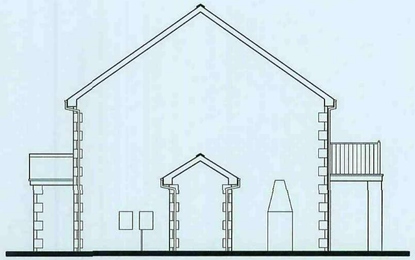
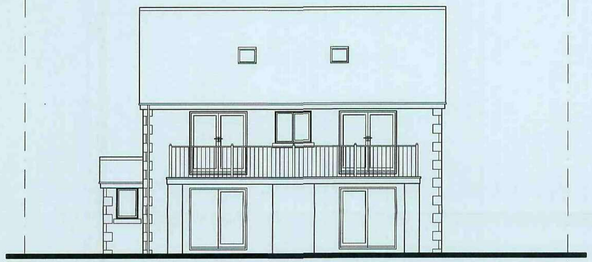


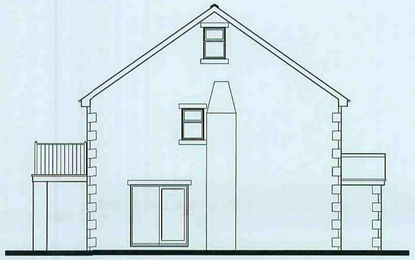
FRONT ELEVATION
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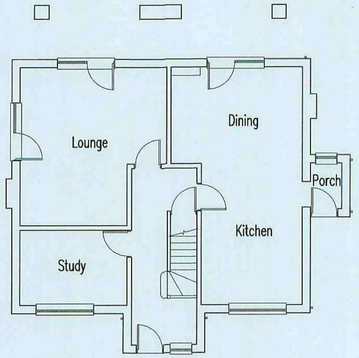
SIDE ELEVATION
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REAR ELEVATION
(SCALE 1:100)

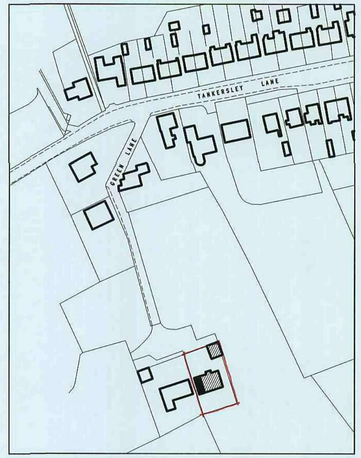


SIDE ELEVATION
(SCALE 1:100)



GROUND FLOOR PLAN
(SCALE 1:100)

N



LOCATION PLAN

14 JUL

Philip D. Murphy Ltd. *Architectural Draughting Services* 7 Wychwood Glen, Sothall, Sheffield S20 2QL Tel : 0114 2471112. Email : pdmdraughting@gmail.com	CLIENT MR. G. PARKIN. GREEN LANE FARM (OFF TANKERSLEY LANE), HOYLAND, BARNSLEY S74 0DT.			ORIGINAL DRAWING SIZE A2 (594 x 420mm)
	DRG TITLE EXISTING PLAN AND ELEVATIONS			
PROJECT PROPOSED SINGLE STOREY SIDE EXTENSION	DATE JUNE 2011	JOB NO T07	DRG NO 01	REV

SPECIFICATION

GENERAL
All work to be in accordance with the latest edition of the Building Regulations.
Do not scale off the drawings.
All dimensions to be checked on site and any discrepancies verified prior to commencement.
Property owner to confirm all legal boundaries before commencement of any work on site.
No part of the proposed work to project over legal boundaries.
Property owner to ensure that the proposed work does not contravene any covenants or other restrictions imposed in *the lease or the deeds for the property.*
Property owner to obtain agreement from anyone referred to in the lease or deeds for the property prior to commencement.
All work on site to be carried out in a professional and workmanlike manner in accordance with relevant Building Regulations and Codes of Pratice. Materials used are to be best of their respective kind and fit for purpose.

FOUNDATIONS
600 wide concrete trench fill foundation to cavity walls using grade C20 concrete. Formation level to be below invert level of all drains and must be agreed with Local Authority District Building Surveyor. Foundation to be minimum 700 thick with top level 200 below ground.
Internal wall foundation as above except 500 wide.
Foundations shown on drawings are suitable for good ground conditions; if poor ground conditions are encountered or if existing building has special foundations then specialist advice will be needed.
If excavations are greater than 2.5m deep then foundations should be designed by a Structural Engineer.

SUBSTRUCTURE
Concrete commons or 4N blocks to be used below ground, with cavity filled with lean mix concrete to 225 below lowest DPC.

GROUND FLOOR
65mm sand/cement screed, 80mm thick 'Celotex GA3080Z' insulation boards, 100 thick concrete slab, Visqueen Gas Barrier DPM on 25mm sand blinding. 100 compacted hardcore. DPM to lap with DPC in wall.
Floor finishes to be agreed with client.

DAMP PROOF COURSE
Horizontal DPC to be provided to all walls.
External DPC to be 150mm above ground level.
DPC to be topped with DPC in existing wall.

EXTERNAL WALLS
100mm 'Celcon Standard' 3.5N blockwork inner leaf, 100mm cavity filled with 100mm thick 'DriTherm Cavity Slab 32' insulation batts, 100mm thick reconstructured stonework to match existing. Stainless steel wall ties to be provided at 750 horiz & 450 vert centres staggered, and every blockwork course at reveals. 'Thermabate 100' cavity closer/DPC to be provided around all external openings. Cavity to be closed at eaves. Internal wall finish to be 12.5mm plasterboard dry lining fixed on dabs.
30 x 6 x 1500 long galvanised steel restraint straps to be provided to gable wall at ceiling and rafter level. Straps to be provided at max 2.0m cts and securely fixed across 3 No joists and turned down 150mm into cavity at wall.
Timber noggins to be provided between joists at strap positions with timber packs between wall and first joist.

LINTELS
Galvanised steel lintels by LG Limited or Catnic Limited, type as indicated on drawing. Lintels to have minimum bearing of 150mm. Cavity tray DPC to be provided over LG lintels.

WINDOWS
Windows to be uPVC, double-glazed with 16mm air gap & a 'soft' low-E coating. Windows to be fitted with trickle ventilators (total min area of 8000mm² per room). Opening lights to be minimum 5% of floor area.
Glazing to achieve a U value of 1.8W/m²K

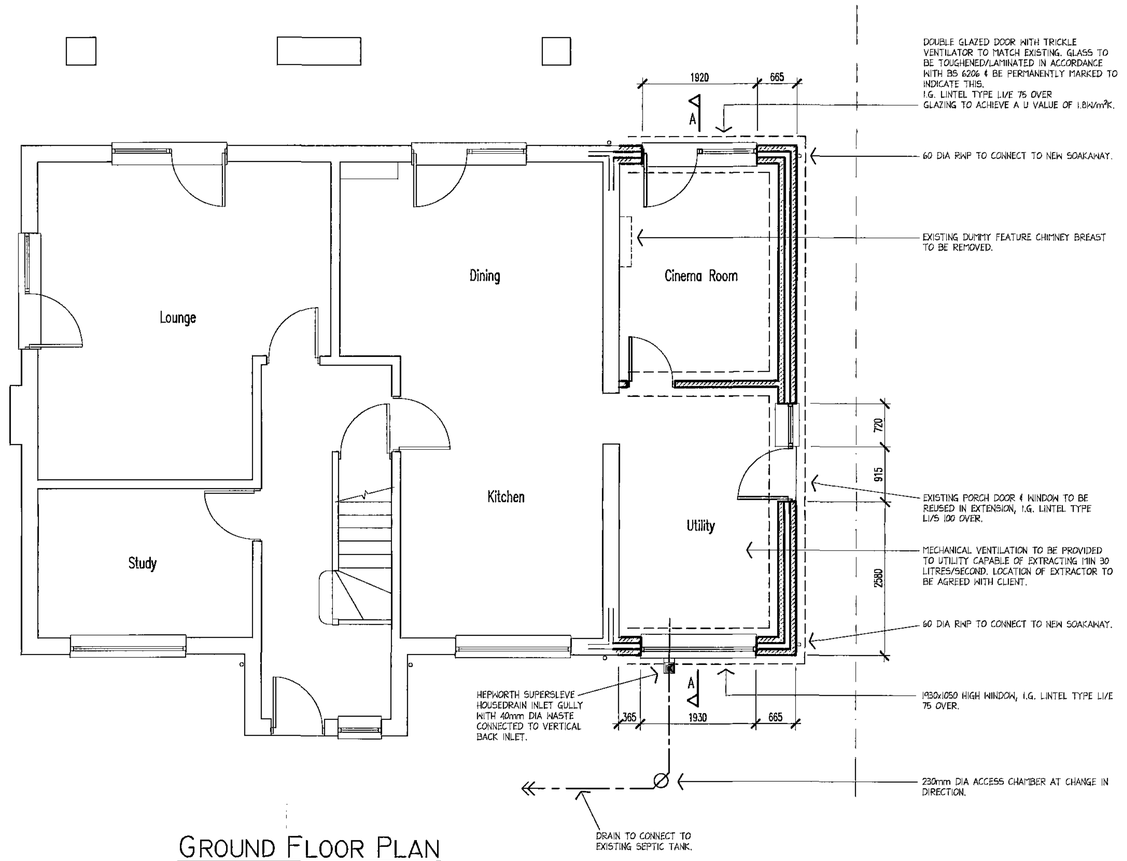
INTERNAL WALLS
100mm 7N blockwork with plaster finish as for external walls.

ROOF
Prefabricated timber trusses at 600 centres with bracing in accordance with BS 5268. One layer 'Kingspan nilvent' breathable membrane underlay (fitted in accordance with manufacturers instructions), 38 x 38 counter battens on line of rafters, 38 x 25 tanalised battens, 'Brodston Old Quarried Slates' fixed in accordance with manufacturers recommendations. 100mm thick 'Rockwool Rolf' mineral fibre insulation to be laid between ceiling joists with a further 175mm mineral fibre insulation laid across - to give a total thickness of 275mm. 12.5mm plasterboard ceiling with skim finish. Trusses to be fixed to 100 x 75 timber wall plates *using proprietary truss clips. Wall plate to be tied to wall* using 30 x 6 x 1000 long galvanised straps at 1200 centres.
Trusses to be manufactured from site dimensions provided by Builder. Supporting calculations for roof truss design and wind bracing stability to be provided by manufacturer and submitted by Builder to Local Authority for approval. Roof trusses and bracing to be designed and installed in accordance with BS 5268: Part 3: 2006 and manufacturers design recommendations.

ELECTRICAL SAFETY
The design, installation, inspection and testing of electrics must be carried out in accordance with BS 7671:2001.
Installations must be carried out by a competent person registered with an electrical self certification scheme approved by the Secretary of state.
Prior to completion the work the District Building Surveyor is to be provided with evidence to demonstrate that either:
A. The electrical work has been carried out by a person who is a member of a relevant "Competent Person Scheme"
or
B. The requirements of Part P have been complied with and that an appropriate BS 7671 Electrical Installation Certificate has been issued by a person competent to do so. (Note that additional building regulation charges and inspections will apply in this case).

DRAINAGE
All drains below ground to be 'Hepworth Supersleve HouseDrain' flexible jointed pipes laid to a minimum gradient of 1 in 40. All to be to satisfaction of District Building Surveyor. Lintels to be provided over drains where passing through walls.
Soakaway construction; 1000 x 1000 x 1000 deep pit filled with selected clean hardcore (150-75 gauge). Top of soakaway to be 500 below ground level and covered with a heavy bituminous felt mat. Soakaway to be positioned minimum 5.0m from any building or boundary, to satisfaction of District Building Surveyor.

ENERGY EFFICIENCY
All new light fittings to be capable of accepting energy efficient lamps. All new radiators to be fitted with thermostatic valves.



GROUND FLOOR PLAN
(SCALE 1:50)

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	DRG TITLE GROUND FLOOR PLAN				
PROJECT PROPOSED SINGLE STOREY SIDE EXTENSION	DATE JUNE 2011	JOB NO T07	DRG NO 02	REV	



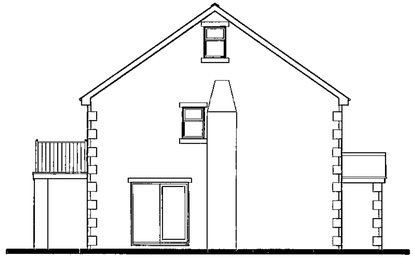
FRONT ELEVATION
(SCALE 1:100)



SIDE ELEVATION
(SCALE 1:100)



REAR ELEVATION
(SCALE 1:100)



SIDE ELEVATION
(SCALE 1:100)

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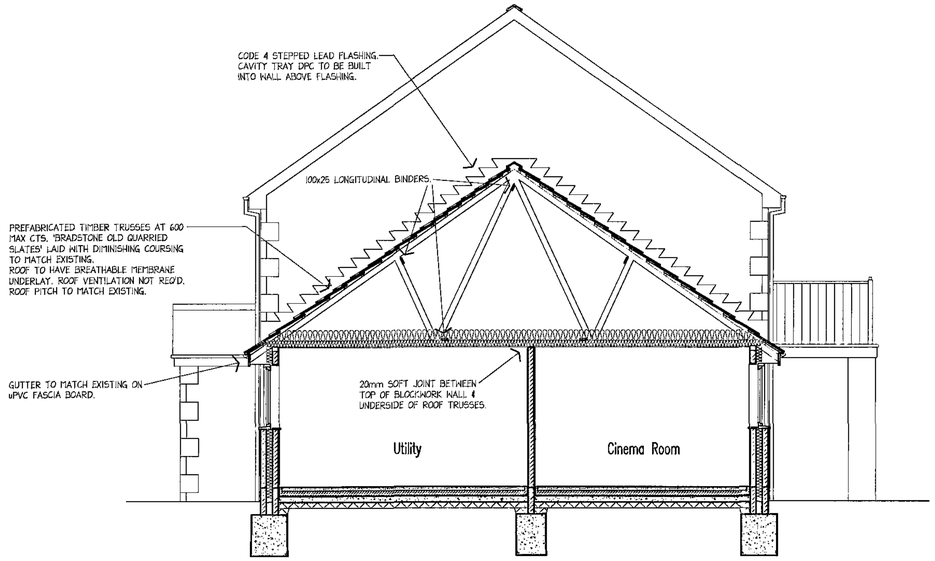
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HOYLAND, BARNSLEY S74 0DT.

ORIGINAL DRAWING SIZE
A2
(594 x 420mm)

DRG TITLE
ELEVATIONS

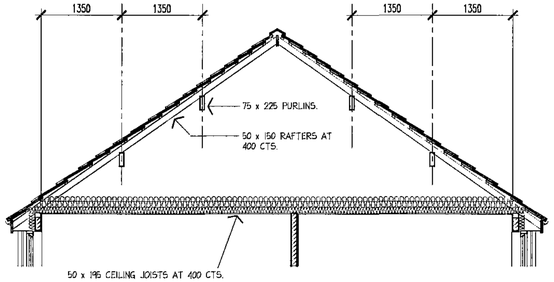
PROJECT
PROPOSED SINGLE STOREY SIDE EXTENSION

DATE	JOB NO	DRG NO	REV
JUNE 2011	T07	03	

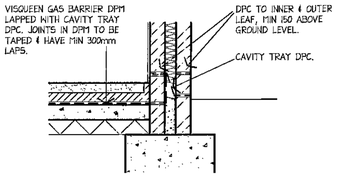


SECTION A - A

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ALTERNATIVE ROOF SECTION



EXTERNAL WALL DPM/DPC DETAIL

(SCALE 1:20)

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ORIGINAL DRAWING SIZE
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DRG TITLE
SECTIONS AND DETAILS

PROJECT
PROPOSED SINGLE STOREY SIDE EXTENSION

DATE	JOB NO	DRG NO	REV
JUNE 2011	T07	04	