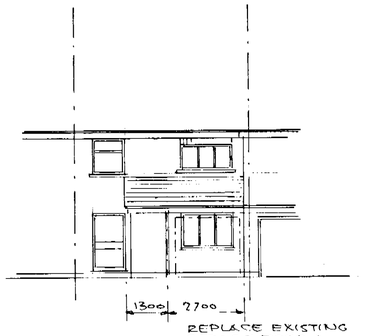
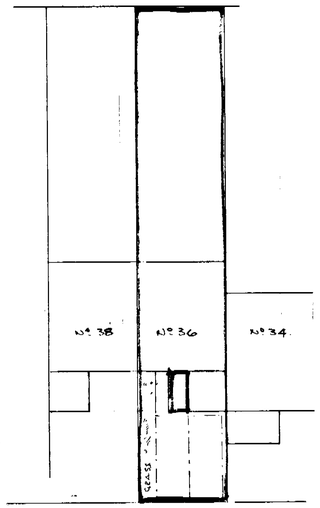


REPLACE EXISTING GARAGE DOOR + CAVITY BRICK WALL TO MATCH EXISTING.

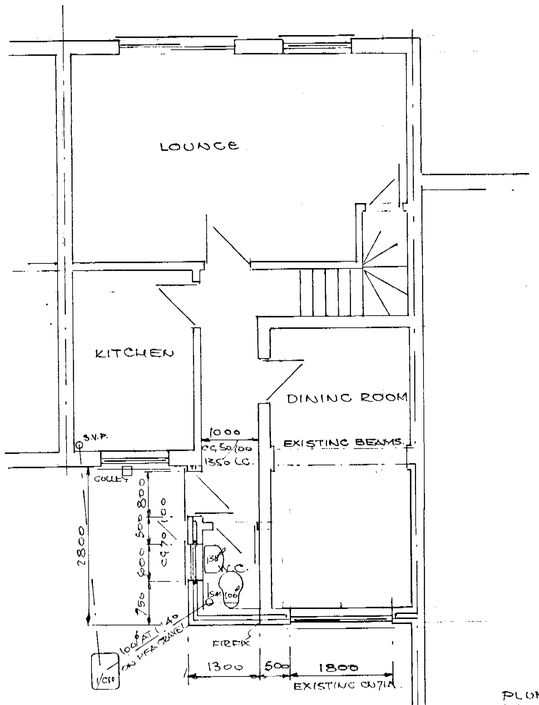


BUILD OUT PORCH TO FRONT FACE OF EXISTING GARAGE

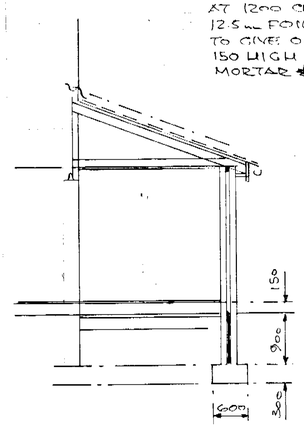


TAMAR WAY

SITE PLAN
SCALE 1:200.



NEW ROOF CONSTRUCTION PITCH 20°
CONC. ROOF TILES TO MATCH EXISTING OVER 38×25 BATTENS, ROOFING FELT, CELOTEX DOUBLE 'R' 2059, COUNTER LAID BATTENS + 125×5 RAFTERS AT 400 CRS. + CEILING JOISTS WITH 1000×5×30 RESTRAINT STRAPS AT 1200 CRS. PARL TO JOISTS.
12.5 mm FOIL BACKED PLASTER BOARD ALL TO GIVE 0.25 W/m²°C. 'U' VALUE.
150 HIGH CODE 4 LEAD FLASHING INTO MORTAR + CAVITY TRAYS AT ABUTMENTS



225×25 FACIA BOARDS + 200×25 SOFFITS WITH 100ø UPVC GUTTERS + 68ø R.W. PIPES TAKEN TO EXISTING S.W. DRAIN.

NEW WALL CONSTRUCTION.
BRICK OUTER LEAF TO MATCH EXISTING.
75 mm CAVITY WITH FULL FILL ROCKWOOL.
100 mm TURBO BLOCK INNER LEAF WITH PLASTER FINISH TO GIVE 0.45 W/m²°C.
CAVITIES CLOSED AT EAVES + REVEALS.
WITH DAMPCORE OR THERMOBATE TO FRAMES + CILLS, LINTELS CATNIC 'COUCAR' WALL TIES AT 450 VERT. + 900 HORIZ. CRS.
WALLS BELOW GROUND CONCRETE BLOCK WITH LEAN MIX FILL TO CAVITIES OVER
600×300 STRIP FOUNDATIONS TAKEN DOWN TO SOLID STRATA OR INVERT OF SEWER WITH LINTELS OVER PIPES TO GIVE 50 CAP ALL ROUND + RODENT SCREENS.

FLOOR CONSTRUCTION (GARAGE + EXTN)
68 mm SCREED WITH WIRE MESH REINFORCING.
OVER 25 mm CELOTEX DOUBLE 'R' TO GIVE 0.45 W/m²°C WITH 500g VAPOUR SCREEN.
1200g DAMP PROOF MEMBRANE. 12 mm SAND BLINDING + 150 mm SELECTED HARDCORE.

PLUMBING SERVICES.
HANDBASIN TO HAVE 75 mm SEAL TRAP.
+ 38ø UPVC WASTE, TOILET 100ø TAKEN TO SOIL PIPE + SEWER AT 1:40 SLOPE SET ON PEA GRAVEL.
VENTILATION BY VENT-AXIA TYPE FAN GIVING 3 AIR CHANGES PER HOUR AT 15 LITRES PER SEC. WITH 5000 mm² BACKGROUND VENTS TO ALL ROOMS.

WINDOWS + GLAZED DOORS TO BE DOUBLE GLAZED WITH TOUGHENED OR LAMENATED GLASS IN UPVC FRAMES WITH TRICKLE VENTS + 850×550 (0.33 M²) OPENINGS

APPROVED

20 MAR 2002 6179

DRAWN	P.H.W.	PETER H. WATKINS, 48 BROOMFIELD ROAD, TILEHURST, READING RG 30 6AL. 01189423696.
DATE	4.3.2002	CLIENT. MRS. McLEAN. 07816078925 01189890599
		TITLE GARAGE CONVERSION + FRONT PORCH. EXTN.
		LOCATION 36 TAMAR WAY, WOOSEHILL
SCALE 1:50, 1:100, 1:200		DRAWING Nº PW 22045

20/5/02