

PROPOSED TWO STOREY SIDE AND REAR ADDITIONS. 21, KINGSWAY, HAYLING ISLAND, HANTS. FOR MRS P. GRIMSEY-JONES.

RAINWATER DISPOSAL VIA 100MM DIAMETER GUTTERS AND DOWNPIPES TO PICK UP INTO EX SW DRAINS IF FOUND AVAILABLE ALTERNATIVELY TO NEW SOAKAWAYS MIN 5M FROM ANY BUILDING AND MIN 1M/3
ANY NEW RADIATORS TO BE FITTED WITH TRV VALVES

PLUMBING SINGLE STACK PLUMBING TO BS 5572 USE 75MM DEEP SEAL TRAPS NEW SVPS TO TERMINATE WITH DURGON UNITS ABOVE THE LEVEL OF THE INLET OF THE HIGHEST FITTING. PROVIDE RODDING ACCESS AT BASE.

PROVIDE MECHANICAL VENTILATION TO KITCHEN/BATHROOMS AND WC DUCTED TO THE EXTERNAL AIR MINIMUM CAPACITY 60 LITRES/SEC
NOTE WC VENT LINKED TO LIGHT SWITCH

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

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

WALLS FULLY BONDED AND CAVITIES MAINTAINED CONTINUOUS, CLOSE ALL REVEALS WITH VERTICAL DPC AND INSULATED CAVITY CLOSERS.

STUDWORK 100MMX50MM WELL BRACED TIMBER BUILT OFF DOUBLE JOISTS WHERE APPROPRIATE 30MM PLASTERBOARD AND SET BOTH SIDES INSERT 100MM GLASSWOOL BATTS MIN DENSITY 10KG/M3

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

PROVIDE A LEAD FLASHING AND CAVITY TRAY AT THE JUNCTION OF THE NEW FLAT ROOF AND THE EXISTING HOUSE CAVITY WALLS AND ALSO AT THE JUNCTION OF THE FLAT ROOF AND THE NEW CAVITY WALLS OF THE EXTENSION

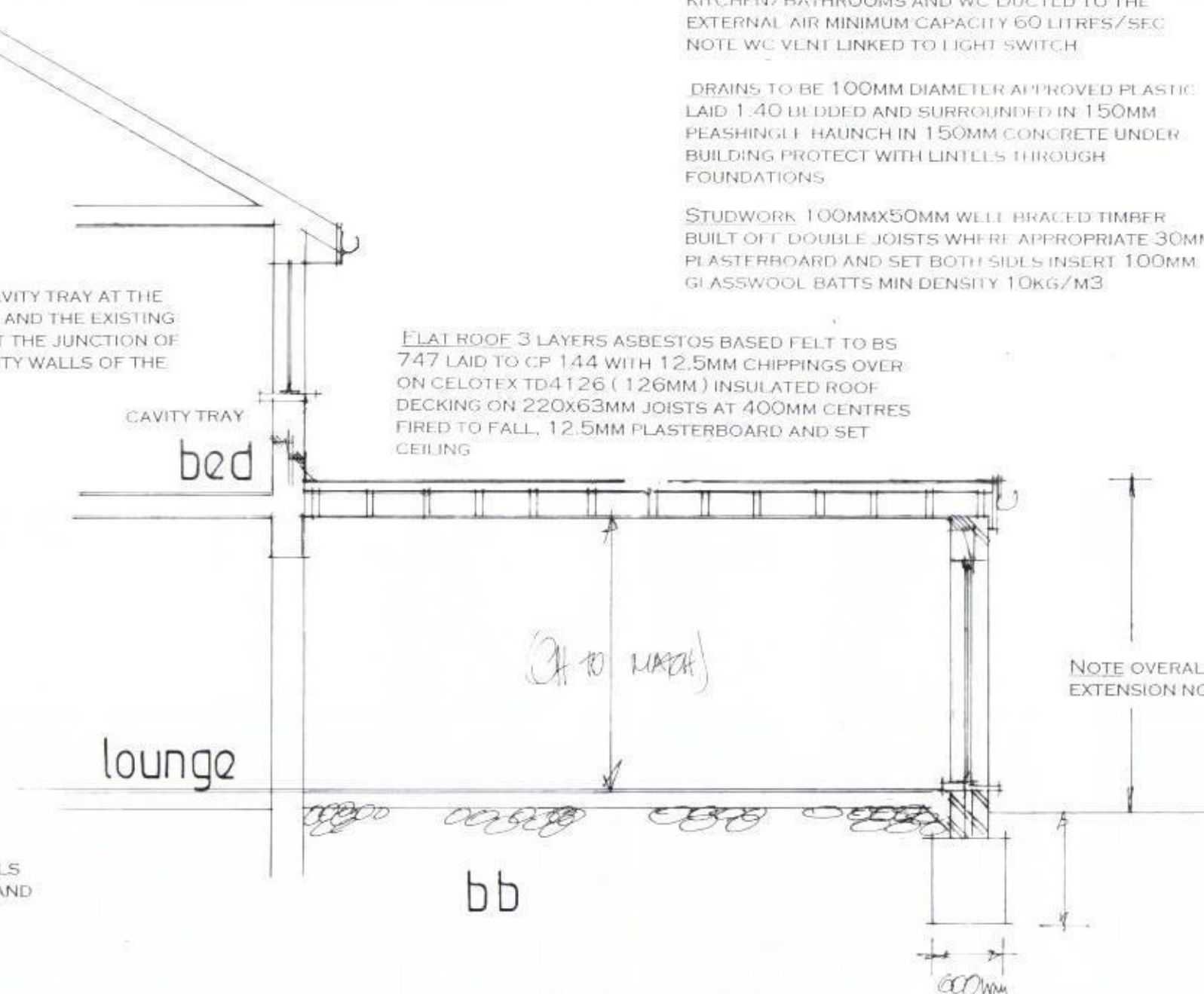
FLAT ROOF 3 LAYERS ASBESTOS BASED FELT TO BS 747 LAID TO CP 144 WITH 12.5MM CHIPPINGS OVER ON CELOTEX TD4126 (126MM) INSULATED ROOF DECKING ON 220X63MM JOISTS AT 400MM CENTRES FIRED TO FALL, 12.5MM PLASTERBOARD AND SET CEILING

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.

NOTE OVERALL HEIGHT OF NEW FLAT ROOFED EXTENSION NOT TO EXCEED 3M



PLANS TO BE READ IN CONJUNCTION WITH THE STRUCTURAL ENGINEERS CALCULATIONS AND DETAILS FOR NEW STEEL BEAMS/BEARINGS/FOUNDATIONS AND BOLTING DETAIL ALSO CALCULATIONS FOR CEILING JOISTS TAKING ROOF LOADING.



FOUNDATIONS TO BE TAKEN DOWN BELOW THE INVERT LEVEL OF THE EXISTING DRAIN/SEWER

PETER J. WALKER MRICS
CHARTERED SURVEYOR
182 SEAFRONT, HAYLING ISLAND, HANTS
PO11 9 AN

date mar 2013 PLAN AMENDED SEPT 2013

scale 1:50

SECTION DRAWING

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