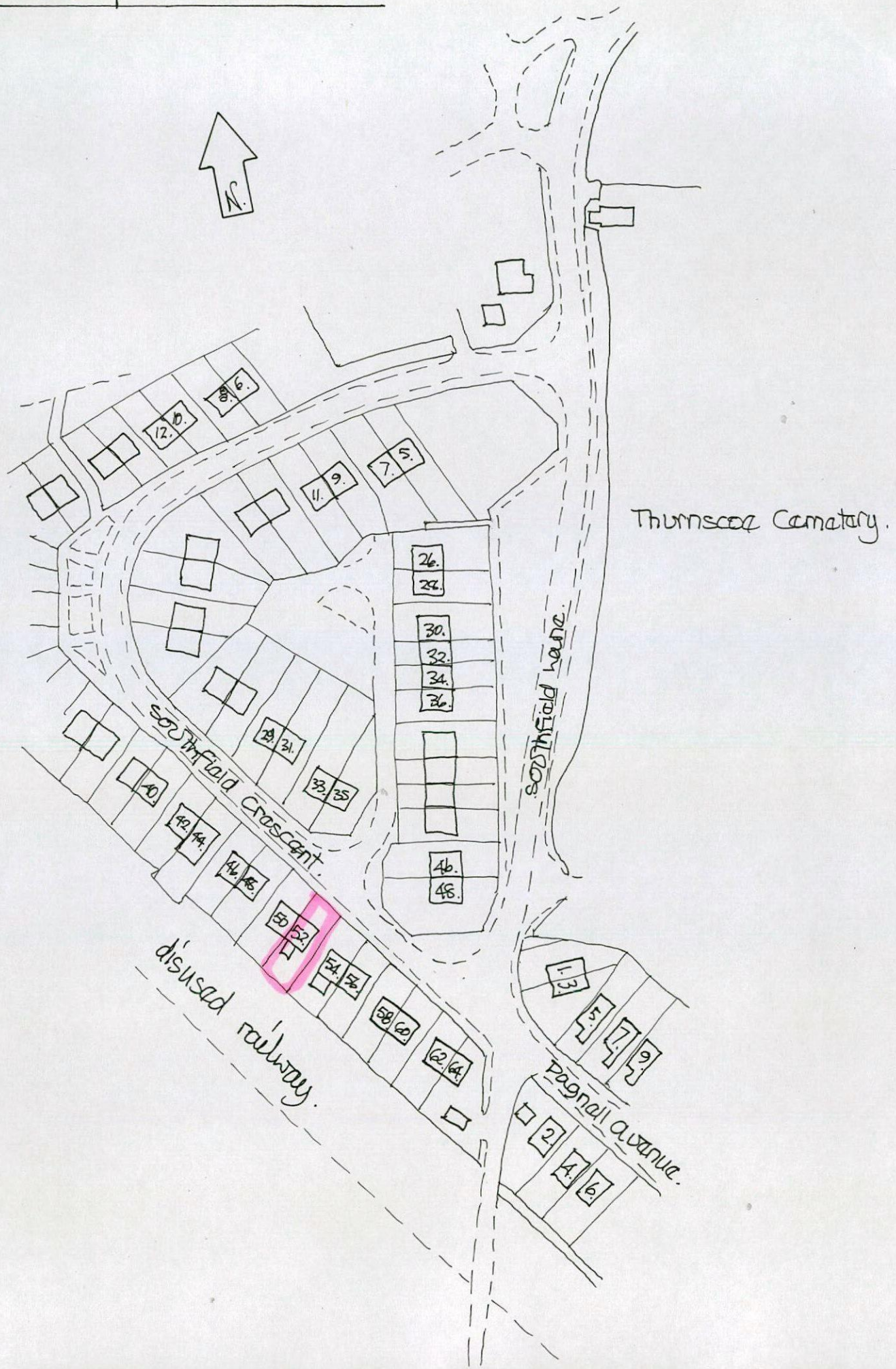
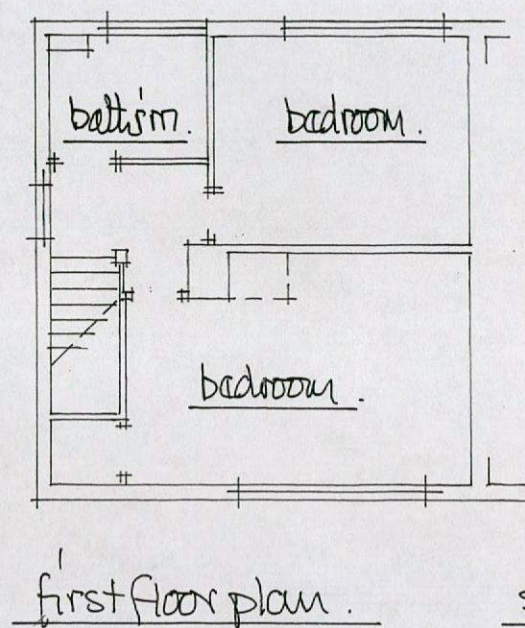
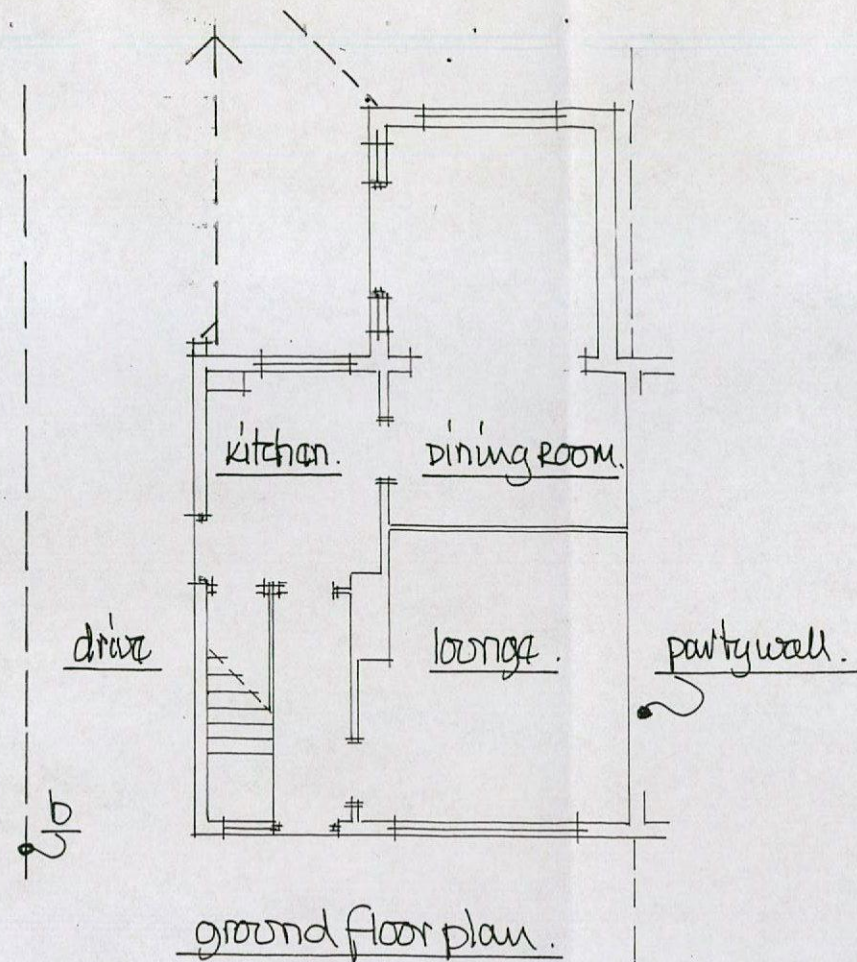
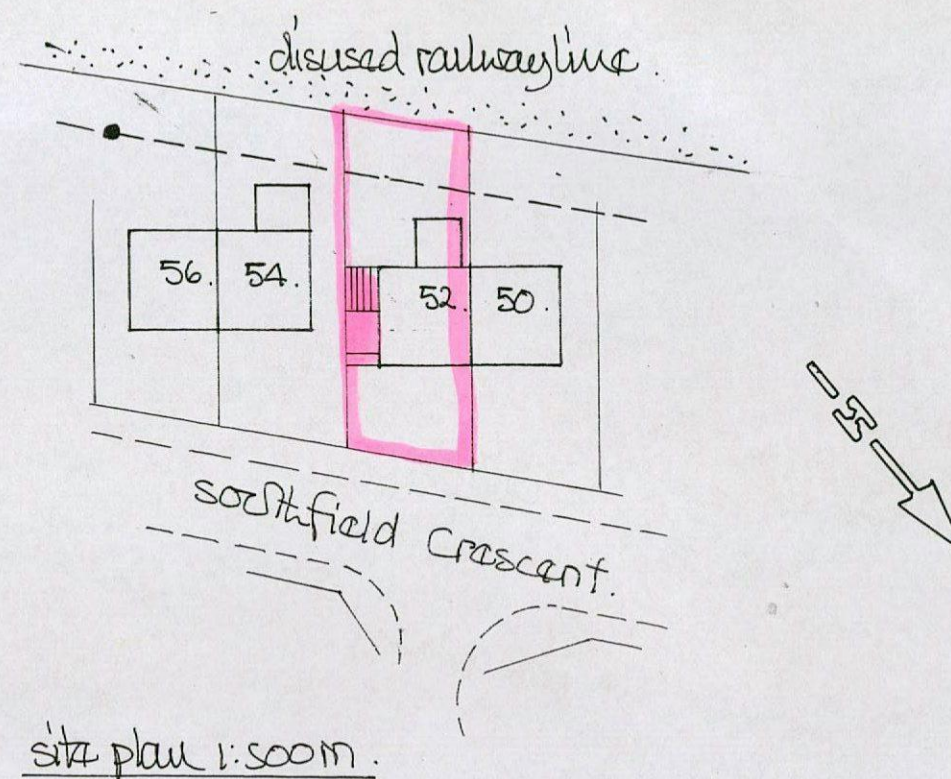


location plan scale 1:1250'





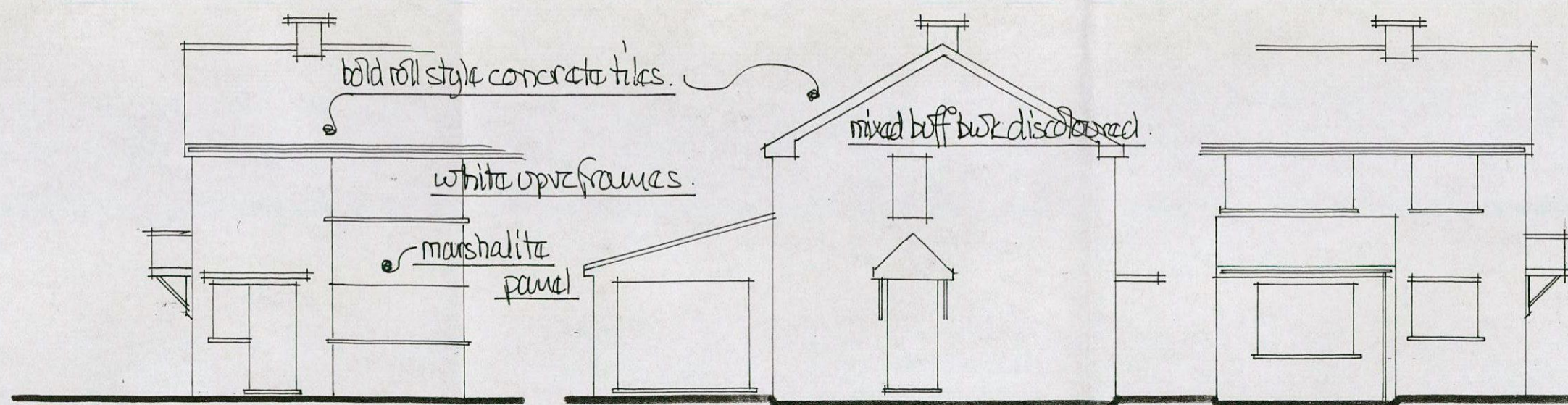
scale 1:100m.



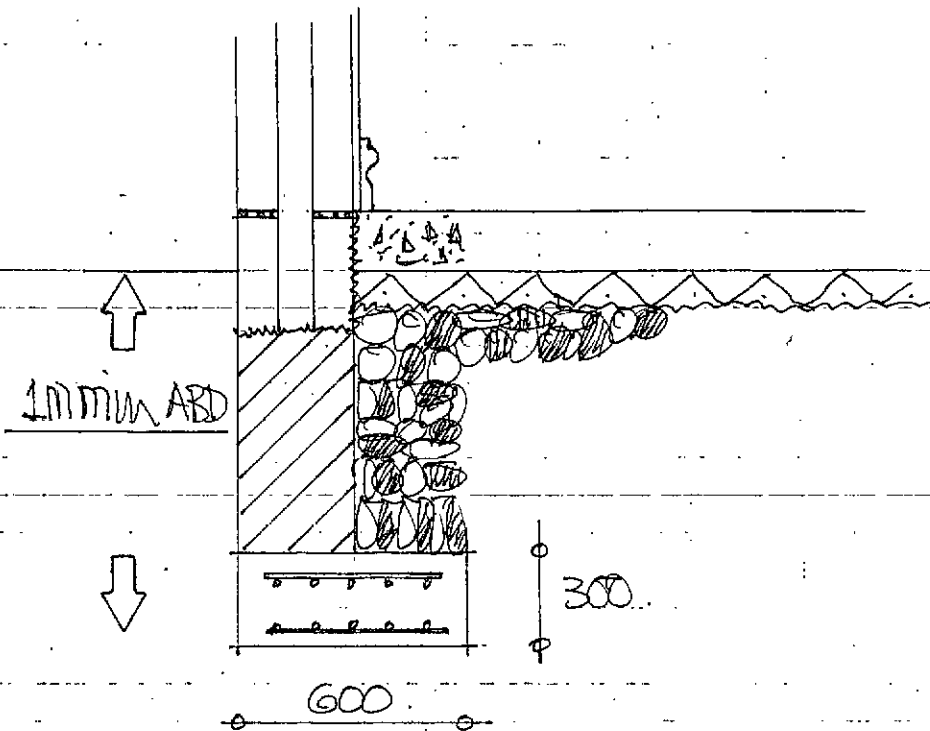
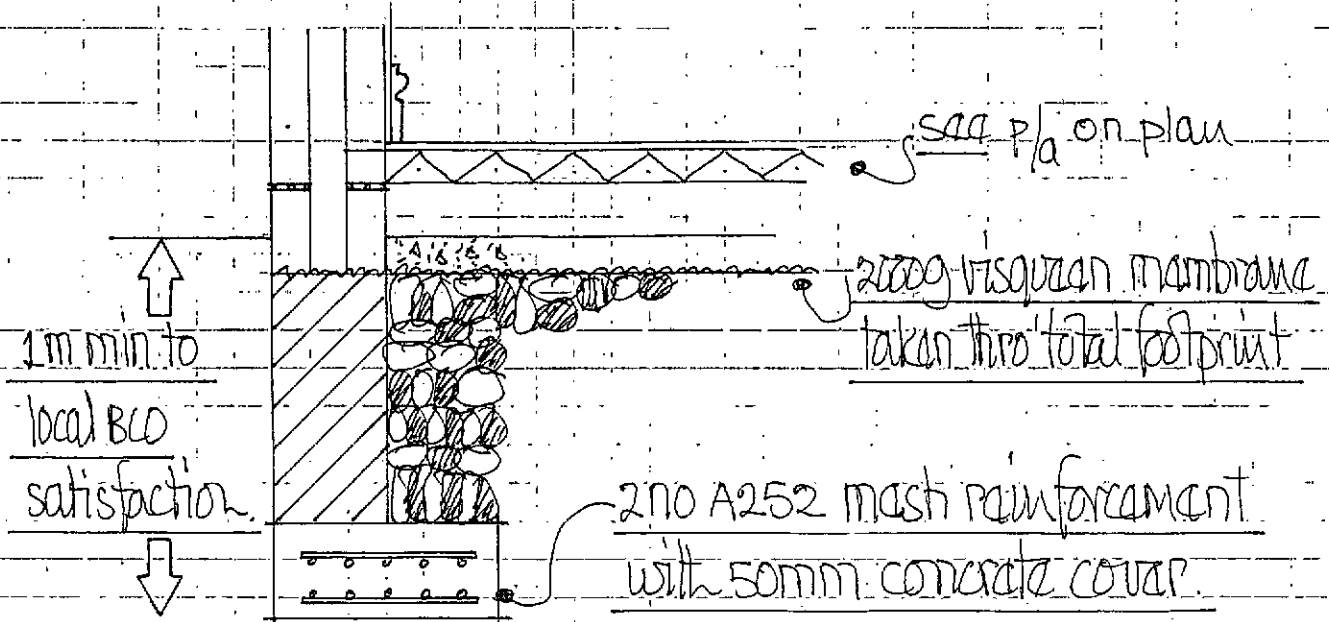
front view from Southfield Cres.

side view from drive.

rear view from garden

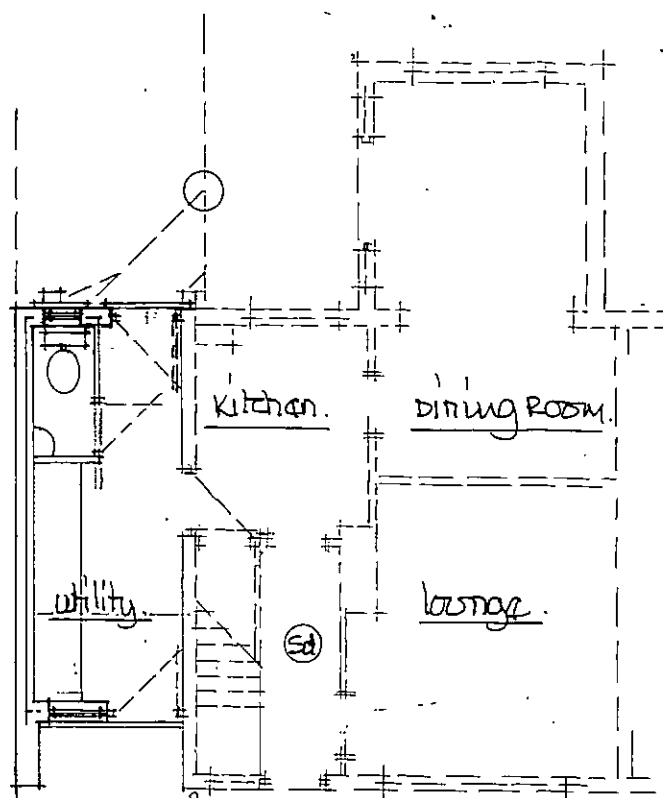


- * all electrical works by a person who has qualified under a competent persons scheme, who shall provide a completion certificate for the local ECo.
- * any new or alteration works to the heating system are to be carried out by a member of the current gas safety registration scheme.
- * building materials are to match the existing materials as close as possible taking weathering into account.



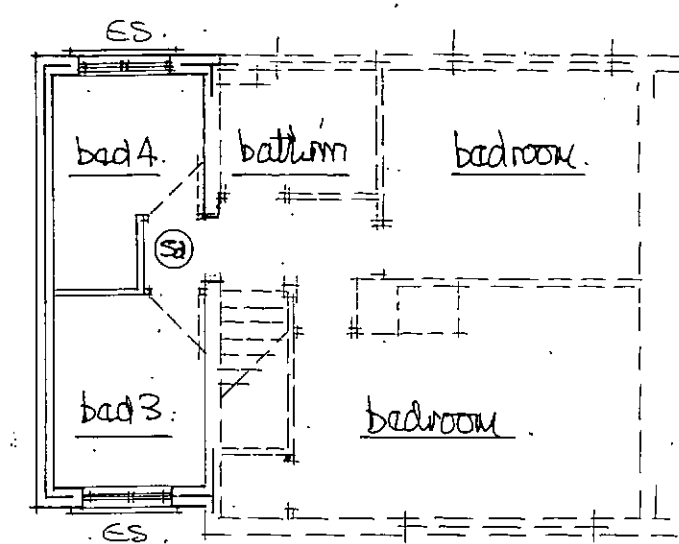
* no part to pass over boundary - any disturbed surfaces are to be made good to neighbouring owners satisfaction

boundary/foundation treatment scale 1:20m



ground floor.

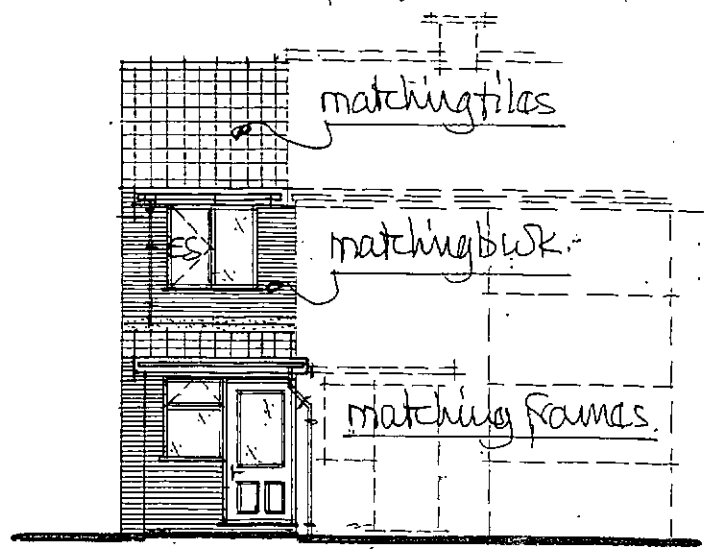
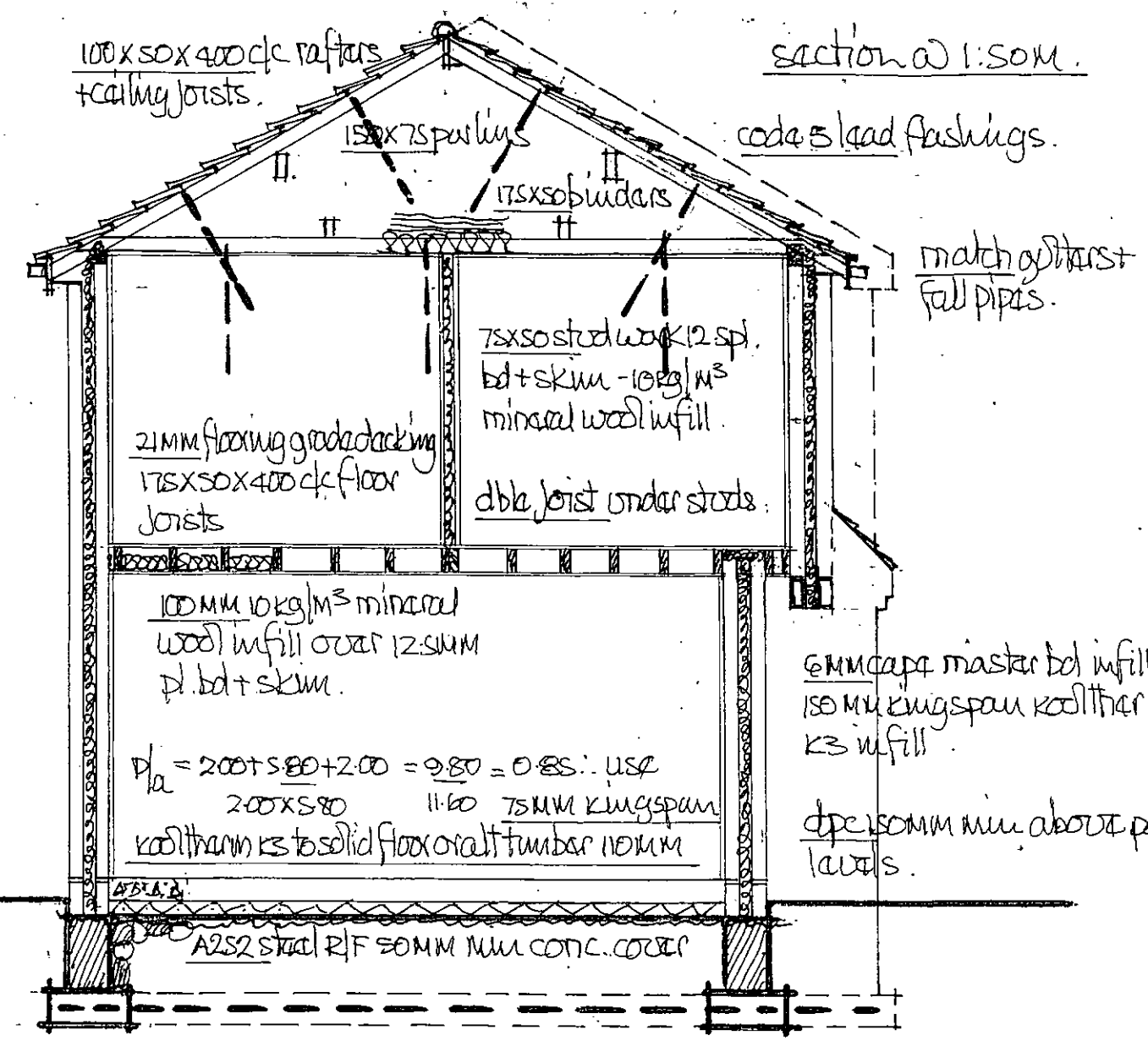
preformed ilc on 125mm conc. base with conc. backing.
hot water tap to whb to be fixed LHS.
32mm Ø UPVC waste-anti vac trap - to discharge below GGL above trap line.



first floor.

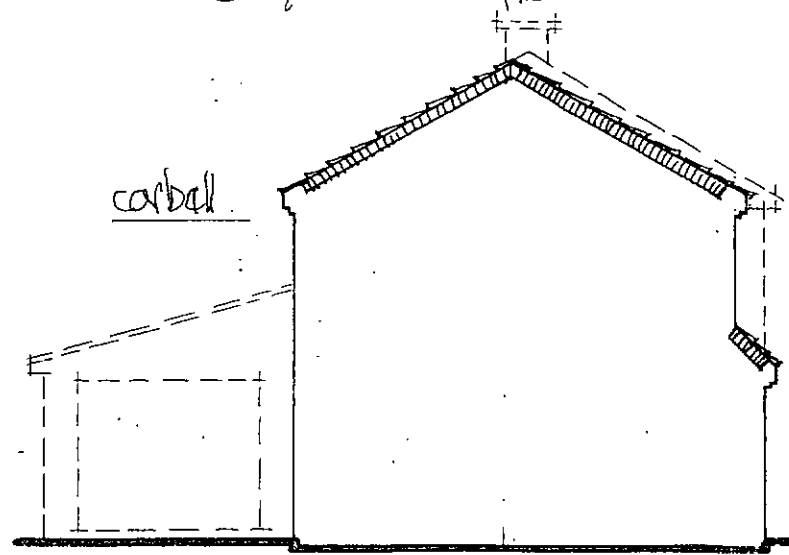
SD shows ceiling mounted smoke detectors - wired back to fuse bd + interlinked with battery back up - detectors fixed 300mm min from wall junctions + light fittings.

ES shows fire safety escape sash, 450mm wide x 750mm high to open thro 90° bottom of sash between 800/1100 above floor.

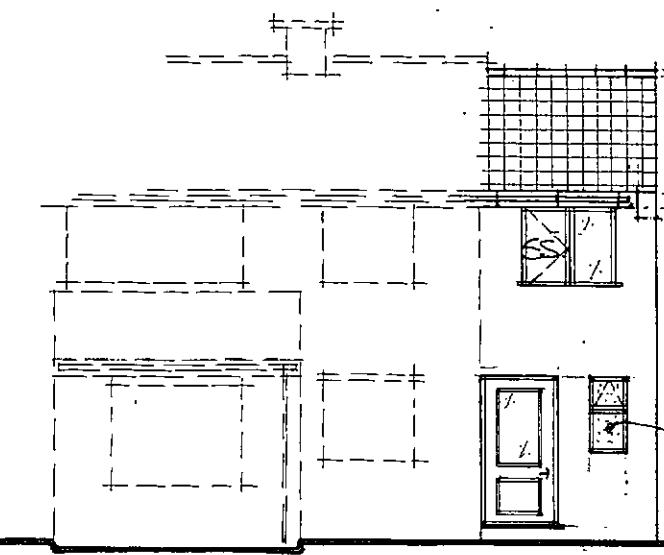


front view.

scale 1:100M.



side view.



rear view.

lap felt 450 min.
corbel
* no part to pass over boundary + mg. to any disturbed surfaces to neighbours satisfaction
obscure glazing
all doors + attached frames to have safety glazing - factory marked + visible when fixed.

PROPOSED TWO STOREY EXTN @ THE SIDE OF NO 52 SOUTHFIELD CRESCENT THURNSCOE S63-ORR FOR MR + MRS MOUNTAIN

SCALE = 1:20 METRIC.

* COPIES OF PLANS ARE TO BE SHOWN TO THE OWNERS OF ADJACENT PROPERTIES FOR THE PURPOSE OF AGREEMENT UNDER THE PARTY WALL ACT - ALL DISTURBED SURFACES ARE TO BE MADE GOOD TO BOTH PARTIES SATISFACTION.*
* NO PART OF THE NEW WORKS ARE TO PASS OVER THE BOUNDARY WITHOUT PRIOR WRITTEN PERMISSION FROM ADJ. OWNERS.*

ROOF TILES TO MATCH EXISTING NAIL AND CLIPPED TO MAKERS SPEC OVER TANKALIZED LATHS + BREATHABLE FELT
SEE SECTION FOR TRADITIONAL ALT TO ROOF TRUSSES.

100MM ROCKWOOL BETWEEN MEMBERS PLUS A FURTHER 170MM Laid OVER AT 90°
($U = 0.16 \text{ W/m}^2 \text{ K}$).

SW TRUSSES 600MM C/C MADE AND FIXED TO BS 5268 - CALLS TO BE HANDLED TO BCO ON SITE WHEN AVAILABLE - WIND/WEB + CHORD BRACING TO BS 5268.

30X6 GALV. LATERAL RESTRAINT STRAPS 270 C/C - SOLID SW NOGS BETWEEN 3 MEMBERS.

MAINTAIN 50MM AIRWAY OVER INSULATION.

12.5MM PL. BD + SKIN.

100MM DEEP FLOW UPVC GUTTERS 75mm ϕ UPVC FALLPIPE.

10MM CONTINUOUS SOFFIT VENTS WITH INSECT SCREENS IF SARKING FELT USED.

100MM BRICKWORK

50MM CLEAR CAVITY

50MM KINGSPAN THERMA WALL

TW50% KEROOD CAVITY BOARD

SEE LAYOUT FOR FLOOR DETAILS.

LIGHT THERMAL BLOCKWORK

PLASTER FINISH ($U = 0.27 \text{ W/m}^2 \text{ K}$).

12.5MM FLAT FINISH CONCRETE

OVER KINGSPAN KOOL THERM

K3 - SEE P/A CALC ON PLAN.

2000 DPM BONDED TO H.D. D.C.

150 LAFS TAPED FOR RADON PROTECTION

125MM WELL COMP. LIMESTONE SAND BLINDING OVER.

CLASS A FOUNDATION BL BLK (TO LEAVE 22.5MM CLEAR CAVITY BELOW DPC LEVEL).

DOUBLE TRIANGLE STAINLESS STEEL WALL TIES

250MM LONG TO BS 1243 - FIXED AT

750MM C/C HORIZONTAL

450MM C/C VERTICAL

CUT END BLOCK DOWN TO REVEALS - USE PM

KINGSPAN CAVITY CUPS FOR INSULATION.

DPC'S TO ALL HEADS AND REVEALS.

ALT FLOOR LAYOUT.

19MM FLOORING G-RATE CHIP BD - GRADE II/III TO

ALL WET AREAS 100X50X400 C/C JOISTS -

HONEYCOMBE SLEEPER WALLS AT 1.90M C/C

DPC OVER THICKEN O/S TO LOAD BEARING CLAY.

SEE P/A CALC. ON PLAN.

DPM ASD

22SX100MM AIR VENTS 450MM FROM CORNERS

100MM C/C BOX THRO CAVITY TRAY DPC'S OVER

NO JOIST TO SECT ONTO CAVITY BOX

SUPPORT INSULATION TO GF ON "NETLON" MESH.

150MM AIR SPACE

12.5MM OVERSITE

CONCRETE AT OR ABOVE PATH LEVEL

12.5MM WELL COMPACT

LIMESTONE.

"PART P" ELECTRICAL CONTRACTOR MUST BE REGISTERED UNDER THE "COMPETENT PERSONS SCHEME" AND MUST PROVIDE A COMPLETION CERTIFICATE.

LIGHT FITTINGS MUST BE COMPATIBLE WITH LOW ENERGY BULBS/TUBES.

APPLIANCES MUST BE CHECKED + INSTALLED BY A PERSON WHO IS A MEMBER OF THE CURRENT GAS SAFETY SCHEME - TUBES TO BE LAGGED IN RIGID FORM.

ELECTRIC EXTRACT :-

UTILITY - 30W SEC WIRED BACK TO FUSE BD - TO DISCHARGE TO EXTERNAL AIR WITH IN OWN BOUNDARY.

WINDOWS 20MM AIRSPACE DOUBLE GLAZING WITH SOFT COATING LOW "E" "U" VALUE $1.80 \text{ W/m}^2 \text{ K}$. 1/20TH OPENING LIGHTS WITH BACKGROUND "TRICKLE" VENTS EQUAL TO 8000MM² MIN TO HABITABLE ROOMS. 4000MM² TO BATHROOMS/UTILITIES ENSUITES ETC.

USE SAFETY GLAZING TO DOORS AND ANY ATTACHED FRAMES PLUS ANY WINDOW WITHIN 800MM OF ANY FLOOR LEVEL TO BE FACTORY ETCHED.

WINDOWS FROM 1/6 OR OPTIC RANGE FACTORY INSULATED 150MM END BEARING - TRAY DPC OVER - CHOICE TO TAKE INTO ACCOUNT THE TOTAL CAVITY WIDTH.

DRAINS VIA 100MM ϕ CW LIND 140MM - BD + SURROUND IN GRANULAR BEDDING - CONCRETE PROTECTION IN VEHICULAR ACCESS AREAS - WATER TO DISCHARGE TO EX SYSTEM (NOT Foul WATER) OR TO 100MM SOAKAWAY 5.00M FROM ALL BUILDINGS TO BCO SATISFACTION - TO BE VERIFIED AT EXCAVATION STAGE.

* ALL FORMS OF INSULATION MUST BE FIXED TO MAKERS SPEC IN PREFERENCE TO ANY BUILDING CONTROL DETAILS SHOWN ON PLANS.*

* CONTRACTOR TO CHECK & VERIFY ALL GUTTER FALLS & ADJUST TO ENSURE OUTFALLS MAINTAINED.*

* FOUNDATION DETAILS MAY VARY DUE TO SITE CONDITIONS IE TREES/DRAINS/STAIRS ETC - DISCUSS WITH BCO DURING EXCAVATION - FOUNDATION CONCRETE MUST BE STEPPED DOWN BELOW ANY DRAINS AND THE WALLS ARE TO BE LINTOLLED - DRAINS BELOW NEW CONSTRUCTION ARE TO BE RENEWED / PROTECTED TO BUILDING CONTROL OFFICERS SATISFACTION.*