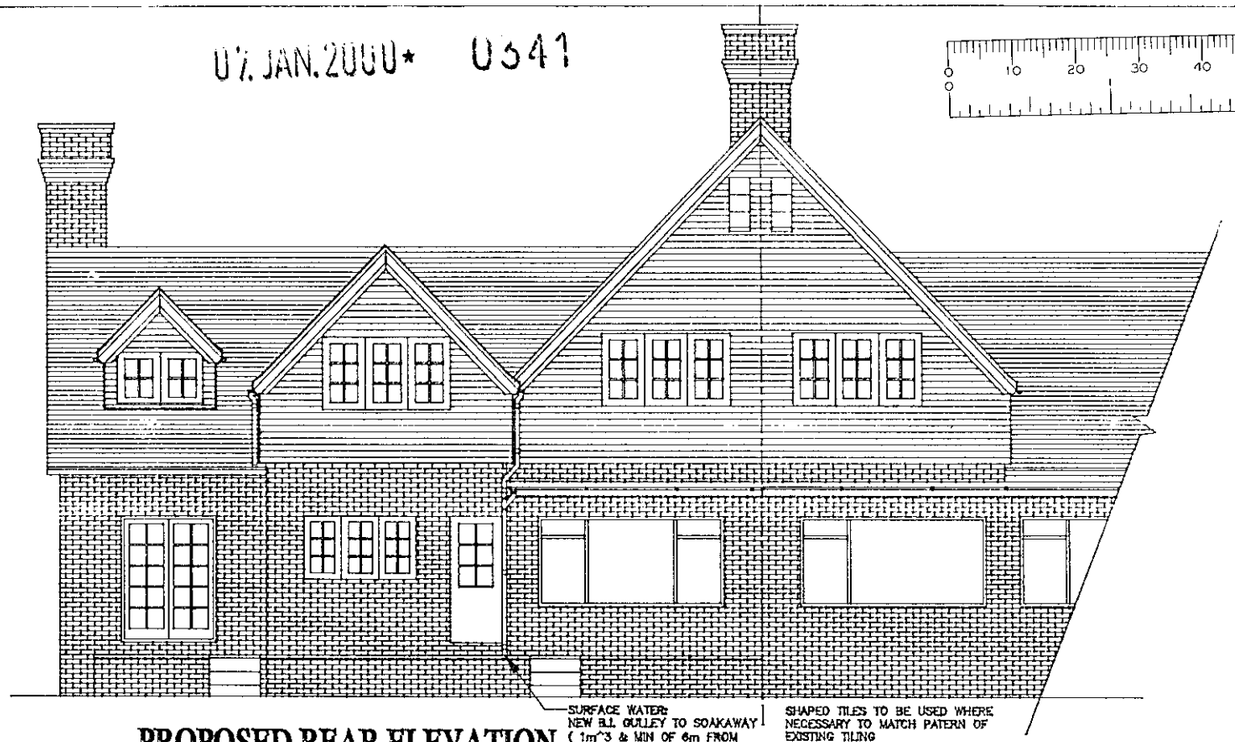
07 JAN 2000* 0541

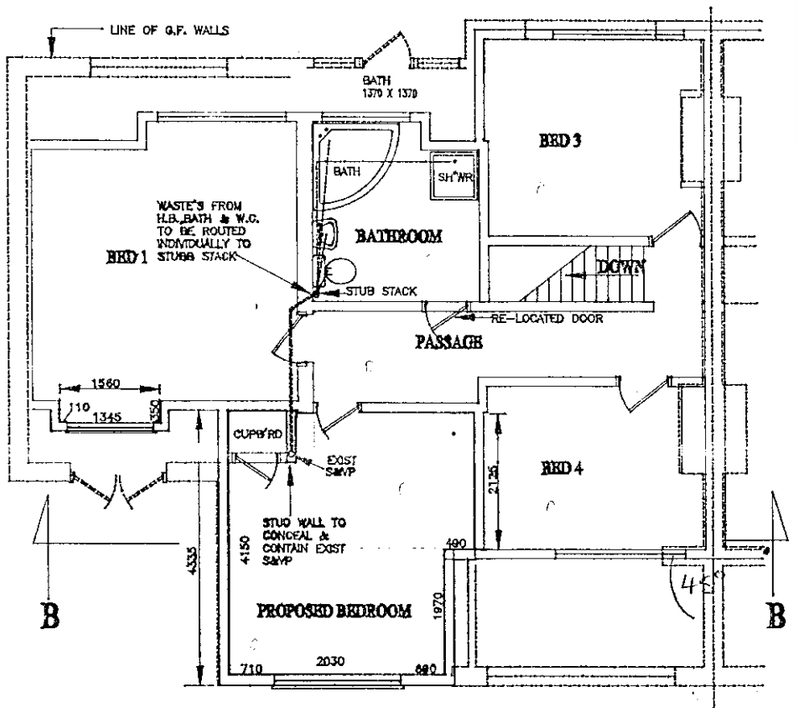
07/01/2000

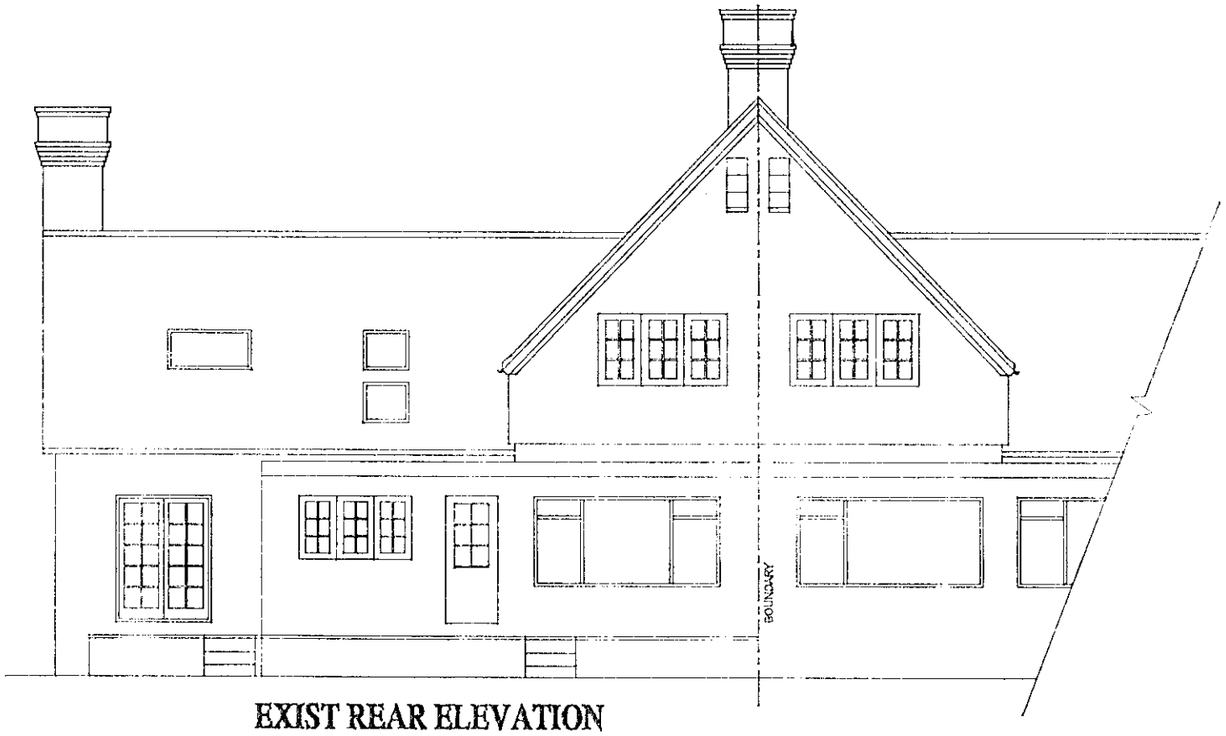


SURFACE WATER: NEW B.I. GULLEY TO SOAKAWAY (1m^3 & MIN OF 6m FROM EXTENSION)

SHAPED TILES TO BE USED WHERE NECESSARY TO MATCH PATTERN OF EXISTING TILING

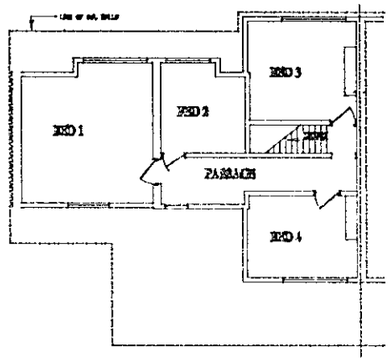
PROPOSED REAR ELEVATION



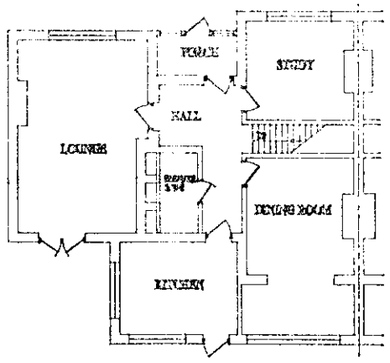


EXIST REAR ELEVATION

NO NEW FOUNDATIONS SO TREE PLAN NOT SUPPLIED



PLAN OF EXIST FIRST FLOOR

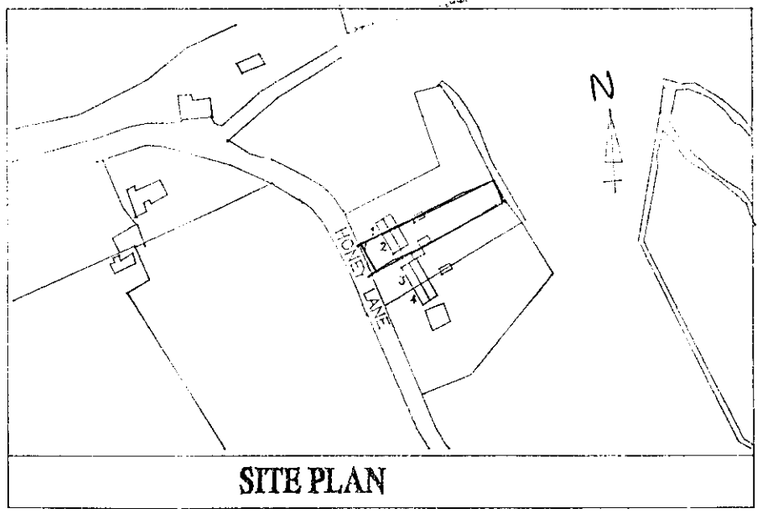


PLAN OF EXIST GROUND FLOOR

3430
3790 NOM.

PLAN OF PROPOSED FIRST FLOOR

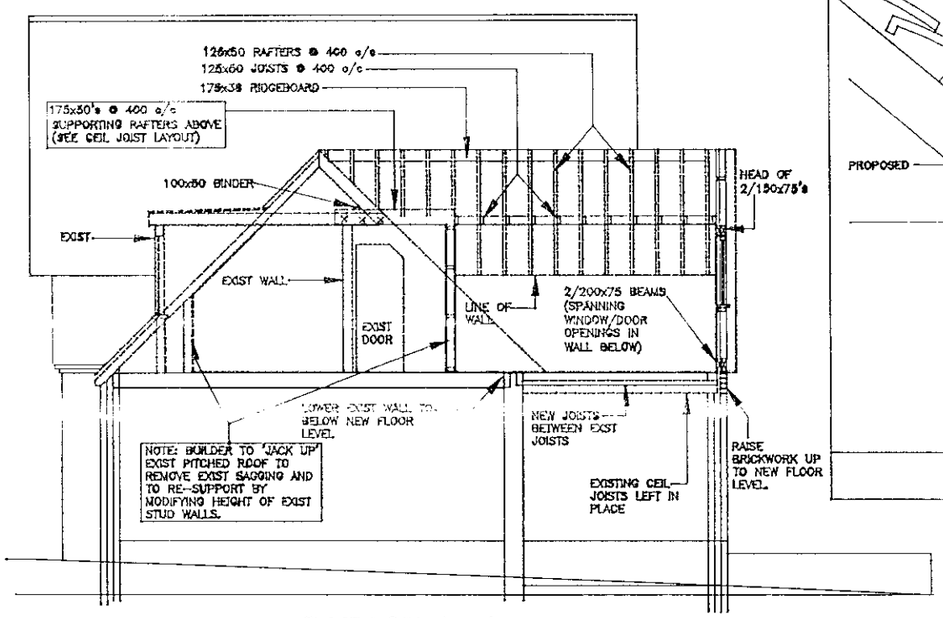
PLANS



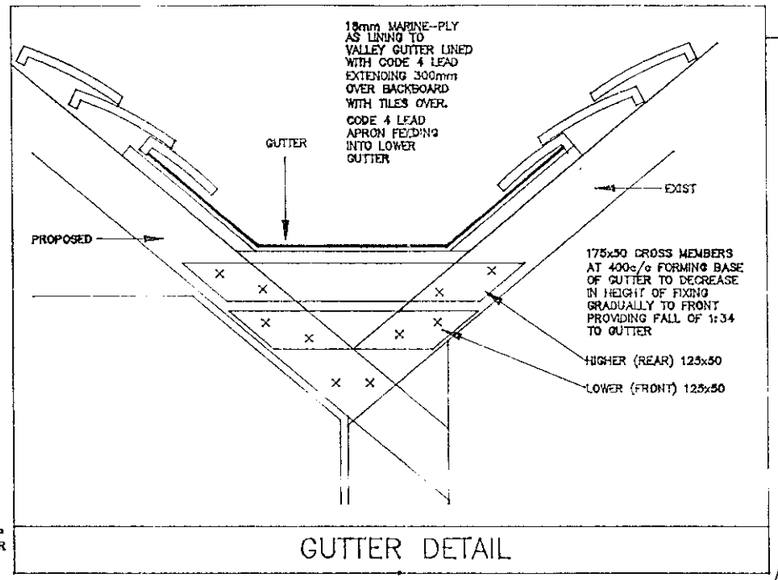
SITE PLAN

ESSEX DESIGNS TEL: 0708 756495 FAX: 0708 733332	SCALE: 1:100 DATE: PROPOSED **REAR GABLE AND DORMER**	FOR: R & C STURDY	SITE ADDRESS: 2 HONEY HILL WOKINGHAM BERKSHIRE RG40 3BD	SHEET 1 OF 3 PLAN REF: 91018B / REVISION 1

27/3/00



SECTION A - A



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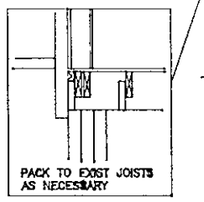

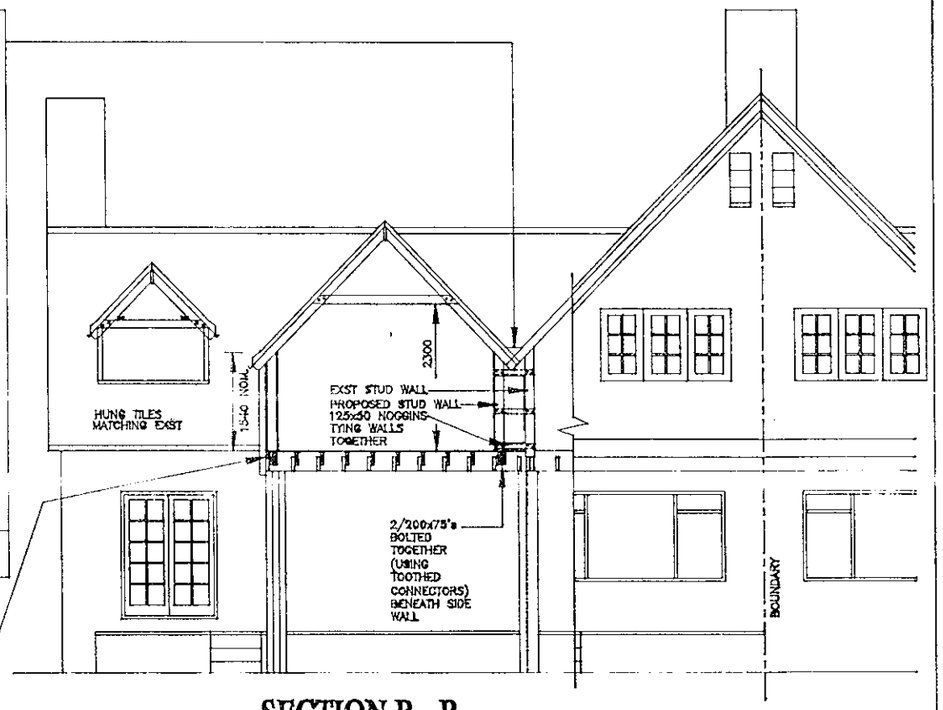

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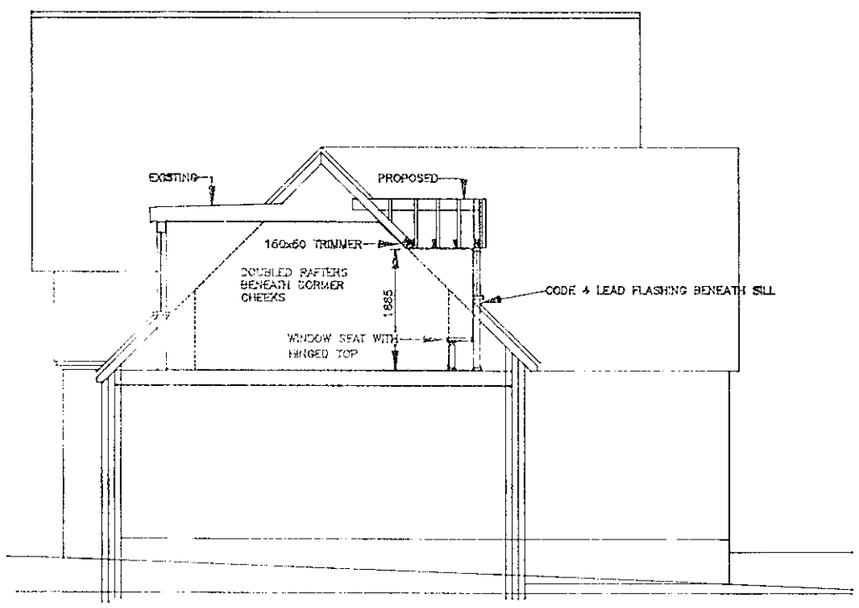


DORMER SECTION

NOTES

ALL MATERIALS AND WORKMANSHIP TO COMPLY WITH CURRENT BUILDING REGULATIONS AND RELEVANT BRITISH STANDARDS AND CODES OF PRACTICE.

BEFORE ANY WORK OR INVESTMENT; CONTRACTOR TO CHECK ALL DIMENSIONS AND LOAD BEARING POINTS ON SITE.

CONTRACTOR TO LEAVE RELEVANT SECTIONS OF WORK EXPOSED FOR INSPECTION BY L.A. BUILDING INSPECTOR

ALL WINDOWS TO BE DOUBLE GLAZED

NEW WINDOWS TO BE PROVIDED WITH OPENING VENTS OF MINIMUM 1/20th AREA OF ROOM AREA THEY ARE TO VENTILATE.
BATHROOM/WC : INSTALL MECHANICAL VENT GIVING 15 LITRES/SEC. AND WITH 15 MINUTE OVERRUN AND CONTROLLED BY THE LIGHT SWITCH.
ROOM TO HAVE 10mm AIR GAP UNDER DOOR.
BACKGROUND VENTILATION TO BE PROVIDED I.E. 4000mm ^2 PER ROOM.

PITCHED ROOFS:
TILES ON 25 x 38 BATTENS AND BS747 UNTEARABLE ROOFING FELT ON 125 x 50 RAFTERS @ 400mm CENTRES.
ROOF VOID TO BE VENTILATED BY 25mm AIR GAP AT EAVES AND VENTING TILE AT APEX GIVING EQUIV OF 6mm AT APEX.
INSULATED WITH 100mm THICK FIBREGLASS QUILTING BETWEEN CEILING JOISTS AND 100mm THICK FIBREGLASS LAID OVER JOISTS AT RIGHTANGLE.
SOFFIT TO BE LINED WITH 9.5mm FOIL-BACKED PLASTERBOARD FIXED TO UNDERSIDE OF CEILING JOISTS AND WITH EDGES SUPPORTED ON 50 X 50mm SAWN SOFTWOOD SGRM JOINTS AND SET IN 3mm BOARD PLASTER.
FACIA BOARD OF 25mm SOFTWOOD.

SLOPED AND FLAT CEILINGS:
INSULATE SLOPING ROOF WITH EITHER 54mm CELOTEX RR. GA 2054 -- OR 75mm COOLAG 'HEATSAVER' BOARD BETWEEN JOISTS AND RAFTERS.
ALL COVERED BELOW WITH 1200 GUAGE VISQUEEN VAPOUR BARRIER AND 9.5mm PLASTERBOARD OR WITH 9.5mm FOIL BACKED PLASTERBOARD.
PROVIDING 50mm CROSS ROOF VENTING FROM EAVES AND RIDGE VENT TILES TO COMPLY WITH BUILDING REGULATION 1985 F2.

PERIMITER STUD WALL BELOW NEW DORMER: 100 x 38 STUDDING WITH HEAD AND SOLE PLATE WITH STUDS AT 400mm CENTRES VERTICALLY AND NOGGINS AT 900mm CENTRES HORIZONTALLY AND DIAGONALLY BRACED WITH 100 x 38 TIMBERS.
INSULATED BETWEEN STUDS WITH 100mm FIBREGLASS AND COVERED BELOW WITH 1200 GUAGE VISQUEEN VAPOUR BARRIER AND 9.5mm PLASTERBOARD OR WITH 9.5mm FOIL BACKED PLASTERBOARD.

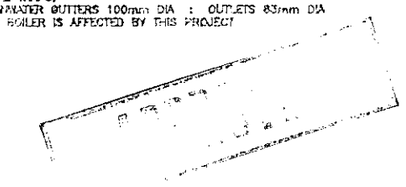
INTERNAL PARTITIONS: -- STUDWORK AND INSULATION SAME AS PERIMITER WALLS WITH 9.5 PLASTERBOARD EACH SIDE.

PLASTERING TO PLASTERBOARDED AREAS: PLASTER THICKNESS OF 5mm IN ALL CASES. ALL JOINS IN PLASTERBOARD TO BE HESSIAN SCRIMMED.

FLOOR: 19mm FLOORING GRADE T & G CHIPBOARD TO B.S.5669 ON SC3 GRADED JOISTS OF SIZES AS SHOWN LOCALLY ON PLAN.

DORMER CHEEKS, GABLED ROOF CHEEKS AND FACE
HUNG TILES/SLATES ON 19 x 38 BATTENS ON SARKING FELT ON 100mm x 50mm TIMBER FRAME BRACED
WITH 12.5mm PLYWOOD SHEETS. INSULATION AS PERIMITER WALLS DESCRIBED ABOVE.
FLASHINGS: WHERE TILES ARE OF INTERLOCKING TYPE THEN CONTINUOUS LEAD FLASHING TO BE USED ELSE INDIVIDUAL LEAD SOAKERS TO BE USED WITH MIN. OVERLAP OF 100mm. LEAD FLASHINGS ALL TO BE OF CODE 4

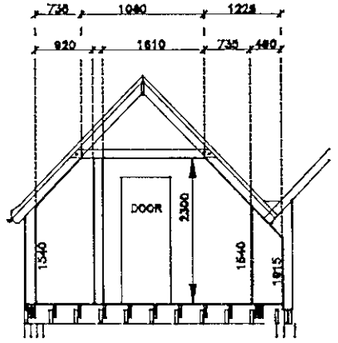
ALL PLUMBING AND
ANY FUTURE PLUMBING BY OWNER SHOULD COMPLY WITH FOLLOWING PARAGRAPH OR THE THEN CURRENT BUILDING REGULATIONS.
ALL PLUMBING ABOVE GROUND TO COMPLY WITH BS 5572
NEW SOIL & VENT PIPES TO BE 102mm DIAMETER UPVC WITH TERMINAL VENT 1000mm ABOVE ANY OPENING WINDOW WITHIN A RADIUS OF 3m. CONNECTIONS OF WASTES FROM BATH, BASIN, SINKS AND THE LIKE TO BE NOT LESS THAN 200mm FROM CENTRE OF ANY W.C. BRANCH, LOWEST CONNECTION TO BE MINIMUM OF 450mm FROM INVERT LEVEL OF DRAIN
BATH AND HAND BASIN BOTH TO BE FITTED WITH 38mm WASTE PIPES AND 75mm DEEP SEAL TRAPS.
RAINWATER GUTTERS 100mm DIA : OUTLETS 63mm DIA
NO BOILER IS AFFECTED BY THIS PROJECT



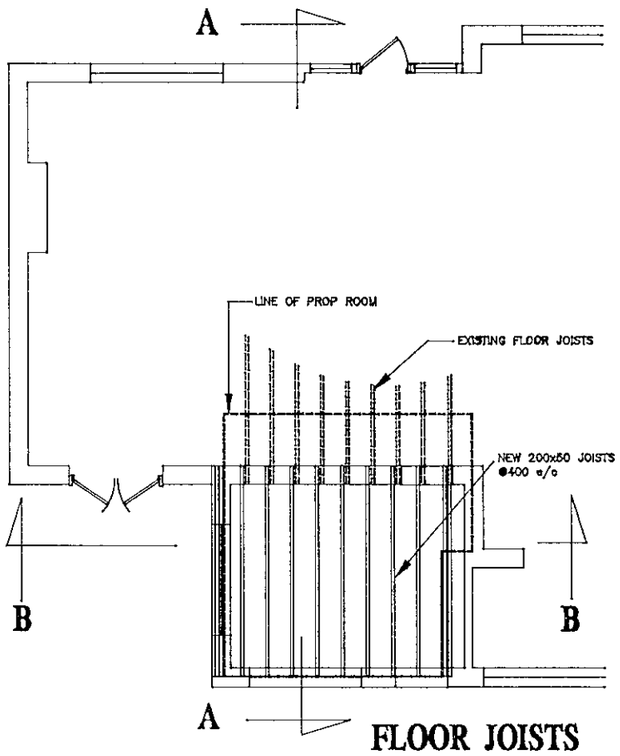
ESSEX DESIGNS TEL: 0708 756495 FAX: 0708 733332	SCALE: 1:100 DATE: PROPOSED **REAR GABLE AND DORMER**	FOR: R & C STURDY	SITE ADDRESS: 2 HONEY HILL WOKINGHAM BERKSHIRE RG40 3BD	SHEET 2 OF 3 PLAN REF: 91018B REVISION 1

ADDITIONAL PLAN

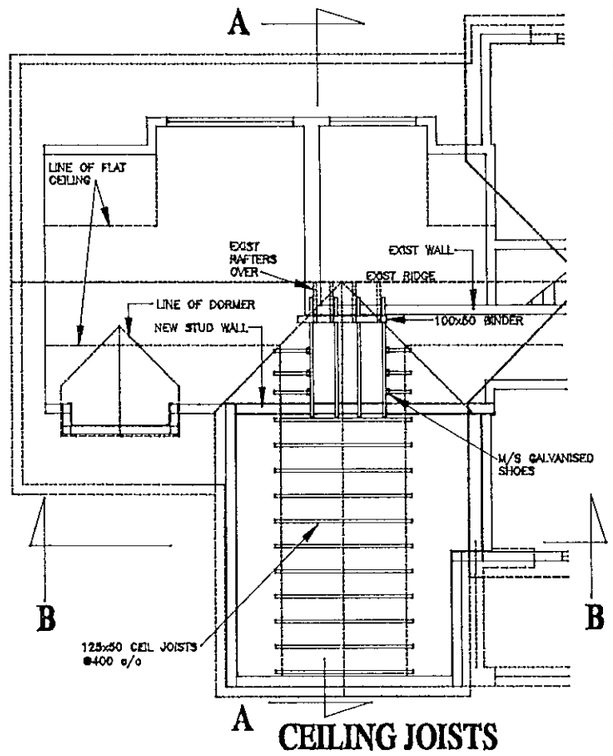
0341



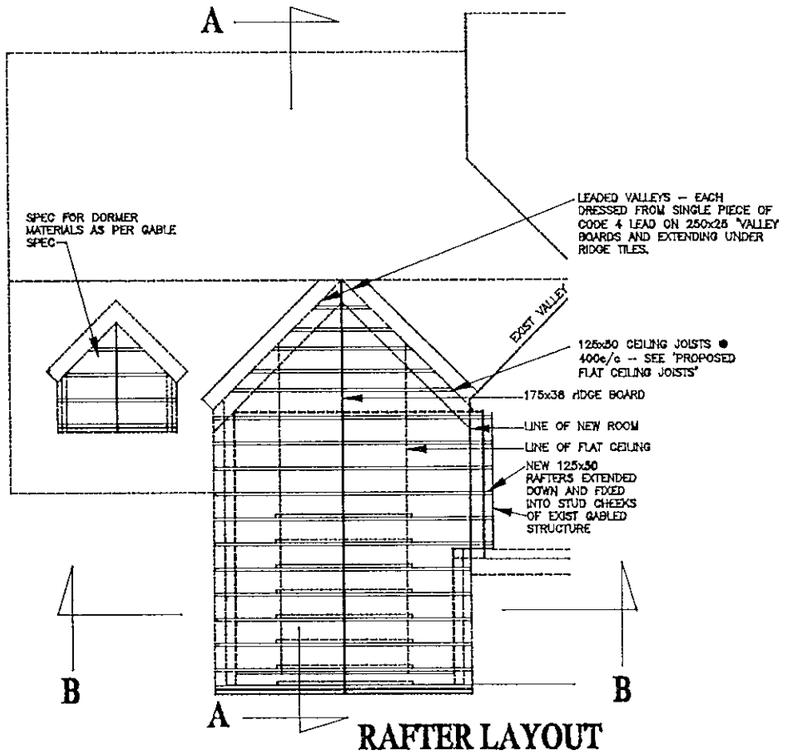
NOMINAL LIVING DIMENSIONS



FLOOR JOISTS

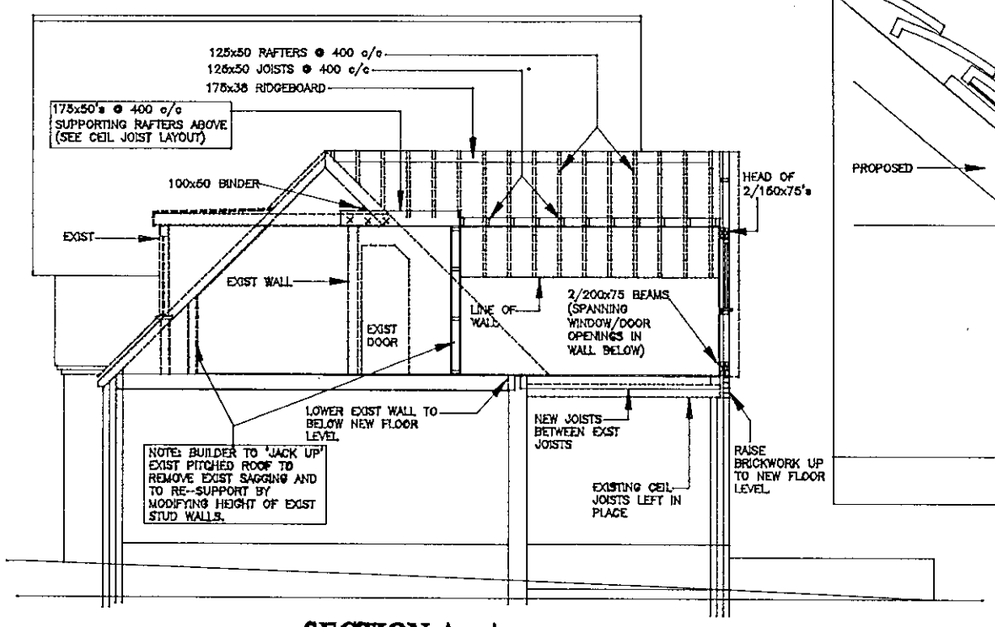


CEILING JOISTS

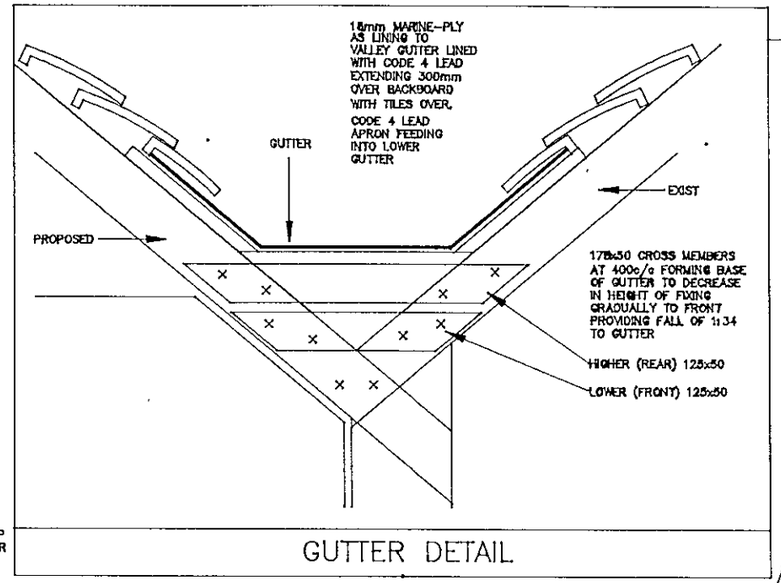


RAFTER LAYOUT

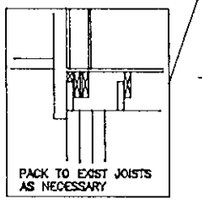
ESSEX DESIGNS TEL: 0708 756495 FAX: 0708 733332	SCALE: 1:100 DATE: PROPOSED **REAR GABLE AND DORMER**	FOR: R & C STURDY	SITE ADDRESS: 2 HONEY HILL WOKINGHAM BERKSHIRE RG40 3BD	SHEET 4 OF 4 PLAN REF: 91018B / REVISION 2

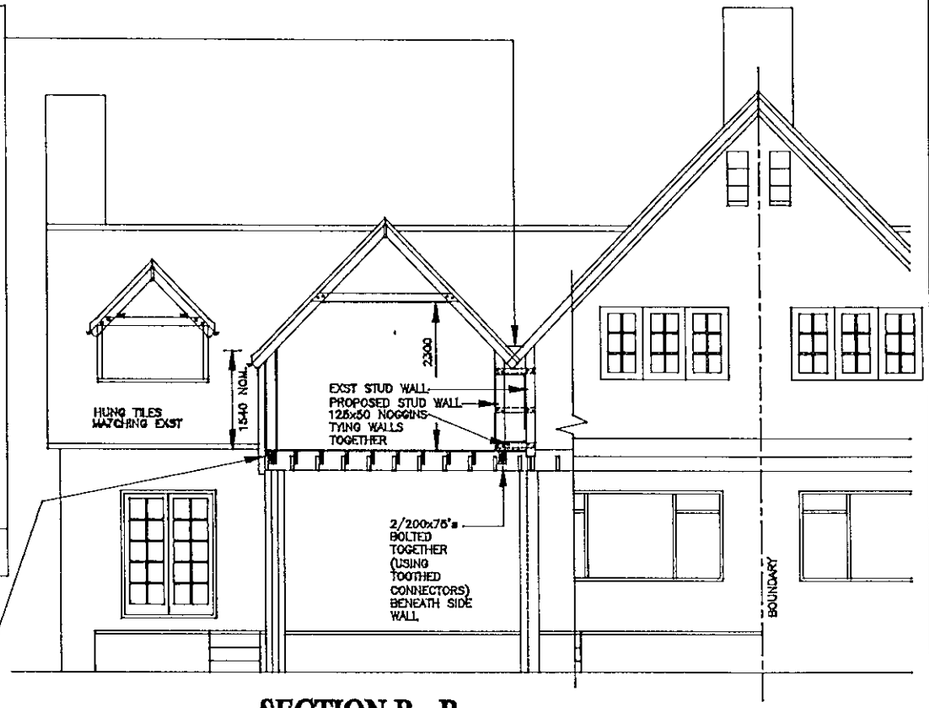


SECTION A - A

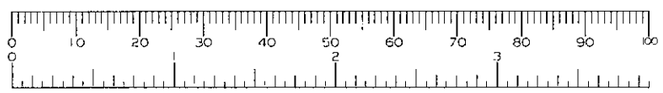


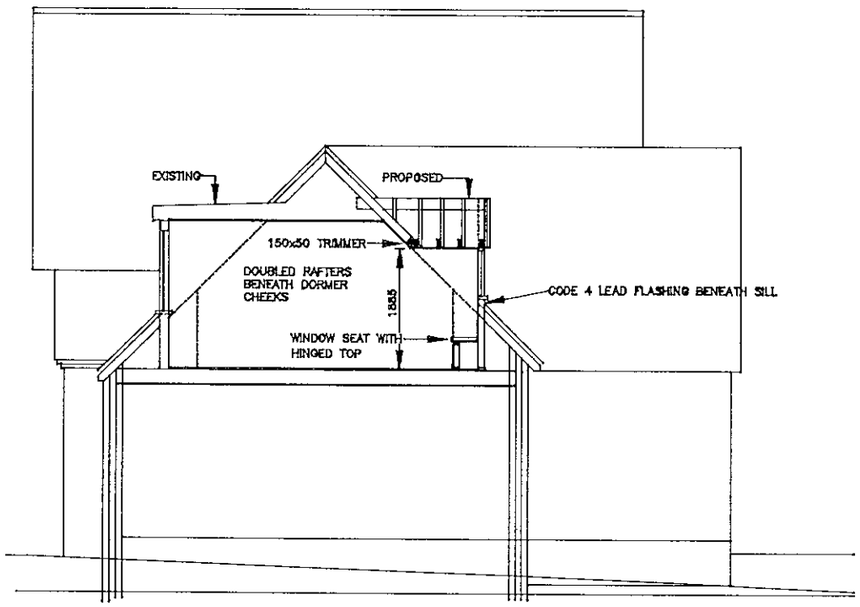
GUTTER DETAIL





SECTION B - B





DORMER SECTION

NOTES

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NEW SOIL & VENT PIPES TO BE 102mm DIAMITER UPVC WITH TERMINAL VENT 1000mm ABOVE ANY OPENING WINDOW WITHIN A RADIUS OF 3m. CONNECTIONS OF WASTES FROM BATH, BASIN, SINKS AND THE LIKE TO BE NOT LESS THAN 200mm FROM CENTRE OF ANY W.C. BRANCH. LOWEST CONNECTION TO BE MINIMUM OF 450mm FROM INVERT LEVEL OF DRAIN
BATH AND HAND BASIN BOTH TO BE FITTED WITH 38mm WASTE PIPES AND 75mm DEEP SEAL TRAPS.
RAINWATER GUTTERS 100mm DIA : OUTLETS 63mm DIA
NO BOILER IS AFFECTED BY THIS PROJECT

ADDITIONAL PLAN

0341 4

ESSEX DESIGNS

TEL: 0708 756495
FAX: 0708 733332

SCALE: 1:100 | DATE:

PROPOSED

REAR GABLE AND DORMER

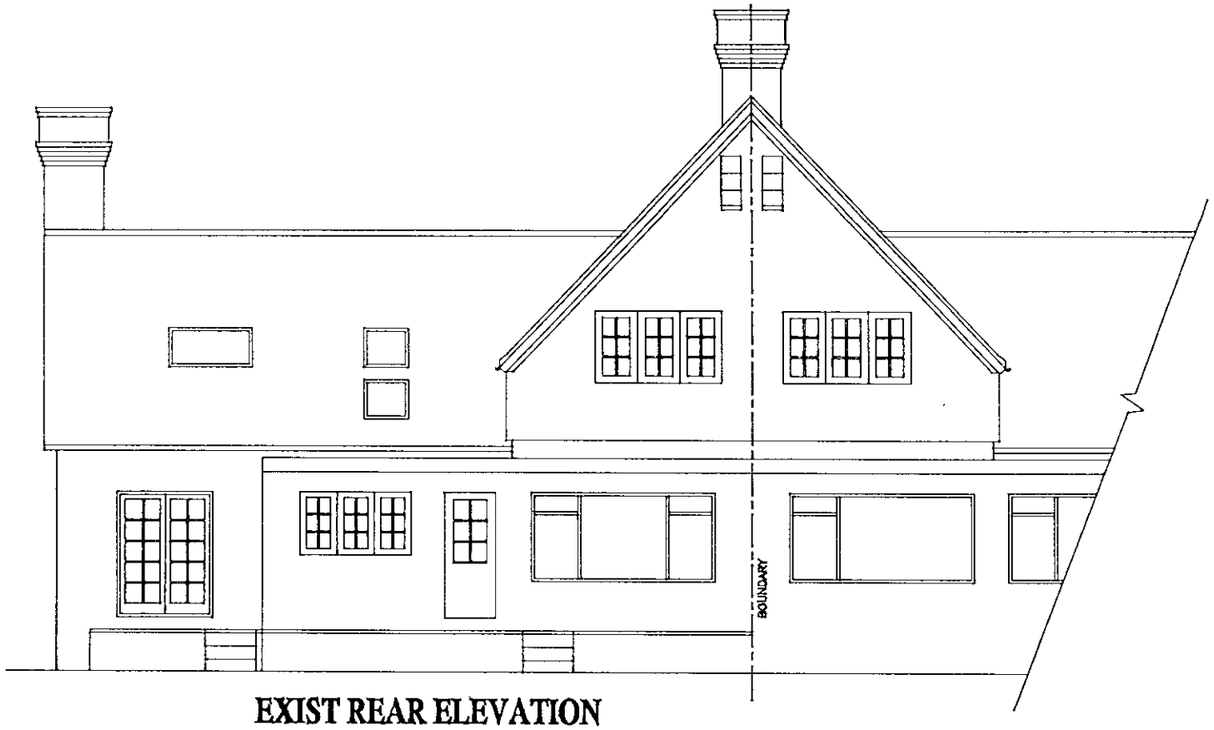
FOR:

R & C STURDY

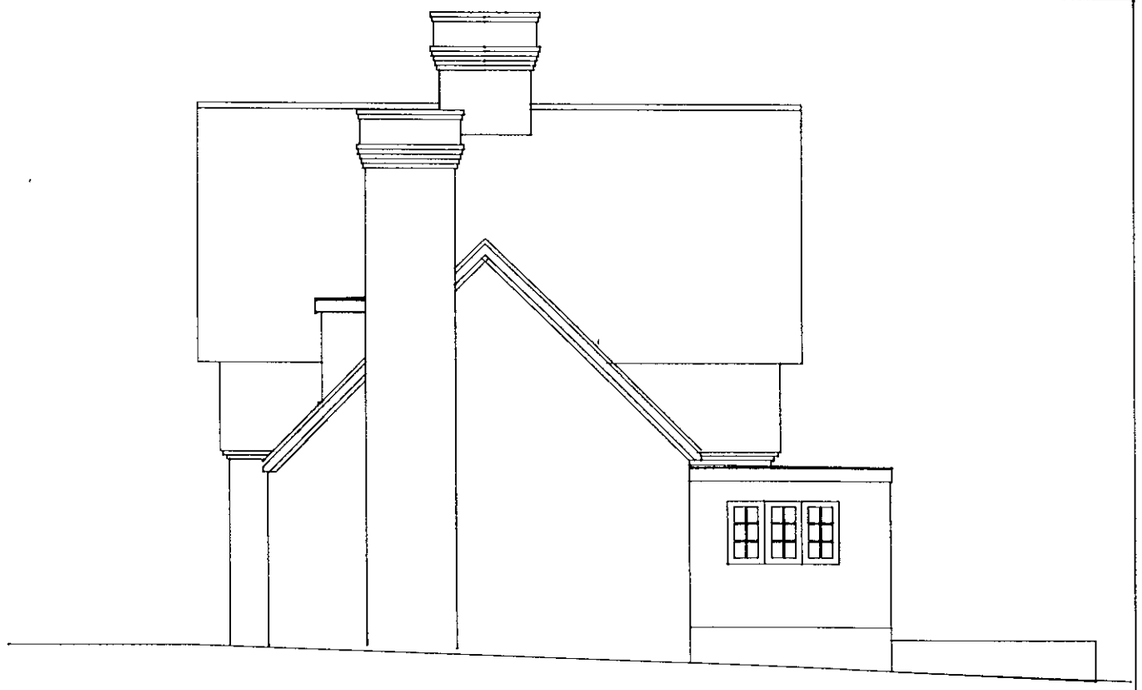
SITE ADDRESS:
2 HONEY HILL
WOKINGHAM BERKSHIRE
RG40 3BD

SHEET 3 OF 4

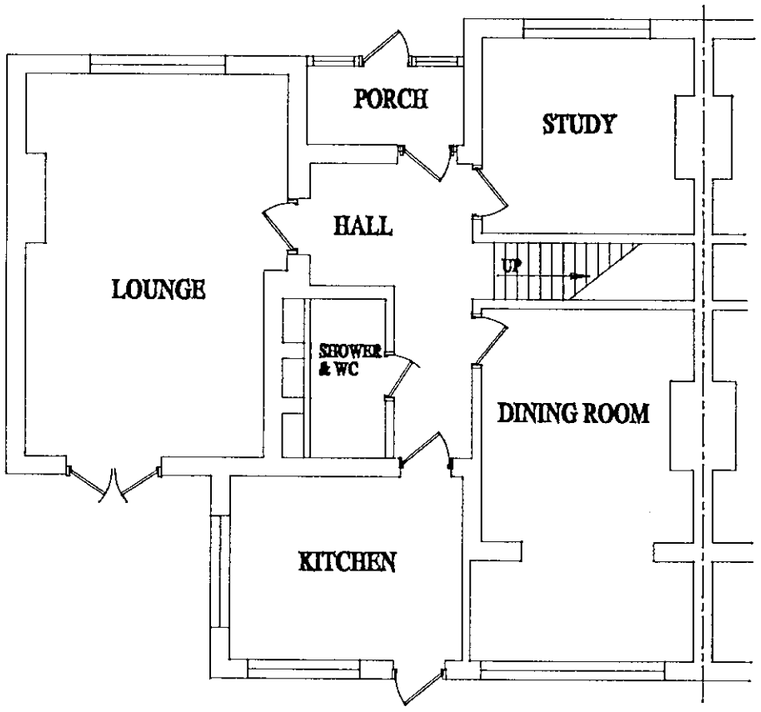
PLAN REF: 91018B / REVISION 2



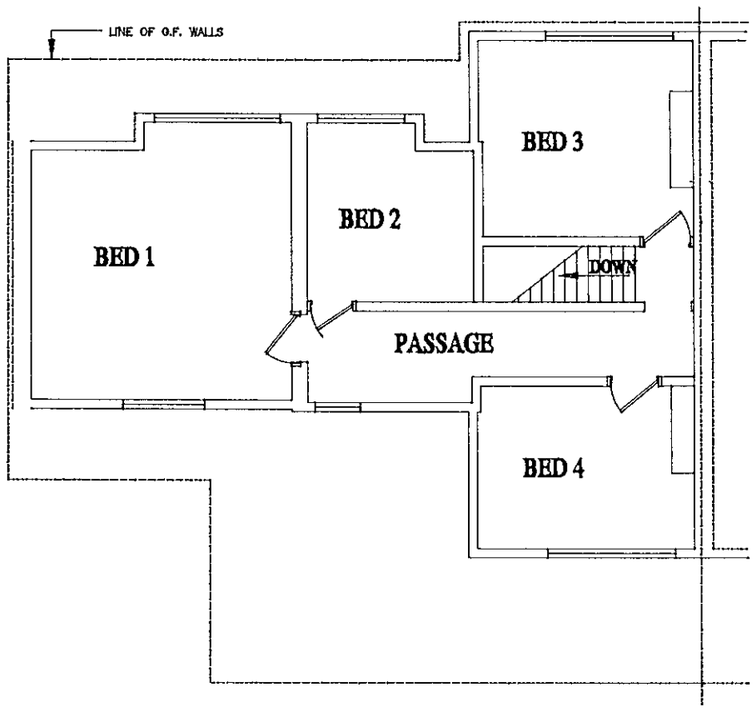
EXIST REAR ELEVATION



EXIST SIDE ELEVATION



PLAN OF EXIST GROUND FLOOR



PLAN OF EXIST FIRST FLOOR



ADDITIONAL PLAN

0341

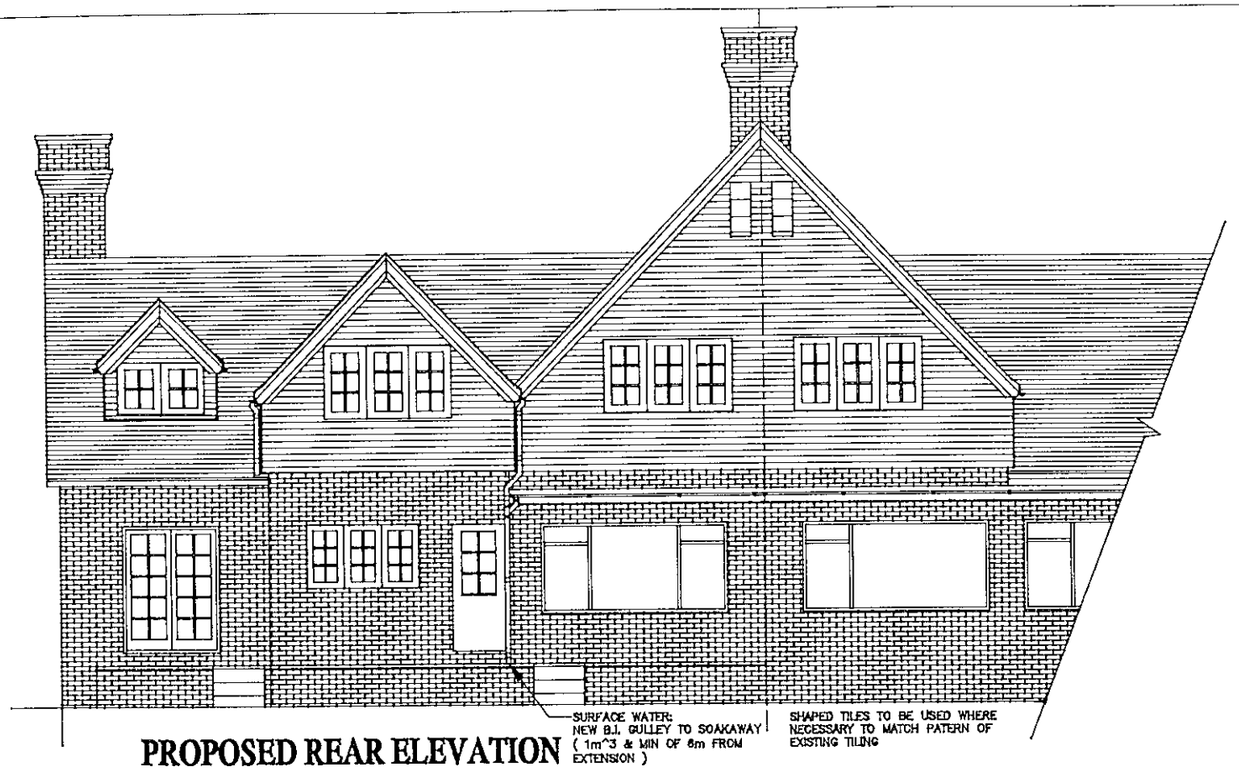
SCALE: 1:100		DATE:
PROPOSED	REAR GABLE AND DORMER	
FOR:	R & C STURDY	

SITE ADDRESS:
2 HONEY HILL
WOKINGHAM BERKSHIRE
RG40 3BD

ESSEX DESIGNS
TEL: 0708 756495
FAX: 0708 733332

SHEET 2 OF 4

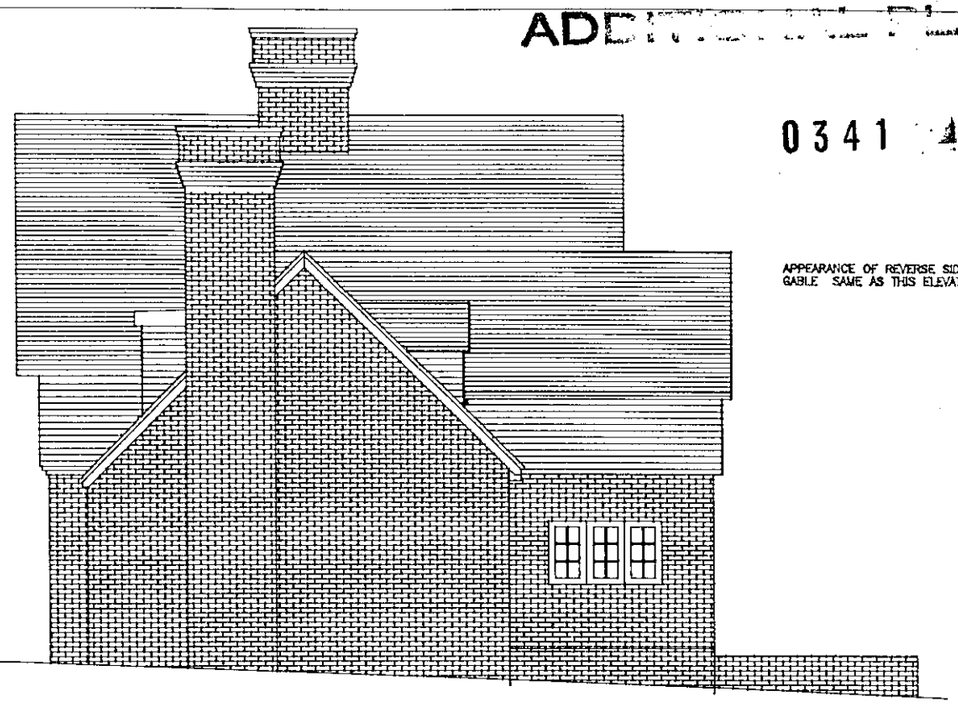
PLAN REF: 91018B / REVISION 2



PROPOSED REAR ELEVATION

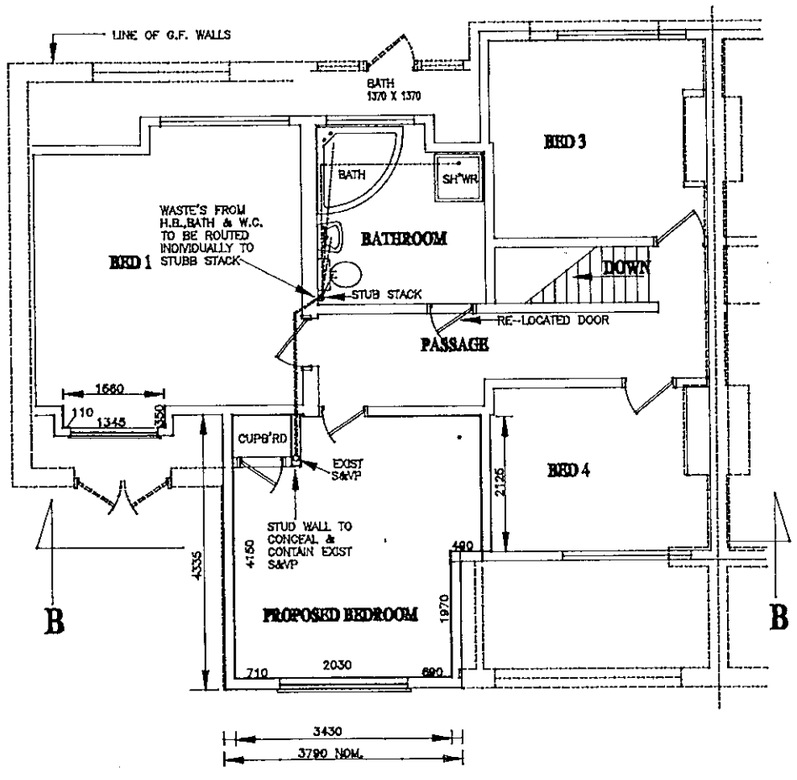
ADDITIONAL PLAN

0341



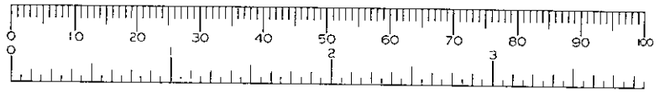
APPEARANCE OF REVERSE SIDE OF NEW GABLE SAME AS THIS ELEVATION

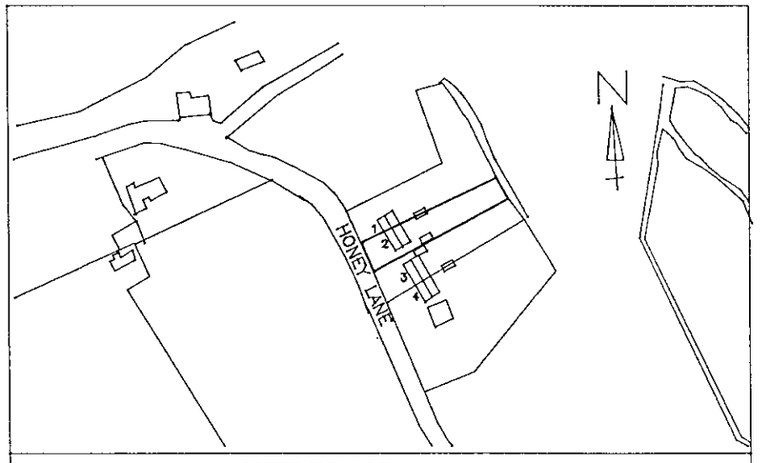
PROPOSED SIDE ELEVATION



PLAN OF PROPOSED FIRST FLOOR

NO NEW FOUNDATIONS SO TREE PLAN NOT SUPPLIED





SITE PLAN

SCALE: 1:100 DATE:

PROPOSED **REAR GABLE AND DORMER**

FOR: R & C STURDY

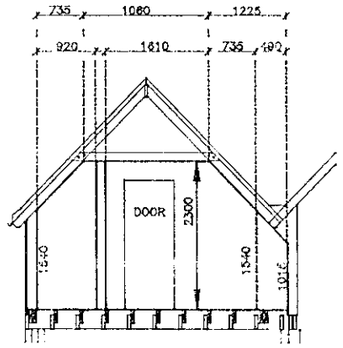
SITE ADDRESS:
2 HONEY HILL
WOKINGHAM BERKSHIRE
RG40 3BD

ESSEX DESIGNS

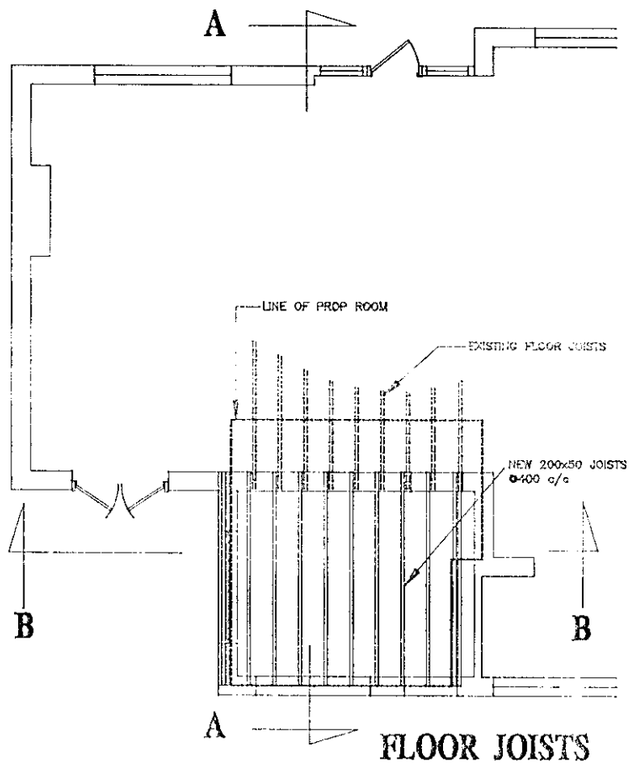
TEL: 0708 756495
FAX: 0708 733332

SHEET 1 2 OF 4

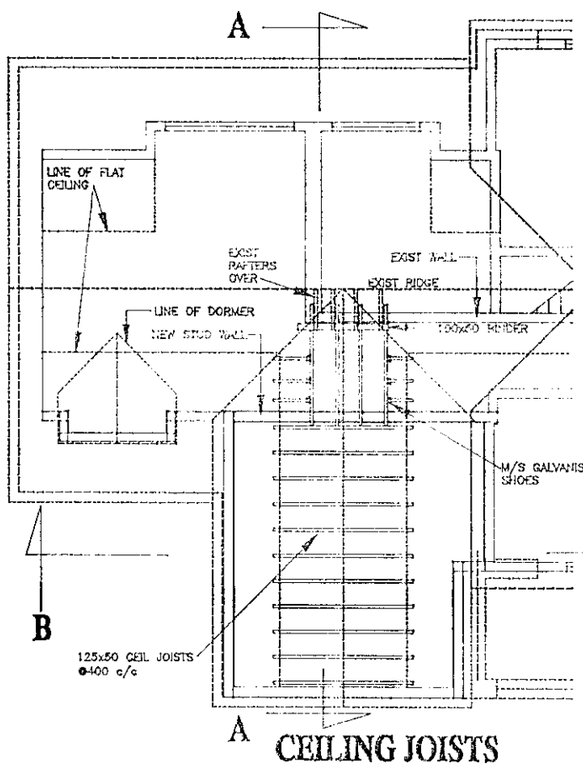
PLAN REF: 91018B REVISION 2



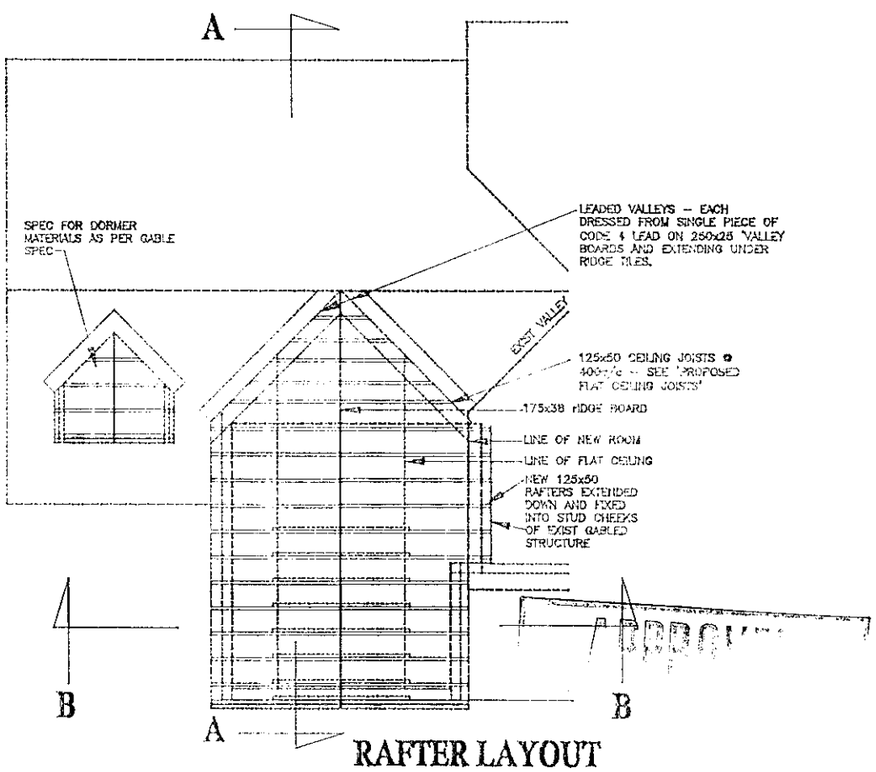
NOMINAL LIVING DIMENSIONS



FLOOR JOISTS



CEILING JOISTS



RAFTER LAYOUT

ESSEX DESIGNS TEL: 0708 756495 FAX: 0708 733332	SCALE: 1:100 | DATE: PROPOSED **REAR GABLE AND DORMER**	FOR: R & C STURDY	SITE ADDRESS: 2 HONEY HILL WOKINGHAM BERKSHIRE RG40 3BD	SHEET 3 OF 3 PLAN REF: 91018B / REVISION 1