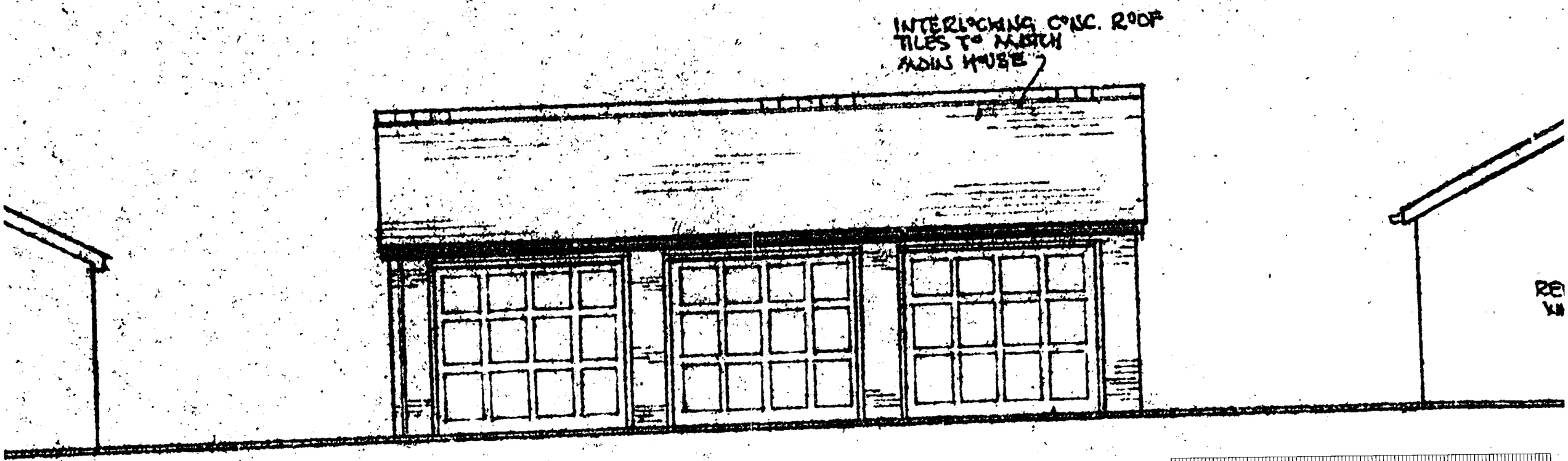
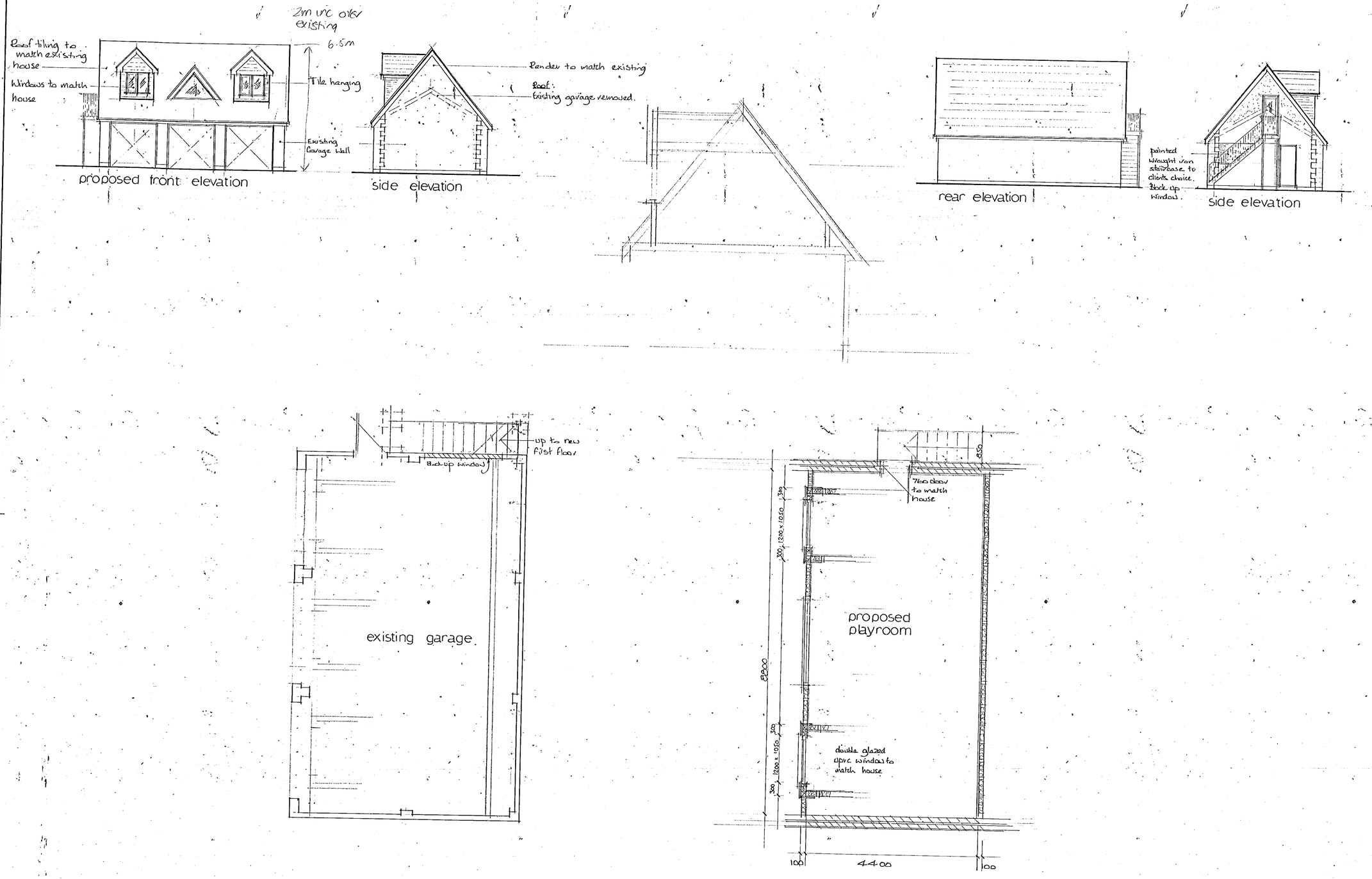


FRONT VIEW



Notes:
All dimensions must be checked on site and not scaled from this drawing.

A	Date	Revisions

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19.DEC.2000* 3058

Client
Mr and Mrs. BARNEGREN

Job Title
Audere Pines
Heath Ride
Finchampstead

Drawing Title
proposed first floor extension to garage

APPROVED

Scale 1/100 1 / 50

Date DEC 00 | Drawn by hen

Drg. No. B /870 | Rev.

SD 8/5/01

594 x 841mm A1

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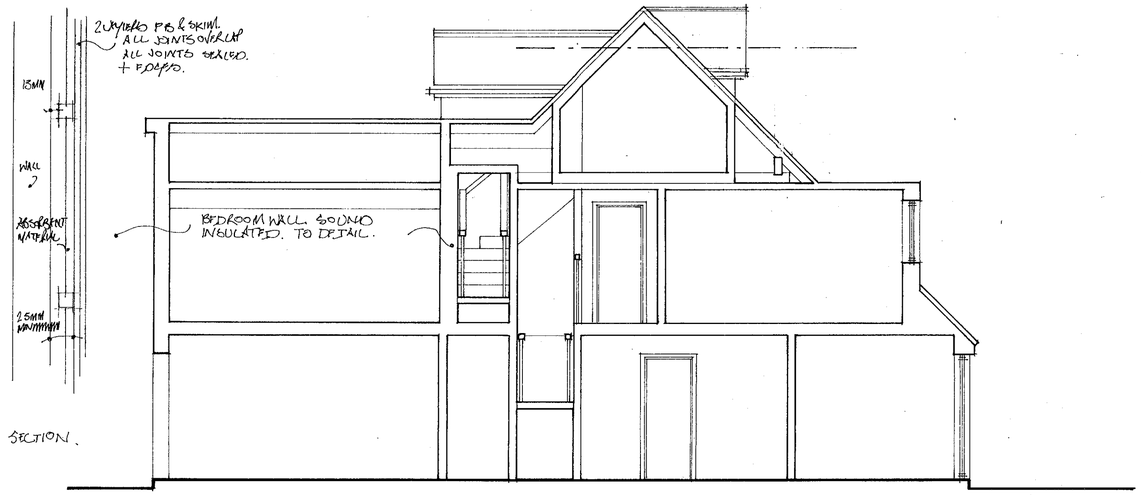
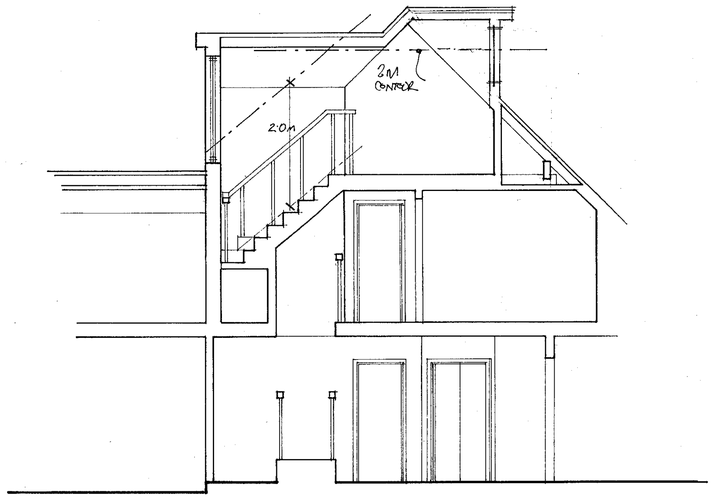


SECTION.

SECTION C-C SCALE 1:50



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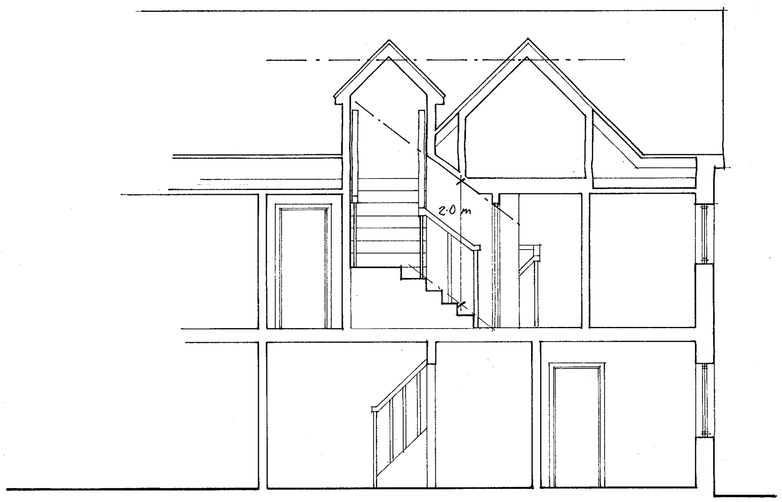


SECTION E-E SCALE 1:50

SPECIFICATION :-

EXISTING RAFTERS :- AND CEILINGS TO BE TEMPORARILY SUPPORTED DURING INSTALLATION OF STEEL FRAME UNTIL ALL SECURED.

HEATING SYSTEM TO BE INSTALLED BY CORGI REGISTERED INSTALLER. SYSTEM TO COMPLY WITH HEAT SAVING PROVISION IN APPROVED PART C SECTIONS 1.27 TO 1.41.

ALL EXISTING DOORS TO STAIRCASE ENCLOSURE TO BECOME 30mm SCFD.

ALL EXISTING CEILINGS PLASTERED 12mm.

STAIRCASE FULLY ENCLOSED TO ACHIEVE ½HR FIRE RESISTANCE ALL AROUND.

FIRST FLOOR EXISTING ONE WINDOW MODIFIED FOR ESCAPE NO ESCAPE WINDOW DETAILS.

SPECIFICATION :-

INSULATION :- NEW DORMER AND EXISTING ROOF INSULATED TO 0.35 W/m²K. DORMER WALLS 100mm ROCKWOOL. SLOPING CEILING WITH 50mm CELOTEX RR.

SMOKE ALARMS :- ONE PER FLOOR ALL INTERCONNECTED AND HARDWIRED TO MAINS WITH SEPERATE FUSEBOX TO BS. 5839. IF WALL MOUNTED BETWEEN 150 AND 300 mm BELOW CEILING. WITHIN 7m OF LIVING ROOM AND KITCHEN, NOT WITHIN 1.5m OF EACH OTHER IN CORRIDORS NOT WITHIN 300 mm OF LIGHTS. NOT WITHIN STAIRWELLS, OVER RADIATORS OR IN BEDROOMS.

EXISTING FOUNDATIONS AND LINTELS TO BE EXPOSED TO CONFIRM ADEQUACY BEFORE WORK STARTS.

READ WITH WHITE ROYAL CALCS: WRL /6300 01 - 08 INC.

ROOF VENTILATION :- SOFFIT AT LEAST EQUAL TO A CONTINUOUS STRIP 25mm WIDE. 50mm AIR GAP ALL AREAS RIDGE VENTS AT LEAST EQUAL TO A CONTINUOUS STRIP 5mm WIDE EXISTING AND PROPOSED.

NEW STAIRS :- RISE M.E. 220. GOING NOT LESS THAN 220 WIDTH ON SITE. HEAD ROOM 2000 mm ALL AREAS MIN. PITCH 42°. BALUSTRAIL 1100mm. ALL AREAS TO WITHSTAND 0.36 KN/m² HORIZ. FORCE. Ø100 mm SPHERE CANNOT PASS THROUGH ANY OPENING TO PREVENT CHILDREN CLIMBING. HANDRAIL TO BE FIXED BETWEEN 900 & 1000 mm ABOVE PITCH LINE. 50mm MINIMUM TREAD TO TAPERED STAIRS.

NEW INTERNAL STUD WALLS TO BE 75x50mm S.W. @ 300 c/c C16 NOGGED 1/3 & 2/3 HEIGHT WITH HEAD AND SOLE PLATE. ROCKWOOL AND 2 SKINS PB & SKIM BOTH SIDES.

WINDOWS :- ALL DOUBLE GLAZED. TRICKLE VENTS EQUIV. TO 8000 mm² FOR HABITABLE ROOMS CONTROLLED AND SECURE.

ESCAPE WINDOWS :- MINIMUM SIZE 850 HIGH x 500mm WIDE. CILL MAX 1100 MIN 600 mm HEIGHT.

NEW FLOOR :- BATHGRADE CHIPBRD 25mm ON JOISTS. (ALL AREAS FULL FLOOR).

ELECTRICAL AND DECORATION AS CLIENT.

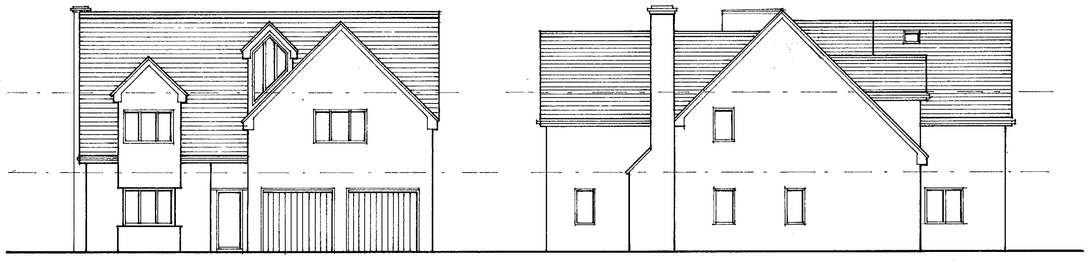
DORMER WALLS :- 100 x 75mm SW @ 300 c/c NOGGED 1/3 & 2/3 HEIGHT WITH HEAD AND SOLE PLATES. EXTERNAL FACE 19mm MARINE PLY TO ACT AS BRACE. 100 mm ROCKWOOL 12.mm PB & SKIM VAPOUR BARRIER (2 TILES) BATTENS AND COUNTER BATTENS & TILES.

LEAD FLASHINGS CODE 4.

ROOF :- TILES MATCH EXISTING ON BATTENS FELT ON 100 x 50mm JOISTS 400 c/c C16 BIRDSMOUTHED ON WALLS. CEILING 12mm PB & SKIM INSULATION AS MAIN ROOF 0.35W/m²K

READ 2305 / 03, 05 AND 06.

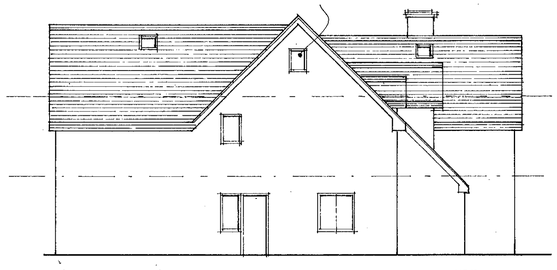
19.DEC.2000* 3359



FRONT

SIDE

OBSCURED GLASS



SIDE



REAR

ELEVATIONS SCALE 1:100



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Wokingham,
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Job
BRACKEN
HEATH RIDE
FINCHAMPSTEAD

Title
PROPOSED SECTIONS & ELEVATIONS

Scale	Date	Drawn By
AS	OCT 2000	RWF
Job No.	Drawing No.	Revision
2305	04	

Artworker DS(UK) 00129

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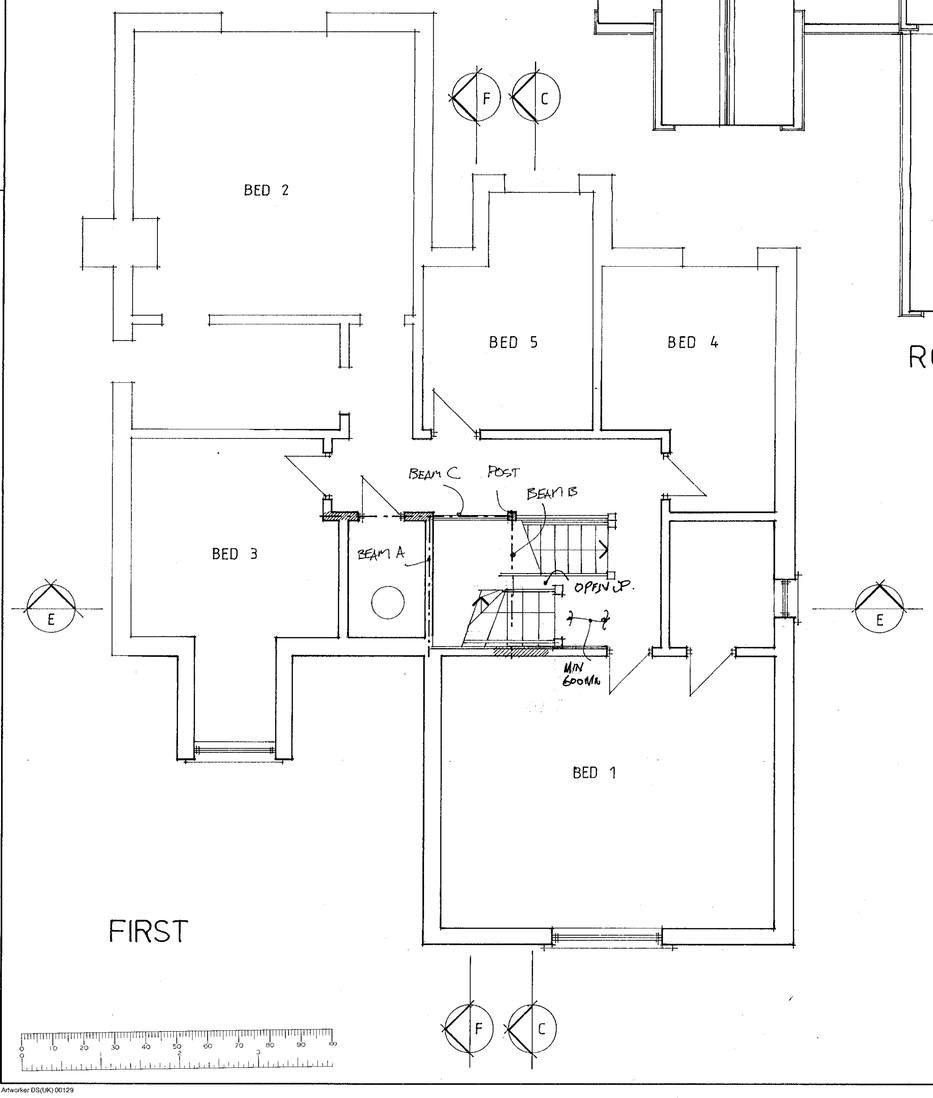
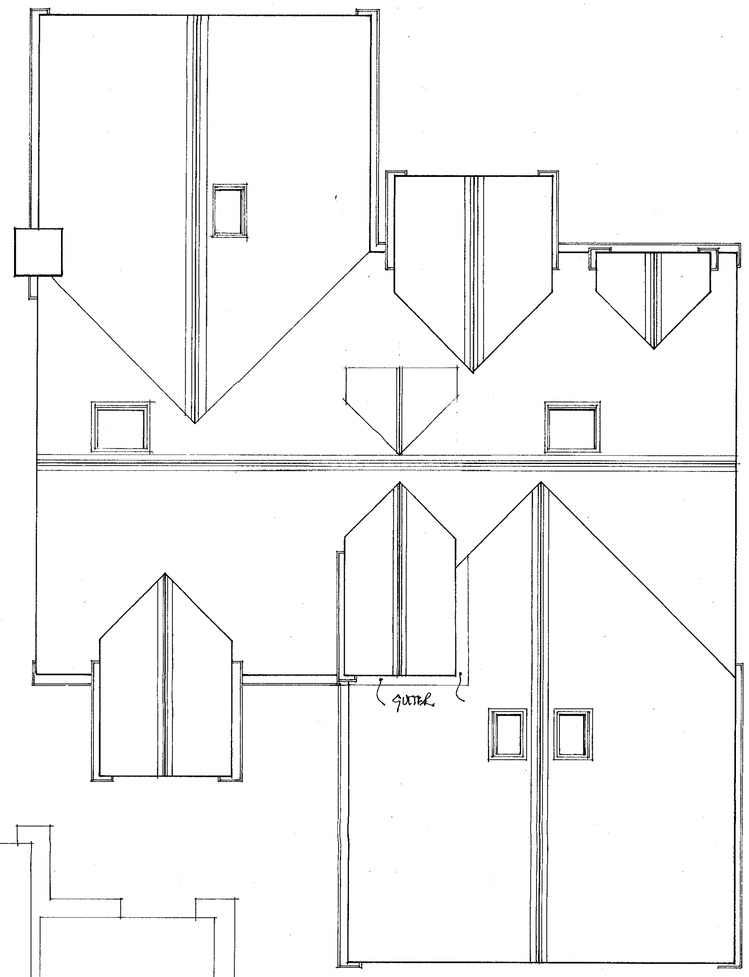
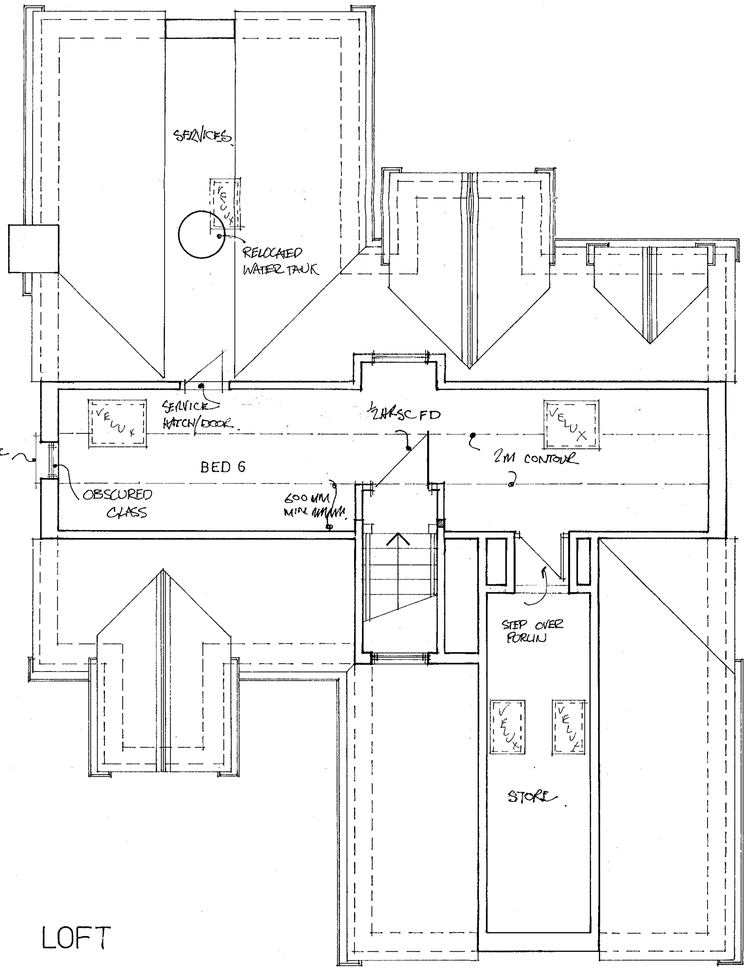


FIRST



ROOF



LOFT

19.Dec.2000* 3059

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1 Rectory Road,
Wokingham,
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Tel: 0118 9770464
Fax: 0118 9770482

Job
BRACKEN HEATH RIDE FINCHAMPSTEAD

APPROVED

Title
PROPOSED PLANS

Scale	Date	Drawn By
1 : 50	OCT	RWF
Job No.	Drawing No.	Revision
2305	03	

9 21/1/01

Artworker DS(UK) 00129

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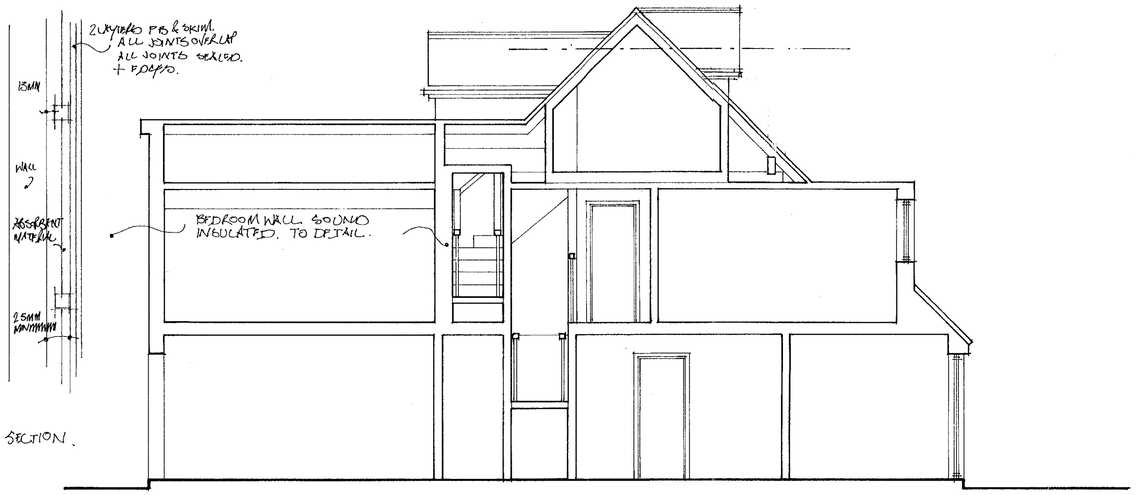
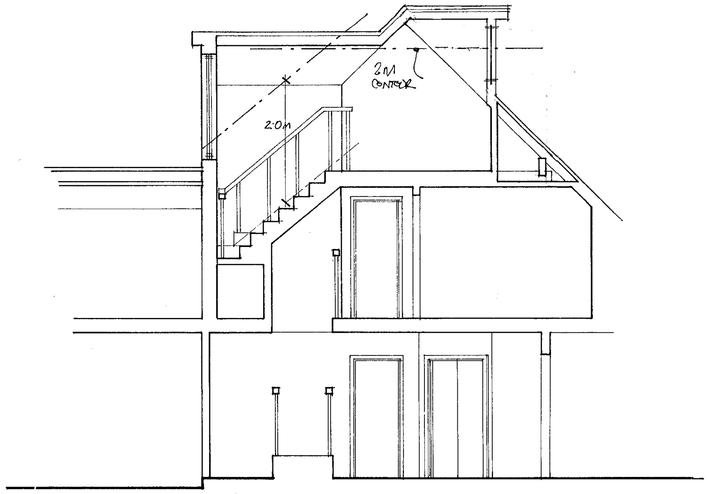
3059

REVISED PLAN



SECTION.

SECTION C-C SCALE 1:50



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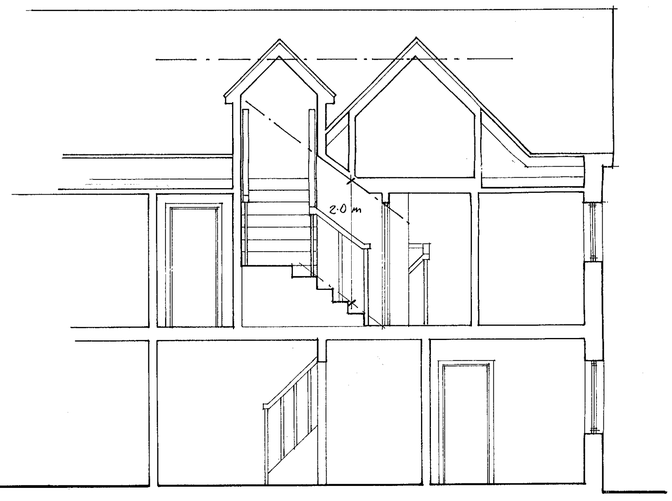
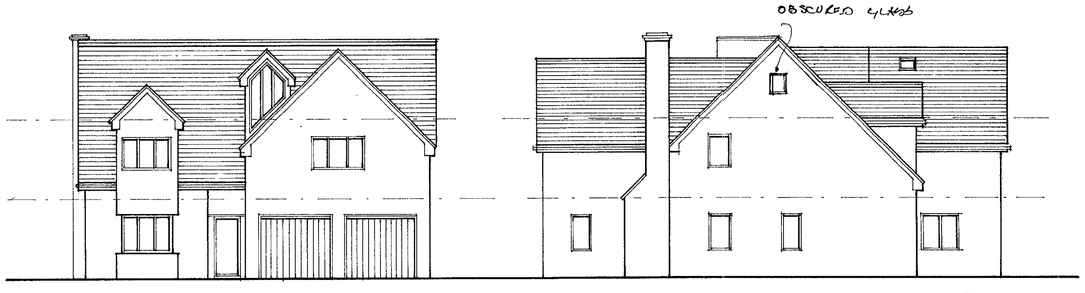
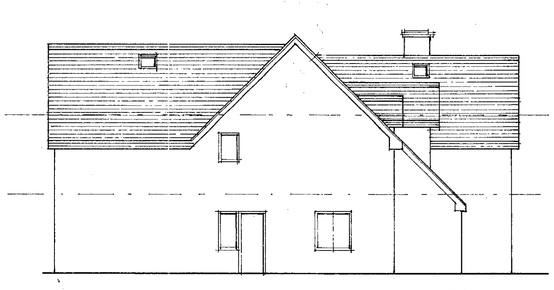


SECTION E-E SCALE 1:50







ELEVATIONS SCALE 1:100

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STAIRCASE FULLY ENCLOSED TO ACHIEVE ½HR FIRE RESISTANCE ALL AREAS.

FIRST FLOOR EXISTING ONE WINDOW MODIFIED FOR ESCAPE NO ESCAPE WINDOW DETAILS.

PLANNING	ISSUED	INIT
CON		CHK
TW		CHK
BCO		
DS	18 JAN 2001	
COMMENTS:		AGC FILE:

SPECIFICATION :-

INSULATION :- NEW DORMER AND EXISTING ROOF INSULATED TO 0.35 W/m²K. DORMER WALLS 100mm ROCKWOOL. SLOPING CEILING WITH 63mm CELOTEX RR.

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READ 2305 / 03, 05 AND 06.

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Wokingham,
Berkshire, RG40 1DJ.
Tel: 0118 9770464
Fax: 0118 9770482

Job
BRACKEN HEATH RIDE
FINCHAMPSTEAD

APPROVED

Title
PROPOSED SECTIONS & ELEVATIONS

Scale	Date	Drawn By
AS	OCT 2000	RWF
Job No.	Drawing No.	Revision
2305	04	A

Artworker DS(UK) 00129

21/2/01