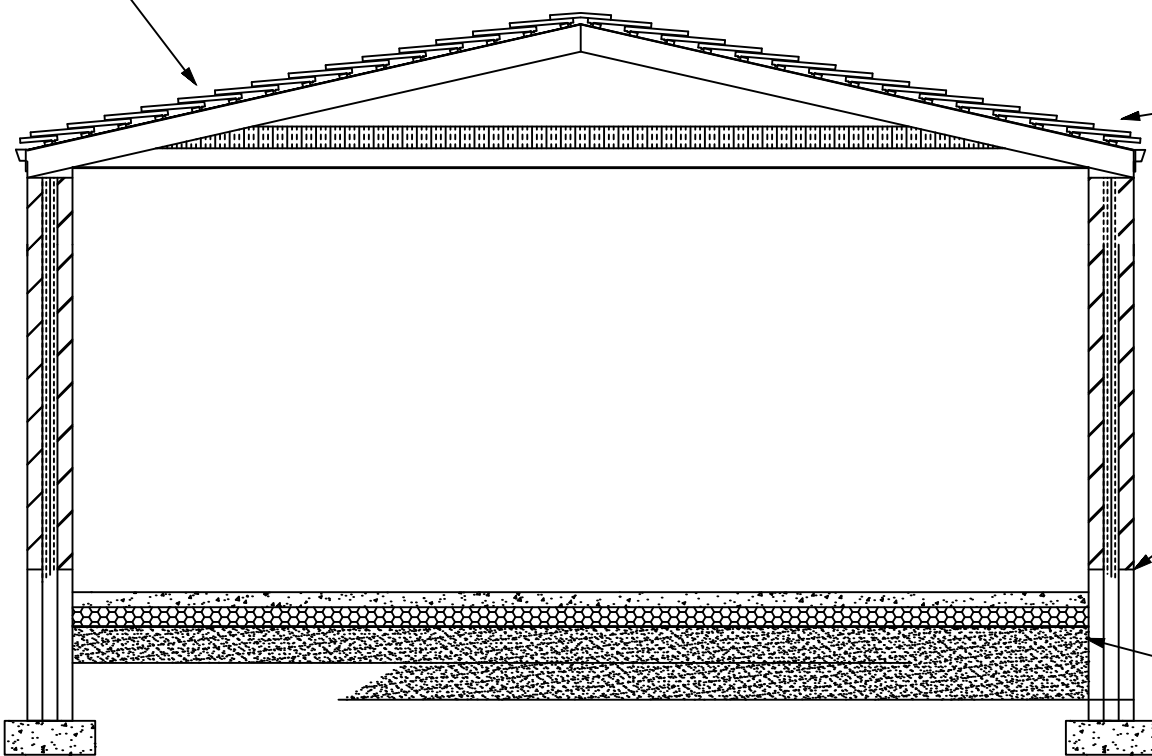


Roof tiles to be Marley modern duo interlocking tile fixed with hellfix nails to 50 mm x 25 mm battens – gauge to suite roof slates, all to be as specialist advice / recommendation.

Scale 1 : 50



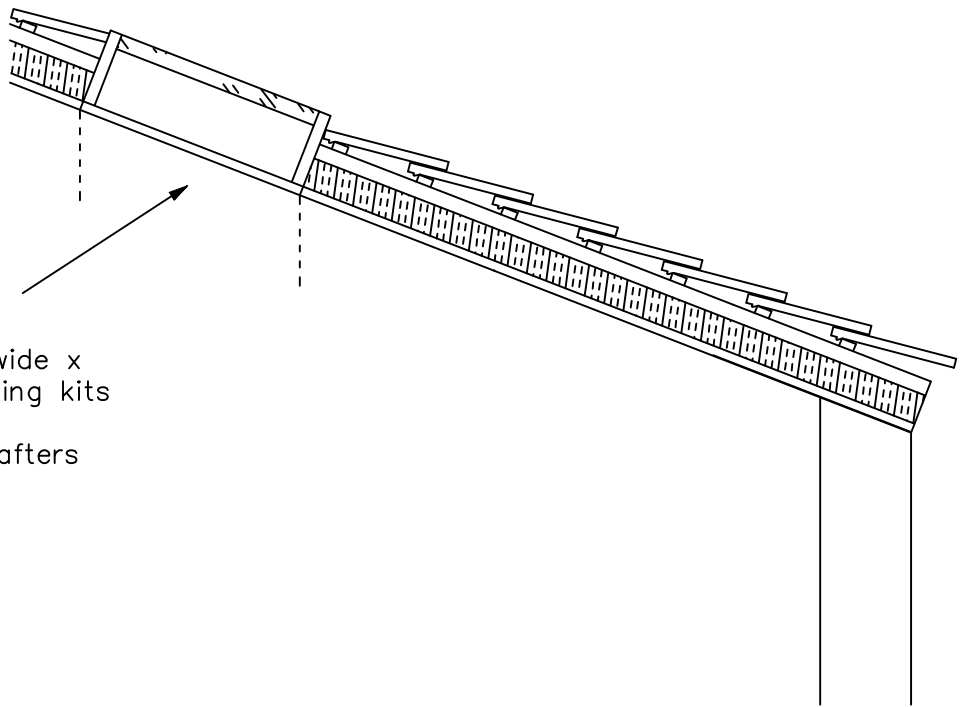
ROOFS
Pitched roof to consist of 50 x 25mm n.t.s.w battens on untearable roofing felt at 250 to 300 centres dependant on tile on 175 x 50mm s.w.rafters at max 400mm cts . Purlins to be 125 x 50 s.w. 100 x 50mm ceiling joists at 400mm cts. underdrawn with 12.5mm plasterboard and skim where desired. Include 270mm fibreglass insulation to roof void, 120mm between joists, 150mm across joist 100 x 25mm horizontal and diagonal wind bracing to satisfaction of L.B.I. Facia or soffit boards set 25mm away from face of wall to allow ventilation into roof void. Include galv m.s.n screen to gap. Include 225 x 150mm airgate to gable walls to assist ventilation or use Tyvec or similar breathable felt – no vent required. All tiles to be nailed, all verge tiles to be clipped. Roof pitch 18 degrees.

D.P.C to min 150mm above floor level.

FLOORS
Solid ground floor to consist of 100mm concrete trowel finish, 25 Newton hard after 28 days on 125mm Styrofoam insulation on 1200 g visqueen. D.P.C on sand blinding on min 100mm well compacted clean hardcore. Insulation turned up edge of concrete.

FOUNDATIONS
Excavation to be taken down to solid strata and below any close by drain inverts. Foundations taken down 750mm minimum from ground level to top of foundations. Note excavation and foundation design based on local knowledge or information available at the time. Client should allow for investigation of strata on exposure and agree excavation levels with L.B.I. if necessary. On excavation any exposure of unknowns ie voids, wells, cellars, drainage, water tables etc must be reported to D.B.S and advice sought prior to continuation. Foundation formed from 1–2–4 concrete mix, 225mm deep x 600mm wide with a minimum dig of 900mm in clay. D.P.C 150mm above ground level.

WALLS, DOORS & WINDOWS
External walls to be of brick and colour to match where possible existing dwelling. Internal wall to be of standard breeze block. Lintols to be Catnic or similar approved galv. ms with min150mm end bearing. Size of lintols to be compatible with load and span, include d.p.c over lintols and air grates where required. Opening lights to windows to be min, 1/20 floor area. Include 8000mm background ventilation. Safety glass in doors to be BS 6206 perm marked, U values at reveals to be 0.3 w/m2. C patent closers. All windows to be double glazed. U value 1.8 w/m k min 16mm air gap, low E coating – K glass.



Velux roof window 550 mm wide x 780 high complete with flashing kits and installed with manufacturers instructions, rafters doubled up to cheeks.

Scale 1 : 25

ELECTRICAL SAFETY
All electrical work required to comply with requirements of Part P / 18th edition wiring regs (electrical safety) and must be designed, installed, inspected and tested by a person qualified and component to do so. Prior to completion all parties must be satisfied that all aspects of Part P has been complied with. An appropriate installation certificate should normally be required and so issued for the work by a member of a relevant Component Person Scheme.

GENERAL NOTES
This drawing to be read in conjunction with Planning and Building Regulation approval certificate where applicable. Should it be necessary then client to allow for having produced and submitted to local authority all calculations in this drawing for approval prior to commencement. Energy efficient lighting to be fitted.

STRUCTURAL CALCULATIONS
No Structural calculations added to this drawing, any structural calculations needed to be provided by qualified structural engineer.

S.A.B DRAWING SERVICES

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Mexborough

CLIENT Kathleen Webster

JOB TITLE
Single Storey Extension

DRAWING TITLE
17 Tor Close
Monk Bretton
Barnsley
S71 1XS

SCALE 1:50 (Print on A1 @ 1:100)

DRAWN BY S.A.Beer DATE 27/02/23

DRAWING No SAB 2043

REVISIONS