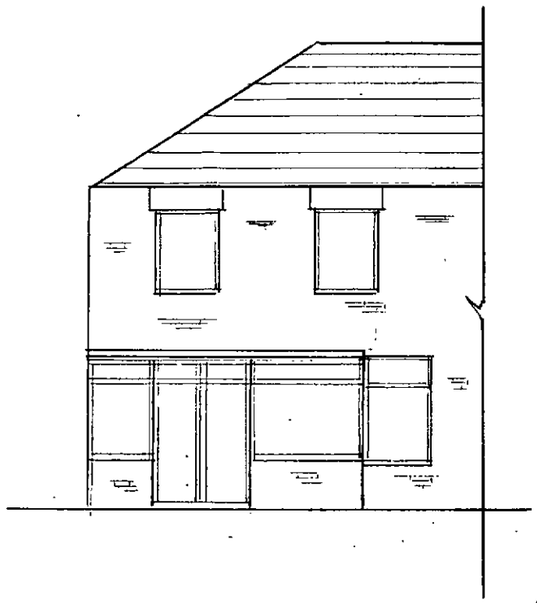
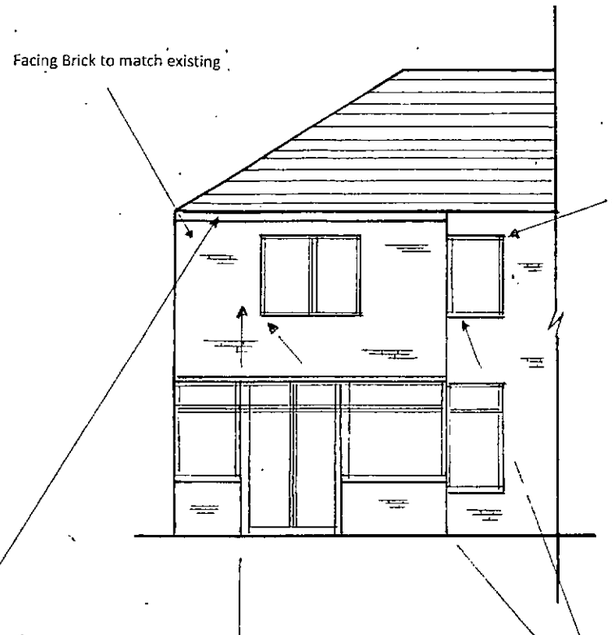
EXISTING REAR ELEVATION – SCALE 1:100



PROPOSED REAR ELEVATION – SCALE 1:100



Provide flat roof using 195x47 SC 16 Grade timber. Provide restraint straps at 1.2m centres. Roof to be GRP finish. Existing down pipes extended and connected to new gutter. 200mm quilt insulation to roof with vents at soffit to provide ventilation

New windows to be brown upvc to match existing. Windows to have a U value of 1.6. and background ventilation of 8000mm2. Window to new bedroom to be escape type, max 1.1m from floor level internally and clear opening of 0.33m2, 450 horizontally and 750 vertically.

Existing walls to be exposed, to ascertain width of cavity. If cavity is 100mm use Dritherm or Rockwool 100mm cavity batts. If cavity is less than 100mm use kingspan TW50 on inner leaf with plasterboard and skim over. Wall construction to be facing brick to match existing. Wall ties at 750mm centres horizontally, 450 vertically and at each block course within 225mm of all window and door openings. Inner leaf to be medium density blockwork with plasterboard on dabs and skim finish.

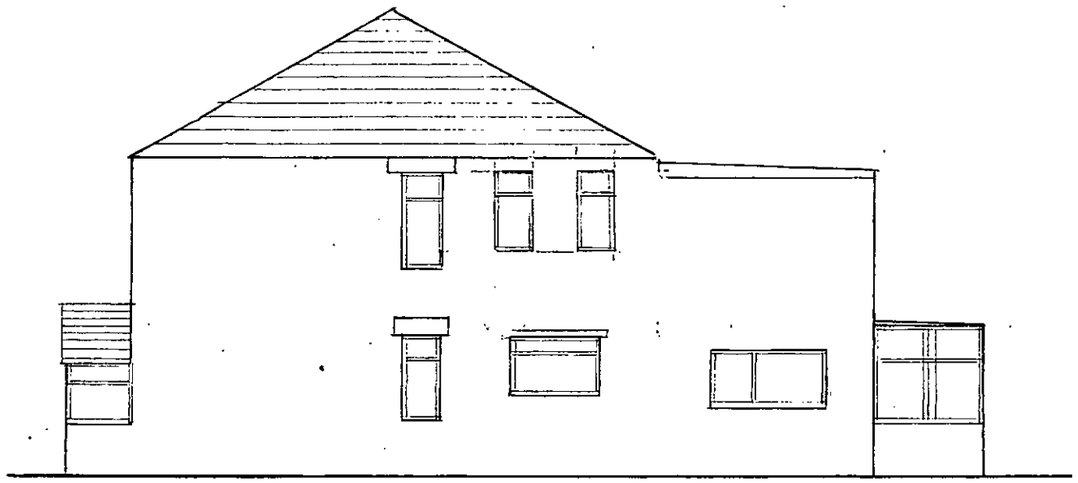
PLANNING/BUILDING REGULATIONS

FIRST FLOOR EXTENSION

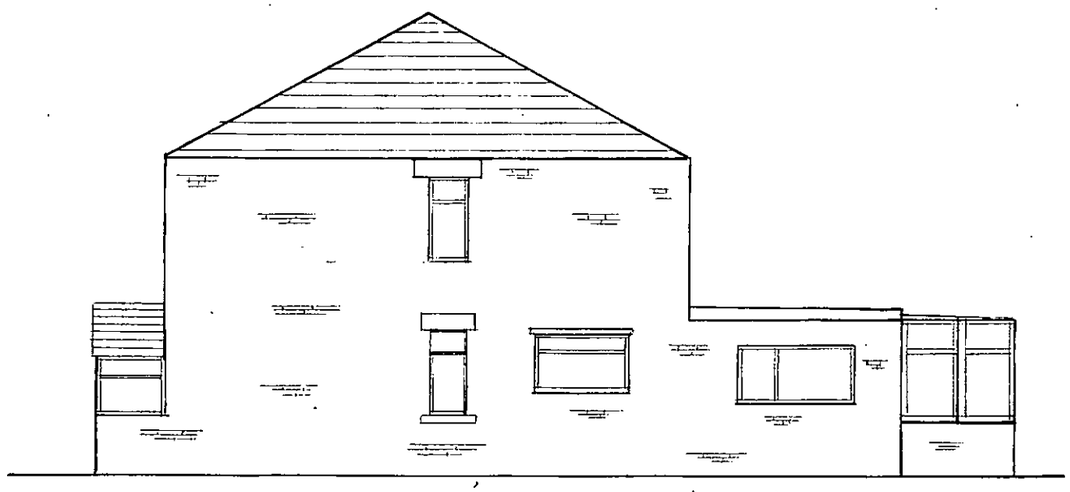
7 STORRS MILL LANE
CUDWORTH
BARNSLEY
SOUTH YORKSHIRE
S72 8SQ

PROPOSED/EXISTING REAR ELEVATION
SCALE 1:100

PROPOSED SIDE ELEVATION – SCALE 1:100



EXISITNG SIDE ELEVATION – SCALE 1:100



Roof

Provide flat roof using 195x47 SC 16 Grade timber. Provide restraint straps at 1.2m centres. Roof to be GRP finish. Existing down pipes extended and connected to new gutter 200mm quilt insulation to roof with vents at soffit to provide ventilation

Heating System

Existing heating system/boiler to be assessed for suitability for increased heat and water demand. All heating work to be undertaken by Gas Safe registered contractor. New radiators to have Thermostatic valves fitted.

Means of Escape

Mains interlinked smoke detection with battery backup to BS 5446:Part 1 required to circulation provide protected route to ground floor means of escape.

Electrical Safety

All domestic and other relevant work required to meet the provisions of the Building Regulations Approved Document Part P to be designed installed inspected and tested by a qualified electrician who is registered with an ODPM recognised competent person Self certification scheme. Upon completion of the works the Council will be provided with a copy of an appropriate BS 7671 Electrical Certificate by a person competent to do so.

PLANNING/BUILDING REGULATIONS

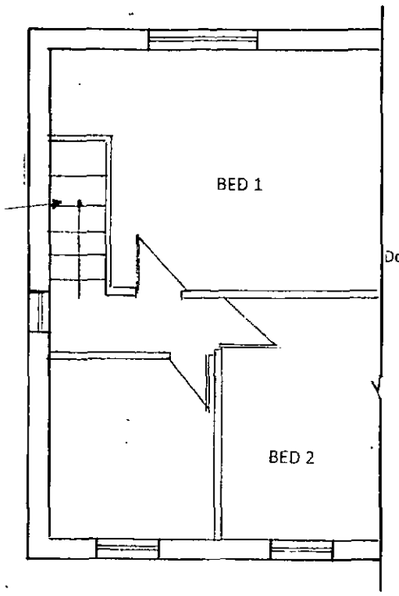
FIRST FLOOR EXTENSION

7 STORRS MILL LANE
CUDWORTH
BARNSLEY
SOUTH YORKSHIRE
S72 8SQ

PROPOSED/EXISTING SIDE ELEVATION
SCALE 1:100

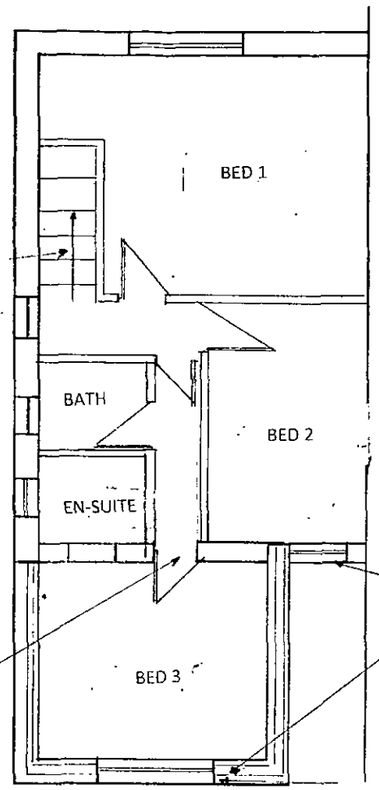
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EXISTING FIRST FLOOR PLAN – SCALE 1:100



Down to hall and final exit at ground floor

PROPOSED FIRST FLOOR PLAN – SCALE 1:100



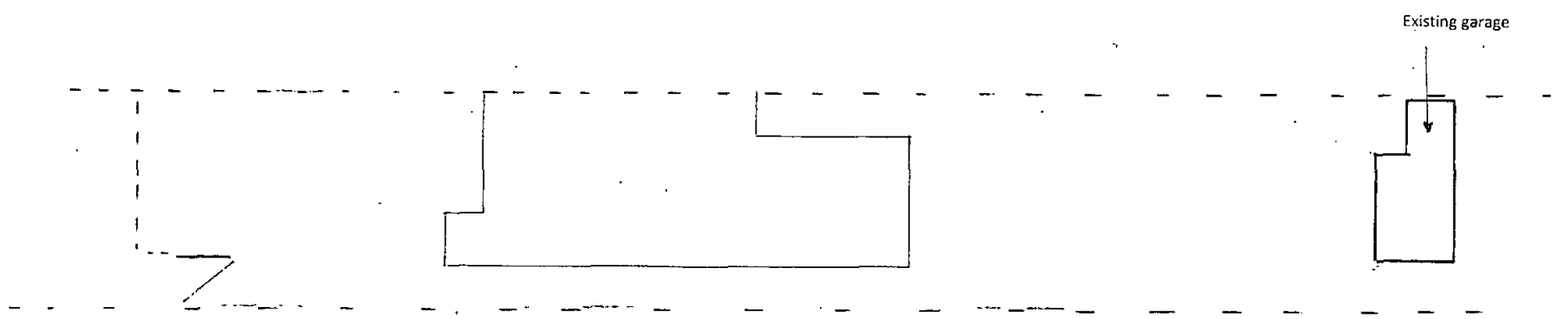
Down to hall and final exit at ground floor

Create new opening using 150x100 precast Naylor concrete lintels

New windows to be brown upvc to match existing

Incorporate insulated cavity closer to window reveals

SITE PLAN 1:200



Foundations

Existing foundations inspected by Local Authority Building Control Surveyor and found to be suitable for increased loading

Walls

Existing walls to be exposed, to ascertain width of cavity. If cavity is 100mm use Dritherm or Rockwool 100mm cavity batts. If cavity is less than 100mm use kingspan TW50 on inner leaf with plasterboard and skim over. Wall construction to be facing brick to match existing. Wall ties at 750mm centres horizontally, 450 vertically and at each block course within 225mm of all window and door openings. Inner leaf to be medium density blockwork with plasterboard on dabs and skim finish.

First Floor Joists

Line new floor through with existing using 170x50 SC 16 joists at 400 centres. Provide 1 row of strutting between joists. 30X5 lateral restraint straps to be provided to new wall and floor at 1.2m centres. Provide 1 layer of 100mm sound insulation density of 10 kg/m3quilt between joists. Floor decking to clients choice.

Internal Walls

Internal walls to be 100x50 sw studs with 100mm quilt infill Plasterboard and skim finish either side.

Windows

New windows to be brown upvc to match existing. Windows to have a U value of 1.6. and background ventilation of 8000mm2. Window to new bedroom to be escape type, max 1.1m from floor level internally and clear opening of 0.33m2, 450 horizontally and 750 vertically.

Ventilation

Provide extract ventilation to bathroom and en-suite using intermittent fan of 15l/sec.

PLANNING/BUILDING REGULATIONS

FIRST FLOOR EXTENSION

7 STORRS MILL LANE
CUDWORTH
BARNSLEY
SOUTH YORKSHIRE
S72 8SQ

PROPOSED/EXISTING FIRST FLOOR
SCALE 1:100
SITE PLAN
SCALE 1:200