raise ground level in courtyard to achieve a level approach to the doors. inject dpc to the existing walls to achieve a 150mm dpc level above the ground level. provide ramp down from courtyard to entrance

FWD inspection chamber

existing FWD inspection chamber inv 300mm

pumped drainage

builder to expose existing suspended floor to provide new drainage branch pipes. Make good floor

new stub stack

new stub stack

new stub stack

Provide Flygt foul water drainage pumo to pump the waste to the existing manhole. **Alternatively - extend the gravity drainage to a new manhole at the site entrance where the existing drainage would appear to have a greater invert level**

builder to alter existing pathway to suit new decking

builder to expose existing drainage outlet to check suitability for use in kitchen.

rwp

rwp

rwp

rwp to exstg valley

450mm wide internal foundations with 215mm sub floor blockwork, with dpc below floor beams

new stub stack

FWD inspection chamber

Provide 65x215 plastic air bricks to all internal sub floor walls at 1.8m ccs

clients selected floor finish on 75mm screed on 500g vcl, on 70mm celotex floor insulation, on 1200g dpm, on beam and block floor system. Maintain 150mm ventilated sub floor void below the floor, ventilated by 65x215 plastic air bricks to perimeter and internal sub floor walls at 1.8m centres.

new below ground drainage to be 110mm diameter upvc drainage laid to a 1:40 fall and surrounded in 150mm pea shingle

Provide 65x215 plastic air bricks to all external walls at 1.8m ccs, with telescopic ventilators and cavity trays over

New foundations to be 600mm wide concrete trench fill foundations to a min depth of 1m. Actual depth to suit site conditions, to NHBC Table 4.2, 150mm below any drainage within 3m and to Building Control approval

provide concrete lintels where pipes and services pass through the foundations with void around sealed

FWD inspection chamber

new svp

rwp

rwp

rwp

below ground surface water drainage to be 110mm diameter pipework, laid to a 1:60 fall and surrounded in 150mm pea shingle

SWD inspection chamber

SWD inspection chamber

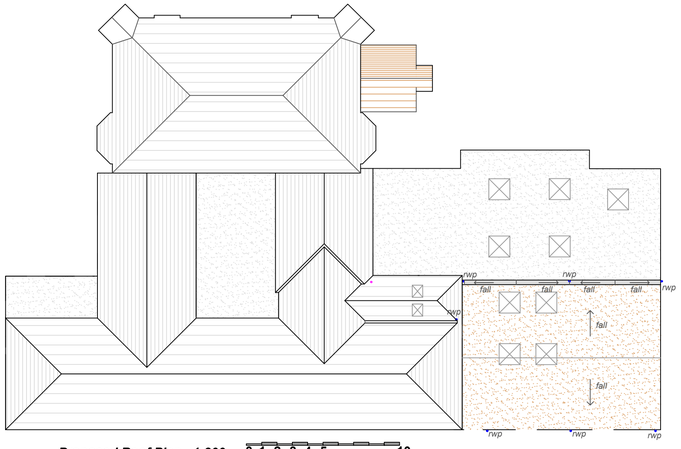
SWD inspection chamber

Proposed Substructure Plan - 1:50

builder to form raised timber decking to the rear and side of the extension. Builder to form foundations, timber posts and supporting framework. Form timber ramps with 1:12 fall, with level top and bottoms landings. Ramps to be non slip and a different colour to the level areas

Surface water drainage to be taken to a new soakaway in the rear garden positioned a minimum of 5m from any building. Soakaway to be formed in Wavin Aquacell crates wrapped in geotextile membrane. Soakaway to be a minimum of 4m3, but actual size to be determined by a percolation test carried out by the builder.

0 1 2 3 4 5
Scale Bar 1:50



Proposed Roof Plan - 1:200

0 1 2 3 4 5 10
Scale Bar 1:200

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Drawing to be read in conjunction with specification, details notes and any specialist design elements. Any works carried out prior to approval are done so at the clients/builders own risk.

The contractor is responsible for checking all scaled and stated dimensions prior to commencement on site. The length of all structural elements are to be checked on site prior to placing orders.

The builder is to expose any existing structural elements (foundations, walls, lintels, floors, beams, roofs etc) which are accepting additional loads for Building Control and client approval prior to commencement.

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Any boundaries shown on the plan are their assumed location/line. No works to project over the boundary line.

Client is resolve all matters relating to the Party Wall etc Act 1996 prior to commencing building works

Project Title

Proposed Extensions
Oak View Nursing Home
47-49 Beach Road
Hayling Island
Hampshire
PO16 8UP

Drawing Title

Proposed Substructure Plan

Client

Oak View Nursing Home

Date:

January 2016

Scale:

1:50, 1:200 at A1

Drawing No.

008 rev B

PMG
SurveyingPlanDrawingConsultancy

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