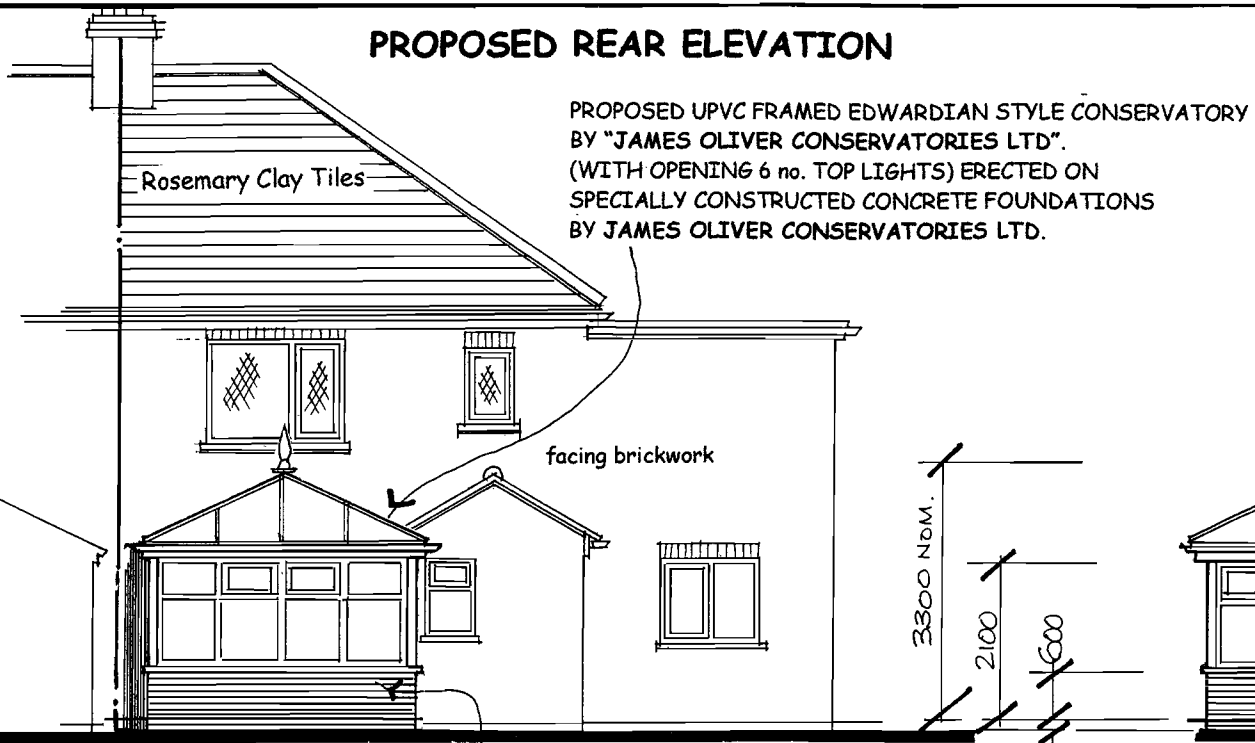
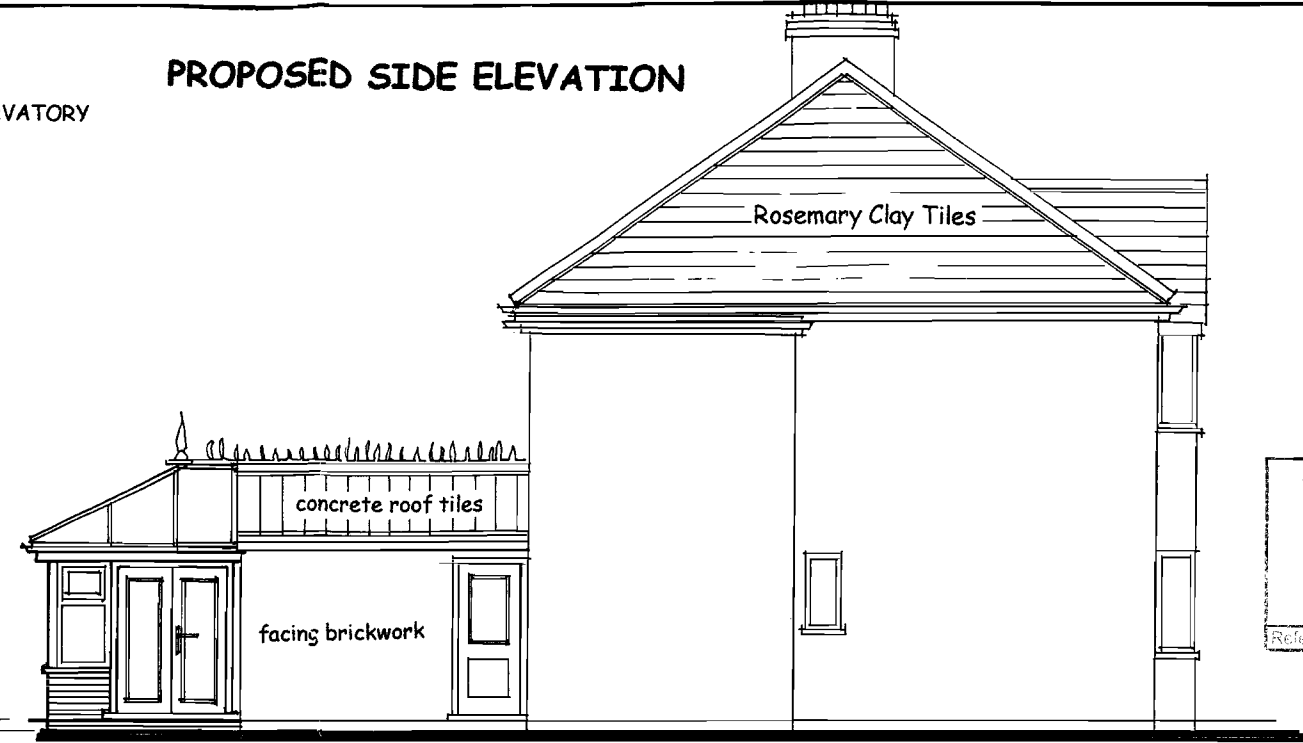


PROPOSED REAR ELEVATION



PROPOSED SIDE ELEVATION



DEVELOPMENT CONTROL SECTION
 26 MAR 2008
 DATE RECEIVED

Foundations

Sizes, depths and the construction of the foundations, floor slab and sub-base shall be determined on site by James Oliver Conservatories Ltd. and be to the minimum requirements for the actual ground conditions, determined when the excavations are made. Excavate for and lay concrete foundations located centrally below the external walls Foundations to be designated mix concrete GEN 1.

Below Ground Drainage

Surface water drains shall be taken to the existing surface water system or to soak-away - subject to investigation on site by the James Oliver Conservatories Ltd.. Percolation test to be carried out in accordance with BS 6297:1983 for surface water soak-aways. Soak-aways will be 1 M3 capacity open chamber type and located a minimum of 5000 mm from any buildings, foundations and boundaries.

Wall Construction

600 mm high dwarf walls constructed in facing brickwork to match existing dwelling brickwork. Walls to be built on concrete foundations.

Upvc Framing

Framing to Conservatory to be upvc in style to achieve the appearance illustrated Frames to conform to BS 5750. External Colour White upvc

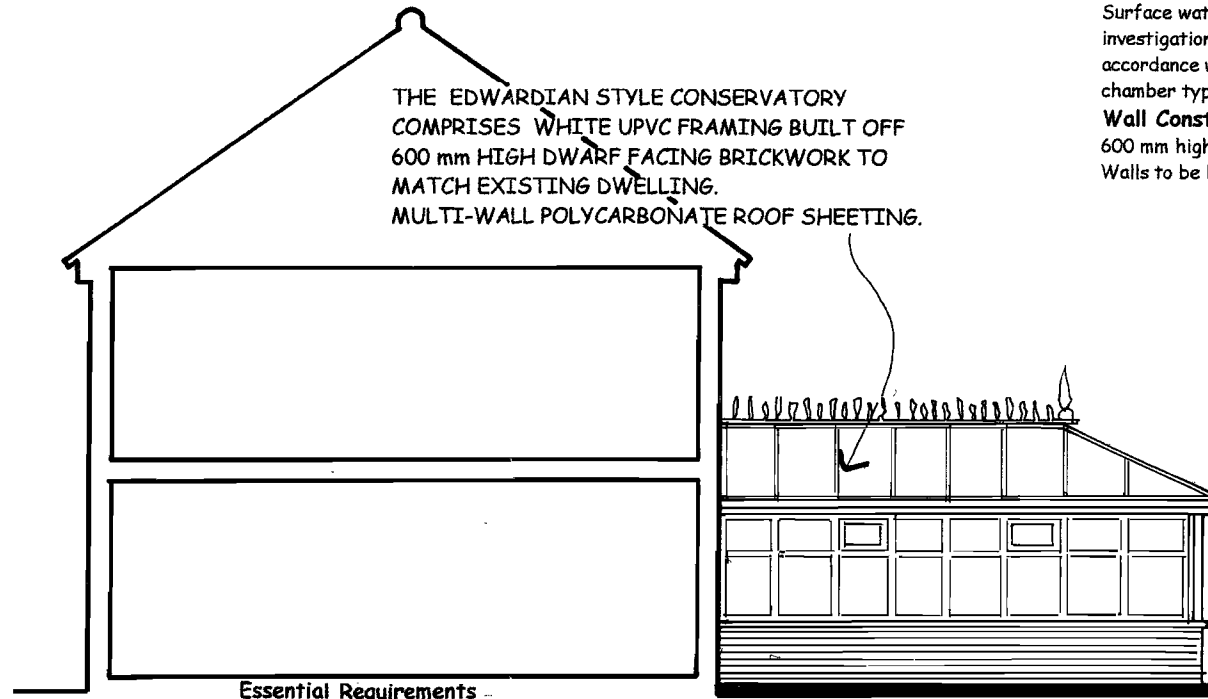
Glazing

All glazing is to be toughened safety glass to BS 5713 & BS6206A .

Roof Construction

35 mm Multi-wall opal polycarbonate roof sheeting fixed to framing. Roof loading to conform with BS 6399. Roof Pitch - 25 degrees

PROPOSED SIDE ELEVATION



Essential Requirements

Positions of all existing boundaries, walls, drains and services are to be verified by James Oliver Conservatories Ltd./Client prior to commencement of the works or the ordering of any building materials. The client is to confirm prior to any works that the proposals do not conflict with any restrictive covenants referred to in the title deeds.

It is the responsibility of the Client to confirm that the proposed conservatory is not within 3000mm of any public sewer or connection. If the proposed conservatory is closer than 3000mm to any sewer or connection, it is advised that the Client contacts the relevant Water Authority and enters into a Build-Over/Close to agreement with the Authority and is responsible for any associated costs with this agreement.

Site Preparation

The ground covered by the proposed building works and surrounding paved areas will be cleared of all turf and vegetable matter to a depth of minimum 150 mm and to prevent future growth. Excavate to reduced level in any material, level and compact upon completion. Any services located within and affecting the building area are to be fully exposed in accordance with the Local Authority requirements and diverted accordingly.

Dimensions All dimensions are in millimetres. James Oliver Conservatories Ltd. shall check all dimensions and levels on site prior to commencement or ordering materials.

600mm HIGH DWARF WALL

lounge

hall

dining

kitchen

utility

timber boundary fencing

SURFACE WATER TAKEN TO EXISTING SURFACE WATER DRAINAGE SYSTEM OR TO SOAKAWAY - SUBJECT TO INVESTIGATION BY MAIN CONTRACTOR PRIOR TO COMMENCEMENT OF ANY BUILDING WORKS.

GARDEN

conifer hedging to boundary

timber boundary fencing 1700 high

3300

PROPOSED FLOOR PLAN

project **Proposed Conservatory**
 location **12 Westrum Road, BRIGG, North Lines DN20 9EY**
 client **Mr & Mrs Welburn** tel. 01652 654974 07913 976647
 drg title **Proposed Arrangement**
 scale **1:100**
 drawing No **JOL 2126/2**

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