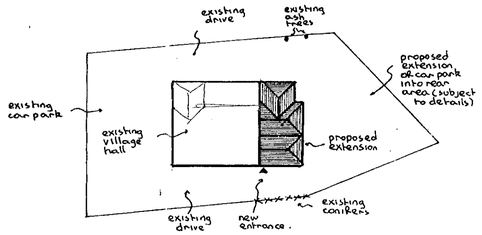


north elevation

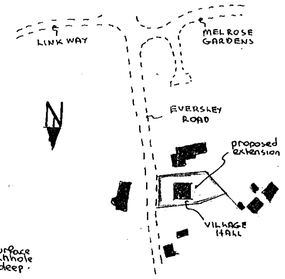
west elevation

south elevation

east elevation

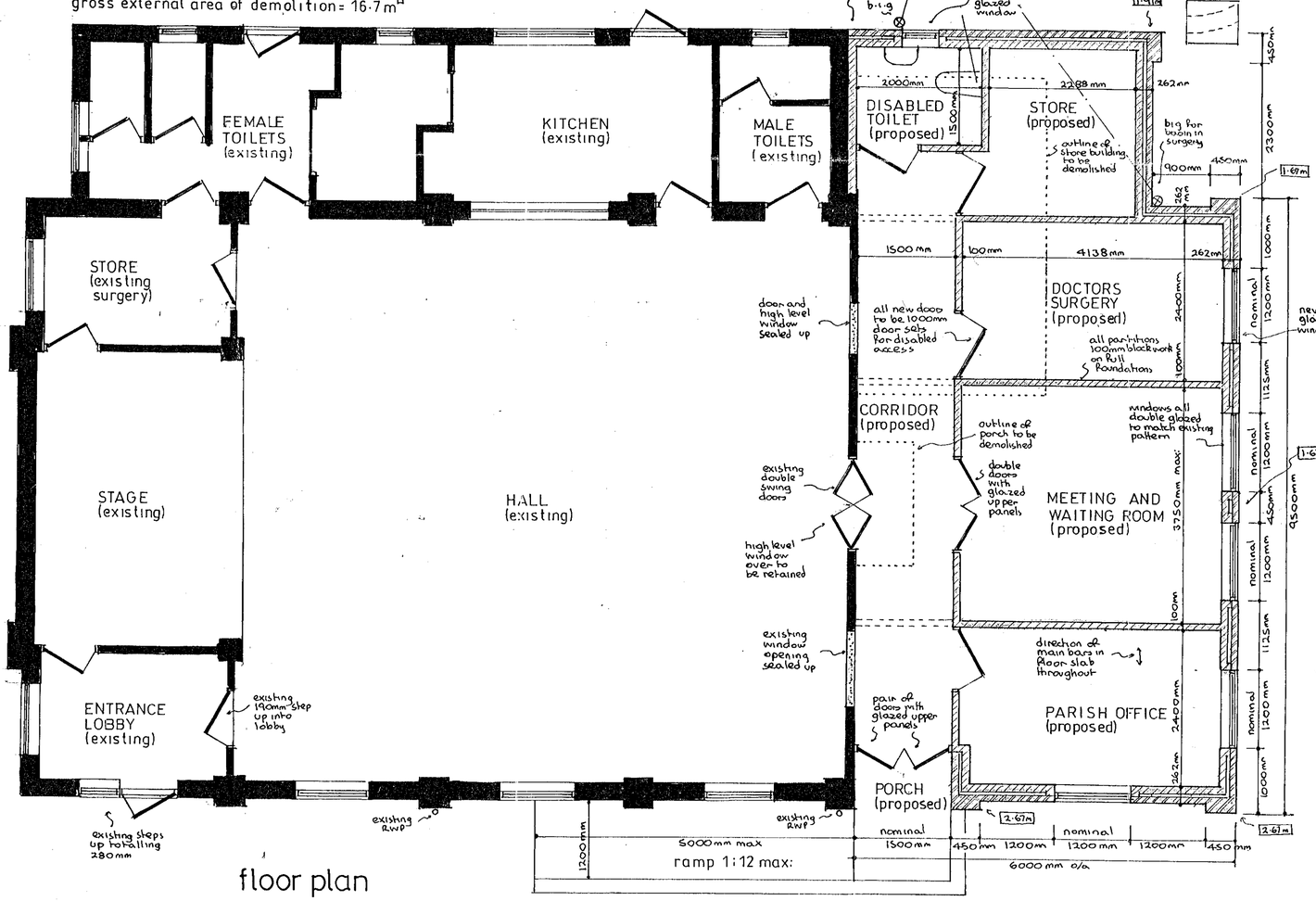


block plan 1:500



location plan
1: 2500

gross external area of extension = 69m²
gross internal area of extension = 61m²
gross external area of demolition = 16·7m²



floor plan

notes:-

Roof :- Tiling to match existing with felt and battens on 150mm x 50mm rafters pitched to match existing and set at 400mm centres with 150mm x 50mm ceiling joists generally at 400mm centres (225mm x 100mm SC4 grade joists over meeting room) with 200mm Rubreglass insulation between joists and ceiling of 9mm Foil backed plasterboard and Artex finish. Allowance to be made for two trap doors. Roof space to have permanent cross ventilation and this is to be achieved by proprietary ventilators at eaves level equivalent to 10mm continuous gap. Valley formed of code 6 lead on 18mm exterior quality plywood on bearers at 400mm centres to create min: 1 in 60 Fall. Hip rafters to be 200mm x 50mm.

lateral restraint :- Where ceiling joists run parallel to an external wall, lateral restraint must be achieved by metal straps at 1200mm centres spanning three joists. In addition mild steel anchors min: 30mm x 5mm cross sectional area are to be provided at 2000mm centres to anchor down all wall plates.

Floor :- Selected floor finish on 65mm reinforced screed on building paper on 40mm Rockwool rigid slab insulation on Ventrot or similar dpm on 150mm suspended concrete floor slab supported on all edges and reinforced with B785 Fabric reinforcement with 10mm main bars at 100mm centres and 8mm distribution bars at 200mm centres with 40mm bottom cover set on blinded layer of 150mm min: selected hardcore. Allowance to be made for ventilation to be maintained to existing hollow floors by using second quality drainpipe to link existing air bricks to new air bricks in external wall.

Walls :- 112mm external skin of facing brick to match existing with 50mm cavity containing 50mm Rockwool insulation batts and 100mm internal skin of celcon blockwork and 16mm plaster finish to receive selected decorations. To avoid risk of cold bridging reveals around external door and window openings to be insulated.

Partitions :- All 100mm celcon blockwork on Roll foundations.

Windows / doors :- New windows to match existing but must be double glazed (obscure in toilet and surgery) with trickle vents in head equivalent to 8000mm² (4000mm² in toilet). Any glass in windows below 800mm, or doors below 1500mm measured from floor level to be in laminated safety glass.

D.p.c & flashings :- D.p.c to be leadcored felt and flashings in code 4 lead.

Lintels :- I.G. lintels Ltd type H1/S galvanised steel insulated lintels.

Electrics :- To clients individual requirements but must be installed in strict accordance with current I.E.E regulations. Allowance to be made for emergency lighting and illuminated fire exit signs.

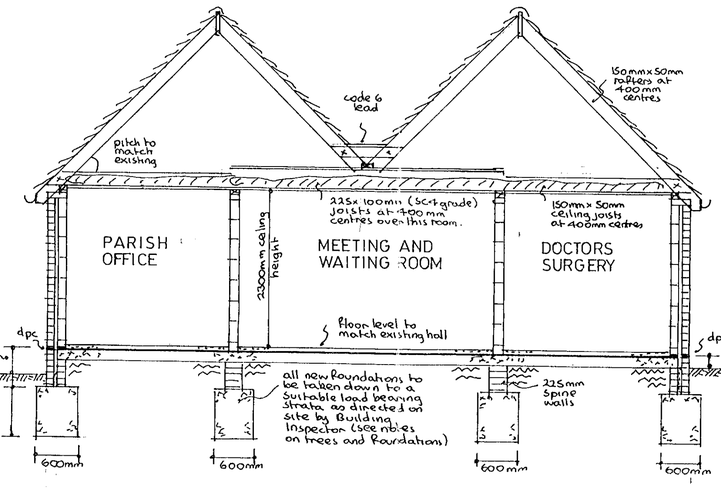
Rainwater :- 112mm gutters and 62mm downpipes to discharge via back inlet gullies and 100mm upvc underground drainpipes to existing surface water drain. Allowance made for adjustment to s.w. drain adjacent to store.

Foul drainage :- All new foul drainage in 100mm upvc underground drainpipe set to min: 1 in 40 fall, bedded in pea shingle and provided with concrete lintels where pipes pass under walls.

Trees and foundations :- Assuming high shrinkage ground conditions and because of proximity of trees allowance to be made for increased foundation depths as shown in ▭ on floor plan - Final decision on foundation depths to be taken on site in conjunction with Building Inspector subject to actual ground conditions.

Disabled :- Full allowance to be made for disabled access including no door sill, 1000mm door sets, 1 in 12 ramp and fully fitted toilet.

External works :- Allowance to be made for extension of tarmac carpark to rear of extended building.



typical section

APPROVED

07 JAN 2000* U553

PROPOSED EXTENSION at ARBORFIELD VILLAGE HALL, EVERSLEY ROAD, ARBORFIELD, BERKSHIRE.

Revisions:-

Drawing Nº AH/E/2856
Scales 1:50 & 100
Date AUG 1999

NDESIGN BUILDING PLANS

Conditions