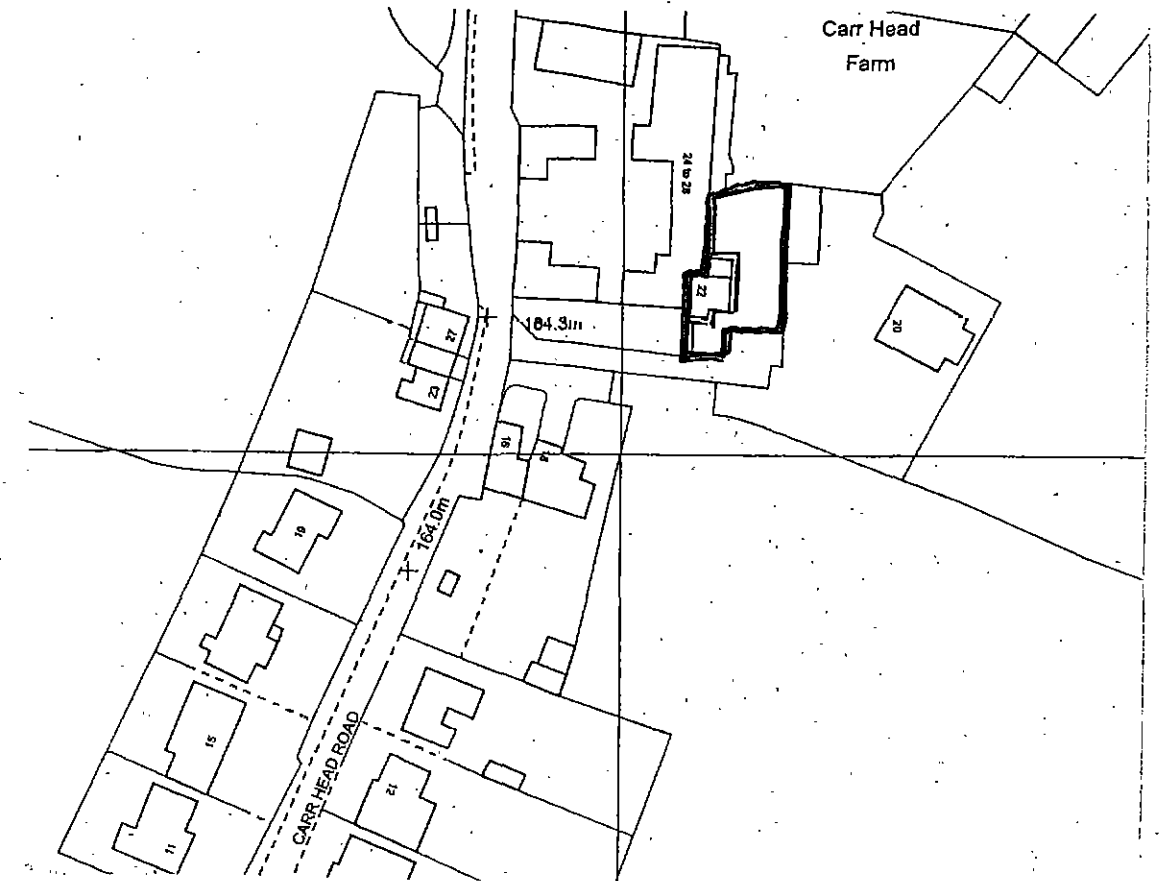
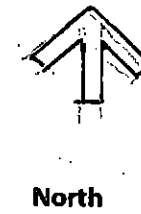
Scale: 1 : 50 @ A3 Date: March 2021

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BLOCK PLAN SCALE 1 : 200



LOCATION PLAN SCALE 1 : 1250

Project/Client
**Proposed Extension to 22 Carr Head Road
 Howbrook, Sheffield**

Project No: 20/31 Drawing No: P0010

Drawing:
Location Plan and Block Plan

Scale: 1 : 1250 & 1 : 200 @ A3 Date: March 2021

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