NOTES:

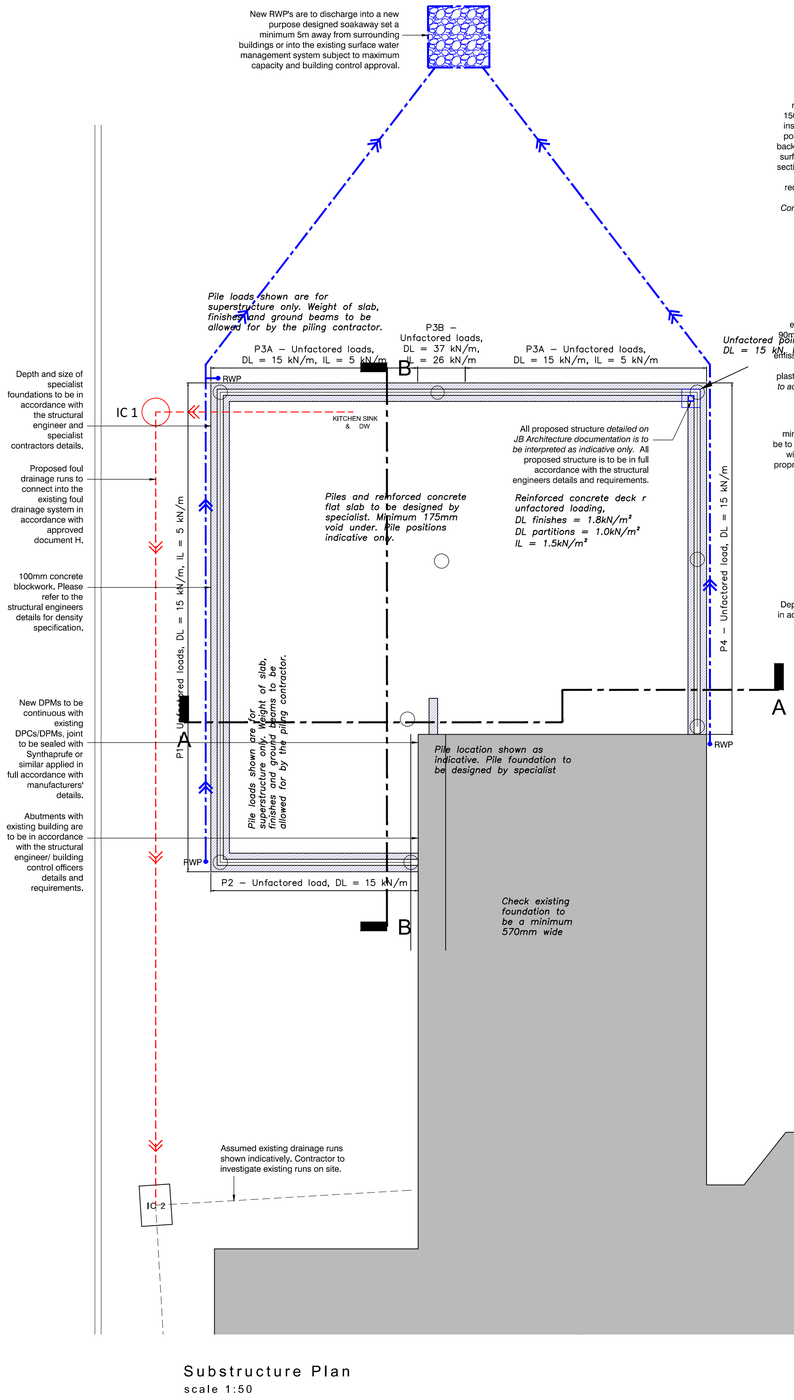
Dimensions to be checked on site before commencing work. Any discrepancies shall be reported to the architect immediately.

Do not scale from these drawings except for planning purposes. Use figured dimensions only.

Where applicable this drawing is to be read in conjunction with other consultants' drawings.

Information relating to the structure i.e. foundation design, joist / steel sizes & padstone requirements are to be confirmed by the Structural Engineer.

Where structural items have been shown / annotated, this is indicative, details of which need further clarification from the Structural Engineer.



Substructure Plan
scale 1:50

Flat roof membrane areas:
Single ply flat roof membrane laid in accordance with manufactures details and requirements on 18mm plywood fixed over 150mm thick Recticel Powerdeck F or similar insulation installed back through 1000 gauge polythene VCL layer to 18mm ply board fixed back to timber frrings laid to a 1.60 fall towards surface water outlet as indicated on plans and sections, Timber joists are to be in accordance with structural engineers details and requirements. 12.5mm plaster and skim coat finish internally.
Completed construction to achieve a ***'U' value of 0.15W/m²K or better.***

Outline of proposed cavity wall ties, fully installed in accordance with specialist manufacturers details and requirements.

External wall construction *(brickwork)*:
102.5mm facing brickwork to match the existing building, 100mm cavity infilled with 90mm Celotex Thermaclass insulation fixed to cavity side of inner leaf with 10mm low emissivity cavity, 100mm wide 7N blockwork or similar (0.19W/mK or better) with 12.5mm plaster and skim coat. *Completed construction to achieve a* ***'U' value of 0.18W/m²K or better.***

Horizontal DPCs to be placed 150mm minimum above finished ground level and to be to BS 6515 (Hyload or similar). To be 25mm wider than the wall they are bedded on with proprietary weepholes provided over openings at max 450mm centres.

Pitched Roof Construction skilling areas:
Proposed tiles are to be installed back to treated softwood battens *(tbc by tile manufacturer prior to installation)* with breathable sarking felt below fixed back to timber joists, Proposed timber joists supporting pitched roof construction are to be in full accordance with structural engineers details and designs supported off of external wall construction and installed alongside the existing. 165mm Celotex XR4000 Insulation board between joists with 20mm Celotex TB4000 insulation board below joists with all joints taped acting as a VCL and 12.5mm plasterboard finish which is to have joints and taped finish internally.
Completed construction to achieve a ***'U' value of 0.15W/m²K or better.*** *Breathable sarking felt is to be used due to ventilation gap being less than 50mm above roof insulation.*

270mm total thickness Knauf or similar acoustic mineral wool installed within void with 25mm cavity maintained over insulation.
Completed construction to achieve a ***'U' value of 0.15W/m²K or better.***

Proposed ridge beam *detailed on JB Architecture documentation is to be interpreted as indicative only.* All proposed structure is to be in full accordance with the structural engineers details and requirements.

Proposed roof membrane to be dressed up under pitched roof tiles and over timber saddle.

All proposed structure *detailed on JB Architecture documentation is to be interpreted as indicative only.* All proposed structure is to be in full accordance with the structural engineers details and requirements. Internal steelwork to be afforded a min. 30 min's fire resistance by cladding in 12.5mm Fireline plasterboard.

EXISTING

45°

45°

Existing rooflight is to be retained with new doubled up timber trimmers installed around the opening in accordance with the structural engineers details. New Velux flashing kit to be provided over proposed roof tiles.

Back UPVC rainwater goods to match existing installed in full accordance with the manufacturers drawings and specification.

White UPVC soffit and facia to match existing.

All proposed structure *detailed on JB Architecture documentation is to be interpreted as indicative only.* All proposed structure is to be in full accordance with the structural engineers details and requirements.

Proposed Aluminium crittal style windows and doors to be fully installed in accordance with specialist manufacturers details and requirements along with all relevant cavity closer's and load bearing elements *(to structural engineers details and requirements).*

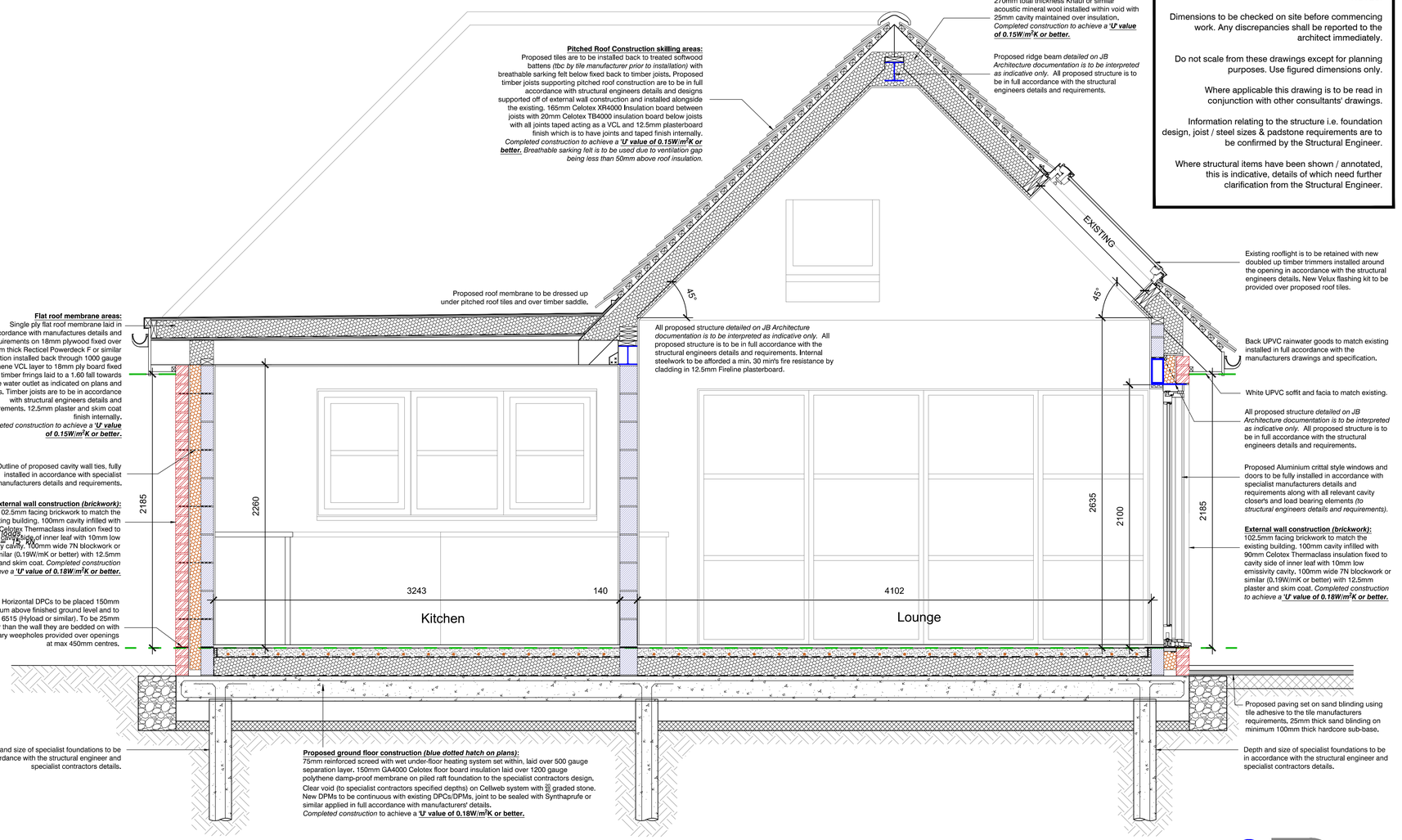
External wall construction *(brickwork)*:
102.5mm facing brickwork to match the existing building. 100mm cavity infilled with 90mm Celotex Thermaclass insulation fixed to cavity side of inner leaf with 10mm low emissivity cavity, 100mm wide 7N blockwork or similar (0.19W/mK or better) with 12.5mm plaster and skim coat. *Completed construction to achieve a* ***'U' value of 0.18W/m²K or better.***

Proposed paving set on sand blinding using tile adhesive to the tile manufacturers requirements, 25mm thick sand blinding on minimum 100mm thick hardcore sub-base.

Depth and size of specialist foundations to be in accordance with the structural engineer and specialist contractors details.

Depth and size of specialist foundations to be in accordance with the structural engineer and specialist contractors details.

Proposed ground floor construction *(blue dotted hatch on plans)*:
75mm reinforced screed with wet under-floor heating system set within, laid over 500 gauge separation layer. 150mm GA4000 Celotex floor board insulation laid over 1200 gauge polythene damp-proof membrane on piled raft foundation to the specialist contractors design. Clear void (to specialist contractors specified depths) on Cellweb system with 20 graded stone. New DPMs to be continuous with existing DPCs/DPMs, joint to be sealed with Synthaprufe or similar applied in full accordance with manufacturers' details.
Completed construction to achieve a ***'U' value of 0.18W/m²K or better.***



Section A-A
scale 1:20

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rev:	note:	date:
A	Revised foundation detail.	26/07/2023
B	Revised following client comments & SE details.	10/08/2023

For
MR & MRS RICHARDS

Project
PROPOSED EXTENSIONS AT
44 NEW BRIGHTON ROAD,
EMSWORTH,
PO10 7QR

Title
SUBSTRUCTURE PLAN
& SECTION A-A

Date	Drawn	Scale	Checked
JULY 2023	LL	as noted @ A1	-

Job Number	Drawing Number	Revision
BR.663.23	-10	B