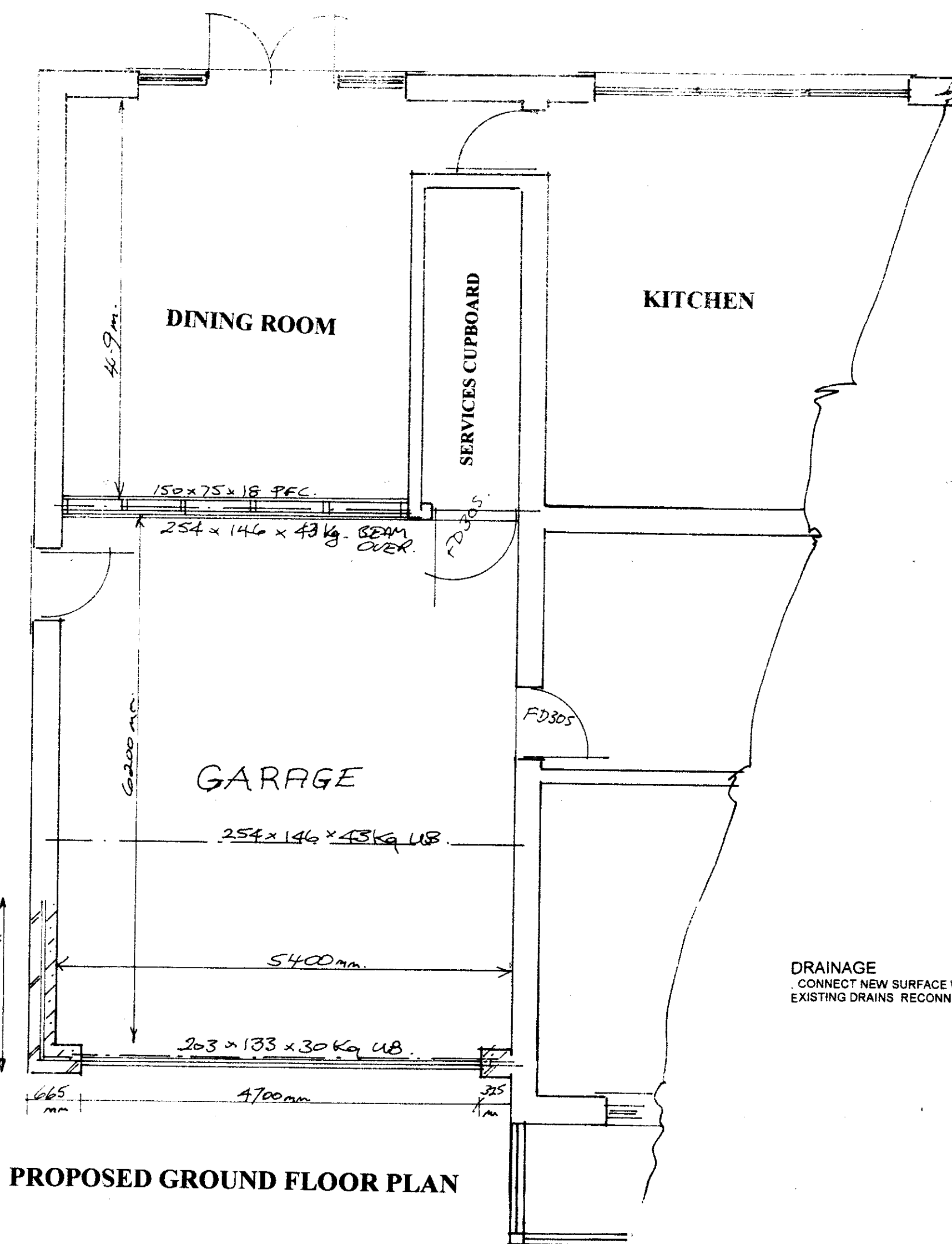


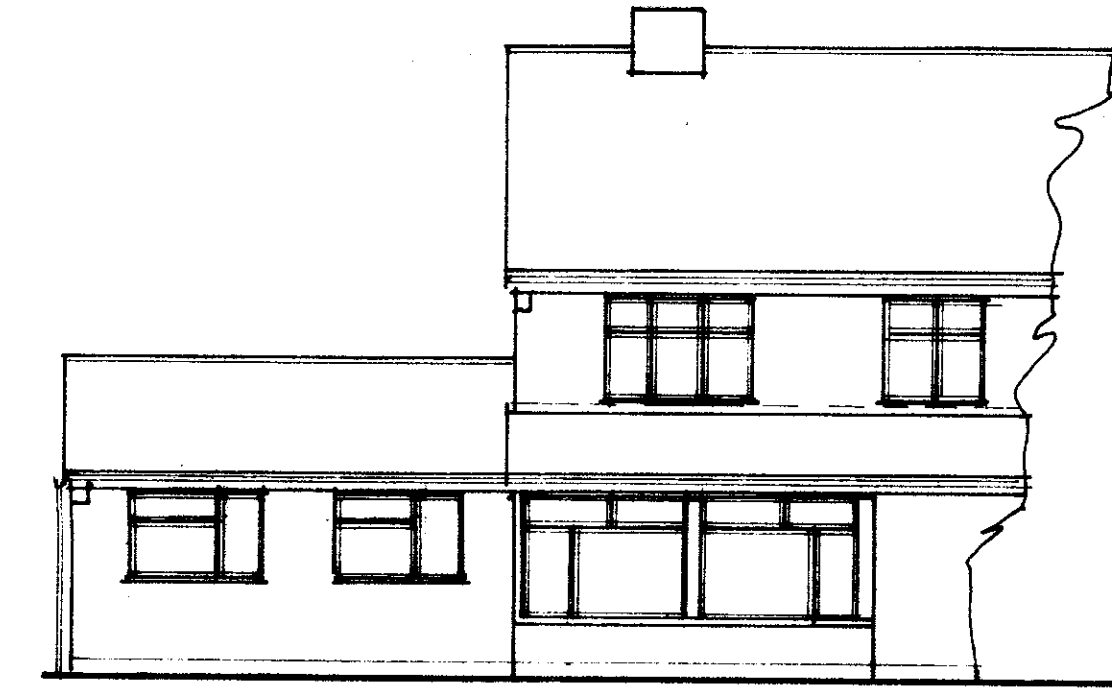
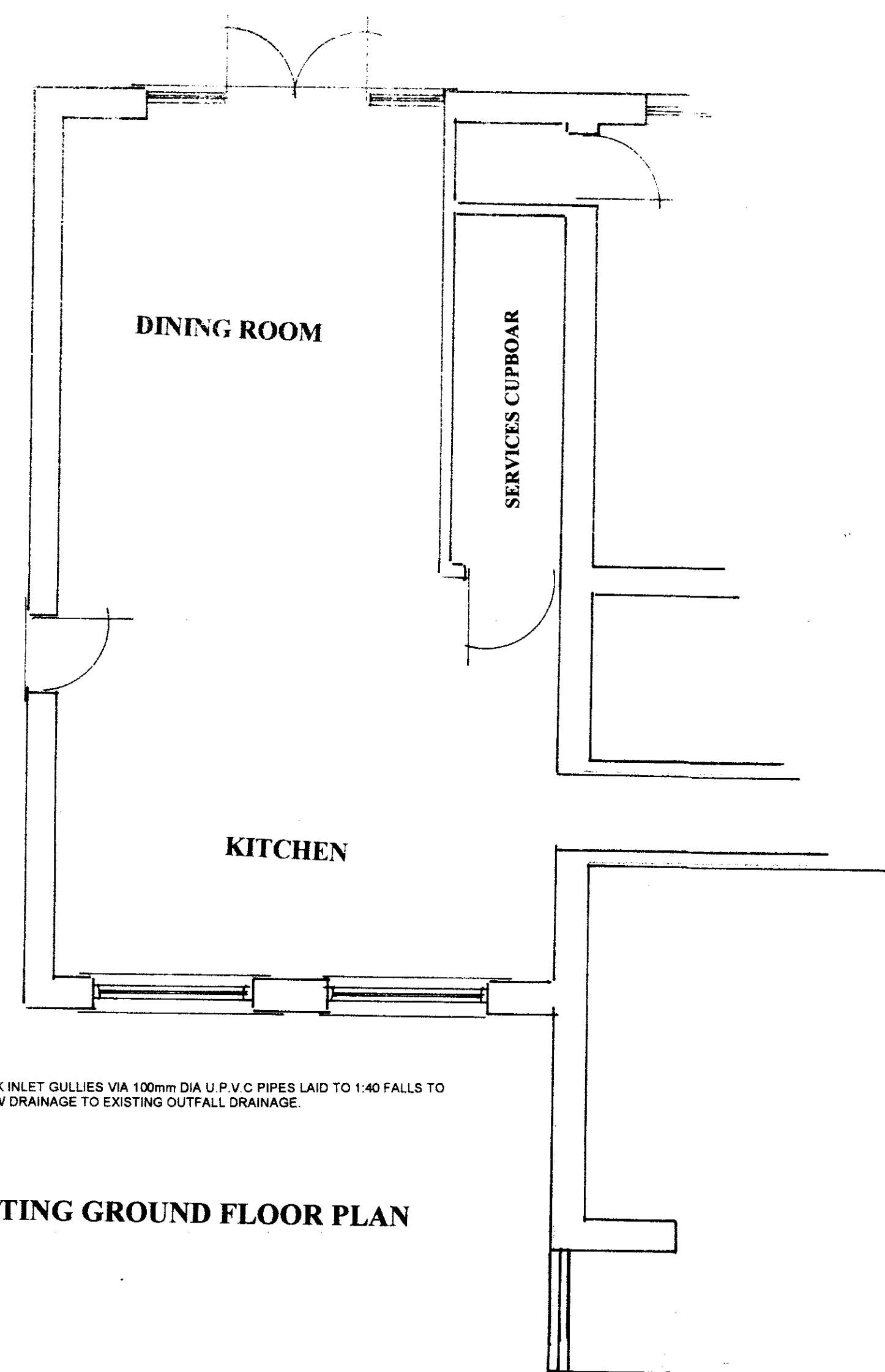
ROOF PLAN

SECTION X --- X

PROPOSED GROUND FLOOR PLAN



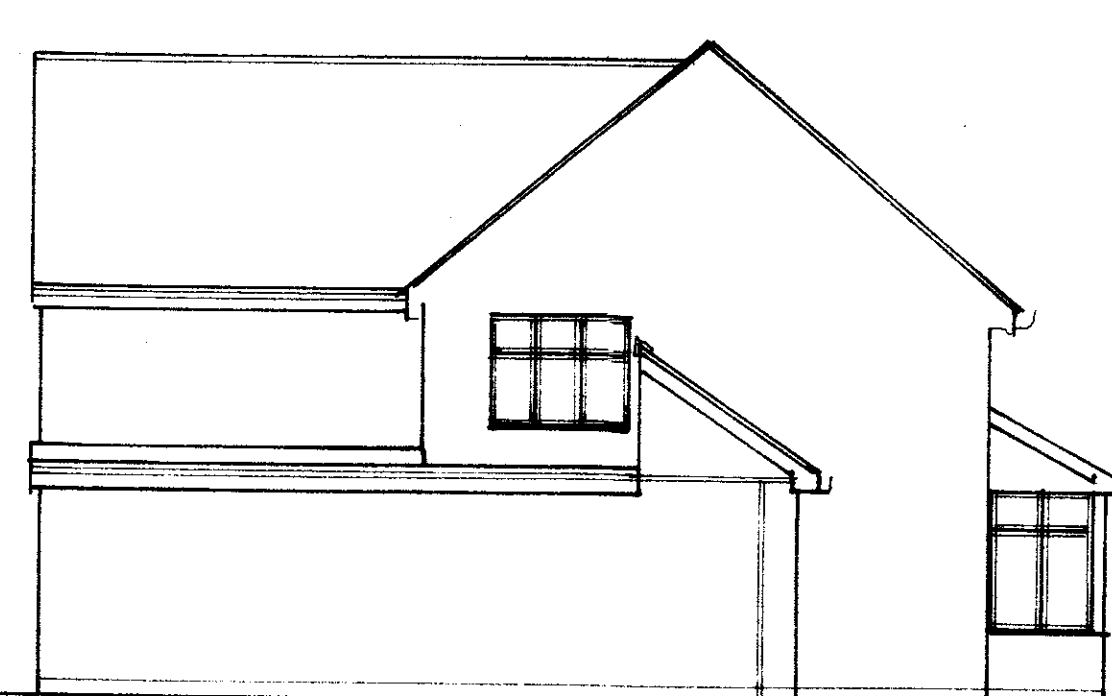
EXISTING GROUND FLOOR PLAN



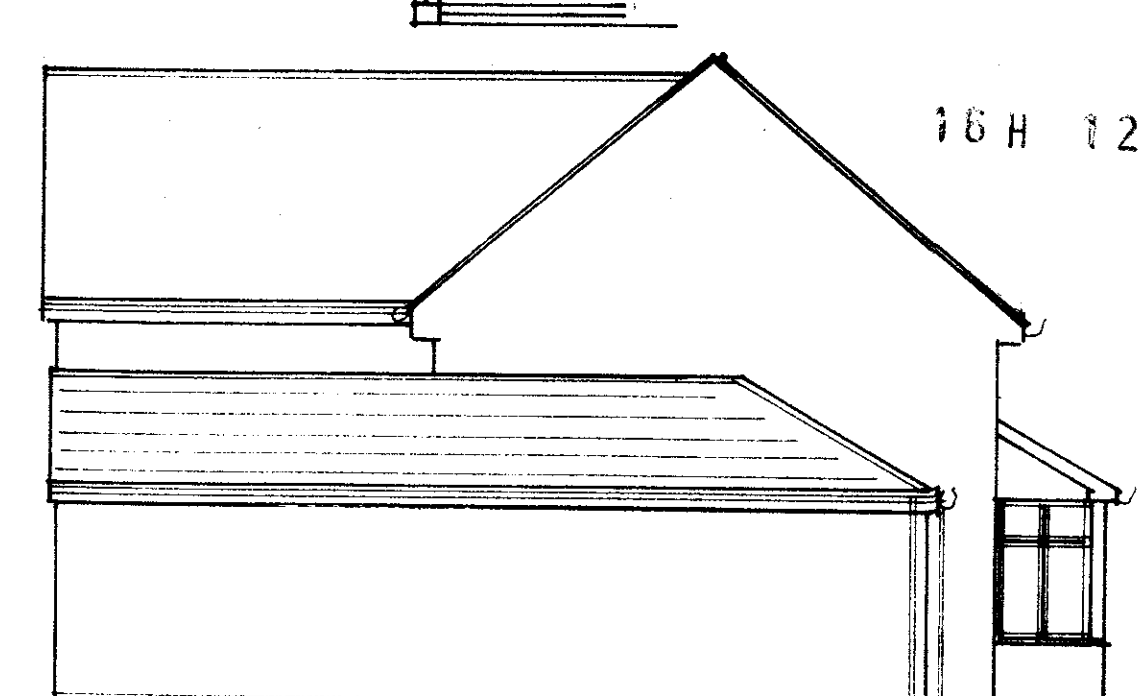
EXISTING FRONT ELEVATION



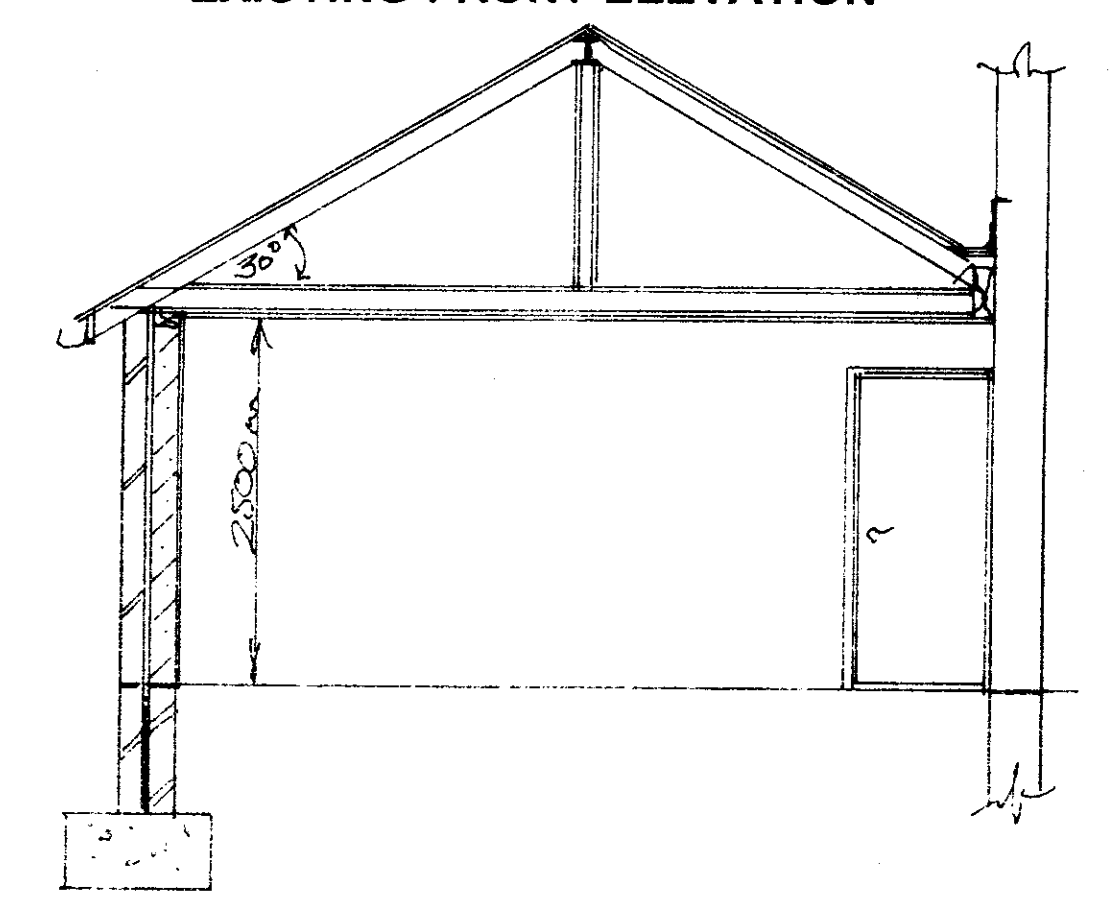
PROPOSED FRONT ELEVATION



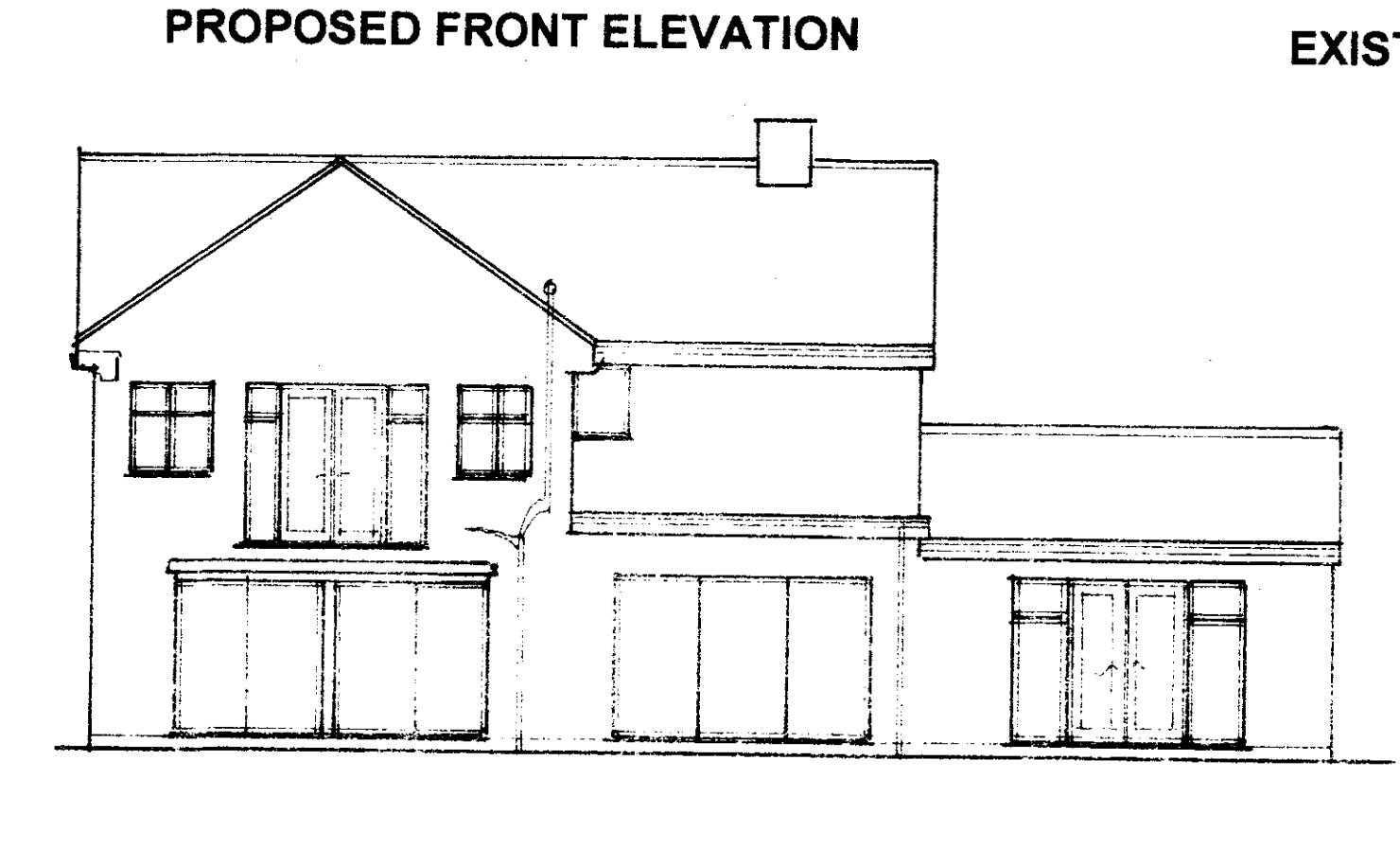
EXISTING SIDE ELEVATION



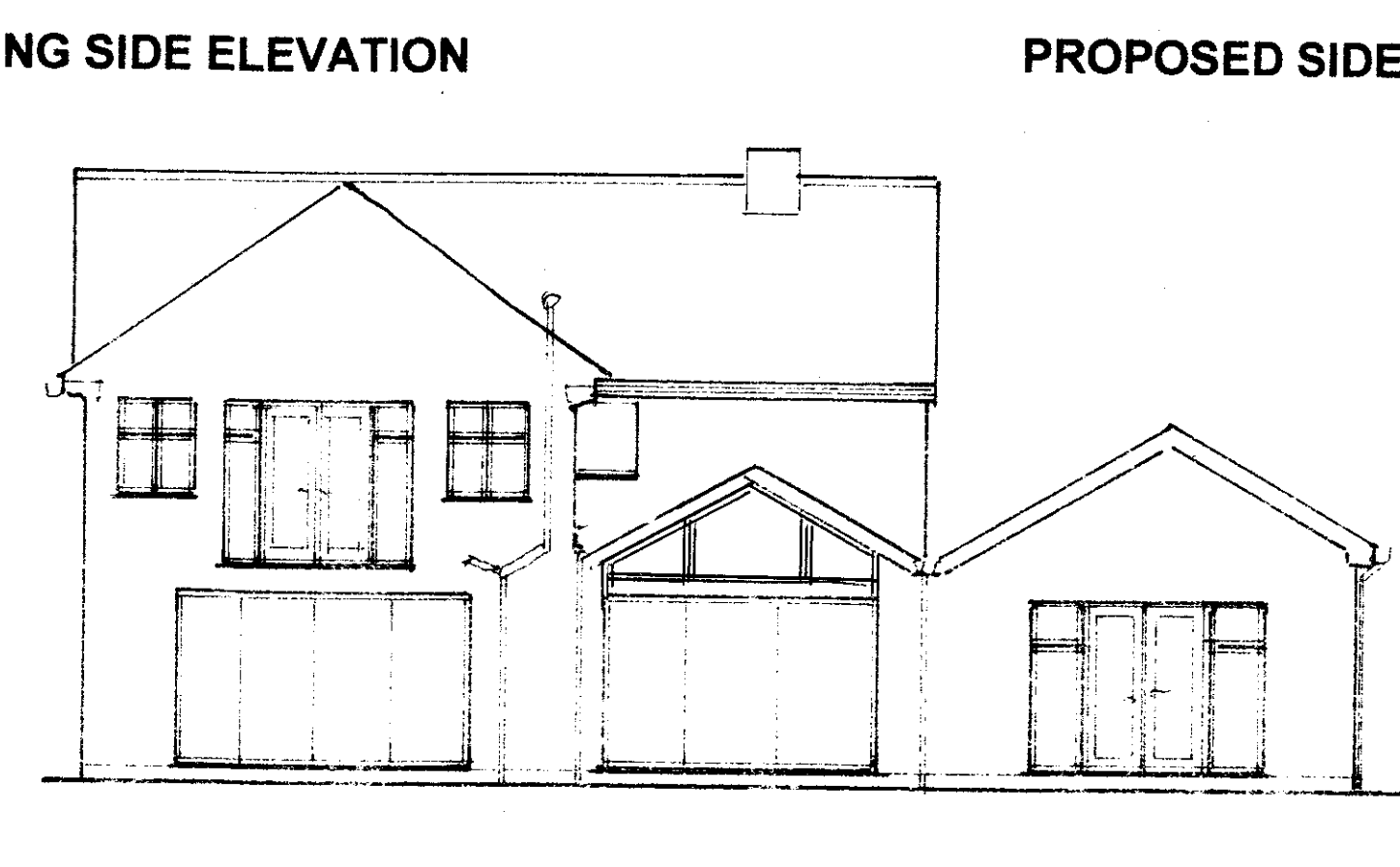
PROPOSED SIDE ELEVATION



SECTION Y --- Y



EXISTING REAR ELEVATION



PROPOSED REAR ELEVATION

NOTES

- FOUNDATIONS TO BE 600mm WIDE AND 250mm THICK TO SATISFACTION OF B.C.O. MIN. DEPTH 900mm OR INVERT LEVEL OF ADJOINING DRAINS, WHICHEVER IS THE GREATER
- DRAINAGE TO THE SATISFACTION OF B.C.O.
- TAKE DOWN EXISTING FRONT WALL & ROOFS OVER EXISTING KITCHEN, DINING ROOM & PART LEISURE AREA AT THE REAR
- ALL DRAINS TO BE 100mm DIA. U.P.V.C. PIPES LAID TO 1:40 FALLS. WHERE PASSING UNDER BUILDING TO BE ENCASED WITH 150mm CONCRETE. ALL GULLIES TO BE RODDABLE BACK INLET TYPE. DRAINS PASSING THROUGH WALLS PROTECTED WITH 150 x 100mm P.C. R.C. LINTOLS.
- HORIZONTAL AND VERTICAL D.P.C.s AND COLD BRIDGE INSULATORS TO ALL CAVITY CLOSURES
- FIRE STOP CAVITIES AT EAVES LEVEL
- ELEMENTS OF STRUCTURE TO HAVE 30 MINUTE FIRE RESISTANCE
- CAVITY TIES TO CAVITY WALLS NOT MORE THAN 600mm HORIZONTALLY & NOT MORE THAN 450mm VERTICALLY IN STAINLESS STEEL
- ALL LINTOLS AND CAVITY CLOSURES TO BE INSULATED TO PREVENT COLD BRIDGING
- ROOF VENTILATION TO BE 1% ROOF PLAN AREA. WALLS TO HAVE MAX. "U" VALUE 0.28W/M<sup>2</sup>/°C & FLOORS TO HAVE MAX. "U" VALUE 0.22W/M<sup>2</sup>/°C. WINDOWS TO HAVE A "U" VALUE OF 1.6W/M<sup>2</sup>/°C
- DOORS WITH MORE THAN 50% GLAZING TO HAVE A "U" VALUE OF 1.8W/M<sup>2</sup>/°C
- ROOF INSULATION MAX "U" VALUE TO BE 0.18W/M<sup>2</sup>/°C
- ALL VELUX WINDOWS TO BE DOUBLE GLAZED WITH PILKINGTON "ENERGIGLASS" ARGON FILLED GLASS & TO HAVE MIN 20mm AIR GAP AND A "U" VALUE OF 1.4
- ROOF RESTRAINT STRAPS TO BE 30mm x 8mm GALVANISED MILD STEEL 1000mm LONG, FIXED TO ROOF MEMBERS AT 2000mm CENTRES, AND FIXED TO WALLS IN ACCORDANCE WITH APPROVED DOCUMENT
- ANY GLAZING BELOW 800mm FROM FLOOR LEVEL TO BE SAFETY GLAZING TO BS 6206. ANY GLAZING TO DOORS OR SIDE FRAMES TO DOORS BELOW 1500mm FROM FLOOR LEVEL TO BE SAFETY GLAZING
- IF THERE ARE OPEN FLUED COMBUSTION APPLIANCES LOCATED IN THE DWELLING THEN THE BUILDER MUST ENSURE THAT A GAS SPILLAGE TEST TO BS5440 PART 1, IS CARRIED OUT IF ANY MECHANICAL VENTILATION IS TO BE INSTALLED IF THE FAN CAUSES THE OPEN FLUED COMBUSTION APPLIANCE TO SPILL THEN THE EXTRACT RATING OF THE FAN SHOULD BE REDUCED
- EXISTING GAS BOILER TO BE REMOVED & PIPEWORK TERMINATED OR MODIFIED. NEW GAS COMBI BOILER TO BE SITED IN THE GARAGE & FLUE TO DISCHARGE TO CLIENT INSTRUCTION & CONNECT ALL PIPEWORK, FLUES & APPLIANCE TO COMPLY WITH THE REQUIREMENTS OF APPROVED DOCUMENT "J"
- ALL ELECTRICAL WORK TO COMPLY WITH IEE WIRING REGULATIONS. THIS MUST INCLUDE THE PROVISION OF APPROPRIATE CIRCUITS PROTECTED BY SUITABLE SAFETY DEVICES. THE POSITION AND SITING OF ALL SOCKETS, LIGHTS, SWITCHES AND POINTS AGREED WITH THE CLIENT AND COMPLYING WITH PART "M" OF THE BUILDING REGULATIONS 2000. ALL ELECTRICAL WORK IS TO COMPLY WITH BS7671. ELECTRICAL CONTRACTORS CARRYING OUT ELECTRICAL WORK MUST COMPLY WITH THE SAFETY PRINCIPLES SET OUT IN CHAPTER 13 OF BS7671:2001. ALL ELECTRICAL INSTALLATION WORK IS TO BE INSPECTED AND TESTED DURING AND ON COMPLETION OF THE WORK TO SEE THAT IT COMPLIES WITH BS7671:2001. ALL ELECTRICAL INSTALLATION WORKS MUST BE NOTIFIED TO LOCAL AUTHORITY BUILDING CONTROL, UNLESS THE WORK IS BEING CARRIED OUT BY AN ELECTRICIAN WHO IS QUALIFIED TO "SIGN CERTIFY" THEIR WORK UNDER THE "COMPETENT PERSONS SCHEME"
- DECORATION AND SERVICES TO CLIENTS INSTRUCTIONS
- CAVITY TRAY D.P.C.s PROVIDED AT ALL ROOF/WALL ABUTMENTS LINKED TO FLASHING
- ALL WALLS FULLY BONDED WITH CONTINUOUS CAVITIES
- ALL WALLS BELOW D.P.C. LEVEL TO BE 305mm CAVITY WALLS. TWO LEAVES OF 125mm BRICKWORK WITH 50mm CAVITY FILLED WITH LEAN MIX CONCRETE TO WITHIN 25mm OF D.P.C. OR CLASS "A" TRENCH BLOCK
- WALLS ABOVE D.P.C. TO EXTENSIONS TO BE 305mm CAVITY WALLS. OUTER LEAF OF 105mm RUSTIC FACING BRICK TO MATCH EXISTING WALLS. INNER LEAF OF 100mm CELCON SOLAR BLOCK WITH 125mm PLASTERBOARD ON MORTAR DABS SKIMMED. 90mm CAVITY FILLED WITH 90mm DRITHERM "32" INSULATION AND STAINLESS STEEL CAVITY TIES
- EXTENSION GROUND FLOOR CONSTRUCTION TO BE 100mm SAND DUNGED hardcore, 1200 GAUGE VISCOLEX, D.P.M. LARGED INTO HORIZONTAL D.P.C.s. 100mm CONCRETE 75mm STYROFOAM INSULATION TO PERMITTER WITH COR GLASS
- LIGHTING TO BE FLUORESCENT TUBE OR COMPACT FLUORESCENT LAMPS WITH LUMINOUS EFFICACY GREATER THAN 40 LUMENS PER WATT
- FIT UNIVERSAL BEAMS OVER EXISTING DOOR OPENING & NEW GARAGE DOOR OPENING. BEARING IN SPREADING PADSTONES WITH 100mm x 50mm STEEL PLATES. WELDED TO UNDERSIDE OF BEAM TO FORM STRUCTURAL LINTOL. JOISTS ENCAUSED WITH TWO LAYERS OF 9mm PLASTERBOARD & 5mm TO FIVE LAYERS OF FIRE RESISTANT BOARD. WALLS & ROOF ALL TO ENGINEERS DETAILS
- CONSTRUCT NEW SEPARATION WALL BETWEEN GARAGE & DINING ROOM WITH STEEL FRAME OF 150mm x 100mm x 10mm I.F.S. CHANNELS WELDED TOGETHER & BOLTED TO EXISTING 100mm THICK CONCRETE FLOOR & PARTIAL WALLS & UNDERSIDE OF NEW TRANSVERSE BEAM. CHAIRS INKILLS WITH FORM & 50mm TESTED 1000 AT 100mm CENTRES. INFILLED WITH 150mm KINGSPAN INSULATION FINISHED WITH 12mm PLASTERBOARD. SILES & LIND WIRING TO BE PLASTERBOARD & 5mm BOTH SIDES ROOF SPACE OVER TRANSVERSE BEAM TO HAVE THE SAME CONSTRUCTION
- STRUCTURAL STEEL BEAMS & JOISTS & LARGE BEAMS ALL TO ENGINEERS DETAILS. LARGE BEAMS TO HAVE 100mm x 50mm STEEL PLATES WELDED TO UNDERSIDE OF BEAMS TO BRIDGE THE JOIST RAFTERS TO WITHAL. WALLS & DOORS

Job  
COLIN MURPHY  
1 ALLERTON BEECHES  
LIVERPOOL L18 6JH

Title  
PROPOSED SINGLE STOREY  
EXTENSION AT THE FRONT TO  
FORM A GARAGE & NEW PITCHED  
ROOFS TO FRONT SIDE & REAR

Drawing number	Revision
001	

Scale	Date
1:50 & 1:100	09/05/16

RICHARDS DESIGN  
25 WILKINSON DRIVE  
WIDNES, CHESHIRE WA9 3GG