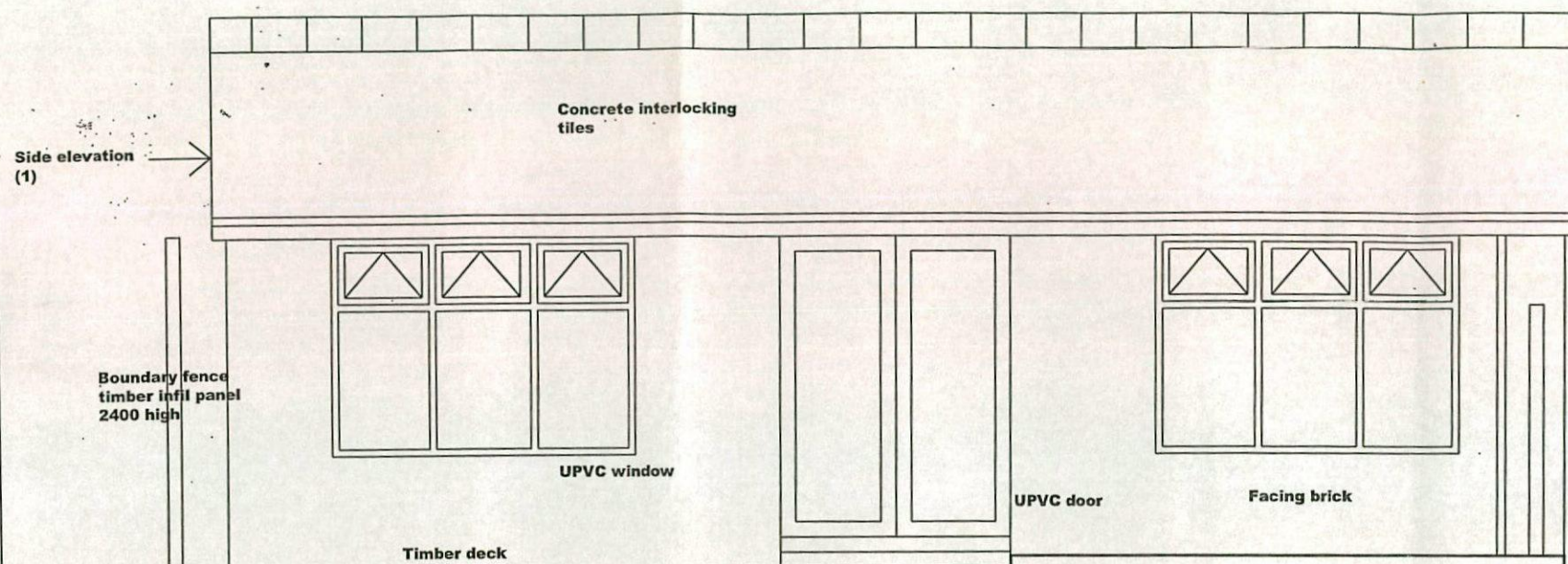
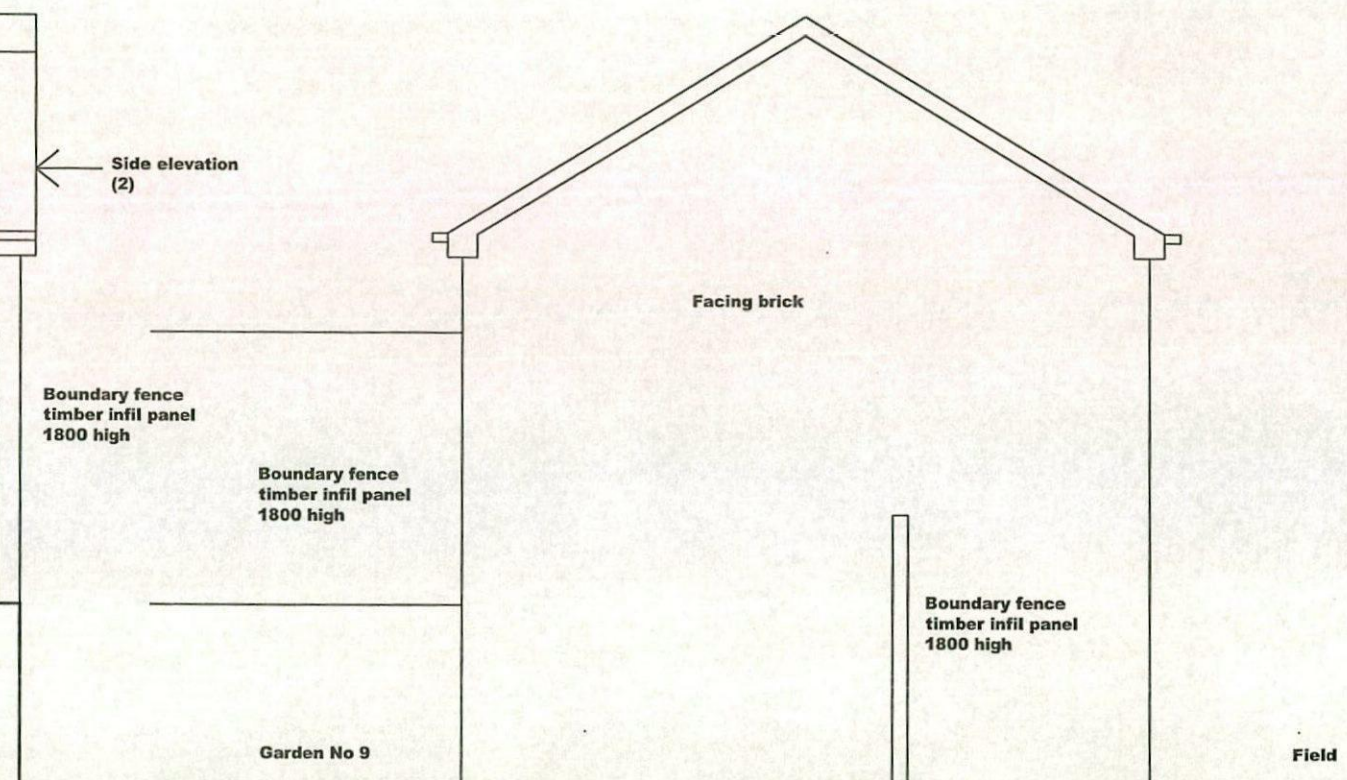


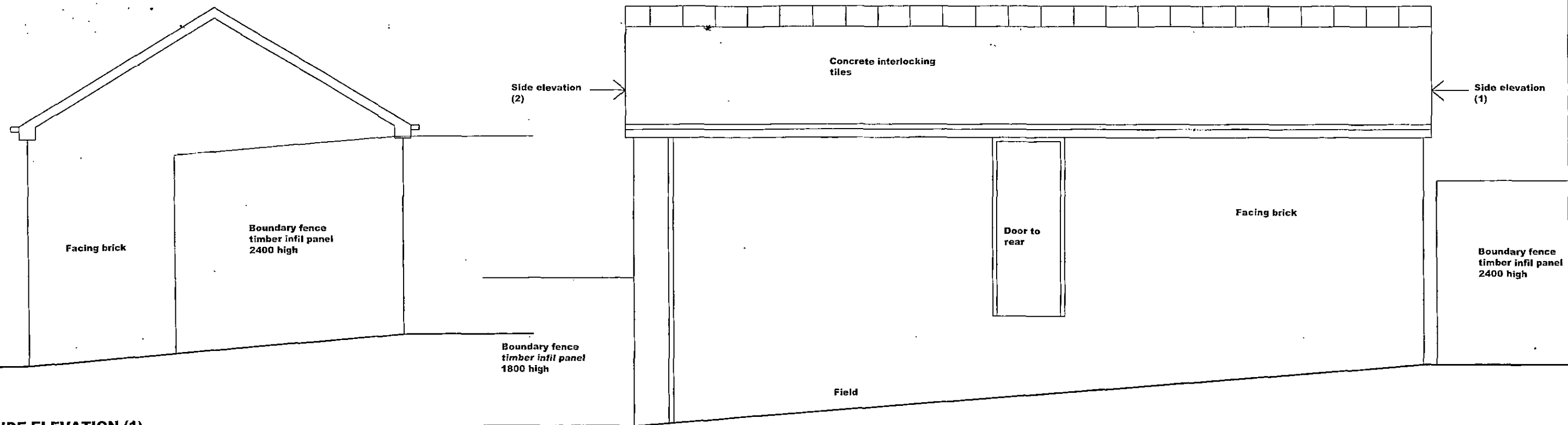


FRONT ELEVATION
1:50



SIDE ELEVATION (2)
1:50

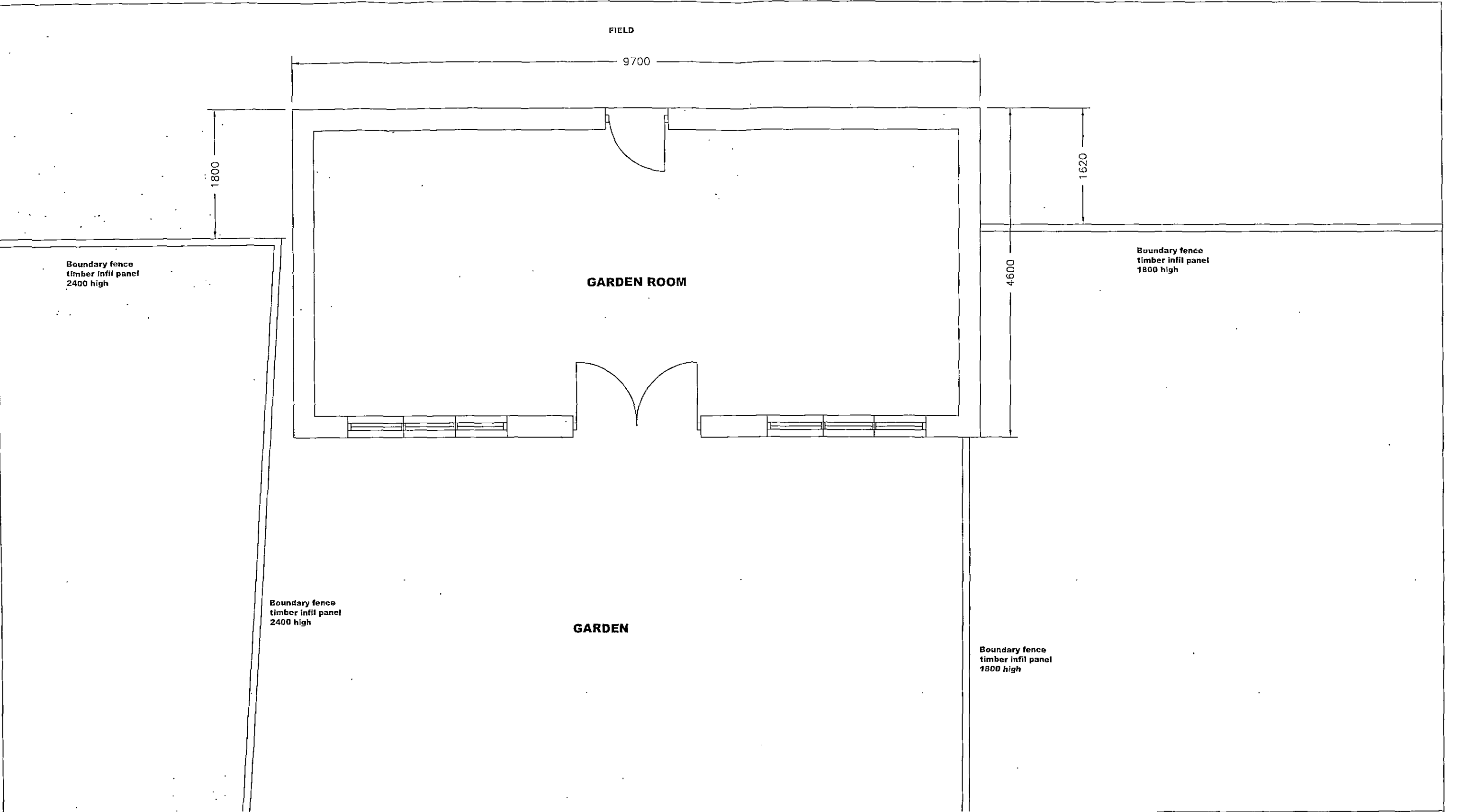
Revisions	A. A----	00-00-
This drawing is for planning permission only and is not a construction drawing.		
Drawing Title	ELEVATIONS	
Job No. - Dwg No.	GS/2013/1	---
Client:	Glen Show 7 For Town End Dodworth Barnsley S75 3TQ	
Scale:	1:50	



SIDE ELEVATION (1)
1:50

REAR ELEVATION
1:50

Revisions	A. A---	00-00-
This drawing is for planning permission only and is not a construction drawing.		
Drawing Title	ELEVATIONS	
Job No. - Dwg No.	GS/2013/2	---
Client:	Glen Show 7 For Town End Dodworth Barnsley S75 3TQ	
Scale:	1:50	



Revisions	A. A----	00-00-
This drawing is for planning permission only and is not a construction drawing.		
Drawing Title	PLANS	
Job No. - Dwg No.	GS/2013/3	---
Client:	Glen Show 7 Far Town End Dodworth Barnsley S75 3TQ	
Scale:	1:50	

Foundations

600mm x 200mm.35N.concrete reinforced with A193 mesh top & bottom with 50mm cover to steel. Depth of foundations to be dependent on site conditions but to be a min.900mm.& to be taken down to suitable load bearing ground to satisfaction of Local Authority and to invert level of any adjoining drain trench which is within 1M of the foundation .
Class B Eng. Bricks or foundation blocks to ground level.

Brickwork

Facing bricks to match existing & to satisfaction of Local Authority, 50mm, clear cavity, 50mm"Kingspan Thermawall"TW50 zero ODP insulation boards, 100mm load bearing blocks, 2 coat plaster to walls. Wall ties to be stainless steel double drip type with retaining clip (BBA approved) placed 5per M2 and at 225mm c/c to reveals.
Lintels to be I.G. L1/S100 to openings in cavity walls all with min. 150mm end bearing.
30mm x 5mm galv. mild steel anchor ties to be provided at max 2m. c/c at floor level & up roof slope. (these to be screwed to solid noggins over 3 no. joists or rafters).
Thermabate Closers (or other approved thermal breaks) to be provided to reveals of openings.
D.P.C to be min. 150mm. above ground level & to heads reveals & sills of openings

Ground Floor Construction

22mm flooring grade chipboard to B.S.S. on 200mmx50mm S.C3 grade joists at 400mm. c/c.(joists doubled up below hot tub) with 110mm of Kingspan TF70 insulation between joists, under floor vents to be 225mm x 150mm sited 400mm from corners & at max. 900mm c/c. these to be ducted through wall & have tray D.P.C. over.
Min. 150mm. air space between joists & oversite concrete

Roof Construction

Roof tiles to match existing & to satisfaction of the Local Authority on 38mm. x 25mm. tile battens, untearable sarking felt 150 mm x 50 mm SC3 grade roof spars at 600mm.c/c.100mm. Kingspan Kooltherm K7 insulation between spars (leaving 50mm. for ventilation) & underdrawn with 42.5mm. Kingspan Kooltherm K18 insulation boards.
200mm. x 25mm. ridge.
100mm. x 50mm. wall plate & ceiling tie.
Ceiling insulation to be as roof construction.
Roof ventilation at ridge & eaves to be 25mm. Marley Ventilation system.
Every alternate roof spar to be tied down to blockwork with 30mm. x 5mm. x 1000mm. long galvanized mild steel straps.

Windows /Ventilation

Windows to be P.V.C.U. & to match existing & have an opening area equal to at least 1/20th of the respective room floor area & have an 8000mm. trickle vent.
All windows to be double glazed with Pilkington "E" glass having a U value of 1.8 Wm2K & have 20 mm. spaces between panes.
Safety glass to be provided to all doors

Drainage

Rainwater to be taken via 100mm. gutters to match existing via 63 diam. R.W. Pipes & connected to existing R.W. System or taken to a soakaway min. 5metres from any building.
Foul drainage to be 100mm. P.V.C. pipes laid to fall 1:40 & connected to existing foul drainage.
P.V. C. access pot provided at end of drainage run. Waste to discharge below gulley grate level

General

Skirting boards & architraves to be to client's choice
Number & position of electric lights, switches & plug points to be decided at a later date by client
Heating system to be electric storage
Note all electrical work to be designed, installed, inspected & tested by a competent person who is registered with a Part P Self-Certification/Competent Persons Scheme. & certificate of approval to be submitted to the Local Authority on completion.

This drawing has been produced for the purpose of obtaining Building Regulations & Town Planning Permission & is not a working drawing.
This drawing is copyright & shall not be reproduced or used for any purpose without written permission of the Surveyor.
This drawing must be read in conjunction with all other related drawing & documentation.
It shall be the contractor's responsibility to ensure that the works generally comply with the current Building Regulations & relevant Codes of Practice/ British Standard Specification, together with the Local Authority Building Surveyor & Drainage Inspector.
It is the contractor's responsibility to check all dimensions on site & before manufacture or ordering of any components any discrepancy to be reported immediately.
All materials shall be fixed, applied or mixed in accordance with the manufacturer's instructions & specification.
All materials shall be suitable for their use.

Do Not Scale From This Drawing. If In Doubt Ask.

Date 23 : 12 : 2006

Client

Mr.G. & Mrs. M. Shaw
7 Far Townend
Dodworth
Barnsley

PROPOSAL

Garden Room

Revisions

Date

FAR TOWNEND

FOOTWAY

DRIVE

DRIVE

DRIVE

5

7

9

CONSERVATORY

CLOSE BOARDED FENCE

GARDEN ROOM

CLOSE BOARDED FENCE

CLOSE BOARDED FENCE

CLOSE BOARDED FENCE

BUSHES

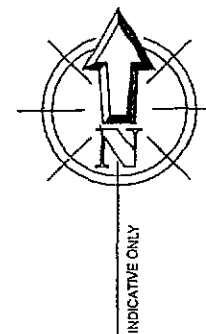
CENTRE LINE OF HEDGE

OUTER HEDGE LINE

CENTRE LINE OF HEDGE

CENTRE LINE OF HEDGE

OUTER HEDGE LINE



SCALE = 1:200

**SURVEY
SITE
SERVICES**

CHARTERED SURVEYORS
CHARTERED CIVIL ENGINEERS

Survey and Site Services
Francis Jordan House
Wellington Street
Barnsley
South Yorkshire. S70 1SW
Tel and Fax (01226) 289177

Client
MR GLEN SHAW

Drawing Title
TOPOGRAPHICAL SURVEY

Site Address
7 FAR TOWNEND
DODWORTH
BARNSELY
S75 3TQ

Surveyed VHM	Processed VHM	Drawn VHM	Checked VHM
Drg.No. B413/S/1		Date 20/10/09	