

PROPOSED SINGLE STOREY REAR ADDITION. 24, POOK LANE, HAVANT, HANTS. FOR MR& MRS M. WAGSTAFF.

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

NEW STEELWORK TO BE ENCASED IN 2 LAYERS 9.5MM PLASTERBOARD AND SET FIXED STAGGERED JOINT.

PROVIDE A LEAD FLASHING AND CAVITY TRAY AT THE JUNCTION OF THE NEW ROOF AND THE EXISTING HOUSE WALLS STEPPED AS REQUIRED

ROOF TYVEK BREATHABLE FELT/BATTENS AND TILES TO MATCH EXISTING ON 100X50MM RAFTERS AND 175X50MM CEILING JOISTS AT 400MM CENTRES 12.5MM PLASTERBOARD AND SET CEILING WITH 400MM FIBRE GLASS QUILT LAID OVER, NOTE OPEN RAFTER FEET DETAIL TO BE USED TO MATCH THE EXISTING LEAN TO ROOF.

RAISE UP EXISTING LANDING WINDOW AS REQUIRED TO BE CLEAR OF THE EXTENSION ROOF. SIZE TO BE AGREED ON SITE WITH THE CLIENT.

SMALL FLAT ROOF AREA TO BE 3 LAYERS ASBESTOS BASED FELT TO BS 747 OR LEAD ON CELOTEX TD 4126 (126MM) INSULATED ROOF DECKING ON EXTENDED 175X50MM CEILING JOISTS AT 400MM CENTRES AND 12.5MM PLASTERBOARD AND SET CEILING.

NOTE A NEW SKIN OF INSULATION BLOCKS IS TO BE BUILT TO FORM A CAVITY WALL WITH INSULATION AS PER THE MAIN SPECIFICATION BETWEEN THE GARAGE AND THE WC. NOTE THIS IS TO BE OFF A NEW FOUNDATION PIN UP THE EXISTING AS REQUIRED ALL TO LA APPROVAL ON SITE AND TAKEN UP AS REQUIRED FOR THE INSERTION OF A NEW CAVITY TRAY

WALLS 112MM FACEBRICK TO LA APPROVAL TO MATCH EXTERNALLY 100MM CAVITY WITH 50MM CELOTEX INSULATION CLIPPED TO 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 OPENINGS, SIZE IN ACCORDANCE WITH THE MANUFACTURERS SPAN TABLES MINIMUM 150MM END BEARINGS.

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

GROUND FLOOR MIN. 100 MM CONCRETE ON MIN. 100MM. HARDCORE 1200 GAUGE POLYTHENE D.P.M., 80MM CELOTEX GA 3000 UNDER SLAB 50MM SAND/CEMENT SCREED FINISH NOTE ANY AIRBRICKS BLOCKED TO BE DUCTED TO THE EXTERNAL AIR.

FOUNDATIONS TO BE MINIMUM 1 M. DEEP 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.
NOTE TRENCH FILL FOUNDATION

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.

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

TEL: 02392 467571

date may 13
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Section drawing