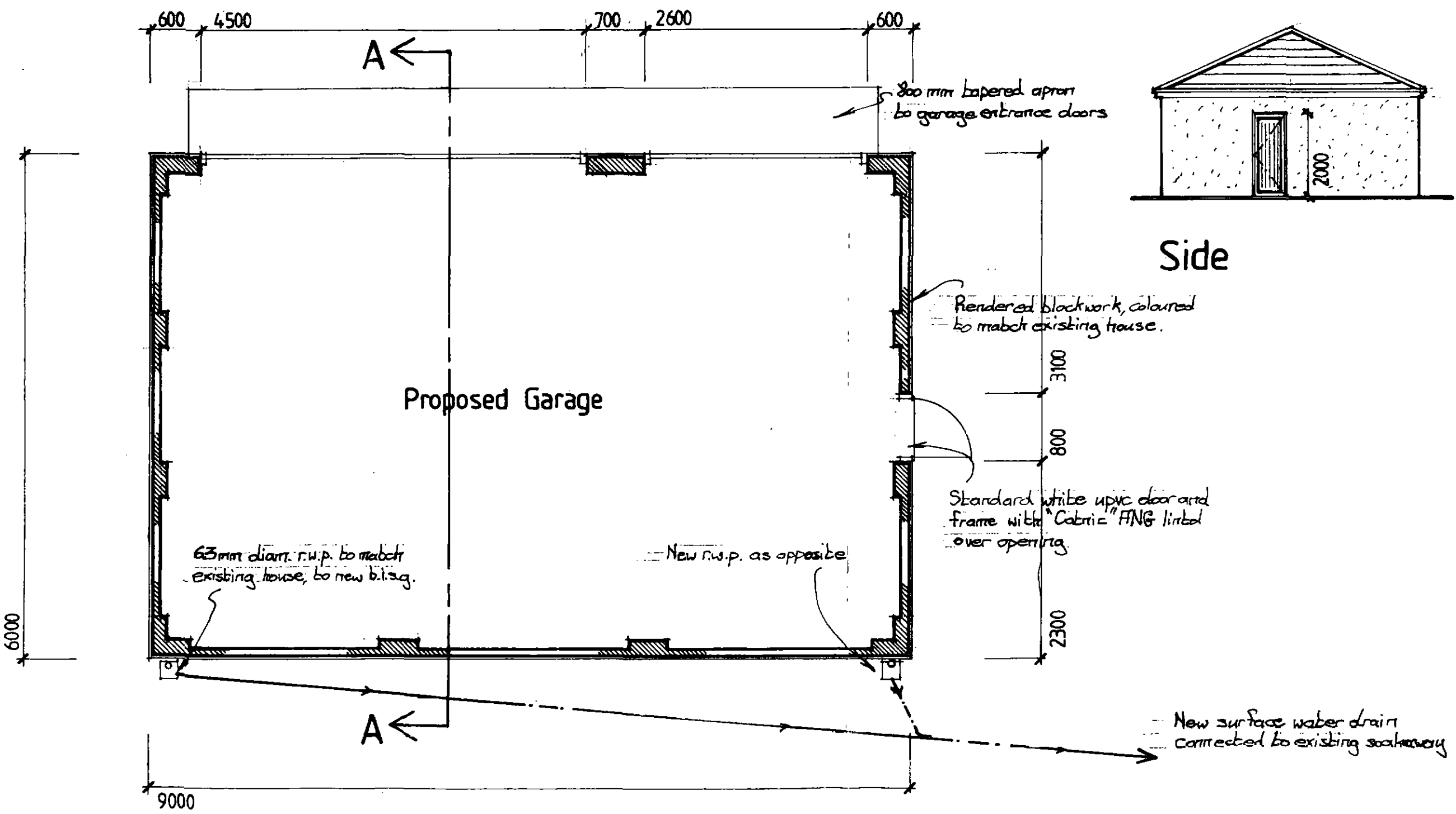
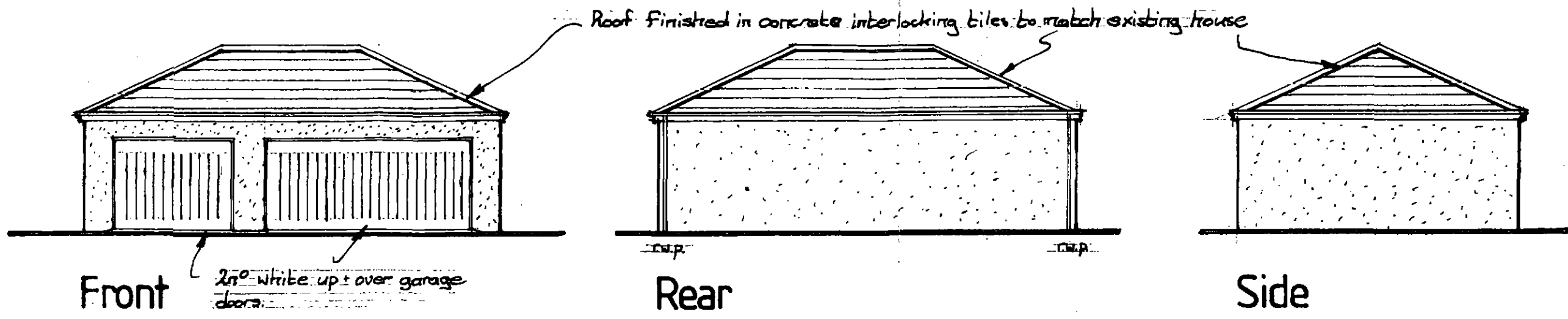


Site Plan (1:500)

Location Plan (1:2500)

Project Proposed Triple Garage For:- Mr & Mrs. S Brown At:- 54 Jebb Lane Haig, Barnsley	Scale As Shown	Date Aug 19
	Drawing Site and Location plans	
	Dwg.No.	3



Client	Mr & Mrs S. Brown	
	Proposed triple garage At:- 54 Jebb Lane Haig Barnsley	
Drawing	Prop. floor plan and elevations	
	Scale	Date
1:50 & 1:100	Aug 19	
Drg. No.	1	

1) FOUNDATIONS:

Foundations are to be 600 x 200mm concrete strip footings, all laid to a minimum depth of 600mm below ground level but taken down to a safe load bearing strata and laid strictly in accordance with local authority approval : note. all foundations are to be taken down to a level below new and existing drainage runs. If ground conditions are found not to be suitable for traditional strip footings then engineer to be involved to design alternative foundations/ raft as necessary.

2) DRAINAGE:

all drainage to be in accordance with BS 8301; laid in accordance with manufacturers details and recommendations:- max gradient of 1:50 – drainage to have a 150mm pea gravel bed and surround with 150mm concrete surround where the cover is less than 150mm.

3) GARAGE BASE:

Garage base is to be 125mm concrete on sand blinding 1200 gauge visqueen membrane on a bed of 150mm well consolidated sulphate free hardcore base – include layer of A142 reinforcement mesh to base at mid depth and double up 600mm wide around perimeter. Form 800mm deep tapered concrete apron to front of entrance doors

4) WALLS:

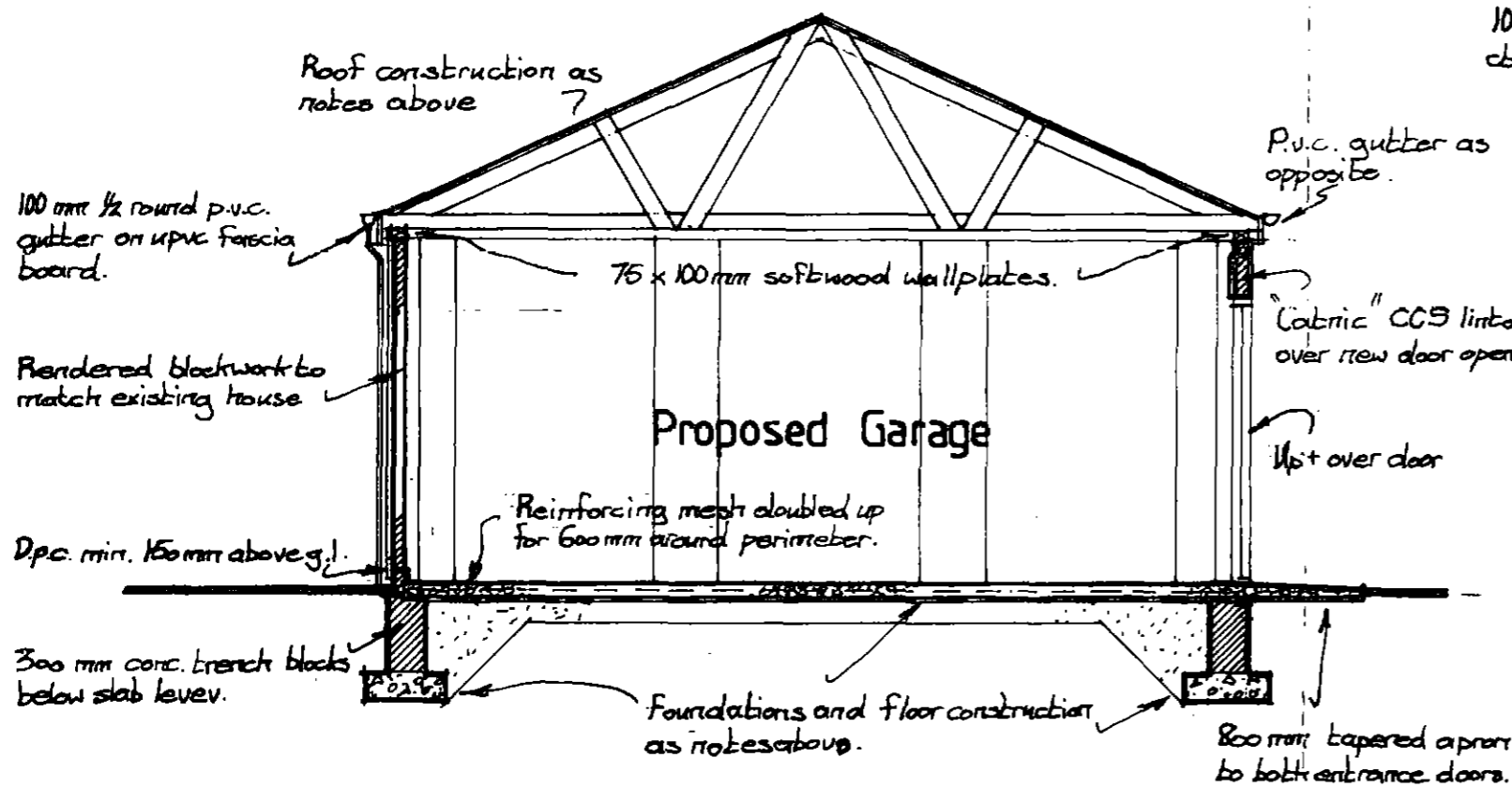
Walls are to be single conc. block thick with 20mm two coat sand and cement render finish coloured to match existing house with two block thick strengthening piers at corners and centers of side, rear and front walls as shown.

5) ROOF:

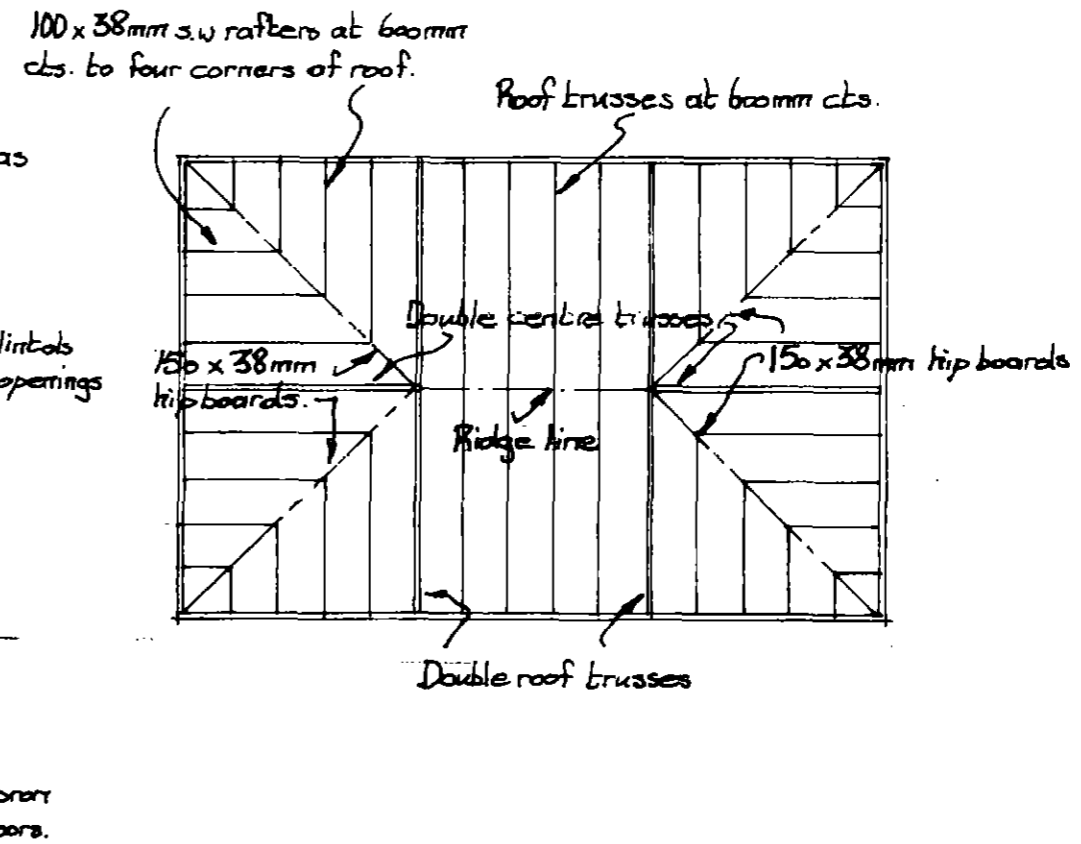
New pitched roof, with 25 degree pitch, to be formed using twin trusses either side of centre roof section with further trusses at 600mm cts. between. twin trusses at right angles to main trusses at both ends of roof (Trusses to be designed by specialist truss manufacturers and approved by local authority building inspector prior to commencement of roof construction), 38 x 150mm hip boards, and 38 x 100mm common and jack rafters and ceiling joists at 600mm cts. to form corner sections of roof all as shown on roof plan drawing. Lay and fix new 50 x 25mm tanalised s.w. tiling battens on a layer of reinforced roofing felt laid to allow water to drain in to gutters : concrete interlocking roof tile finish to roof to match existing house. Trusses to be installed in accordance with manufacturer's details and recommendations.

GENERAL:

1. Gullies to be of the external inspection pattern(sealed backed in-let type)
2. All works to be carried out in accordance with the current building regulations and all subsequent amendments.
3. All electrical work to comply with requirements of part P (electrical safety) and must be designed, installed inspected and tested by a person competent to do so.



Section A-A



Roof plan

Client	Mr & Mrs S. Brown	
	At:- 54 Jebb Lane Haig Barnsley	
Project	Proposed triple garage	
	Section A-A and roof plan	
Drawing	Scale	1:50 & 1:100
	Date	Aug 19
Drg.No.	2	