

BUILDING REGULATION COMPLIANCE NOTES:

GROUND FLOOR CONSTRUCTION AND FOUNDATIONS TO BE AS SHOWN ON DETAILED SECTION. FOUNDATION DEPTH AND DESIGN MAY REQUIRE AMENDMENT SUBJECT TO GROUND CONDITIONS & BUILDING CONTROL OFFICERS REQUIREMENTS.

FIRST FLOOR CAVITY WALL CONSTRUCTION TO BE 100mm RENDERED BLOCKWORK OUTER LEAF, 75mm CAVITY FILLED WITH DRITHERM, 100mm THERMALITE TURBO BLOCK INNER LEAF WITH CEMENT / SAND RENDER INTERNALLY.

S/S BUTTERFLY WALL TIES AT 900c/c HORIZONTALLY, 450c/c VERTICALLY AND 225mm c/c AT OPENINGS.

ALL REVEALS INSULATED TO A U' VALUE OF 1.2W/m2K OR BETTER.

STANDARD CATNIC LINTELS OVER EXTERNAL OPENINGS ALL IN ACCORDANCE WITH MANUFACTURERS INSTALLATION DETAILS.

REINFORCED CONCRETE LINTELS TO ALL MASONRY WHERE ANY DRAINS PASS UNDER.

TIMBER FLOOR JOISTS ON GALV. JOIST HANGERS WITH SOLID TIMBER STRUTTING AT MID SPAN AND GALV. STRAPS INTO INNER LEAF & CROSSING MIN. 3No. JOISTS. ALL STRAPS ON NOGGINGS MIN. 38mm THICK & MIN. 1/2 DEPTH OF RESPECTIVE MEMBER.

T&G CHIPBOARD FLOORING OVER, 12.5mm PLASTERBOARD AND SKIM TO UNDERSIDE.

ROOF CONSTRUCTION:
CONCRETE TILES TO MATCH EXISTING HOUSE ON 50mm x 25mm BATTENS ON BREATHABLE FELT ON TRUSSED RAFTERS TO BS 5268 AT PITCH TO MATCH EXISTING HOUSE AT MAXIMUM 600mm c/c. PITCH TO BE CHECKED ON SITE PRIOR TO ORDERING TRUSSES. 100mm x 50mm TIMBER WALLPLATES. TRUSS CALCULATIONS TO BE MADE AVAILABLE PRIOR TO INSTALLATION. 100 x 25mm LONGITUDINAL & DIAGONAL WINDBRACING TO BS 5268 PT3 1985.

30 x 5mm GALV. STRAPS TO WALLPLATES, AT CEILING LEVEL & UP GABLE AT 2000mm c/c & CROSSING MIN. 3No. MEMBERS.

INSULATION TO BE AT CEILING LEVEL, CONSISTING OF 100mm LAID BETWEEN THE JOISTS AND 170mm LAID OVER & PERPENDICULAR TO THE JOISTS AND UNDERDRAWN IN 12.5mm PLASTERBOARD AND SKIM.

WINDOWS TO BE DOUBLE GLAZED SEALED UNITS IN PAINTED TIMBER FRAMES WITH OPENING LIGHTS MIN. 1/20 RESPECTIVE FLOOR AREAS AND TRICKLE VENTS TO HEADS, MIN. 8000mm2 FREE AIR.

ALL WINDOWS TO COMPLY WITH NEW PART L REQUIREMENTS, (U VALUE OF 1.8W/m2K OR BETTER).

ALL HABITABLE ROOMS TO HAVE ESCAPE WINDOWS WHERE INDICATED OF SUITABLE DIMENSIONS IN ACCORDANCE WITH APP. DOC. B, YEAR 2000 EDITION.

GLAZING IN CRITICAL LOCATIONS TO BS 6206 1981 (SAFETY GLASS).

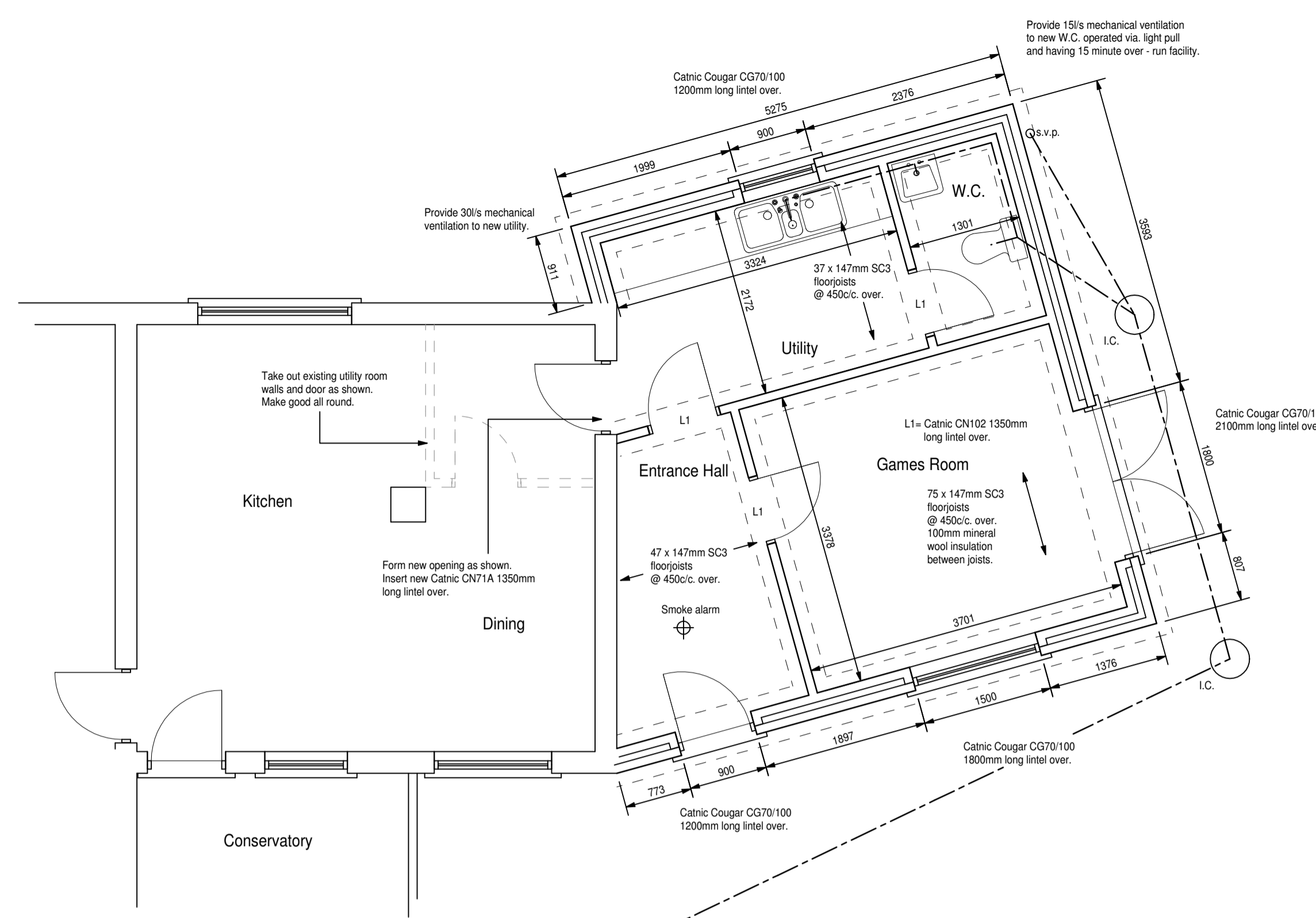
ALL RAINWATER TO DISCHARGE TO SOAKAWAYS VIA 100mm HALF ROUND uPVC GUTTERS AND 65mm DIA. FALL PIPES & 100mm DIA. POLY PIPEWORK.

SMOKE DETECTORS TO BS 5446 PT1 TO BE INSTALLED IN ACCORDANCE WITH APPROVED DOCUMENT B OF BUILDING REGS.

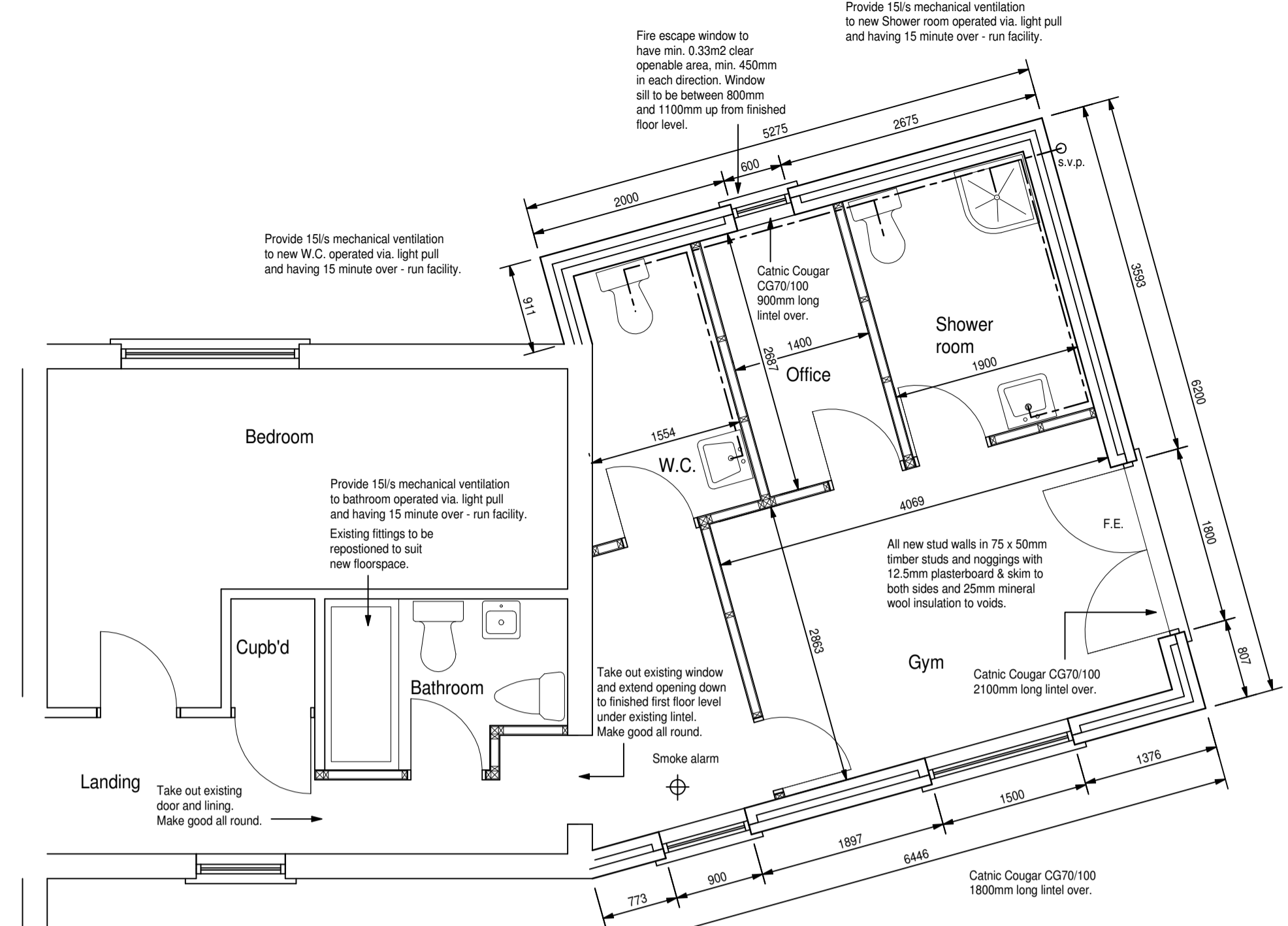
ALL OPENINGS IN THE BUILDING ENVELOPE TO BE FITTED WITH DRAUGHT EXCLUDERS. THE BUILDING IS TO BE BUILT IN A REASONABLY AIR TIGHT MANNER. ALL NEW RADIATORS TO HAVE TRV'S.

ALL ELECTRICAL WORK REQUIRED TO COMPLY WITH APPROVED DOCUMENT P TO BE CARRIED OUT BY A PERSON COMPETENT TO DO SO. A CERTIFICATE ISSUED BY A COMPETENT PERSON TO PROVE THAT THE INSTALLATION HAS BEEN TESTED & COMPLIES WITH PART P MAY BE REQUESTED BY BUILDING CONTROL.

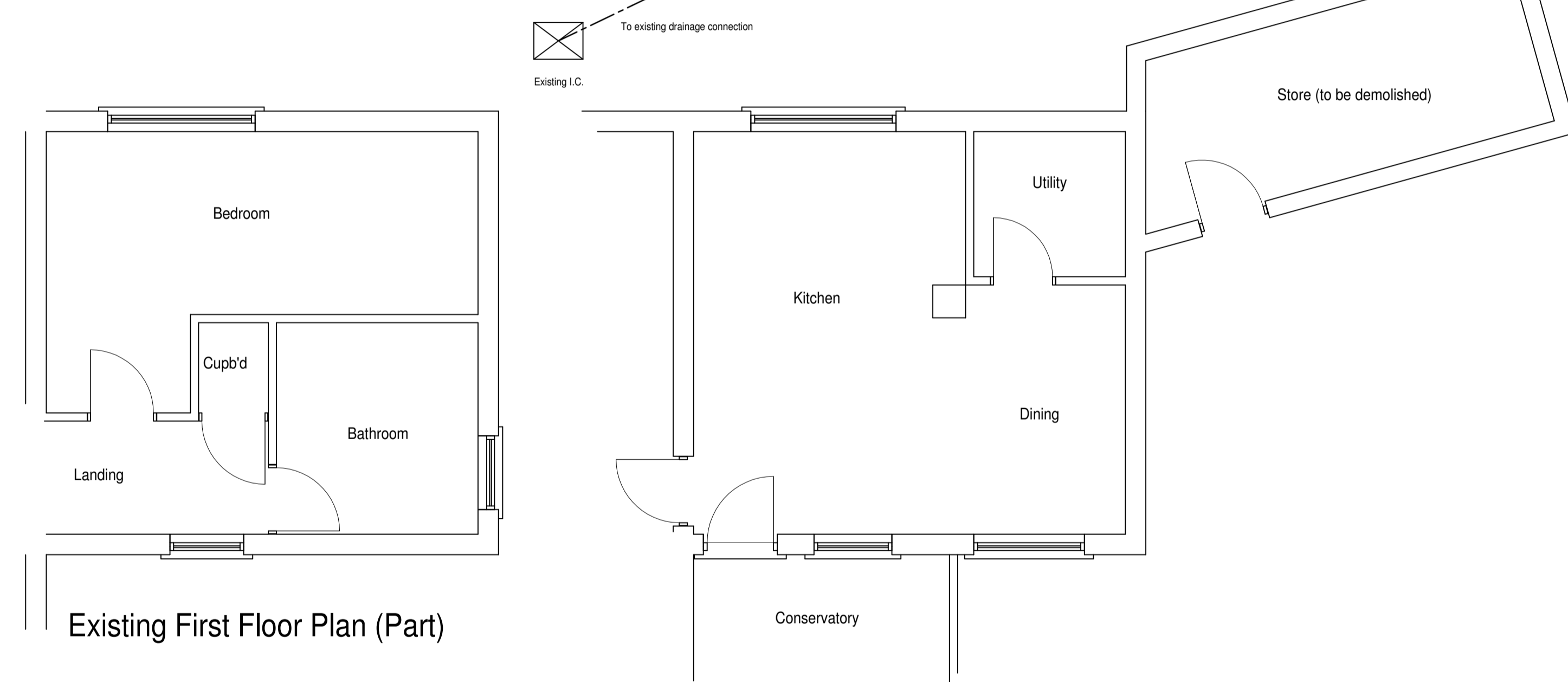
ALL FOUL DRAINAGE IN 100mm DIA. POLY PIPEWORK AT 1:60 FALLS, BED & SURROUND IN PEA GRAVEL. PROVIDE NEW POLY. INSPECTION CHAMBERS WHERE INDICATED.



Proposed Ground Floor Plan (Part)

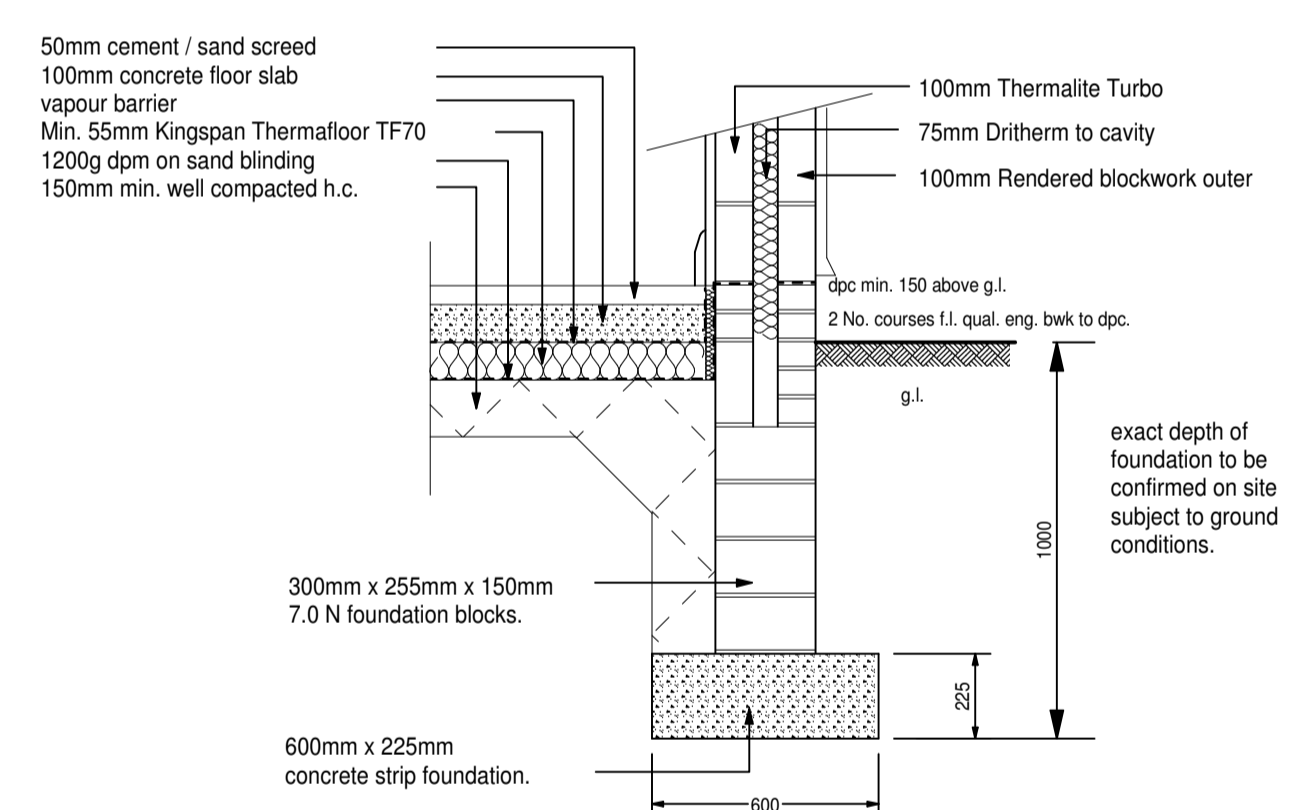


Proposed First Floor Plan (Part)

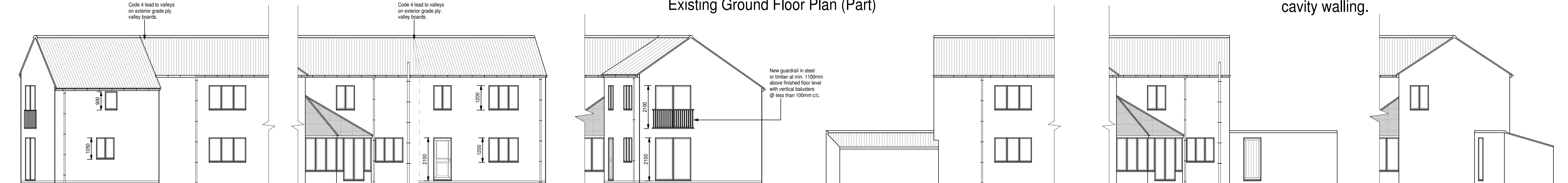


Existing First Floor Plan (Part)

Existing Ground Floor Plan (Part)



Typical Section - Foundation and ground floor detail to new cavity walling.



Proposed Side Elevation

Proposed Side Elevation

Proposed Rear Elevation

Existing Side Elevation

Existing Side Elevation

Existing Rear Elevation

NOTE:
THIS DRAWING IS INTENDED FOR CONSULTATION PURPOSES ONLY AND IS SUBJECT TO CHANGE. WORK SHOULD NOT BE STARTED UNTIL FULL APPROVAL UNDER BOTH PLANNING AND BUILDING REGULATIONS IS GRANTED.
All dimensions are approximate & to be checked on site.

Drawing title: EXISTING & PROPOSED ARRANGEMENTS		Client: MR. L. ASHCROFT.	
Revisions: Design amended Oct. 2007.	Drawing No. 1/50, 1/100.	Scale: A/01/02/034/07/A.	Date: OCT. 2007.
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