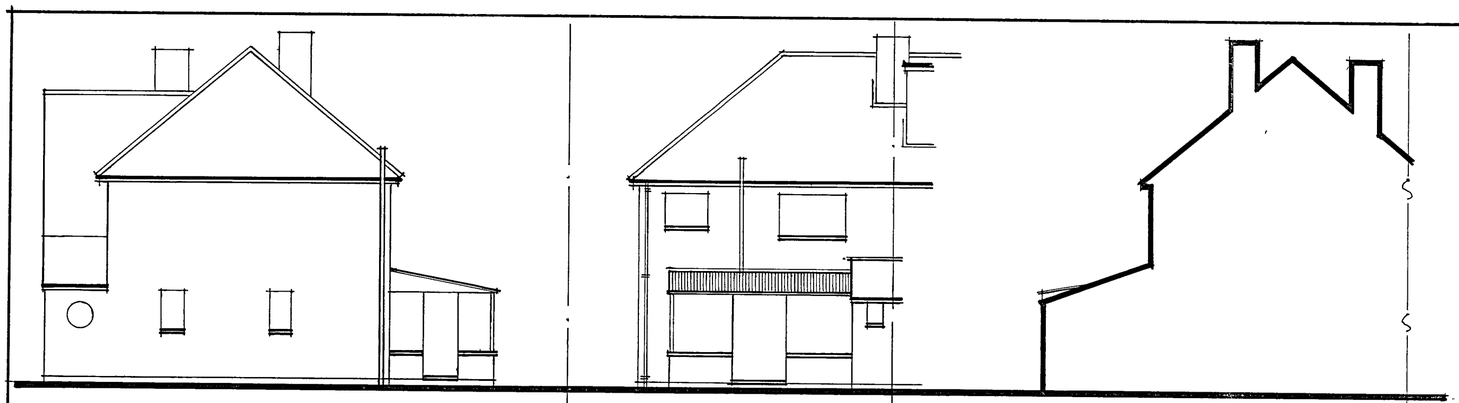
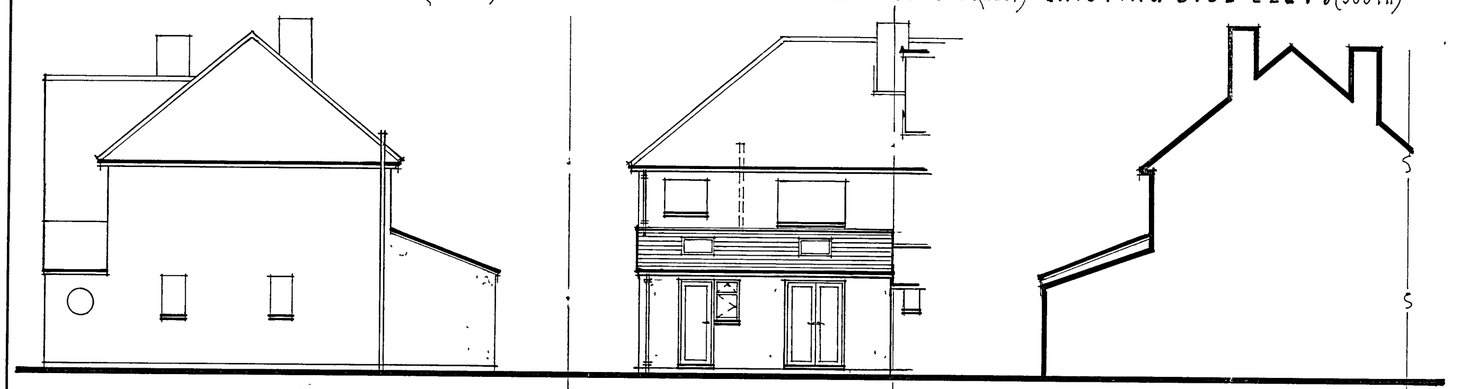
ARUN DISTRICT COUNCIL:R/9/09/CLP



EXISTING SIDE ELEVATION. (NORTH)

EXISTING REAR ELEVATION. (WEST)

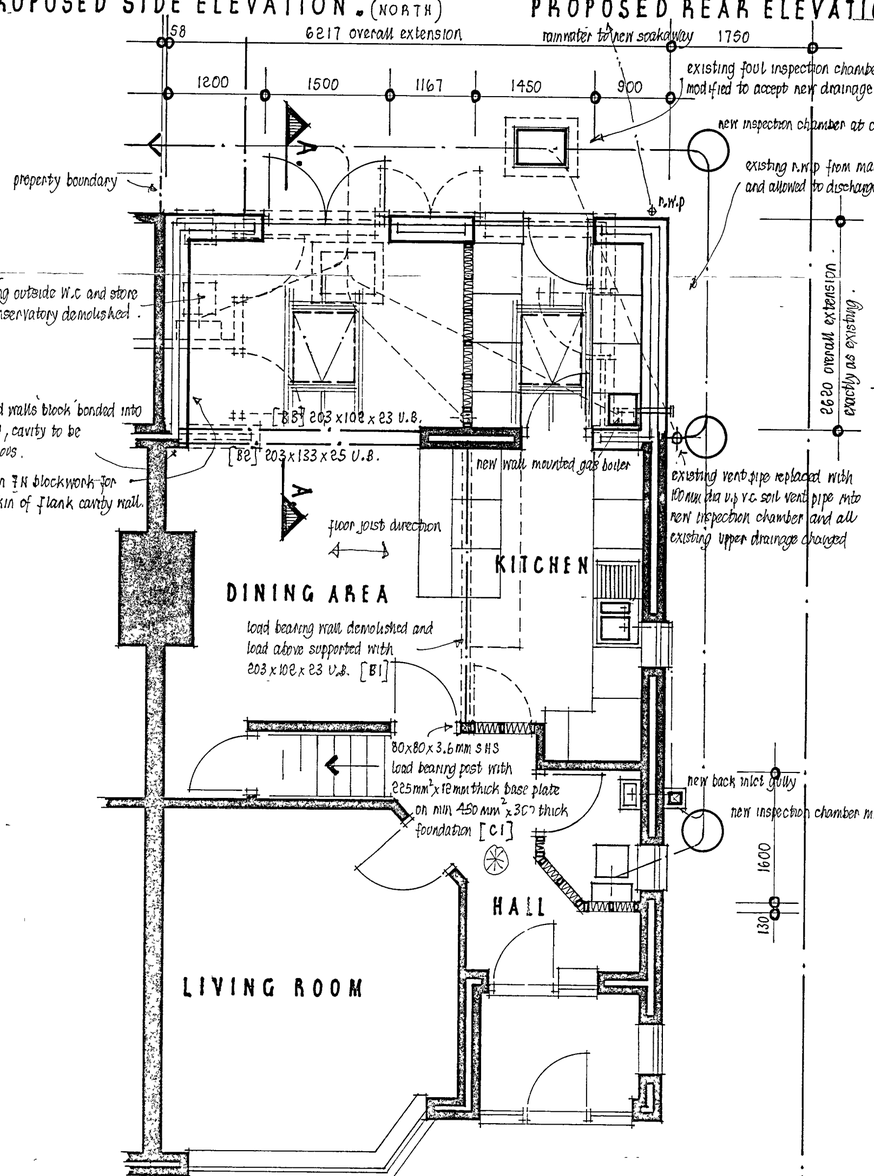
EXISTING SIDE ELEV. (SOUTH)



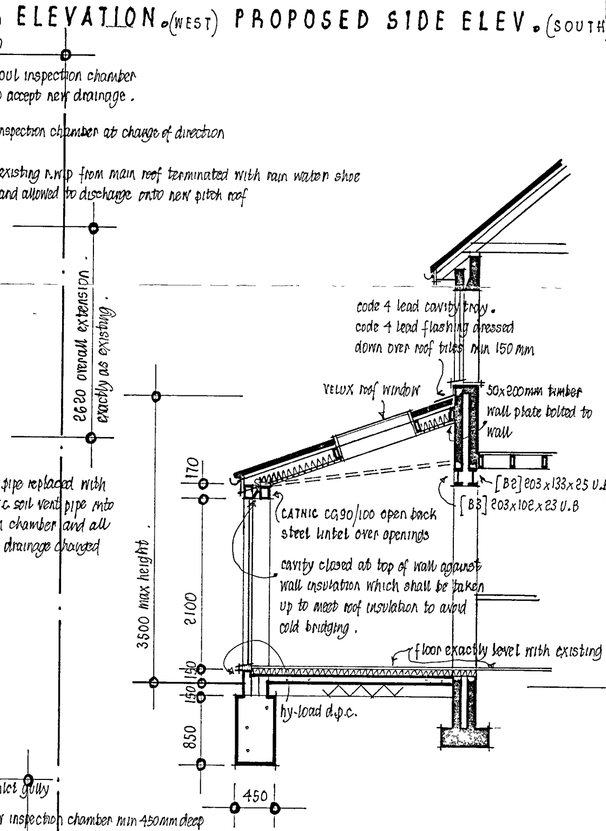
PROPOSED SIDE ELEVATION. (NORTH)

PROPOSED REAR ELEVATION. (WEST)

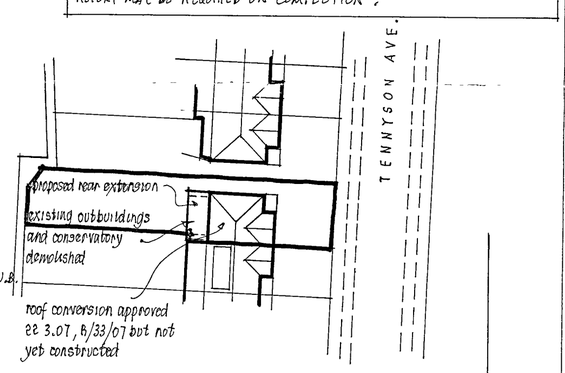
PROPOSED SIDE ELEV. (SOUTH)



GROUND FLOOR PLAN.

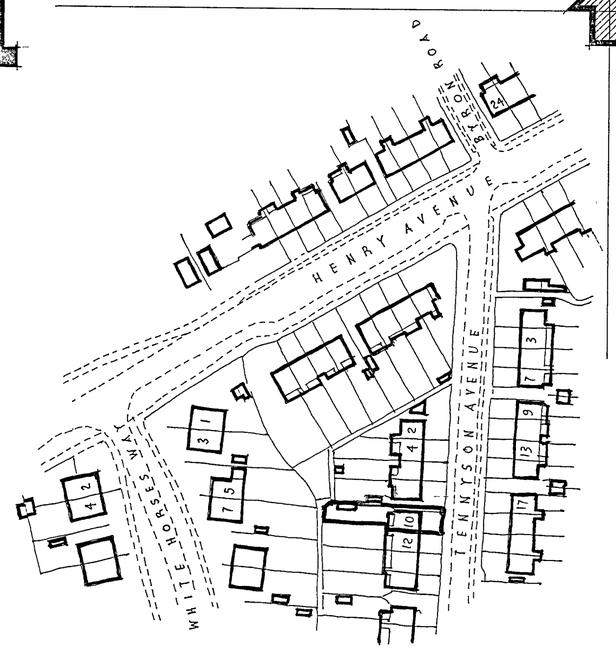


SECTION A.A.



BLOCK PLAN.

SCALE. 1:500.



LOCATION PLAN.

SCALE. 1:1250.

ARUN DISTRICT COUNCIL
No. R 9 09 CLP
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SPEC. CONT.

FIRE.

all steel beams painted with approved and certificated INTUMESCENT paint applied all as manufacturers instructions. (min ½ hour F.R.)

mains wired (hard wire) smoke detectors with battery back up complying with B.S 5839 part 1, 1988 provided and fitted in position shown (*) thus on plan.

at least one opening within habitable rooms to be 500 x 850mm (.33m²) for means of escape in case of fire.

STRUCTURE (DRAWING READ TOGETHER WITH STRUCTURAL CALCS)

all walls expected to support additional loads assumed to be load bearing with foundations under
foundation exposed if necessary for inspection by local authority.

RAINWATER DRAINAGE.

100mm dia. half round U.P.V.C gutter to 65mm dia U.P.V.C downpipe to 100mm dia. drainpipe bedded and surrounded in pea shingle to soakaway min 5.00m away from any building.

new soakaway shall be 1.35m² x 1.35m deep below pipe invert filled with clean broken brick hardcore, 1200g polythen, 75mm concrete and 225mm top soil.
[BRE Digest 365 soakaway design. 1m³ rubble filled per 16-18m² roof area]

FOUL DRAINAGE. (complying fully with B.S.5572)

40mm dia. U.P.V.C. waste pipe from kitchen sink and appliances and 32mm dia. waste pipe from wash hand basin all fitted with 75mm deep self sealing traps and access for cleaning at all changes of direction discharging directly into back inlet gully or soil vent pipe.

existing vent pipe replaced with new 100mm dia. U.P.V.C soil vent pipe to terminate 900mm above highest window head with wire balloon.

new underground drainage to be 100mm dia U.P.V.C. drainpipe bedded and surrounded with pea shingle and laid to min 1 in 40 fall.

new inspection chambers to be preformed U.P.V.C. chambers bedded and surrounded with min 150mm 1:3 6 concrete and fitted with driveway strength steel cover and frame.

all redundant drain pipe and chamber to be removed.

CLIENT MADE AWARE OF "THE PARTY WALL ACT" AND THE NEED FOR SUCH AN AGREEMENT BETWEEN ADJACENT OWNERS WHEN CONSTRUCTION WORK IS WITHIN 3.00M OF BOUNDARY

ALL PROJECTS THAT EXCEED 30 DAYS CONSTRUCTION TIME TO BE NOTIFIED TO THE LOCAL H.S.E OFFICE ON FORM F10 TELE No. 01787 881165

DESIGN DETAILS AND BUILDING TECHNIQUES HAVE BEEN SPECIFIED IN ACCORDANCE WITH THE GUIDANCE GIVEN IN "LIMITING THERMAL BRIDGING AND AIR LEAKAGE, ROBUST CONSTRUCTION DETAILS FOR DWELLINGS AND SIMILAR BUILDING, 2002"
REPORT MAY BE REQUIRED ON COMPLETION.

BRIEF SPECIFICATION.

PITCHED ROOF. (132° pitch)

REDLAND MOCKBOND MINI STONEWOLD interlocking concrete roof tiles min 100mm head lap * to simulate plain tiles allowing for shallow pitch, colour and texture to exactly match main roof on 38 x 25mm treated softwood battens at approved gauge * on TYVEK breathable sarking felt on 50 x 147mm rafters at 400mm c/c.

100mm or 2 x 50mm CELOTEX GA3050Z insulation fixed between rafters to maintain 50mm air gap against tiles plus 25mm CELOTEX GA3025Z continuous across rafters, 250g polythene vapour barrier and 9.5mm plasterboard and 3mm plaster finish. (U value = 0.20 W/m²°C)

roof void ventilated in accordance with C.P 144 at eaves by fixing approved continuous air ducting tray to B.S .5250 min 25mm deep between top of fascia board and tiles complete with flyscreen.

ridge vented with approved tile profile high level vent tiles to be equivalent to 5mm continuous air gap.

roof fixed to walls using 30 x 5 mm mild steel anchor straps positioned at right angles to and fixed to not less than 4 rafters at not more than 2.00m c/c built into wall.

ALL TIMBER USED IN PROJECT TO BE MIN C16 STRESS GRADED.

WALLS

330mm total thickness cavity walls constructed of 2 skins of 100mm CELCON insulation blockwork, 95mm cavity with CELOTEX double-R CW3045 insulation batts against inner skin leaving 50mm residual cavity between insulation and outer blockwork, 20mm thick two coat cement sand rendering pebbledashed and painted to match existing externally and 15mm thick two coat lightweight plaster internally. (U value = 0.30 W/m²°C)

wall ties to B.S. 1243, stainless steel, twin triangle type, with retaining discs provided at 750mm c/c horizontally and 450mm vertically staggered. extra wall ties and THERMABATE cavity closers at all reveals.

INTERNAL PARTITIONS.

shall be 100 x 50mm timber studwork at 400mm c/c with horizontal noggins at 800mm with 12.5mm plasterboard and 3mm plaster finish both sides. ROCKWOOL roll batts insulation to fill void.

FOUNDATIONS. (no trees affecting proposals)

shall be 1:3 6 concrete and shall not be less than 1.00m deep or as directed to suit site conditions.
semi engineering bricks or class A concrete blocks used below ground.

GROUND FLOOR.

18mm flooring grade chipboard with tongued and grooved edges left ready for approved floor finish on 80mm CELOTEX double-R GA3080 insulation or similar approved on 100mm o.p.c concrete oversite on 1200g polythene d.p.m. well lapped into d.p.c. on min 150mm well blinded and consolidated broken brick hardcore. (U value = 0.22 W/m²°C)

air bricks venting existing suspended floor, if obstructed, shall be ducted under new floor with 225 x 75mm U.P.V.C. ductwork and terminated in new external wall with 225 x 75mm terra-cotta air bricks.

WINDOWS.

shall be white U.P.V.C. frames, style to match existing, with opening portions not less than 1/20th of floor area of room being served.
windows fitted with trickle vents min 8000mm²
double glazing shall have min 16mm air gap and be Pilkington K low E glass with 'U' value not more than 1.80 W/m²°C
all glazing below 800mm to be toughened to B.S .6206A or EN12150.

roof windows shall be VELUX GHL 3000 No 304 top hung with white U.P.V.C. finish internally 780 wide x 980 high complete with all flashings and soakers and DOUBLE rafter trimming.

VENTILATION.

kitchen fitted with mechanical ventilation extracting to external air min 60 litre/sec or 30 litre/sec fan plus 30 litre cooker hood.
utility room fitted with mechanical ventilation extracting to external air min 30 litre/sec. and cloaks 15 litre/sec.

HEATING.

all new radiators fitted with (TRVS) thermostatic radiator valves.

new boiler as shown shall wall mounted 'COMBI' type with balanced flue achieving min SEDBOK rating of 86%

ELECTRICS. (complying fully with BS 7671)

all new electrical work to meet the requirements of PART P (electrical safety) of Building Regulations and inspection and test certificate issued by competent person on completion.

ALL NEW LIGHT FITTINGS FITTED WITH LOW ENERGY LIGHT BULBS (SPECIAL FITTINGS)

ALL NEW ELECTRICAL SWITCHES AND SOCKETS TO BE POSITIONED BETWEEN 450mm AND 1500 mm ABOVE F.F.L.

exact position of recessed light fittings (if any) to be discussed with building inspector.

PROPOSED REAR EXTENSION TO FORM DAY ROOM AND UTILITY ROOM. EXISTING CONSERVATORY AND W.C. DEMOLISHED. AT 10, TENNYSON AVE., RUSTINGTON.

CLIENT. 01903 787810
R. FIELD ESQ.
10, TENNYSON AVENUE,
RUSTINGTON, W. SUSSEX BN16 2PB

date. December 2008.

scale. 1:50 and 1:100.

DRAWING NUMBER 121208.1.