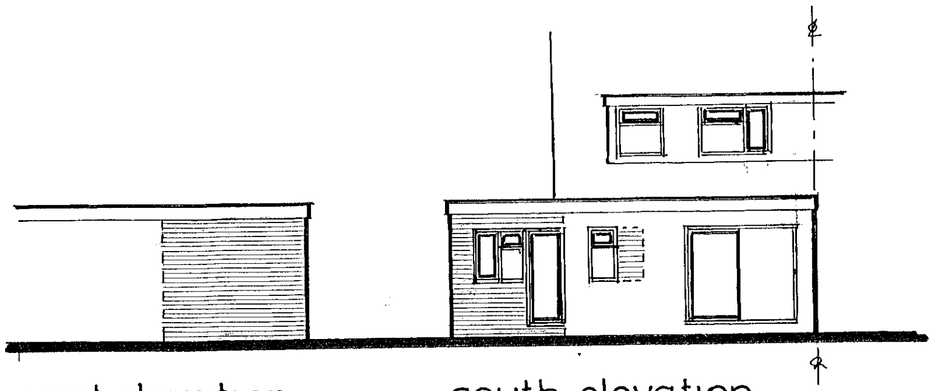
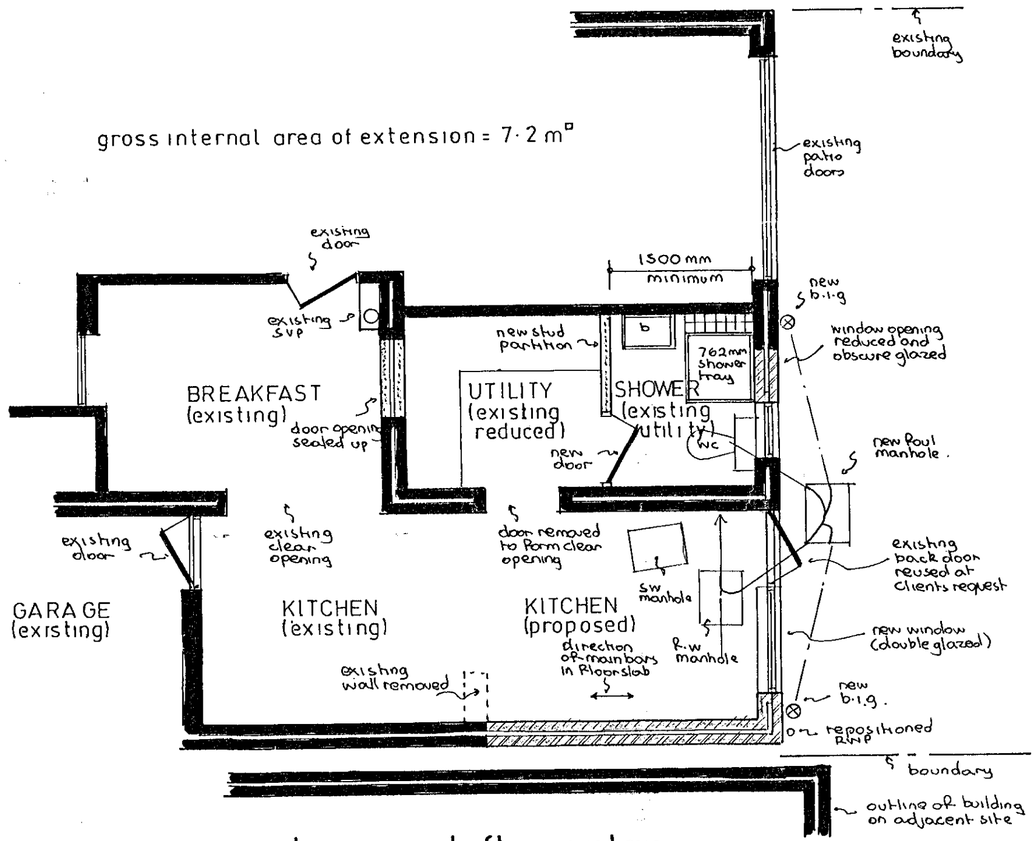


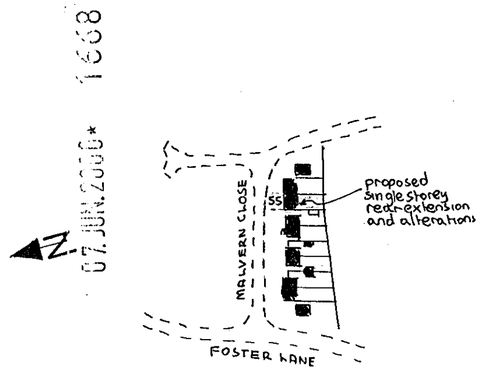
west elevation

south elevation

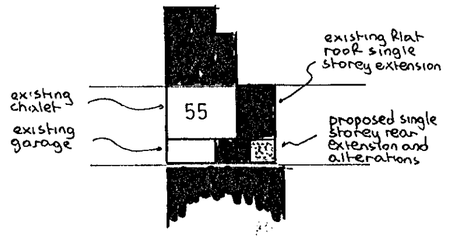


part ground floor plan

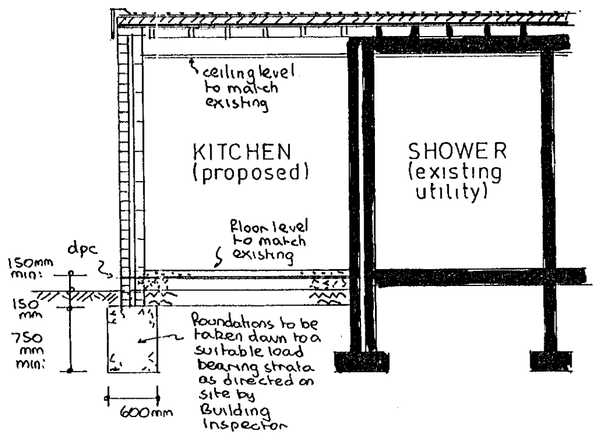
gross internal area of extension = 7·2 m²



location plan 1:2500



block plan 1:500



typical section

notes:-

Roof:- A warmdeck roof to be used to avoid need for cross ventilation. Roof to be formed of three layer felt and chippings on 120mm Rockwool hardrock insulation on vapour barrier on 18mm exterior quality plywood on counter battens at 400mm centres to create 1 in 60 min: fall on 150mm x 50mm joists at 400mm centres with ceiling of 9mm foil backed plasterboard and skimcoat plaster to receive selected decorations. Allowance to be made for relaying existing flat roofs including insulation as described above and all flashing to new gutter on south elevation.

lateral restraint:- Where joists run parallel to an external wall, lateral restraint must be achieved by metal straps at 1200 mm 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 vertrot or similar d.p.m 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 selected hardcore.

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:- 100mm x 50mm timber studding at 400mm centres with 100mm fibreglass insulation between studding and faced with 9mm plasterboard and skimcoat plaster to receive selected decorations.

Windows/doors:- New windows/external door must be double glazed and fitted with trickle vents in head to achieve equivalent of 4000mm² opening. Shower window to remain obscure glazed. Any glass in windows below 800mm and doors below 1500mm measured from floor level to be in laminated safety glass.

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

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

Electrics:- To clients individual requirements but must be installed in strict accordance with current I.E.E regulations.

Ventilation:- Kitchen to either have cooker hood (30 litres per second) or extract fan (60 litres per second). Utility to have extract fan (30 litres per second). Shower to have extract fan (15 litres per second). All to discharge to open air.

Rainwater:- 112mm gutter on south elevation to discharge via repositioned 62mm downpipe and back inlet gulley and 100mm upvc underground drainpipe to existing surface water drain.

Foul drain:- Any existing manholes in new kitchen to be fitted with double sealed screwdown cover and frames. Any new foul drainage to be carried out in 100mm upvc underground drainpipe, bedded on pea shingle, set at min: 1 in 40 fall and provided with concrete lintels where pipes pass under walls. 100mm w.c. waste, 40mm sink & shower, 32mm basin.

APPROVED

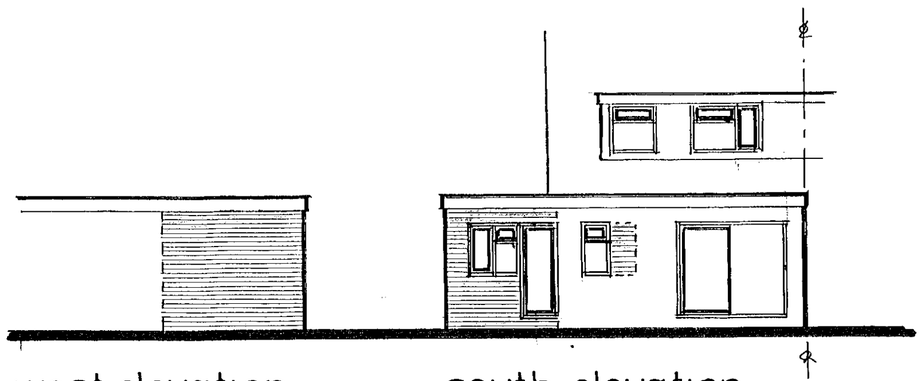


PROPOSED EXTENSION and ALTERATIONS at 55 MALVERN CLOSE, WOODLEY for MR.M. HANSFORD.

Drawing Nº	AH/E/2993
Scales	1:50 & 100
Date	MAY 2000

NDESIGN BUILDING PLANS

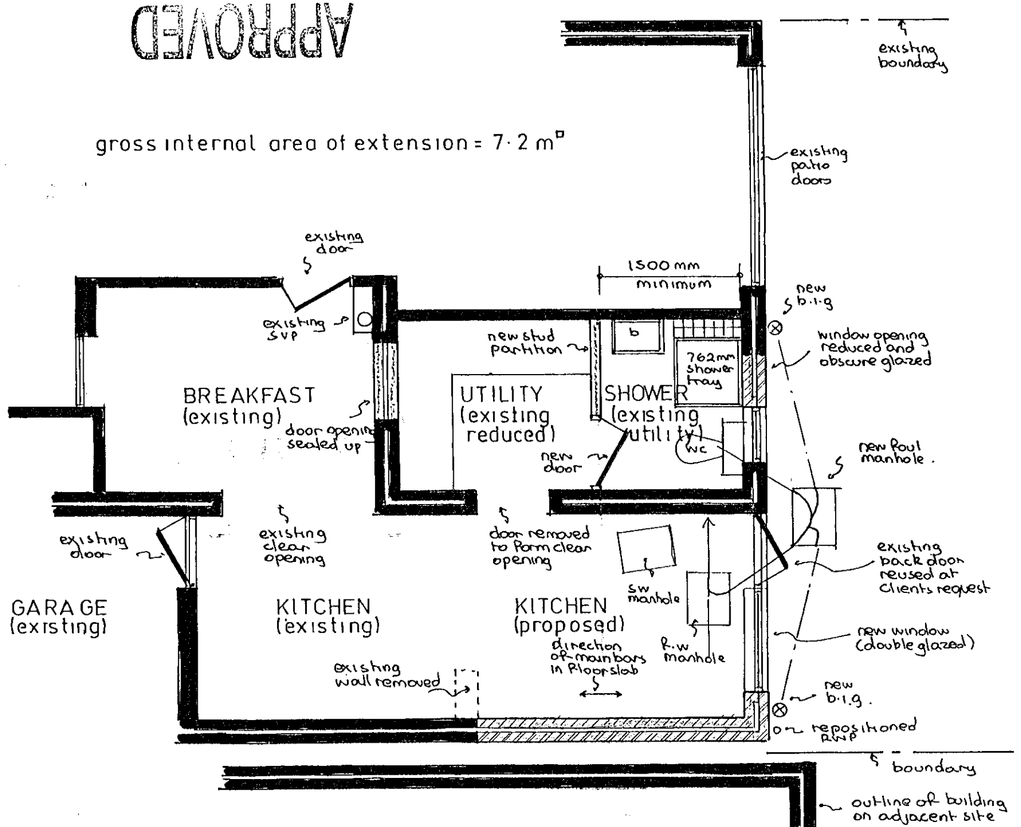
nh100



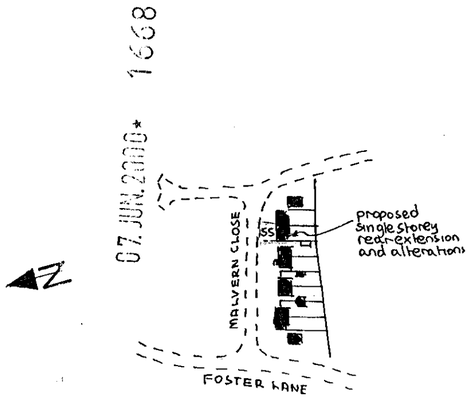
west elevation south elevation

APPROVED

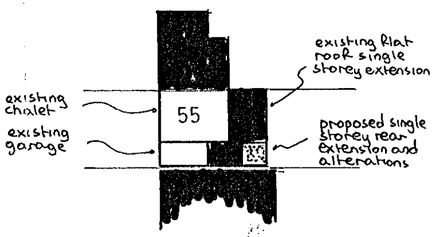
gross internal area of extension = 7·2 m²



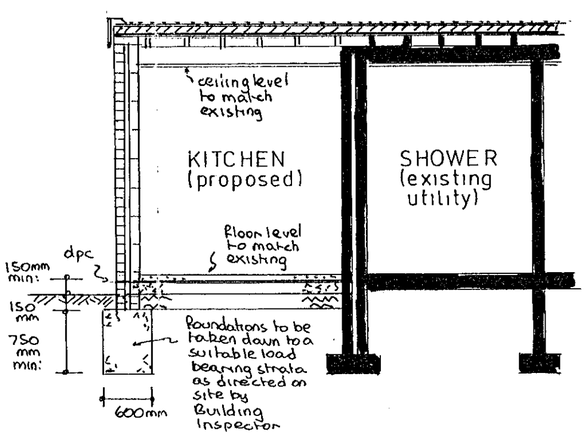
part ground floor plan



location plan 1:2500



block plan 1:500



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