

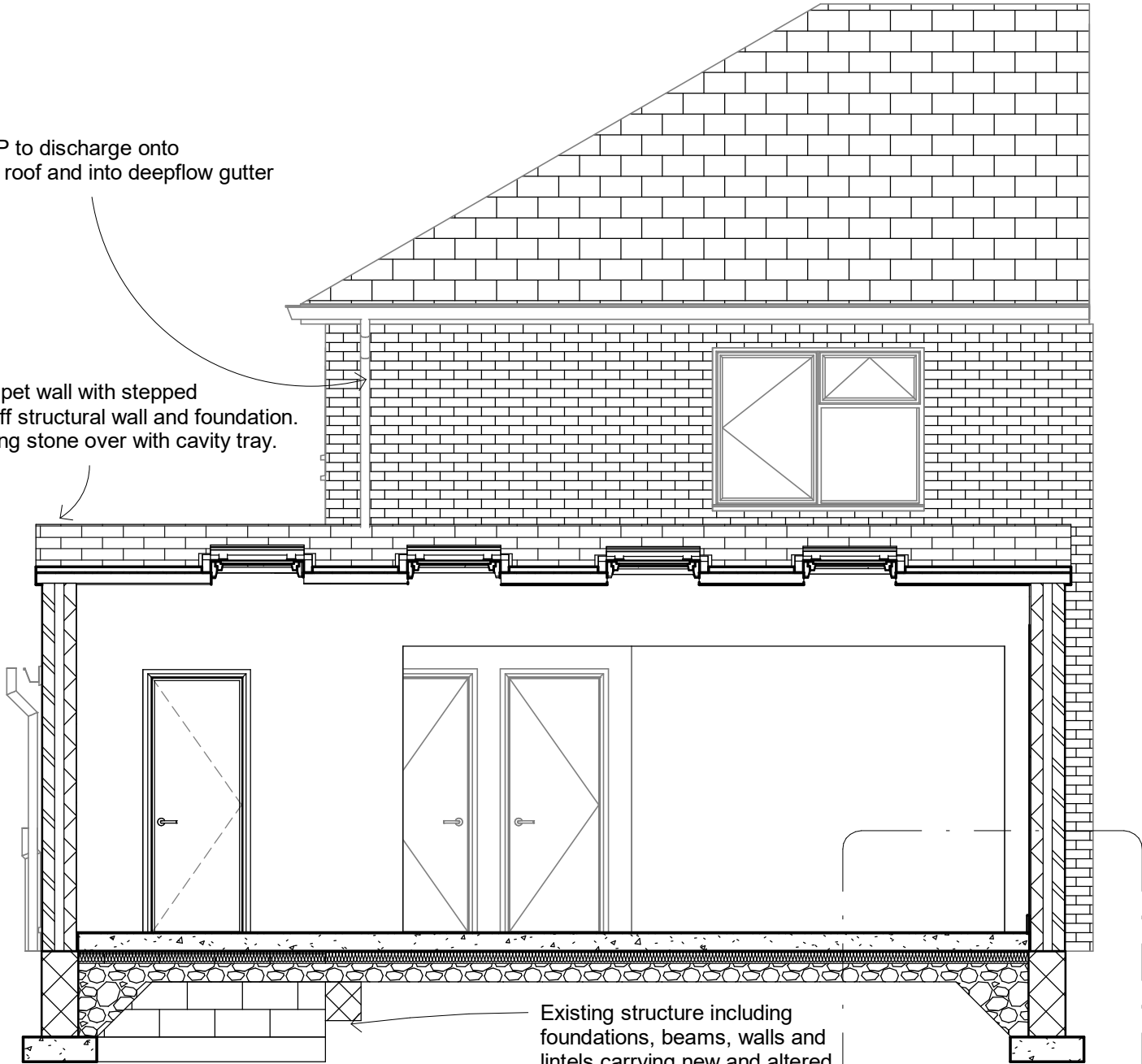
MECHANICAL WORKPositions and specifications of radiators, routing of pipework ,Suitability of existing boiler and repositioning of flues etc to be fully agreed with client prior to work commenceing. All mechanical engineering work covered by AD Part L ,must be designed ,installed inspected and tested by a person competent to do so (e.g. Gas Safe Registered)

RAINWATER DRAINAGE New rainwater goods to be new deepflow 110mm UPVC half round gutters taken and connected into 68mm dia UPVC downpipes and into extg drain as indicated on plan

ROOF -SINGLE STOREY EXTENSION UNVENTED PITCHED ROOF Pitch approx 16 ° (imposed load max 0.75 kN/m² - dead load max 0.75 kN/m²) To achieve U-value 0.18 W/m²K ,Roofing tiles to be marley Mendip smooth 100 mm lap on 25 x 50 mm tanalised sw treated battens on breathable sarking felt to BS5543 or relevant BBA Certificate. Supported on 47 x 125mm grade C24 rafters at max 400mm centres max span 2.9M. Rafters supported on 100 x 50mm treated sw wall plates. Allow min 50mm air space to allow for drape of breathable felt. Insulation to be 75 mm Celotex GA4075 between rafters and 72.5mm Celotex PL4000 insulated plasterboard with VCL under rafters. Provide 5mm skim coat of finishing plaster to the underside of all ceilings. Restraint strapping - 100mm x 50mm wall plate strapped down to walls. Ceiling joists and rafters to be strapped to walls and gable walls, straps built into cavity, across at least 3 timbers with noggins. All straps to be 1000 x 30 x 5mm galvanized straps or other approved to BSEN 845-1 at 2m centres, in accordance with CP111 Part

Extg RWP to discharge onto proposed roof and into deepflow gutter

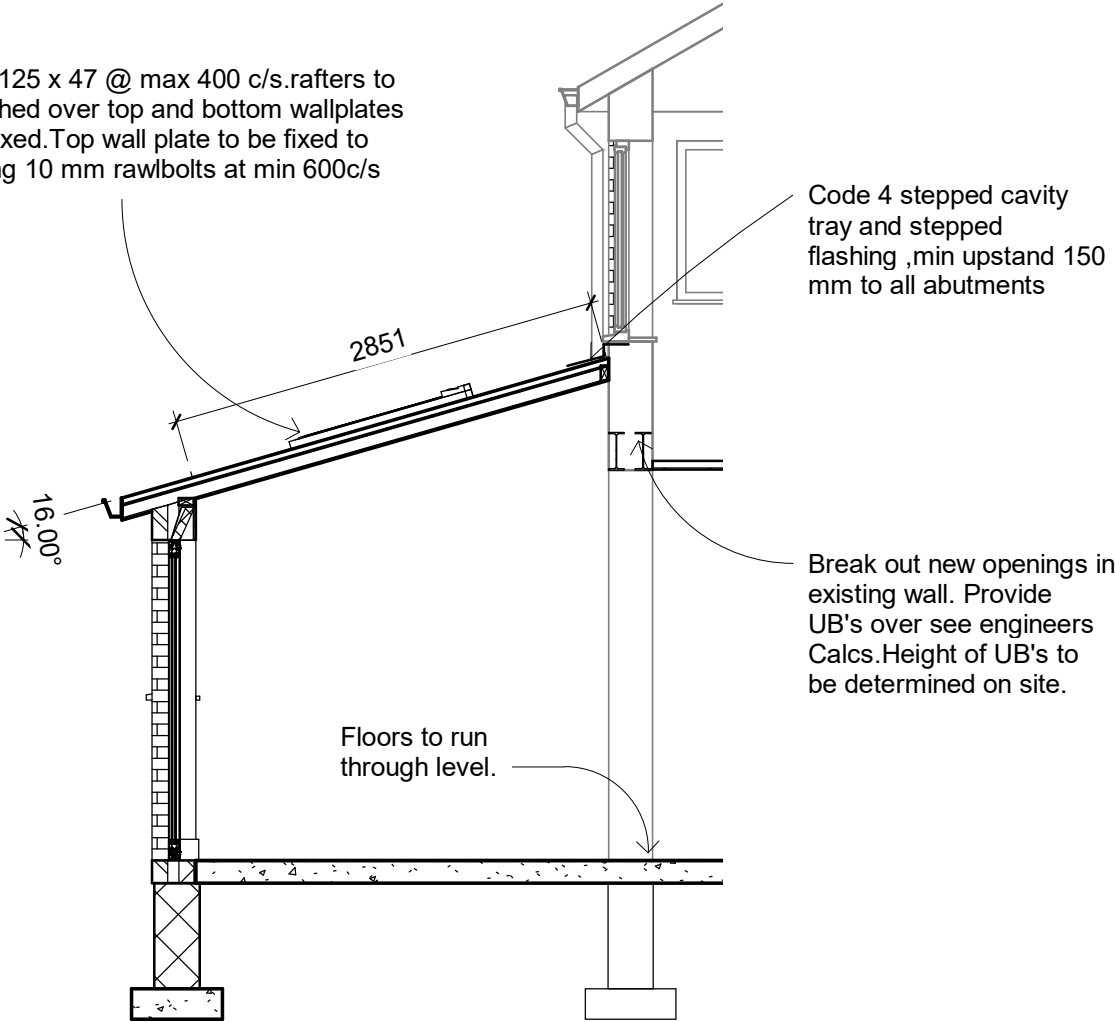
Provide parapet wall with stepped cavity tray ,off structural wall and foundation. Provide coping stone over with cavity tray.



Existing structure including foundations, beams, walls and lintels carrying new and altered loads are to be exposed and checked for adequacy prior to commencement of work and as required by the Building Control Officer.

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Rafters to be 125 x 47 @ max 400 c/s.rafters to be birds mouthed over top and bottom wallplates and stitched fixed.Top wall plate to be fixed to abutment using 10 mm rawlbolts at min 600c/s



Code 4 stepped cavity tray and stepped flashing ,min upstand 150 mm to all abutments

Break out new openings in existing wall. Provide UB's over see engineers Calcs.Height of UB's to be determined on site.

Floors to run through level.

These plans details and drawings have been produced detailed and draughted for the sole purposed of applying to the local authority in order to obtain the relevant and necessary householder planning consent and building regulations full plans/plan check approvals only

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No.	Description	Date



Planning
Building Control
Structural Calculations
Project Management

PROJECT		CLIENT			
Proposed Single Extension To Rear Of 3 Rangemore Ave,Manchester,M22 4JU.		Mr T Wild			
		Date 16/07/2020	Project number NDH/TW/7/20	Scale (@ A3) 1 : 50	
		Drawn by Neil	DRAWING NUMBER		REV
		Checked by Checker	4 OF 5		
SHEET					
Sections					