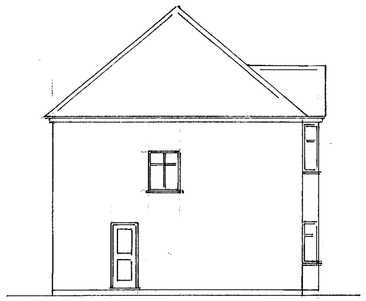
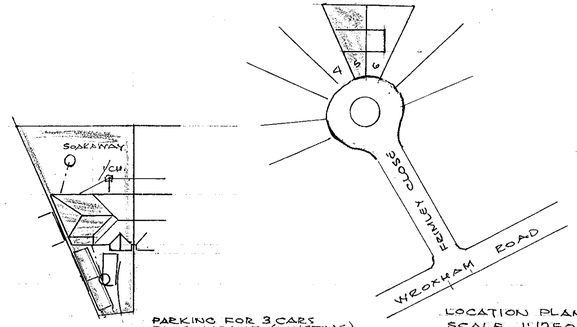


EXISTING GARAGE



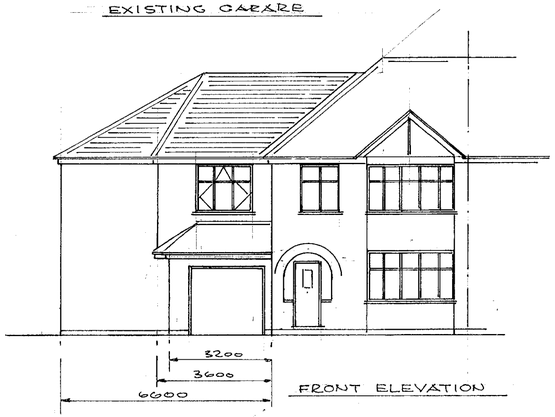
EXISTING SIDE



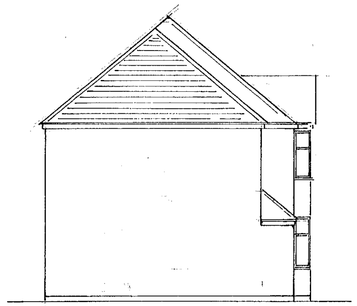
PARKING FOR 3 CARS PLUS GARAGE (EXISTING).

SITE PLAN SCALE 1:500

LOCATION PLAN SCALE 1:1250



FRONT ELEVATION

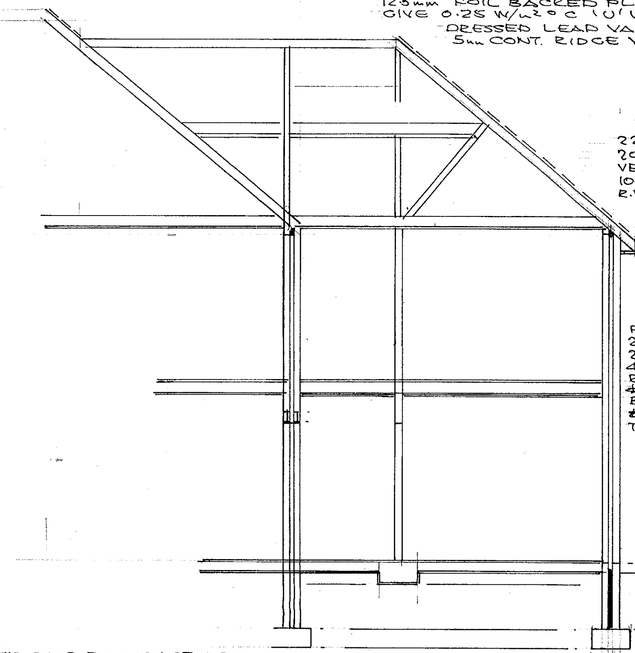


SIDE ELEVATION



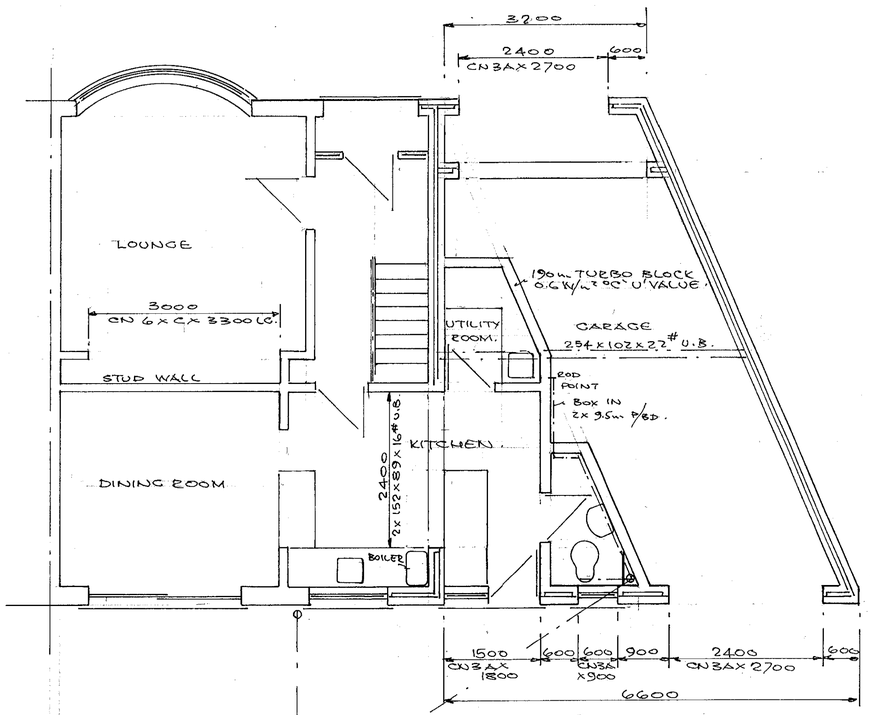
REAR ELEVATION.

ROOF CONSTRUCTION.
CLAY TILES TO MATCH EXISTING OVER 38x25 TIMBER BATTENS, ONE LAYER BITUMEN FELT, 150x50 SC4 RAFTERS AT 400 CRS WITH 200x50 RIDGE, HIP & VALLEY BEAMS. 225x50 PURLINS WITH 100x50 STRUTS AT 1800 CRS TO L/BEC. WALL. 100 SQ RIDGE SUPPORT POST OVER WALL PLATES. 150x50 SC4 CEILING JOISTS AT 400 CRS 1000x30x5 RESTRAINT STRAPS AT 1200 CRS. PARL TO JOISTS & AT 90° WITH NOGGINS TO 3 JOISTS. 216m ROCKWOOL INSULATION & 12.5mm FOIL BACKED PLASTER BOARD TO GIVE 0.25 W/M²°C 'U' VALUE.
DRESSED LEAD VALLEYS
5mm CONT. RIDGE VENT.

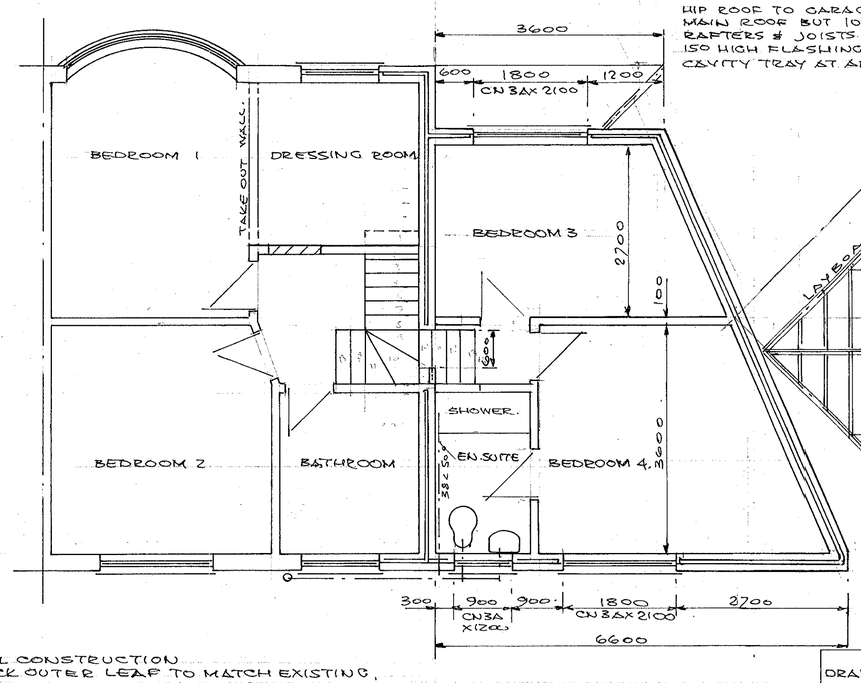


225x25 FACIA BOARDS, 200x25 SOFFIT WITH 25 VENT GAP/INSECT SCREEN 100ø UPVC GUTTER, 68ø R.W.P. TO SOAKAWAY AT 5.0M.

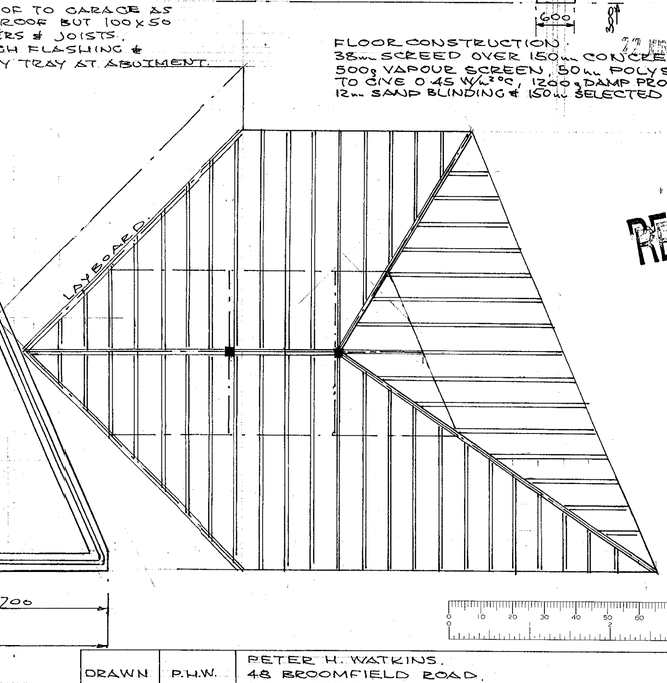
FLOOR CONSTRUCTION
21m T&G CHIPBOARD, 200x50 SC4 JOISTS AT 400 CRS. WITH 150m ROCKWOOL INSULATION & 2 LAYERS 9.5m PLASTER BOARD TO GIVE 0.45 W/M²°C & HALF HOUR FIRE RESIST. TO CEILING & BEAMS.



PLUMBING SERVICES.
HANDBASINS, SHOWERS & SINKS TO HAVE 75m SEAL TRAPS & 38 / 50ø UPVC WASTES, TOILETS 100ø CONNECT TO SOIL PIPES & 100ø SEWER AT 1:40 SLOPE TO CHAMBER. VENTILATION TO KITCHEN, SHOWER & UTILITY ROOM BY VENT-AXIA TYPE FANS GIVING 3 AIR CHANGES PER HOUR AT 60 LITRES/SEC (KITCHEN) 30 LITRES/SEC (UTILITY) 15 LITRES/SEC (SHOWER & TOILET) 8000m² BACKGROUND VENT TO ALL ROOMS.



HIP ROOF TO GARAGE AS MAIN ROOF BUT 100x50 RAFTERS & JOISTS. 150 HIGH FLASHING & CAVITY TRAY AT ABUTMENT.



FLOOR CONSTRUCTION
38m SCREED OVER 150m CONCRETE SLAB 1028
500g VAPOUR SCREEN, 50m POLYSTYRENE TO GIVE 0.45 W/M²°C, 1200g DAMP PROOF MEMBRANE, 12m SAND BLINDING & 150m SELECTED HARDCORE.

REFUSED

WALL CONSTRUCTION
BRICK OUTER LEAF TO MATCH EXISTING, 75m CAVITY WITH FULL FILL ROCKWOOL 100m TURBO BLOCK INNER LEAF TO GIVE 0.45 W/M²°C 'U' VALUE WITH PLASTER FINISH. CAVITIES CLOSED AT EAVES & REVEALS WITH DAMPCORE OR THERMOBATE TO FRAMES & CILLS. LINTELS CATNIC/COUGAR/WALL TIES AT 450 VERT. & 900 HORIZ. CRS. WALLS BELOW GROUND CONCRETE BLOCK WITH LEAN MIX FILL TO CAVITIES OVER 600x300 STRIP FOUNDATIONS DOWN TO SOLID STRATA OR INVERT OF SEWER WITH LINTELS OVER PIPES TO GIVE 50 CAP ALL ROUND & RODENT SCREENS.

WINDOWS & GLAZED DOORS TO BE DOUBLE GLAZED TOUGHENED OR LAMENATED GLASS IN UPVC FRAMES WITH TRICKLE VENTS & 850H x 550W. OPENINGS.

DRAWN	P.H.W.
DATE	5.6.2000
SCALE 1:50, 1:100, 1:500, 1:1250.	

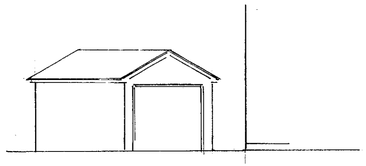
PETER H. WATKINS.
48 BROOMFIELD ROAD.
TILEHURST,
READING, RG 30 6AL 0118 9423696.

CLIENT.
MR. & MRS. REED. 0118 9504059.

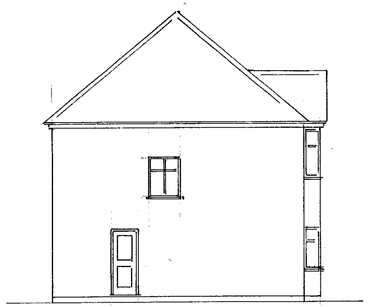
TITLE
TWO STOREY SIDE EXTENSION.

LOCATION. 5 PRIMLEY CLOSE, WOODLEY

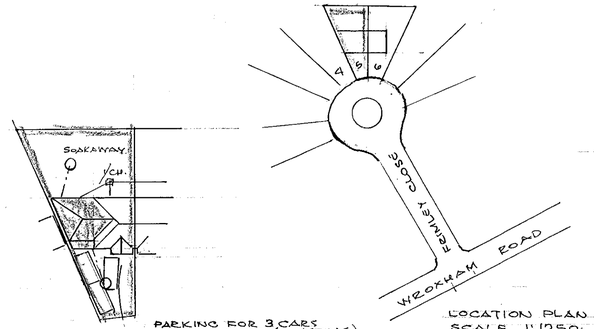
DRAWING No PW 20092.



EXISTING GARAGE



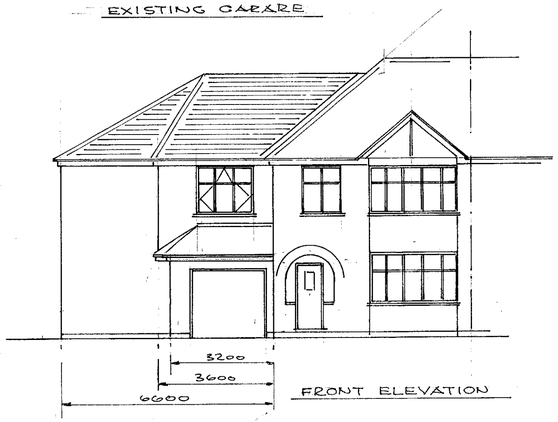
EXISTING SIDE



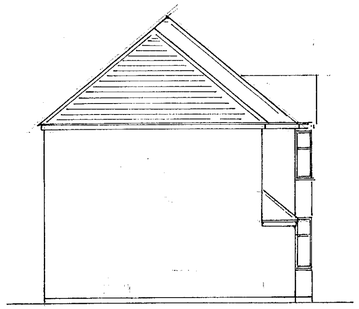
PARKING FOR 3 CARS PLUS GARAGE (EXISTING).

SITE PLAN SCALE 1:50

LOCATION PLAN SCALE 1:1250



FRONT ELEVATION



SIDE ELEVATION

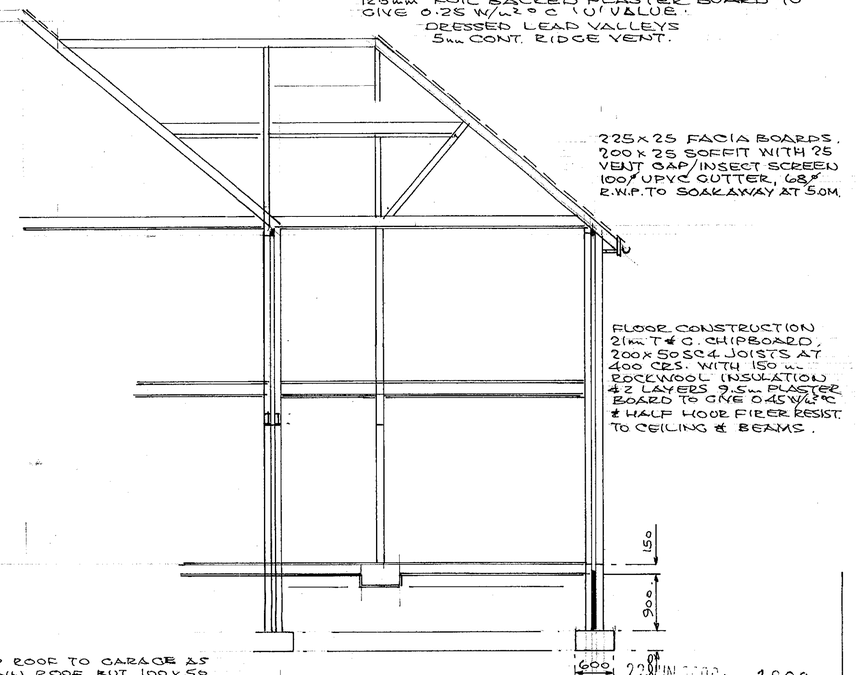


REAR ELEVATION.

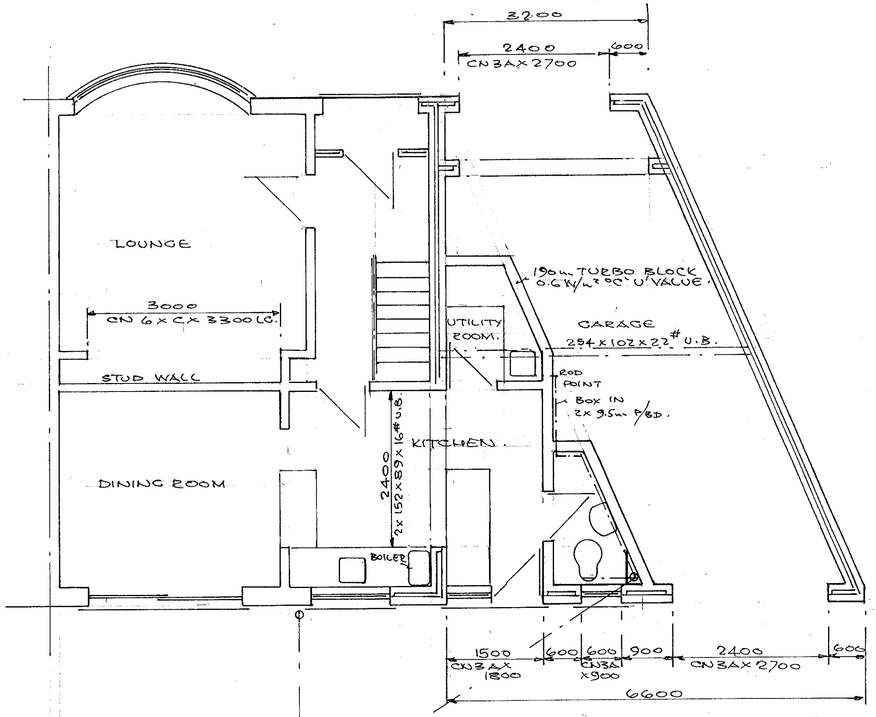
ROOF CONSTRUCTION.
CLAY TILES TO MATCH EXISTING OVER 38×25 TIMBER BATTENS, ONE LAYER BITUMEN FELT, 150×50 SC4 RAFTERS AT 400 CRS WITH 200×50 RIDGE, HIP & VALLEY BEAMS. 225×50 PURLINS WITH 100×50 STRUTS AT 1800 CRS TO L/BEC. WALL. 100 SQ RIDGE SUPPORT POST OVER WALL PLATES. 150×50 SC4 CEILING JOISTS AT 400 CRS 1000×30×5 RESTRAINT STRAPS AT 1200 CRS. PARL TO JOISTS & AT 90° WITH NOGGINS TO ½ JOISTS. 216mm ROCKWOOL INSULATION & 12.5mm FOIL BACKED PLASTER BOARD TO GIVE 0.25 W/M²°C U VALUE.
DRESSED LEAD VALLEYS
5mm CONT. RIDGE VENT.

225×25 FACIA BOARDS, 200×25 SOFFIT WITH 25 VENT GAP/INSECT SCREEN 100ø UPVC GUTTER, 68ø R.W.P. TO SOAKAWAY AT 5.0M.

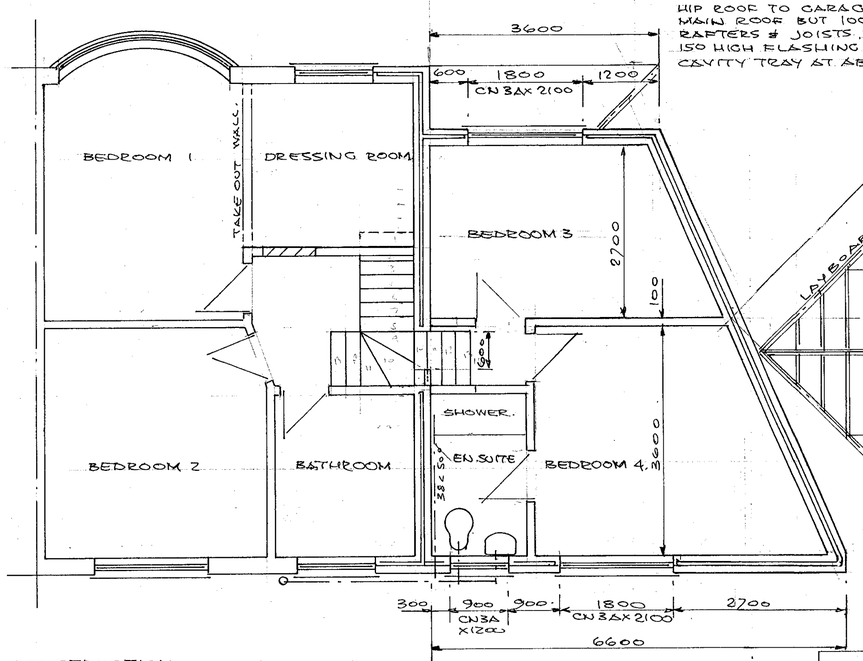
FLOOR CONSTRUCTION
21mm T&G CHIPBOARD, 200×50 SC4 JOISTS AT 400 CRS WITH 150mm ROCKWOOL INSULATION & 2 LAYERS 9.5mm PLASTER BOARD TO GIVE 0.15 W/M²°C & HALF HOUR FIRE RESIST. TO CEILING & BEAMS.



22 JUN 2000 1828

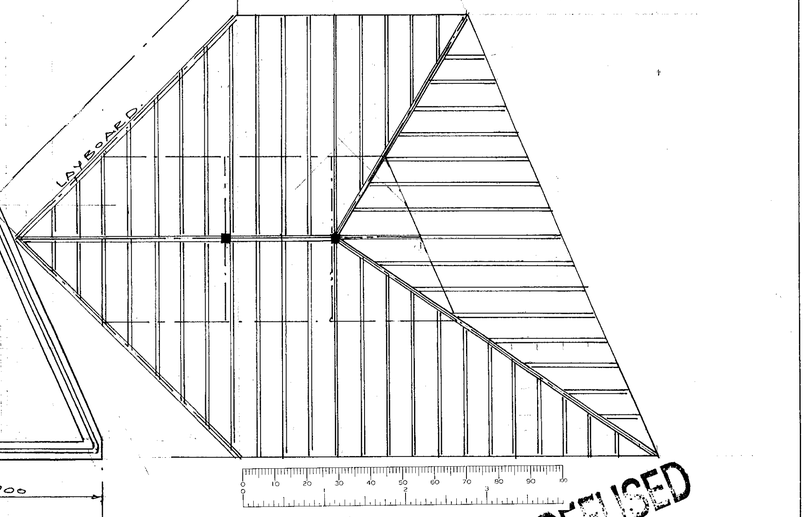


PLUMBING SERVICES.
HAND BASINS, SHOWERS & SINKS TO HAVE 75mm SEAL TRAPS & 38 / 50 # UPVC WASTES, TOILETS 100 # CONNECT TO SOIL PIPES & 100 # SEWER AT 1:40 SLOPE TO CHAMBER. VENTILATION TO KITCHEN, SHOWER & UTILITY ROOM BY VENT-AXIA TYPE FANS GIVING 3 AIR CHANGES PER HOUR AT 60 LITRES/SEC (KITCHEN) 30 LITRES/SEC (UTILITY) 15 LITRES/SEC (SHOWER & TOILET) 8000mm² BACKGROUND VENT TO ALL ROOMS.



HIP ROOF TO GARAGE AS MAIN ROOF BUT 100×50 RAFTERS & JOISTS. 150 HIGH FLASHING & CAVITY TRAY AT ABUTMENT.

FLOOR CONSTRUCTION
38mm SCREED OVER 150mm CONCRETE SLAB, 500g VAPOUR SCREEN, 50mm POLYSTYRENE TO GIVE 0.45 W/M²°C, 1200g DAMP PROOF MEMBRANE, 12mm SAND BLINDING & 150mm SELECTED HARDCORE.



WALL CONSTRUCTION
BRICK OUTER LEAF TO MATCH EXISTING, 75mm CAVITY WITH FULL FILL ROCKWOOL 100mm TURBO BLOCK INNER LEAF TO GIVE 0.45 W/M²°C U VALUE WITH PLASTER FINISH. CAVITIES CLOSED AT EAVES & REVEALS WITH DAMPCORE OR THERMOBATE TO FRAMES & CILLS. LINTELS CATNIC 'COUGAR' WALL TIES AT 450 VERT. & 900 HORIZ. CRS.
WALLS BELOW GROUND CONCRETE BLOCK WITH LEAN MIX FILL TO CAVITIES OVER 600×300 STRIP FOUNDATIONS DOWN TO SOLID STRATA OR INVERT OF SEWER WITH LINTELS OVER PIPES TO GIVE 50 CAP ALL ROUND & RODENT SCREENS.

WINDOWS & GLAZED DOORS TO BE DOUBLE GLAZED TOUGHENED OR LAMENATED GLASS IN UPVC FRAMES WITH TRICKLE VENTS & 850H×550W. OPENINGS.

REFUSED

DRAWN	P.H.W.
DATE	5.6.2000
SCALE 1:50, 1:100, 1:500, 1:1250.	

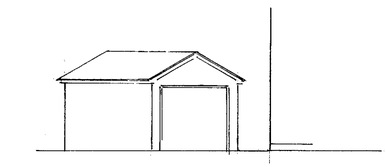
PETER H. WATKINS.
48 BROOMFIELD ROAD.
TILEHURST,
READING, RG 30 6AL 0118 9423696.

CLIENT.
MR. & MRS. REED. 0118 9504059.

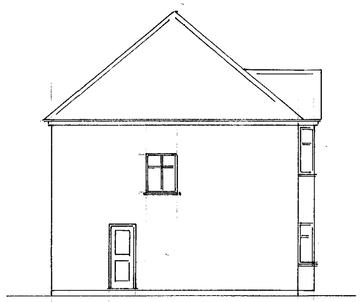
TITLE
TWO STOREY SIDE EXTENSION.

LOCATION. 5 FRIMLEY CLOSE, WOODLEY

DRAWING Nº PW 20092.



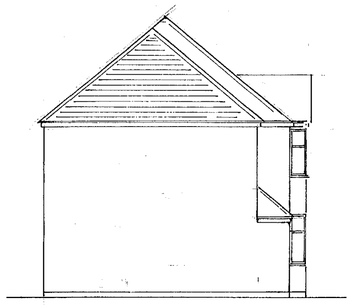
EXISTING GARAGE



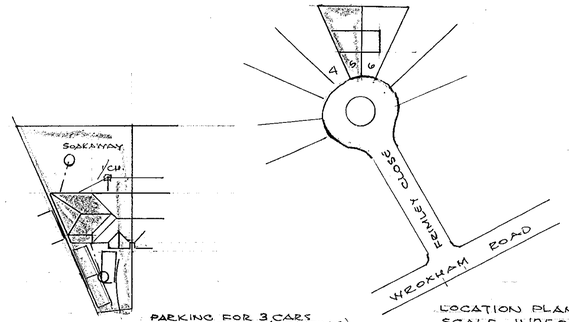
EXISTING SIDE



FRONT ELEVATION



SIDE ELEVATION



PARKING FOR 3 CARS PLUS GARAGE (EXISTING).

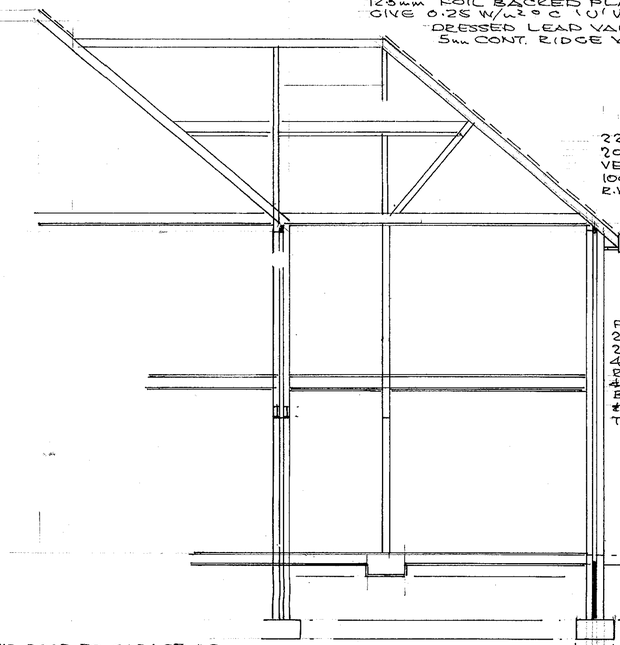
SITE PLAN SCALE 1:150.

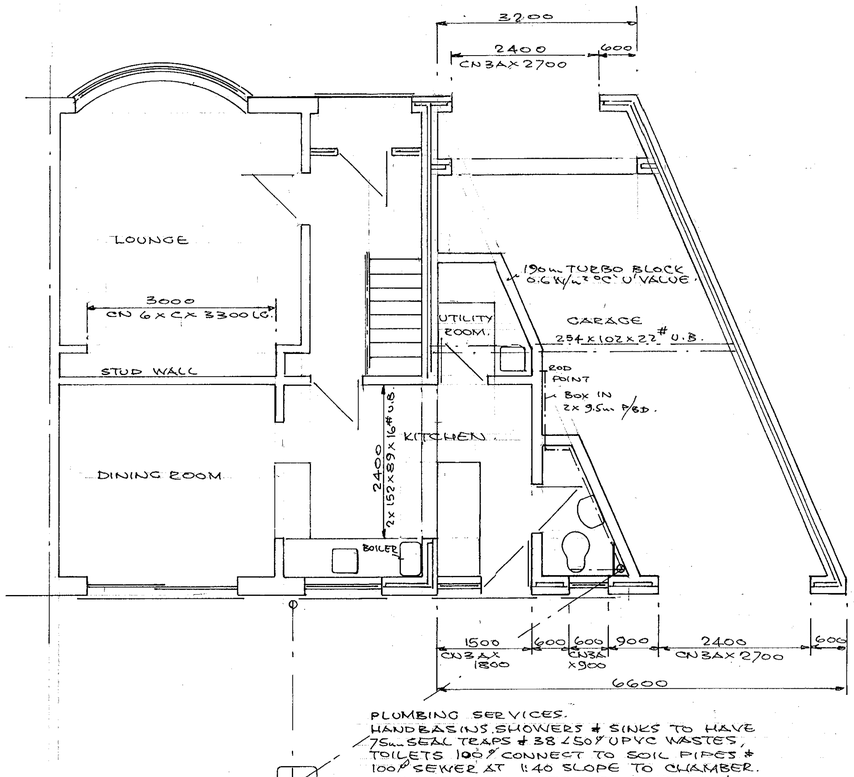
LOCATION PLAN SCALE 1:1250.



REAR ELEVATION.

ROOF CONSTRUCTION.
CLAY TILES TO MATCH EXISTING OVER 38x25 TIMBER BATTENS, ONE LAYER BITUMEN FELT, 150x50 SC4 RAFTERS AT 400 CRS WITH 200x50 RIDGE, HIP & VALLEY BEAMS. 225x50 PURLINS WITH 100x50 STRUTS AT 1800 CRS TO L/BEC. WALL. 100 SQ RIDGE SUPPORT POST OVER WALL PLATES. 150x50 SC4 CEILING JOISTS AT 400 CRS. 1000x30x5 RESTRAINT STRAPS AT 1200 CRS. PANEL TO JOISTS & AT 90° WITH NOGGINS TO 3 JOISTS. 214m.m. ROCKWOOL INSULATION & 12.5m.m. FOIL BACKED PLASTER BOARD TO GIVE 0.25 W/m²°C 'U' VALUE.
DRESSED LEAD VALLEYS
5m.m. CONT. RIDGE VENT.





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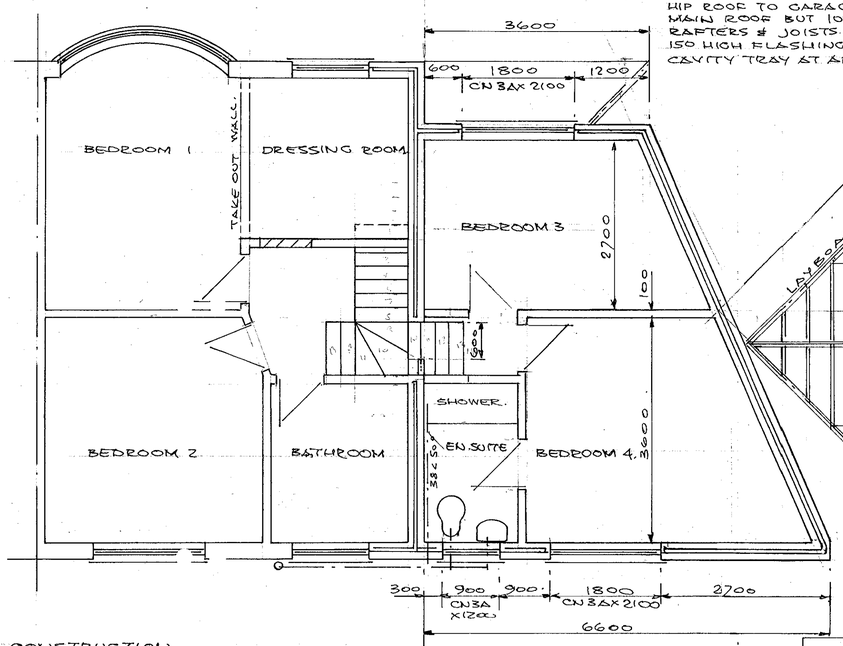
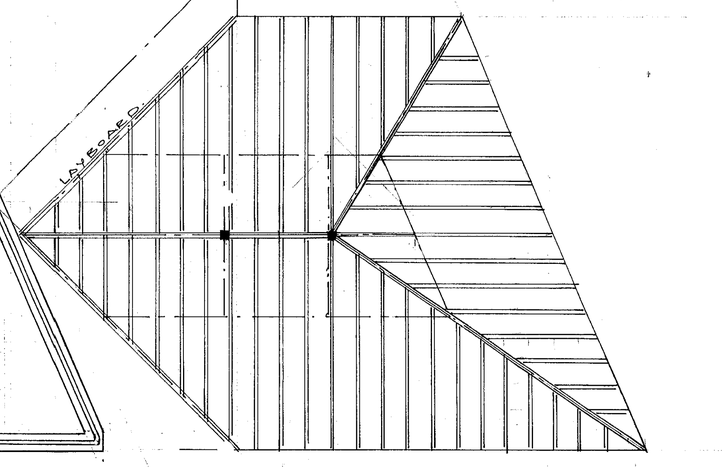


HIP ROOF TO GARAGE AS MAIN ROOF BUT 100x50 RAFTERS & JOISTS. 150 HIGH FLASHING & CAVITY TRAY AT ABUTMENT.



FLOOR CONSTRUCTION.
38m.m. SCREED OVER 150m.m. CONCRETE SLAB. 500g VAPOUR SCREEN, 50m.m. POLYSTYRENE TO GIVE 0.45 W/m²°C, 1200g DAMP PROOF MEMBRANE, 12m.m. SAND BLINDING & 150m.m. SELECTED HARDCORE.

22 JUN 2000

1828

WALL CONSTRUCTION.
BRICK OUTER LEAF TO MATCH EXISTING, 75m.m. CAVITY WITH FULL FILL ROCKWOOL 100m.m. TURBO BLOCK INNER LEAF TO GIVE 0.45 W/m²°C 'U' VALUE WITH PLASTER FINISH. CAVITIES CLOSED AT EAVES & REVEALS WITH DAMPCOEE OR THERMOBATE TO FRAMES & CILLS. LINTELS CATNIC 'COUGAR' WALL TIES AT 450 VERT. & 900 HORIZ. CRS. WALLS BELOW GROUND CONCRETE BLOCK WITH LEAN MIX FILL TO CAVITIES OVER 600x300 STEP FOUNDATIONS DOWN TO SOLID STRATA OR INVERT OF SEWER WITH LINTELS OVER PIPES TO GIVE 50 CAP ALL ROUND & RODENT SCREENS.

WINDOWS & GLAZED DOORS TO BE DOUBLE GLAZED TOUGHENED OR LAMENATED GLASS IN UPVC FRAMES WITH TRICKLE VENTS & 850H x 550W. OPENINGS.

DRAWN	P.H.W.
DATE	5.6.2000
SCALE	1:50, 1:100, 1:500, 1:1250.

PETER H. WATKINS.
48 BROOMFIELD ROAD.
TILEHURST,
READING, RG 30 6AL 0118 9423696.

CLIENT.
MR. & MRS. REED. 0118 9504059.

TITLE
TWO STOREY SIDE EXTENSION.

LOCATION. 5 FRIMLEY CLOSE, WOODLEY

DRAWING No PW 20092.