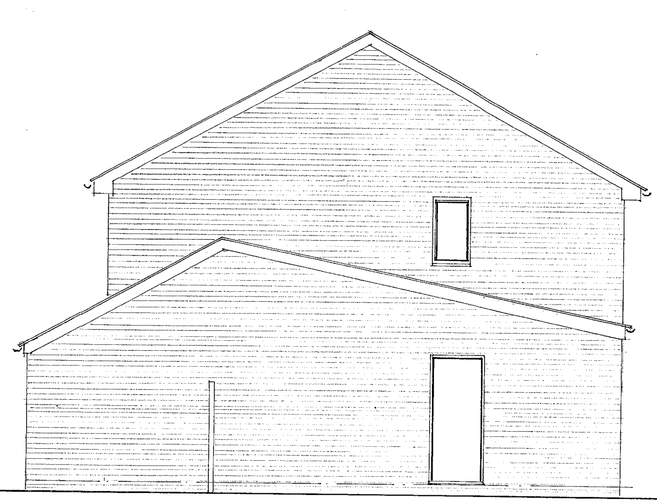


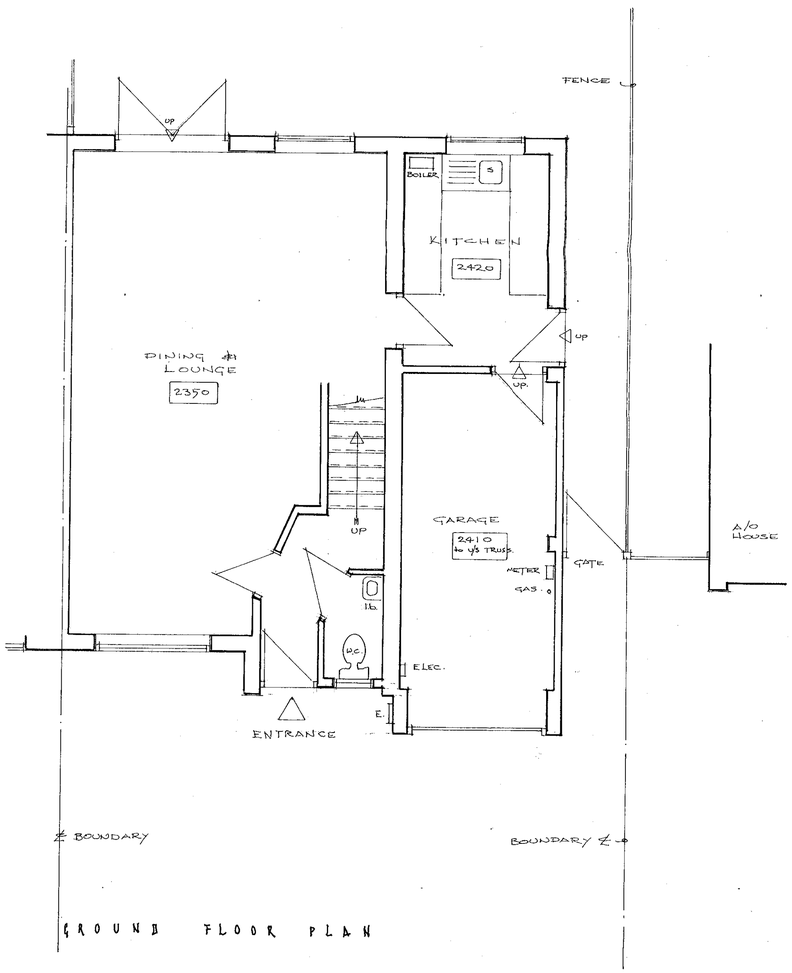
FRONT ELEVATION



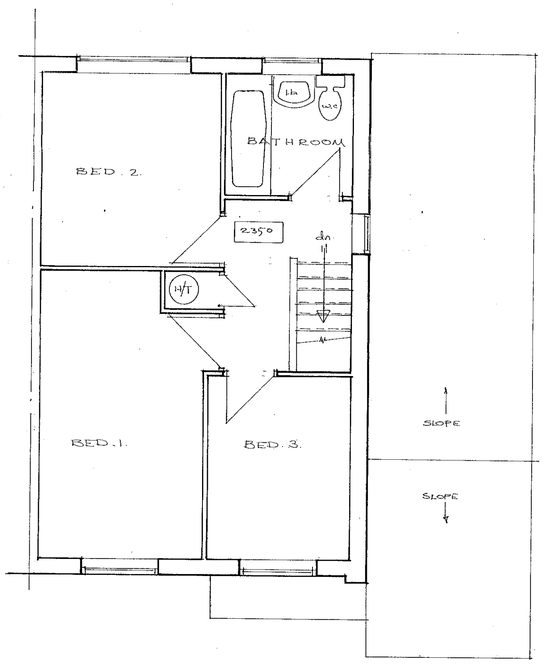
REAR ELEVATION



SIDE ELEVATION.



GROUND FLOOR PLAN



FIRST FLOOR PLAN.

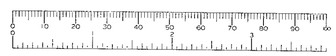
OC.SEP.2003 • 2379

APPROVED

PLANS AS EXISTING @
14. SCOTT CLOSE. WOODLEY. for.
MR. M. BIGUS ESQ.

DWG No. WL/10/02.
SCALE: 1:50
DATE: JUNE.02.

W. LONGSTAFF
ARCHITECT.
Tel. 0118 944 9152.





CAREFULLY REMOVE EXISTING ROOF TILES & RE-USE ON NEW ROOF - OBTAIN MATCHING RIDGE TILES.

EXTEND EXISTING R.W.P. & GUTTER SYSTEM TO MATCH EXISTING FRONT & BACK & CONNECT UP TO EXISTING R.W.P.s.

NEW WINDOWS TO HAVE MIN. OF 1/20TH FLOOR AREA OPENING VENTS & 8000 sq. mm. SQ CAPACITY TRICKLE VENTILATORS. PROVIDE & FIX NEW UPVC DOUBLE GLAZED WINDOWS ALL TO MATCH EXISTING INCLUDING FOR OBSCURE GLASS IN BATHROOM.

ALLOW FOR FACING BRICKWORK, MORTAR & POINTING ALL TO MATCH EXISTING. ALLOW FOR BONDING IN WALL AT REAR & FOR WALL ANCHOR & TIES TO FRONT ALL AS MANUFACTURERS RECOMMENDATIONS.

EXISTING BOUNDARY FENCE

GROUND LEVEL

FRONT ELEVATION

REAR ELEVATION

SIDE ELEVATION.

PLUMBING :- ALLOW FOR RUNNING PVC. PIPEWORK AS 40Ø TO BATH & BASIN & 100Ø TO W.C. INCLUDING ROD/CAP TRAP TO BATH & 75 DEEP SEAL TRAP TO BASIN ALL TO BE CONNECTED THRU' WALL TO EXT. 100Ø S.V.P. INCLUDE FOR COPPER PIPEWORK TO H & C. SERVICES & FOR RUNNING STOP VALVES TO FITTINGS & RADIATORS. ALLOW FOR INSULATING PIPEWORK IN ROOF SPACE TO SAME THICKNESS AS PIPES.

INCLUDE FOR ACCESS TRAP INTO ROOF SPACE AS SHOWN OR TO SUIT CLIENT & INSULATE IT ON ROOF VOID SIDE.

REMOVE WINDOW & FOR NEW OPENING AS SHOWN & MAKE GOOD JAMBS & PLASTER ETC. ALLOW FOR CATNIC LINTEL OVER AS C9 65/100 x 1200 lg.

CONSTRUCT 100 STUD PARTITION AS SHOWN WITH 12.5 FOIL BACK PLASTERBOARD FINISH & FIBREGLASS INSULATION BETWEEN STUDS. ALLOW FOR HEAD & FLOOR PLATES & FOR DOORS & FRAMES TO MATCH EXTG.

ALLOW FOR SMOKE DETECTORS TO HALL & LANDING & CONNECTED TO MAINS. SHOWN THUS :-

ALLOW FOR EXTRACT FAN TO BATHROOM OF 21 LITRES PER SEC. CAPACITY & WIRED TO LIGHT WITH 15 MINUTES OVERUN.

RAISE BRICK & BLOCK CAVITY WALLS FROM FIRST FLOOR LEVEL TO ROOF AS FACING BRICK TO MATCH EXISTING, 50 CAVITY WITH POLYFOAM PLUS INSULATION & 100 INSULATION BLOCK INNER SKIN WITH LIGHTWEIGHT PLASTER FINISH INCLUDE FOR GALVANISED WALL TIES @ 900 cs x 450 DEEP & STAGGERED. SEAL CAVITY AT TOP OF WALL WITH BLOCKWORK AND ALLOW FOR ALL EXTERNAL OPENINGS IN CAVITY WALL TO HAVE INSULATED 'THERMABATE' CAVITY CLOSURES OR SIMILAR APPROVED.

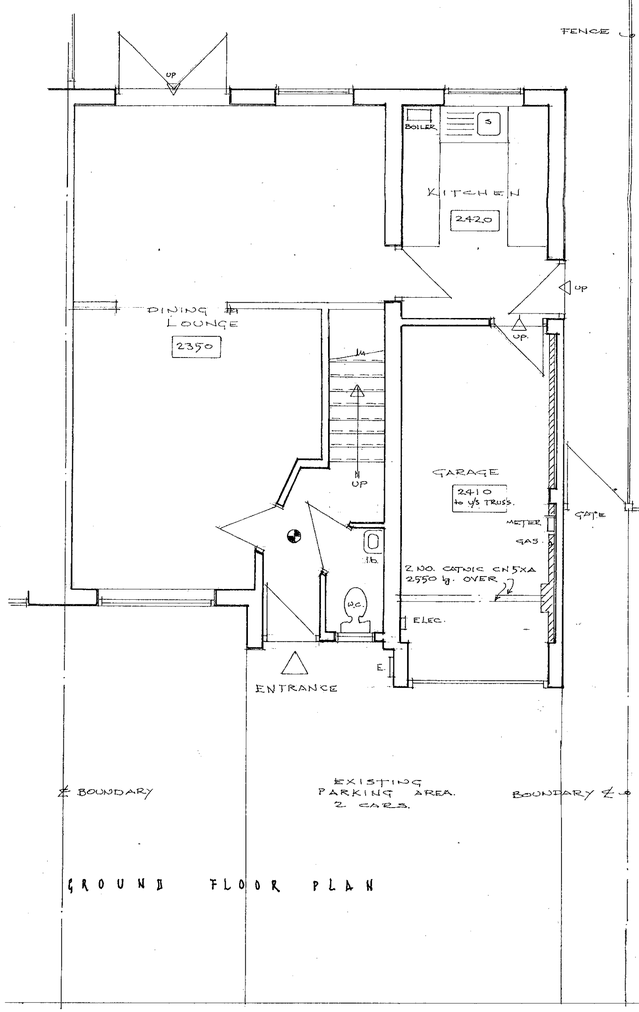
ALLOW FOR ADAPTING EXISTING ROOF AT EAVES LEVEL AS SHOWN & FOR LEAD FLASHINGS IN CODE 4 LEAD.

ALLOW FOR ROOF TILES & RIDGE TO MATCH EXISTING REFUSING EXISTING WHERE POSSIBLE ON 25 x 38 TREATED BATTENS ON BREATHER TYPE SARKING FELT WITH MIN. 300 LAPS ON 38x170 TYPE SC3 TIMBER RAFTERS AT 600 cs. 28x200 RIDGE, 63x225 PURLINS BUILT INTO GABLE WALLS BOTH SIDES & 38x122 CEILING JOISTS WITH 3 No. 50x175 BINDERS ON 75 x 100 WALL PLATE. INCLUDE FOR STRAPS TO ANCHOR WALL PLATE @ 1000 cs. & FOR GABLE STRAPS, FRAMING ANCHORS OR SKEW NAILS ALL AS REF. A.1.2.

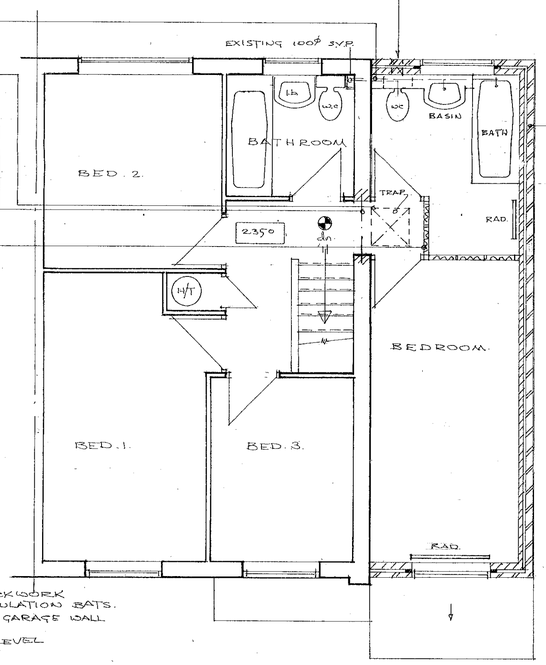
ALLOW FOR 12.5 FOIL BACKED PLASTERBOARD CEILING WITH TAPED JOINTS & SKIM COAT FINISH & FOR 90 POLYFOAM PLUS BETWEEN JOISTS & TO TRAP.

ALLOW FOR FORMING EAVES ALL TO MATCH EXISTING & FOR PUSH & LOCK EAVES VENTILATORS BOTH SIDES @ 83 Ø c/a & 350 cs.

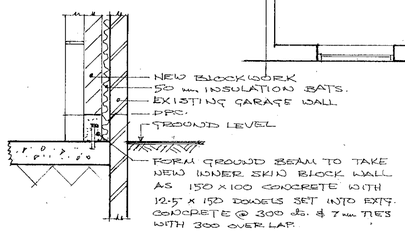
NOTE: ALLOW FOR ALL DOORS ARCHITRAVES CILLS & SKIRTINGS TO MATCH EXISTING.



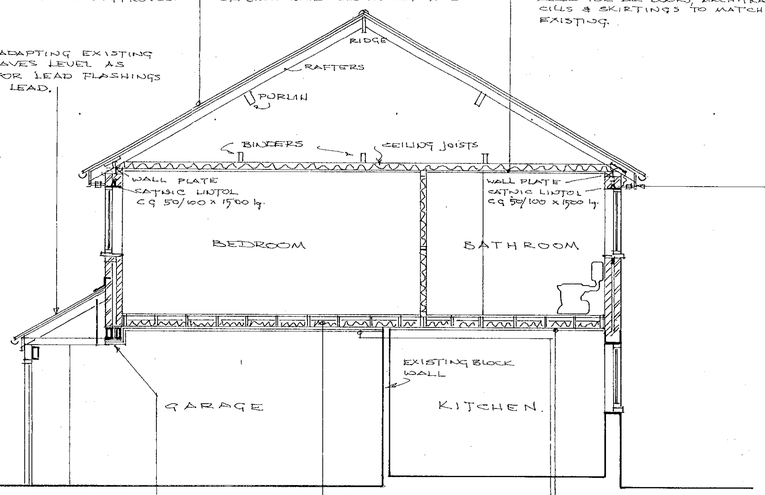
GROUND FLOOR PLAN



FIRST FLOOR PLAN.



DETAIL OF GROUND BEAM TO SUPPORT INNER BLOCK TO GARAGE
SCALE : 1 - 20



ALLOW FOR 2 No. CATNIC LINTOLS TYPE CN 5 X A x 2550 lg. BACK TO BACK & RESTING ON 450 x 170 x 75 DEEP PADSTONE.

ALLOW FOR CEILING JOISTS AS 47 x 147 @ 450 cs. WITH GALV. JOIST HANGERS BOTH SIDES & FOR DOUBLE UP JOISTS TO PARTITIONS. COVER FLOOR WITH 18 m.m. t & g. FLOOR PLANKS & FOR 90 POLYFOAM PLUS INSULATION BETWEEN JOISTS. NOTE: JOIST HANGERS TO BE RESTRAINT TYPE.

COVER CEILING WITH 12.5 FOIL BACKED PLASTERBOARD WITH TAPED JOINTS & DOUBLED UP TO GARAGE CEILING WITH STAGGERED JOINTS TO GIVE FIRE PROTECTION.

TYPICAL CROSS SECTION.

GENERAL NOTES

DO NOT SCALE DRAWING - CHECK ALL DIMENSIONS ON SITE.
ALL WORK & WORKMANSHIP TO MATCH EXTG. AS FAR AS POSSIBLE & TO BE TO B.S.S., CODE OF PRACTICE & LOCAL & NATIONAL BUILDING REGULATIONS.
MAKE GOOD ALL EXISTING WORK WHERE DAMAGED OR DISTURBED.
CONSULT WITH CLIENT RE - ELECTRICAL REQUIREMENTS & BATHROOM FITTINGS ETC.

PLANS AS PROPOSED @
14, SCOTT CLOSE. WOODLEY.
MR. M. BIGUS ESQ.

DWG No. WL/11/02
SCALE : 1:50
DATE: JUNE.02

for.
W. LONGSTAFF
ARCHITECT
tel 0118 9419152.

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23/6/00