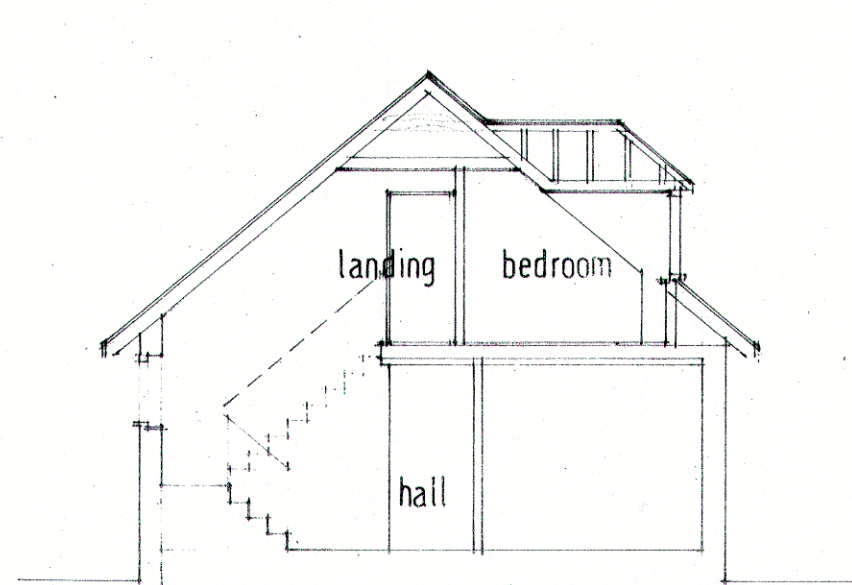
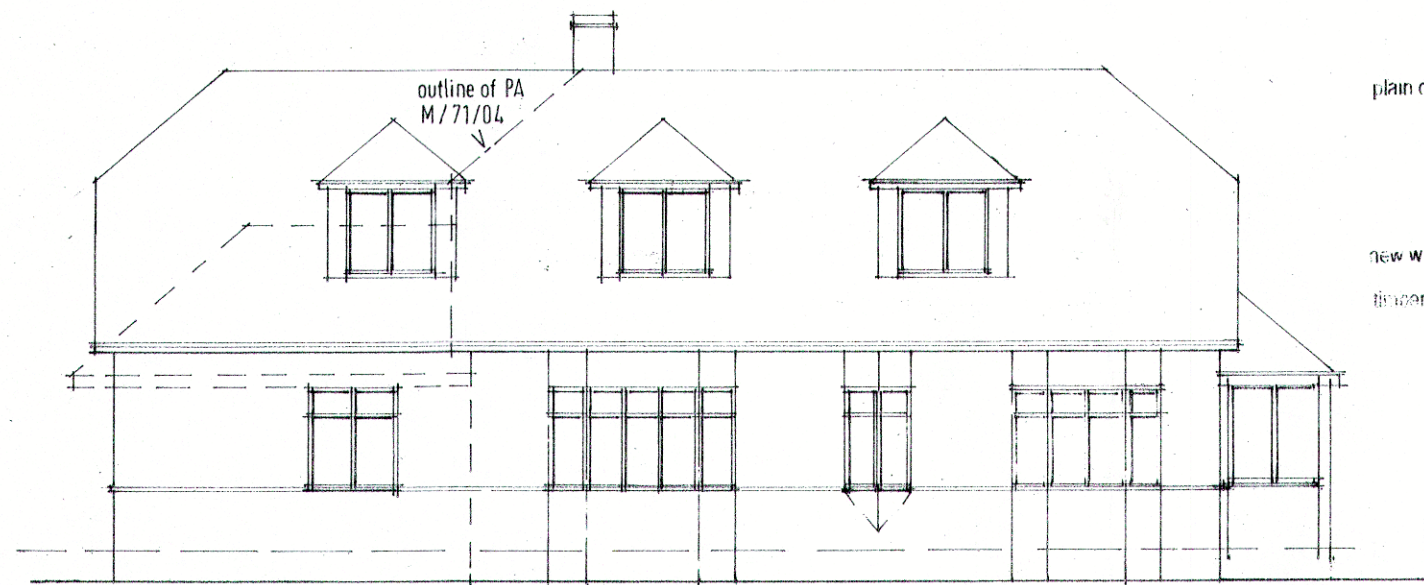




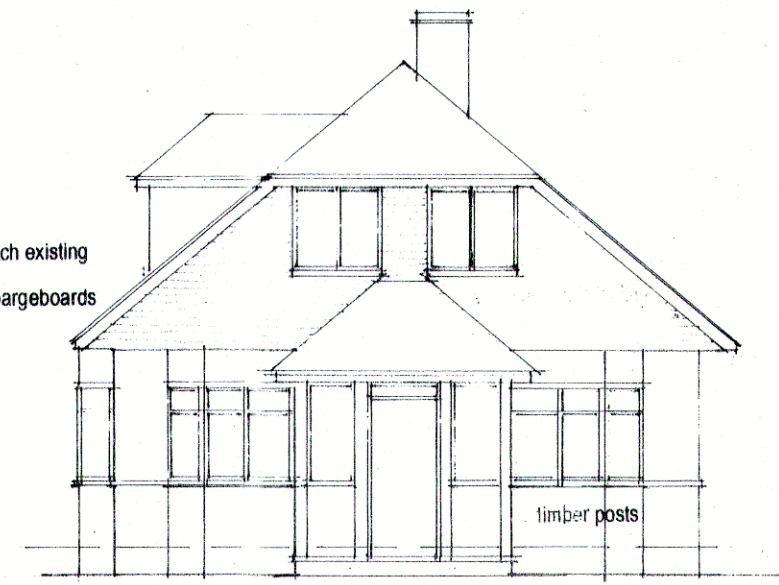
SECTION A



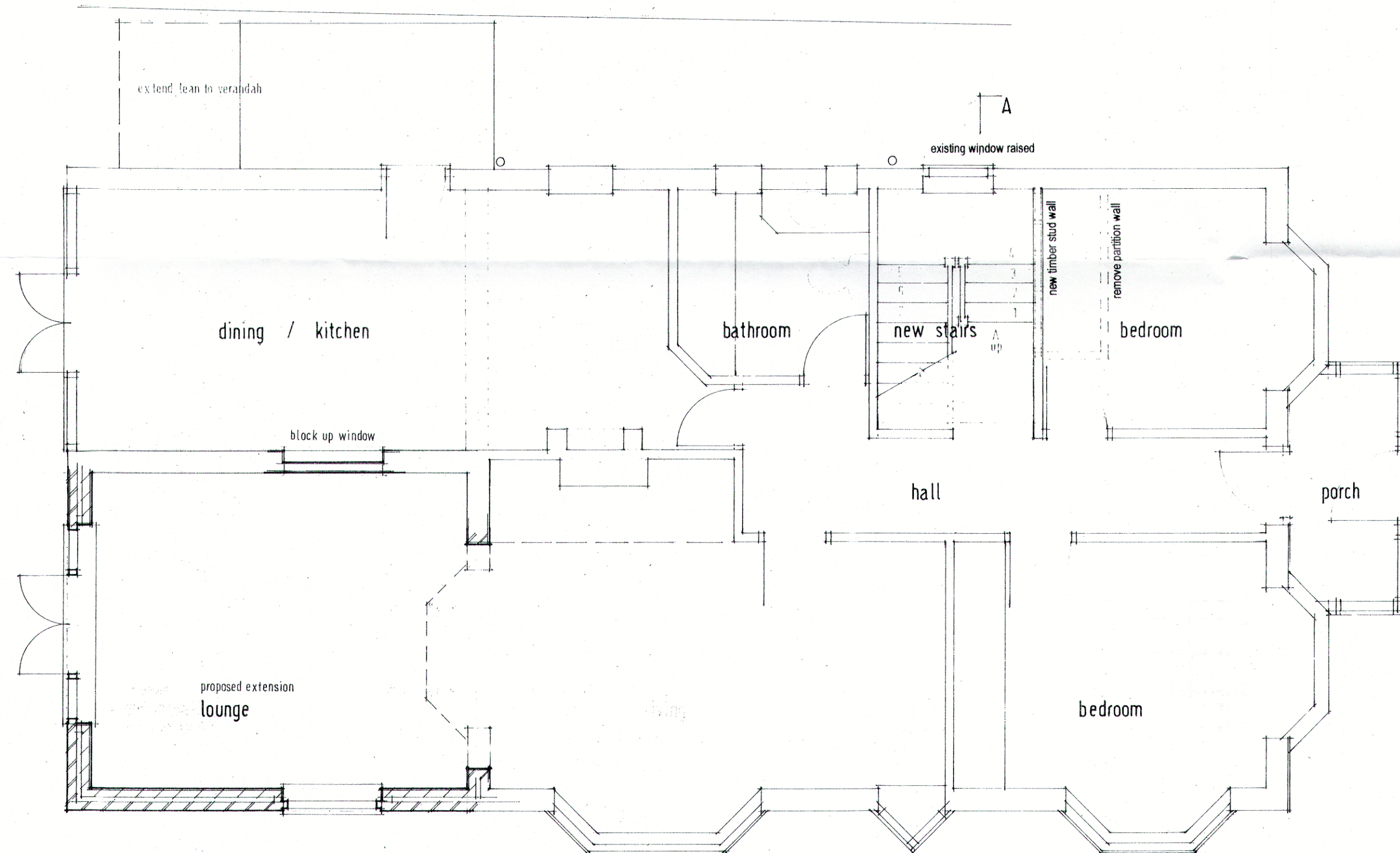
SOUTH ELEVATION 1:100
additional extension

plan clay roof tiles

new windows to match existing
timber fascias and bargeboards



EAST ELEVATION
ALL AS PA. M/71/04



GROUND FLOOR PLAN 1:50



first floor: 19mm V313 grade t&g moisture resistant chipboard or 19mm thick t&g softwood boarding on 50x195 SC3 sw joists @ 400 centres. 150mm thick Crown Wool insulation laid between joists, 12.5mm plasterboard ceiling with 2mm Thistle Multi-Finish plaster finish.

structural steelwork: steel columns, beams and associated padstones to be in accordance with Structural Engineer's details and calculation sheets.

new pitched roof: U-value 0.20; 50x150mm rafters, 45x150mm ridge board and hip rafters, 75x100mm treated sw wallplates strapped to wall @ max. 2000mm centres with 30x5x1000mm galvanised mild steel anchors, similar GMS anchors to gable ends @ max 2000mm centres with solid nogginns between rafters. Rocksil Slab RS45 insulation laid between rafters to entire roof with 50mm air gap above, with 37.5/12.5mm Polyfoam Plus Liner Board.

roof ventilation: An air gap at least 50mm to be provided above insulation where ceiling follows roof pitch, with min 25mm ventilation strip with fly screen at eaves, and above dormers, and vents equivalent to continuous strip of 5mm at ridge and at dormer eills.

dormer roofs: as main roof.

dormer cheeks: U-value 0.35; vertical tiling to match roof, on preservative treated battens on breather membrane on vertical battens on 150x50mm tanalised sw framing with Celotex GA3000 between studs (70mm thick), 12.5mm Gyproc wallboard with 2mm Thistle Plaster Finish. Double rafters to sides of dormers.

flashings: code 5 lead flashings around dormer.

internal partitions: timber studwork, 100x50mm sw @ 400mm spacing vertically, 600mm spacing horizontally, 9.5mm plasterboard and skim finish, 100mm glassfibre sound insulation between studs.

ventilation: all altered and new habitable rooms to have opening windows min. 1/20th of floor area plus trickle ventilation of 8000mm².

escape: first floor bedrooms to have an escape window with clear opening minimum 0.33m² with no dimension less than 450mm, with cill between 800mm and 1100mm above floor, and dormer cill 1700mm max from eaves.

new staircase: timber staircase with 13 risers of 210.5mm approx. with 240mm going. Handrail to be 900mm above nosing line, minimum headroom over new staircase 2000mm.

glazing: new windows to have certified U-value 2.0, sealed double glazed units, glazing to windows lower than 800mm above floor to be toughened safety glass in accordance with BS6208:1981.

smoke detectors: mains powered automatic smoke detectors to BS 5446: parts 1 and 6, to be provided in entrance hall and first floor landings, to be interlinked.

facilities for the disabled: Main entrance and ground floor WC as existing. Heights of electrical switches, sockets etc. to be between 450mm and 1200mm above floor level.

electrical installation: all work to BS7671 and the requirements of The Building Regulations Part P (electrical safety) to be carried out by qualified specialist.

PROPOSED ALTERATIONS AND EXTENSION
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DATE	DRAWN	SCALE	NUMBER
March 04	A	1:100 1:50	0402/01a

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AS EXISTING