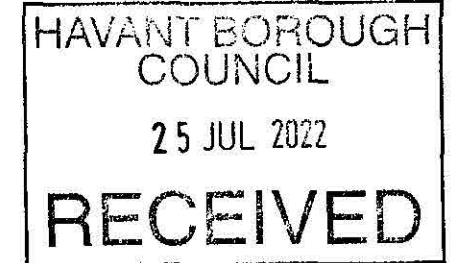


PROPOSED SINGLE STOREY REAR ADDITION. 12, GRAND PARADE, HAYLING ISLAND, HANTS. FOR MR & MRS R. HOUSTON.



FLAT ROOF 13MM SPAR CHIPPINGS ON 3-LAYER HIGH PERFORMANCE TORCH ON BREATHABLE FELT TO BS747, CP144 PART 3 1977. NOTE SEE SEPARATE DETAIL SHEET FOR DETAILS OF WARM FLAT ROOF CONSTRUCTION. ENSURE WALL INSULATION IS TAKEN UP TO MEET UNDERSIDE OF THE CELOTEX TO ENSURE WARM ROOF CONSTRUCTION. FLAT COVERING SHOULD ACHIEVE AA, AB, OR AC CLARIFICATION FOR FIRE PROTECTION

FLAT ROOF JOISTS 200x50MM AT 400MM CENTRES

LANTERN ROOFLIGHTS SUPPLIED AND FITTED BY A SPECIALIST COMPANY STRICTLY IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATION AND DETAILS FOR LEAD FLASHINGS ETC. NOTE SEE THE ENGINEER'S CALCULATIONS AND DETAILS FOR TRIMMERS.

WALLS CAVITY WALLS BLOCK AND RENDER TO MATCH EXTERNALLY SEE SEPARATE DETAIL SHEET.

STUDWORK WELL BRACED 100x50MM TIMBER WITH 12.5MM PLASTERBOARD AND SET BOTH SIDES INSERT BETWEEN STUDS 100MM THICK SOUND DEADENING QUILT MINIMUM DENSITY 10KG/M3 ALL BUILT OFF DOUBLE JOISTS WHERE APPROPRIATE.

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

STRAP DOWN NEW ROOF 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 1.4W/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

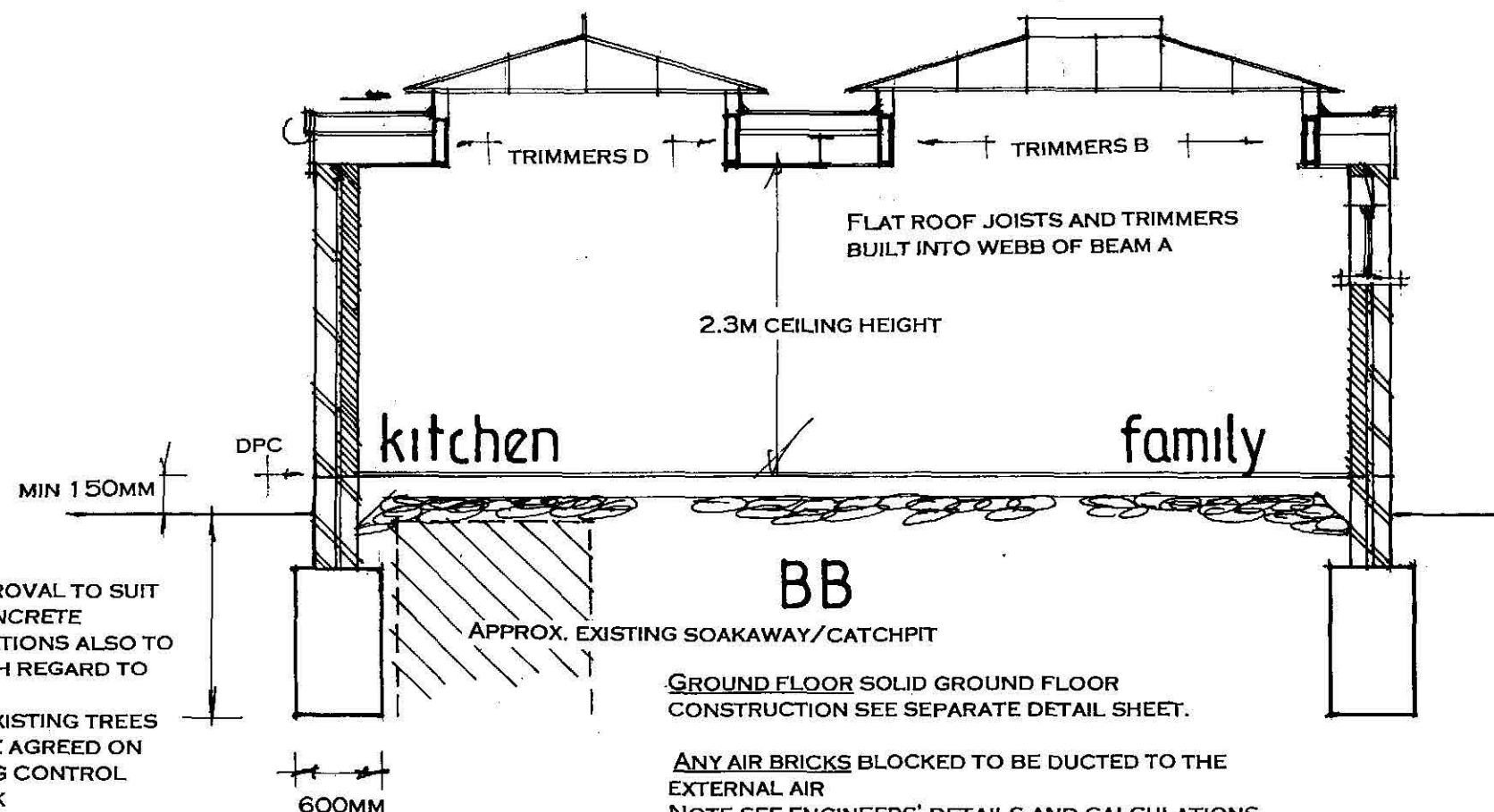
RAINWATER DISPOSAL VIA 100MM DIAMETER GUTTERS AND DOWNPIPE TO PICK UP INTO EXISTING SURFACE WATER DRAINS IF FOUND AVAILABLE TO LA APPROVAL ON SITE, ALTERNATIVELY TO NEW SOAKAWAYS MIN 5M FROM ANY BUILDING AND MIN 1M/3 NOTE ALL EXISTING RAINWATER DOWNPIPES TO BE DIVERTED FROM EXISTING RAINWATER CATCHPIT TO LA APPROVAL ON SITE.

PROVIDE MECHANICAL VENTILATION TO NEW KITCHEN AND UTILITY ROOM 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

PLANS TO BE READ IN CONJUNCTION WITH THE ENGINEER'S CALCULATIONS AND DETAILS FOR STEEL BEAM A AND LANTERNLIGHT TRIMMERS/PADSTONES FOUNDATIONS ETC
NOTE SEE ALSO ENGINEERS' DETAILS FOR INFILL OF EXISTING SOAKAWAY/CATCHPIT REINFORCEMENT AND FOUNDATIONS ADJACENT.



GROUND FLOOR SOLID GROUND FLOOR CONSTRUCTION SEE SEPARATE DETAIL SHEET.

ANY AIR BRICKS BLOCKED TO BE DUCTED TO THE EXTERNAL AIR
NOTE SEE ENGINEERS' DETAILS AND CALCULATIONS FOR FILLING AND REINFORCING OVER THE EXISTING SOAKAWAY/CATCHPIT

SECTION DRAWING BB

date july 22
scale 1:50

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