



2 CHURCH GROVE
MONK BRETTON
BARNSELY
S71 2EY

OS Mastermap
13 May 2011, ID: BW1-00072209
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1:1250 scale print at A4, Centre: 436303 E, 407744 N

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Mapping
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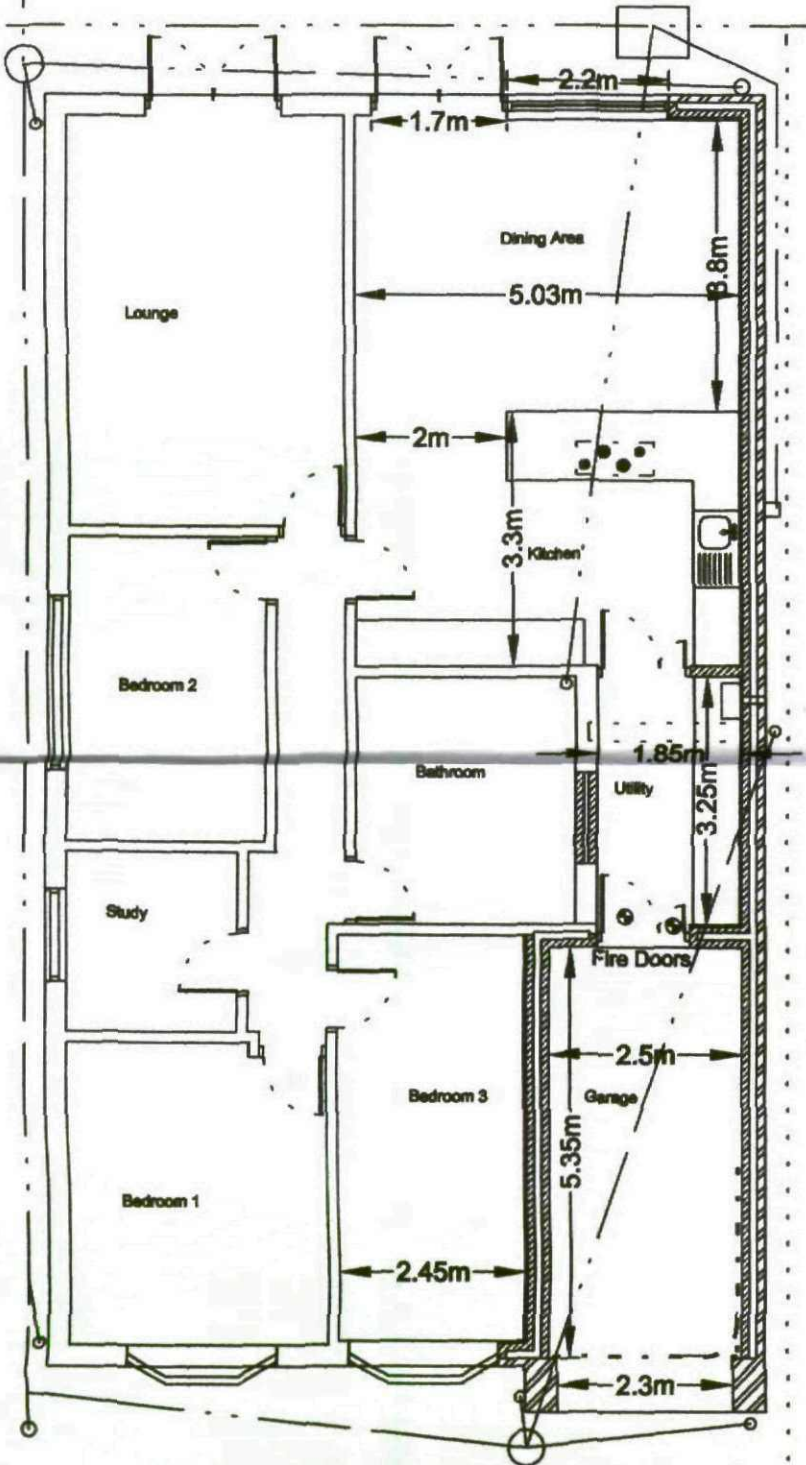
OS Ordnance
Survey

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EXTERNAL WALLS

To be cavity wall construction with external leaf of brick to match existing, 100mm cavity either filled with Dritherm insulation wall batts or 50mm Kingspan Kooltherm K8 secured to the internal leaf of 100mm Thermalite shield blocks. Walls ties to be 5 number per metre square and 225mm vertical centres to reveals, stainless steel double triangle to BS 1243. The internal wall to be finished with 15mm two coat gypsum plaster or 12.5mm plasterboard on dabs. The blockwork and brickwork to be either block bonded or tied using Furfix stainless steel ties to the existing, with the cavities made continuous with existing. The dpc is to be 150mm above the adjacent finished ground level and linked with the existing, cavities closed with Thermabate or similar approved cavity closer.



Proposed Floor Plan

GENERAL

These Plans are to be used for Planning and Building Regulations purposes only. The contractor shall ensure that all works comply with the Planning consent and the Building Regulations and that all materials are fixed in a workmanlike manor and in accordance with the relevant British Standard Codes of Practice and in accordance with the manufacturers recommendations. The contractor is to be responsible for checking and verifying all levels, dimensions and drainage runs on site and for submitting the relevant notices at the appropriate stages to the local authority for inspection of work. The contractor to verify with the client the position and number of, socket outlets, switches, lighting points, radiators and similar fitting before commencement of work on site.

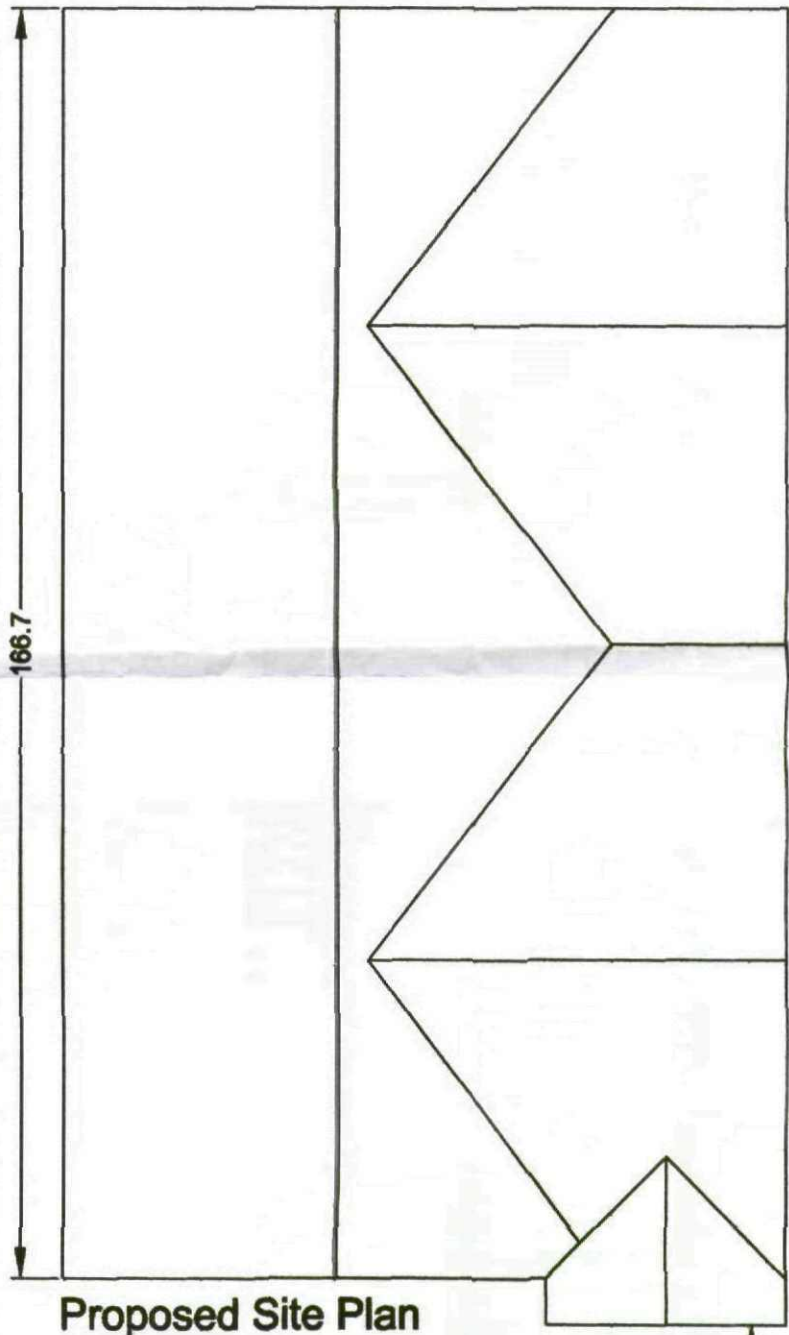
Drawing No. 2CCMB/11/03

Address 2 Church Grove
Monk Bretton
Barnsley S71 2EY
Project Proposed Floor & Site Plan
Scale 1 : 100 Date May 2011

Existing Garage
Demolished

VALLEYS

Roof valley gutters to be code 5 lead taken a minimum of 200mm up under tiles on 18mm plywood layboards. The central valley to have a minimum fall of 1 : 80 falling into a box gutter.



Proposed Site Plan

DRAINAGE

The new drains to be 100mm flexible jointed pipes laid to minimum fall of 1 : 40 with 150mm pea gravel surround in accordance with BS 8301. gullies to be back inlet and fitted with an internal rodding access. Inspection chambers to be either proprietary Upvc to a maximum depth of 1m or 225mm class B engineering bricks on 150mm concrete base with heavy duty cover (double sealed air tight cover internal). The waste pipes are to be 40mm to sink and 35mm to wash basin, all to be fitted with deep seal anti-vac traps. The surface water is to be taken to a soakaway if the ground conditions are suitable and the foul taken to the existing system.

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