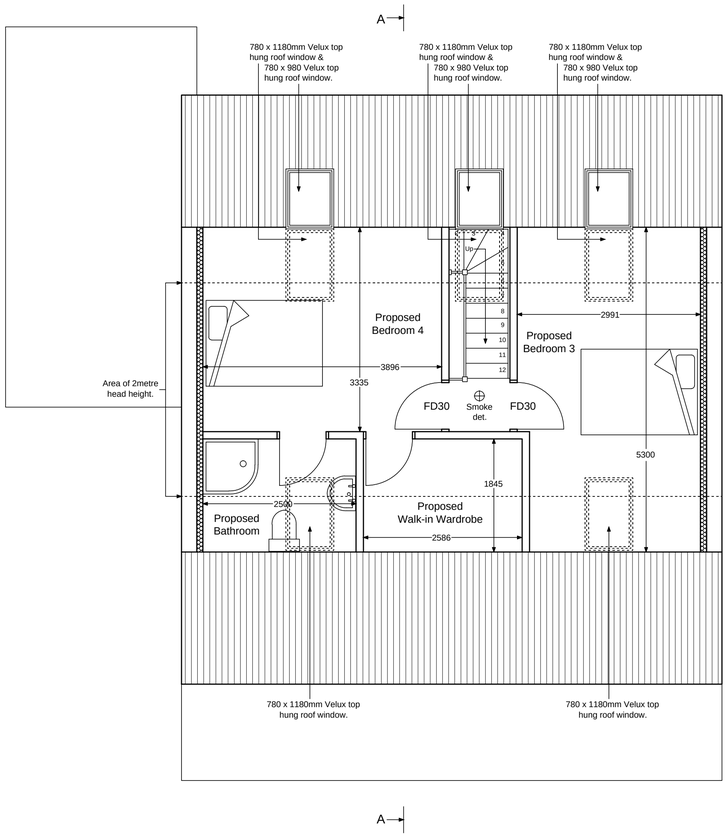


Proposed Loft Floor Plan

Remove header tank in loft.

New stud walling in 95 x 50 timber studs and noggings with 12.5mm plasterboard and skim to both sides and 25mm mineral wool insulation to voids.

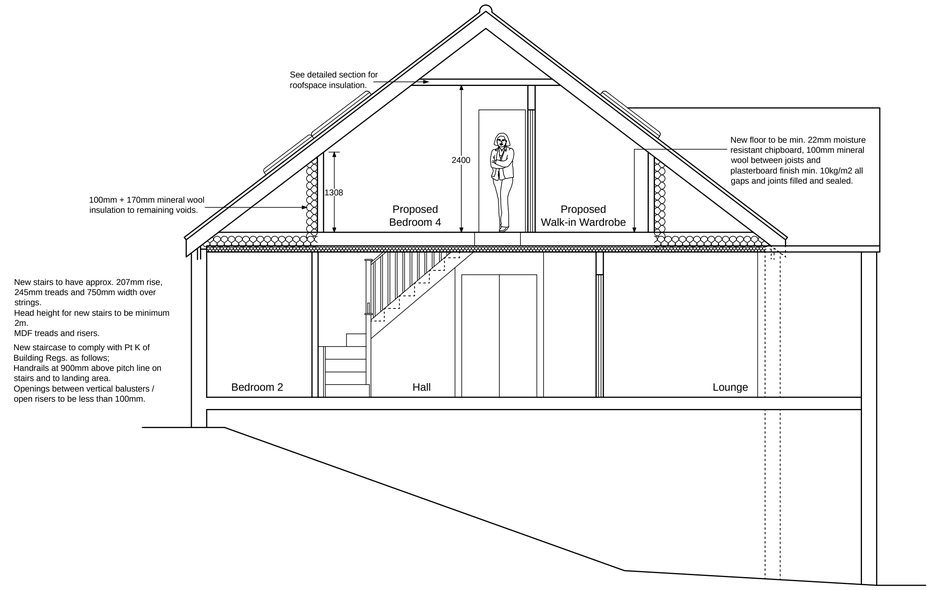
Mains fed smoke detectors on each storey level, all interlinked with battery back up.

Gable walls to be insulated using 100mm Jablite EPS (50mm between battens and 50mm over battens). 12.5mm plasterboard and skim to inner face.
U Value to be 0.2 W/m2K or better.

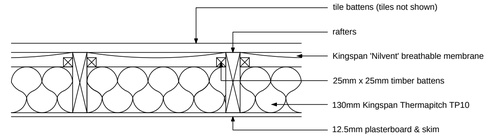
S.v.p. drainage run to be checked on site & if necessary fit new drainage run & manhole or install saniflo pump system.

Provide 15l/s mechanical ventilation to bathroom operated via light pull and having 15 minute over-run facility.

N.B. Layout of bathroom may be subject to change on site.

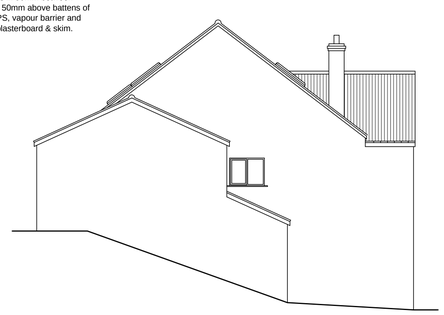


Proposed Section Through A - A



Section - method of roof insulation (1:5)

Extend gable walls to suit increased pitch in cavity construction, 100mm brickwork outer, 50mm cavity, 100mm Thermalite Turbo inner. Dry line gables in 50mm between battens & 50mm above battens of Jablite EPS, vapour barrier and 12.5mm plasterboard & skim.



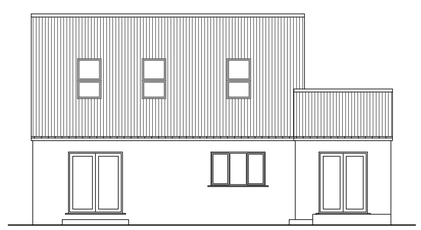
Proposed Side Elevation (1:100)



Proposed Front Elevation (1:100)



Proposed Side Elevation (1:100)



Proposed Rear Elevation (1:100)

BUILDING REGULATION COMPLIANCE NOTES.

STRIP EXISTING ROOF STRUCTURE COMPLETE DOWN TO CEILING JOIST / WALLPLATE LEVEL. RETAIN CEILING / JOISTS IF POSSIBLE, PROPPING WHERE REQUIRED. CONSTRUCT NEW ROOF STRUCTURE IN ATTIC TRUSSES OFF EXISTING STRUCTURE AS SHOWN. CHECK EXISTING FOUNDATIONS & LINTELS WILL SUPPORT NEW ROOF STRUCTURE ON SITE.

ALL NEW TRUSSES TO BS 5268 AT MAX. 600mm c/c AT 37.5 DEGREES PITCH. TRUSS CALCS TO BE SUPPLIED PRIOR TO WORK STARTING.
IF EXISTING WALLS ARE SOLID CAVITY TRAYS WILL BE REQUIRED.

ALL LONGITUDINAL & DIAGONAL WINDBRACING IN 100mm x 25mm TANALISED TIMBER ALL TO BS 5268. GALVANISED TIES TO TRUSSES AT CEILING LEVEL AND UP GABLES AT MAX. 2000mm c/c & CROSSING MIN. 3 No. MEMBERS ALL ON NOGGINGS MIN. 38mm THICK. DOUBLE JOIST TRIMMING AROUND STAIRCASE. SOLID STRUTTING TO THIRD SPANS OF TRUSSES.

PROVIDE 30 x 5mm GALVANISED MILD STEEL STRAPS AS LATERAL SUPPORT TIES AT ROOF & CEILING LEVEL AT MAX. 2m c/c.

STAINLESS STEEL WALL TIES, TYPE A - 225mm LONG, TO BS1243 AT 750mm c/c HORIZONTAL & 450mm c/c VERTICAL, STAGGERED & DOUBLE NUMBER AT REVEALS.

ROOF COVER IN CONCRETE INTERLOCKING TILES TO MATCH EXISTING ON 50mm x 25mm TANALISED BATTENS ON BREATHABLE FELT OR OTHER APPROVED ALTERNATIVE. ROOF INSULATION IN ACCORDANCE WITH DETAILED SECTION.

LOFT INSULATION AT RAFTER LEVEL AS FOLLOWS;
SF19 MULTIFOIL ON TOP OF RAFTERS (BATTEN RAFTERS AS NECESSARY), 50mm CLEAR AIRGAP OVER INSULATION - ALL IN ACCORDANCE WITH KINGSPAN INSTRUCTIONS OR SIMILAR MAKE. U VALUE TO BE 0.18 W/m2K OR BETTER.

EXISTING FIRST FLOOR CEILING CONSTRUCTION TO BE INVESTIGATED ON SITE & IF NECESSARY, UPGRADED TO PROVIDE MINIMUM 30 MINUTE FIRE RESISTANCE.

ROOF VENTILATED AT RIDGE AND EAVES EQUIVALENT TO MIN. 25mm CONTINUOUS GAP AT EAVES AND 10mm AT RIDGE.

FORM OPENING THROUGH AND FIT NEW STAIRCASE AS DETAILED ON SECTION WITH HANDRAIL AT 900mm ABOVE PITCHLINE. 900mm ABOVE LANDINGS WITH VERTICAL BALUSTERS AT LESS THAN 100mm c/c.
DOUBLE JOIST TRIMMING AROUND STAIRCASE. MINIMUM 50mm TREAD WIDTH AT NARROW END OF STAIR WINDERS.

DOUBLE JOISTS TO BE PROVIDED UNDER 2nd FLOOR PARTITIONS. INSULATE GABLE WALLS AS SHOWN ON PLAN.

PROVIDE AND FIT SMOKE DETECTORS AS INDICATED ON DRAWING TO BUILDING REGULATION REQUIREMENTS TO BS 5839.

NEW FLOOR CONSTRUCTION TO CONSIST OF 22mm MOISTURE RESISTANT T & G CHIPBOARD WITH 100mm FIBREGLASS LAID BETWEEN JOISTS AND PLASTERBOARD CEILING WITH MINIMUM MASS OF 10Kg/m2. ALL GAPS AND JOINTS TO BE FILLED AND WELL SEALED.

ALL SEPARATING DOORS BETWEEN HABITABLE ROOMS AND HALL / STAIRS / LANDINGS TO BE MINIMUM 30 MINUTE FIRE DOORS (UNDERCUT BY 10mm FOR VENTILATION).

BACKGROUND VENTILATION (TRICKLE VENT TO WINDOW HEAD) TO BE EQUAL TO 5000mm2.

NEW ATTIC ROOM TO HAVE OPENING WINDOWS PROVIDING MIN. 1/20TH FLOOR AREA RAPID VENTILATION.

EXISTING WET C/H SYSTEM TO BE EXTENDED INTO SECOND FLOOR ROOM TO SERVE RADIATOR OF SUITABLE RATING WITH TRV. ALL RELEVANT PIPEWORK TO HAVE INSULATION THICKNESS EQUAL TO PIPE DIA. OR 40mm MAX. INC. ANY PIPE RUNS THROUGH UNHEATED AREAS.

ALL FOUL DRAINAGE IN 100mm DIA. POLY PIPEWORK AT 1:40 FALLS, BED & SURROUND IN PEA GRAVEL. PROVIDE NEW POLY INSPECTION CHAMBERS WHERE REQUIRED.

ANY NEW WASTE PIPEWORK TO BE TO BS5254 & BS5572. FITTINGS TO BATHS AND SHOWERS TO BE 40mm DIAMETER WASTES & 32mm DIAMETER TO HAND BASINS, ALL WITH 75mm DEEP-SEAL TRAPS. ANY NEW HOT WATER TAPS TO BE FITTED ON THE LEFT.

ALL SURFACE WATER DRAINAGE TO RUN INTO EXISTING GUTTERS & DOWNPIPES.
SEE DRAWING FOR STAIRCASE DETAILS.
SEE DRAWING FOR THERMAL INSULATION DETAILS.

ANY NEW WINDOWS TO COMPLY WITH NEW PART L REQUIREMENTS. (U VALUE OF 1.6 W/m2K OR BETTER). ANY NEW WINDOWS TO HAVE LOW E COATING. GLAZING IN CRITICAL LOCATIONS TO BS 6206 1981 (SAFETY GLASS).

ALL WORK REQUIRED TO COMPLY WITH APPROVED DOCUMENT P IS TO BE CARRIED OUT BY A PERSON COMPETENT TO DO SO. A CERTIFICATE ISSUED BY A COMPETENT PERSON TO PROVE THAT THE WORK HAS BEEN INSTALLED, TESTED AND FOUND TO COMPLY WITH PART P WILL BE REQUIRED BY BUILDING CONTROL ON COMPLETION.

ENSURE PROTECTING STRUCTURE AROUND THE STAIRWAY WILL CONTINUE TO THE UNDERSIDE OF THE ROOF.

CONFIRM THAT THERE WILL BE ENERGY EFFICIENT LIGHTING PROVIDED WITH LAMPS OF LUMINOUS EFFICACY GREATER THAN 40 LUMENS PER CIRCUIT WATT, AT LEAST 3 IN 4 FITTINGS.

NOTE:

THIS DRAWING IS INTENDED FOR CONSULTATION PURPOSES ONLY AND IS SUBJECT TO CHANGE. WORK SHOULD NOT BE STARTED UNTIL FULL APPROVAL UNDER BOTH PLANNING & BUILDING REGULATIONS IS GRANTED.

All dimensions are approximate and to be checked on site.

	Revisions	Date

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Project.

Proposed Roof Lift Loft Conversion & Alterations to Front Elevation at 18 Old Mill Lane, Thurgoland, Sheffield

Date.

25 September 2014

Scale.

1:5, 1:50 & 1:100

Drawing No.

SR/14/TVM/26