

PROPOSED SIDE AND REAR ADDITIONS. 8, BROOKMEAD WAY, LANGSTONE, HANTS. FOR MR & MRS J. DUNAWAY.



WALLS FACEBRICK TO MATCH EXTERNALLY 100MM CAVITY WITH 50MM CELOTEX INSULATION CLIPPED TO AN INSIDE SKIN OF 100MM CELCON SOLAR BLOCKS INTERNALLY RENDER AND SET TIE WALLS WITH APPROVED STAINLESS STEEL WALL TIES EVERY 750MM HORIZONTALLY AND 450MM VERTICALLY

CATNIC LINTELS OVER ALL NEW OPENINGS, SIZE IN ACCORDANCE WITH THE MANUFACTURERS SPAN TABLES MINIMUM 150MM END BEARINGS.

STRAP DOWN NEW ROOFS AND FLOOR JOISTS WITH MILD STEEL ANCHORS MINIMUM CROSS-SECTION 30MMx5MM AND AT 1.2M CENTRES. CLOSE TOP OF NEW CAVITY WALLS WITH BRICKWORK.

WINDOWS TO BE DOUBLE AND TO ACHIEVE A U VALUE OF 1.6W/M2K TO GIVE A MINIMUM 1/20TH OF THE FLOOR AREA AS OPENING. PROVIDE 10,000 MM SQ. TRICKLE VENTS TO ALL NEW ROOMS. ANY LOW LEVEL GLAZING TO CRITICAL AREAS IN DOORS/WINDOWS SIDELIGHTS ETC. TO BE SAFETY GLASS TO B.S 6206

RAINWATER DISPOSAL VIA 100MM DIAMETER GUTTERS AND DOWNPIPE TO PICKUP INTO EXISTING SURFACE WATER DRAINS IF FOUND AVAILABLE TO LA APPROVAL ON SITE, ALTERNATIVELY TO NEW SOAKAWAYS MIN 5M FROM ANY BUILDING AND MIN 1M/3

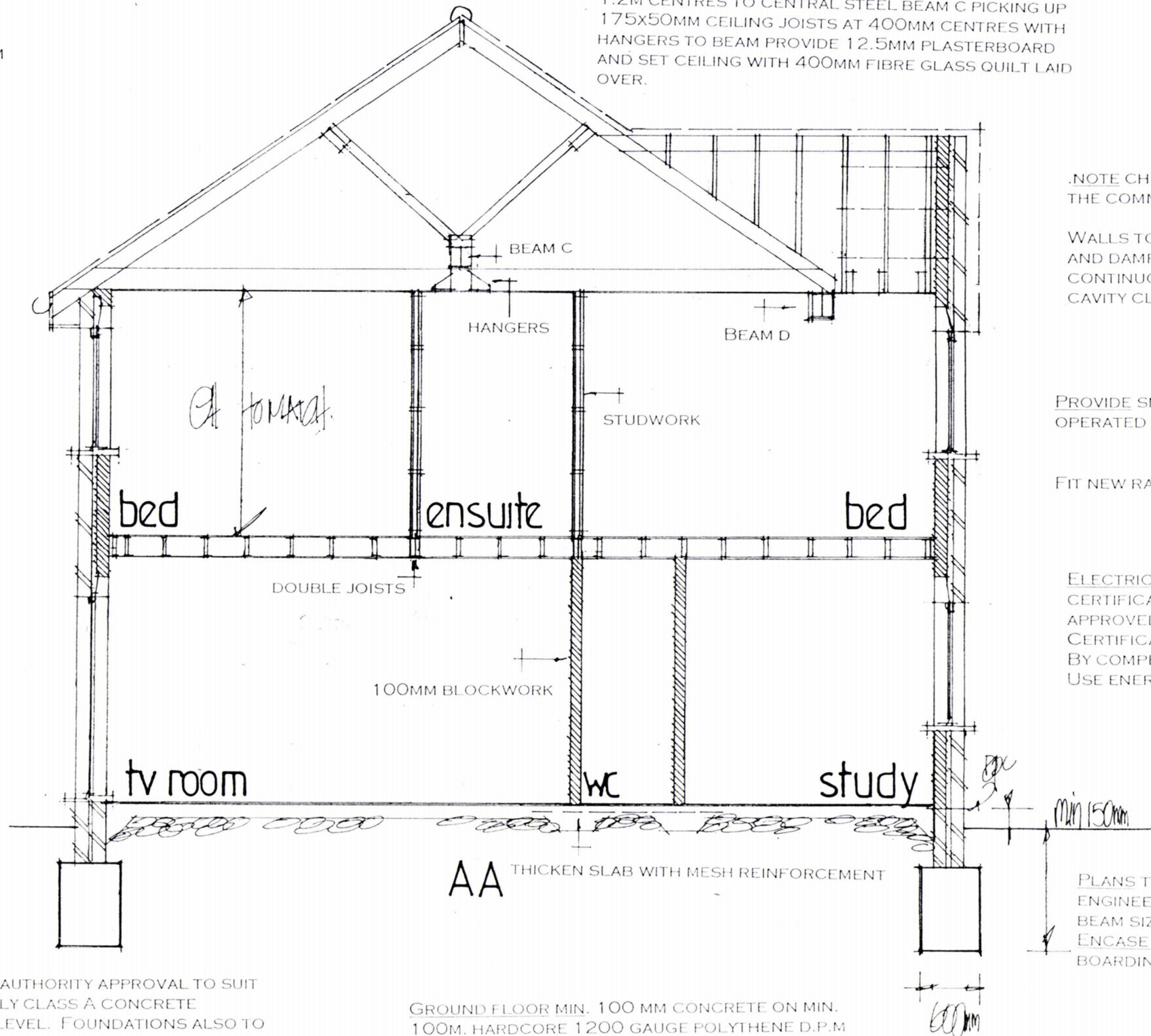
PROVIDE MECHANICAL VENTILATION TO NEW WC AND ENSUITE DUCTED TO THE EXTERNAL AIR MINIMUM CAPACITY 60 LITRES/SEC

NEW DRAINS TO BE 100MM DIAMETER APPROVED PLASTIC LAID 1.40 BEDDED AND SURROUNDED IN 150MM PEASHINGLE HAUNCH IN 150MM CONCRETE UNDER BUILDING PROTECT WITH LINTELS THROUGH FOUNDATIONS

FOUNDATIONS TO LOCAL AUTHORITY APPROVAL TO SUIT SITE CONDITIONS. USE ONLY CLASS A CONCRETE BLOCKS BELOW GROUND LEVEL. FOUNDATIONS ALSO TO COMPLY WITH NHBC PRACTICE NOTE WITH REGARD TO ANY TREES.. TRENCH FILL FOUNDATIONS.
NOTE DUE TO THE CLOSE PROXIMITY OF EXISTING TREES THE DEPTH OF THE FOUNDATIONS IS TO BE AGREED ON SITE WITH THE LOCAL AUTHORITY BUILDING CONTROL PRIOR THE COMMENCEMENT OF ANY WORK

FIRST FLOOR 175x50MM JOISTS AT 400MM CENTRES
22MM T&G BOARDING OVER MID-SPAN SOLID BLOCK STRUTTING, INSERT 100MM THICK SOUND DEADENING QUILT MINIMUM DENSITY 10KG/M3 WITH 12.5MM PLASTERBOARD AND SET FINISH.
NOTE FLOOR TO ALINE WITH THE EXISTING FIRST FLOOR

NEW MAIN ROOF TYVEK BREATHABLE FELT BATTENS AND TILES TO MATCH ON 125x50MM RAFTERS AND 175x50MM CEILING JOISTS AT 400MM CENTRES. 100x50 MM STRUTS FROM 150x100MM PURLINS AT 1.2M CENTRES TO CENTRAL STEEL BEAM C PICKING UP 175x50MM CEILING JOISTS AT 400MM CENTRES WITH HANGERS TO BEAM PROVIDE 12.5MM PLASTERBOARD AND SET CEILING WITH 400MM FIBRE GLASS QUILT LAID OVER.



NOTE CHECK ALL MEASUREMENTS ON SITE PRIOR TO THE COMMENCEMENT OF WORK.

WALLS TO BE FULLY BONDED TO THE EXISTING CAVITIES AND DAMP-PROOF COURSES TO BE MAINTAINED CONTINUOUS CLOSE ALL REVEALS WITH INSULATED CAVITY CLOSERS.

PROVIDE SMOKE DETECTORS TO BOTH FLOORS MAINS OPERATED AND INTERLINKED WITH BATTERY BACKUP. SD

FIT NEW RADIATORS WITH TRV VALVES

ELECTRICAL INSTALLATION BY APPROVED CERTIFICATED ELECTRICIAN TO COMPLY WITH APPROVED DOCUMENT P. CERTIFICATE TO BE ISSUED ON COMPLETION OF WORK. BY COMPETENT APPROVED CERTIFICATED ELECTRICIAN USE ENERGY EFFICIENT LIGHT BULBS AND FITTINGS.

PLANS TO BE READ IN CONJUNCTION WITH THE ENGINEERS CALCULATIONS AND DETAILS FOR NEW BEAM SIZES/PADSTONES/FOUNDATIONS ETC. ENCASE NEW STEEL WORK IN 12.5MM THICK FIRELINE BOARDING FIXED STAGGERED JOINT.

SECTION DRAWING AA

date nov 18
scale 1:50

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