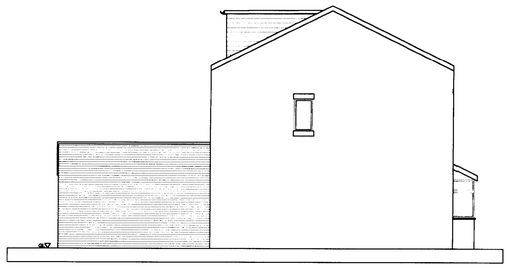


SIDE ELEVATION AS PROPOSED
SCALE; 1:100



REAR ELEVATION AS PROPOSED
SCALE; 1:100



SIDE ELEVATION AS PROPOSED
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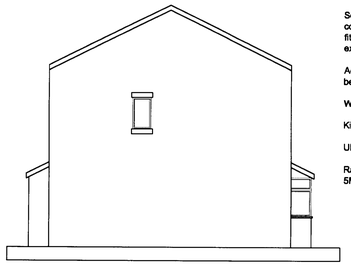
REAR ELEVATION AS EXISTING
SCALE; 1:100



SIDE ELEVATION AS EXISTING
SCALE; 1:100

DISPOSAL AND RAINWATER INSTALLATIONS

Soil and waste pipes are to be single stack system with UPVC soil stack complete with all necessary branches and access pipes to service sanitary fittings. The soil pipes shall be carried up to the roof and be connected to existing drains at ground floor level by adapters compatible with the system.

Access points to be provided at soil stack bends and end of waste pipe runs and be readily accessible for inspection and maintenance.

Wash basins shall be fitted with S or P traps.

Kitchen sinks shall be fitted with a U trap.

UPVC overflows are to discharge into external air.

Rainwater pipes to match existing & to connect to new soakaway or gully min 5M from new & existing buildings. Final position to be agreed on-site.

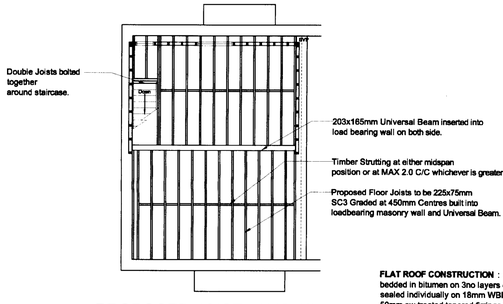
WASTE PLUMBING

Provide 75mm traps to all sanitary appliances, and 38mm diameter uPVC waste pipes throughout, except where waste pipes become common uprate to 50mm diameter. All the discharge to soil pipes on separate sealed connections. Ensure all pipework has rodding access points at all changes in direction with corresponding access in accordance with the Code of Practice to suit individual runs with corresponding access points in boxing. Provide full height soil and vent pipes as detailed on plans and terminate at proprietary ridge terminals.

The minimum waste sizes will be used to the following fittings:-

Kitchen sinks	38mm dia
Wash hand basins	32mm dia
W.C. pans	100mm dia

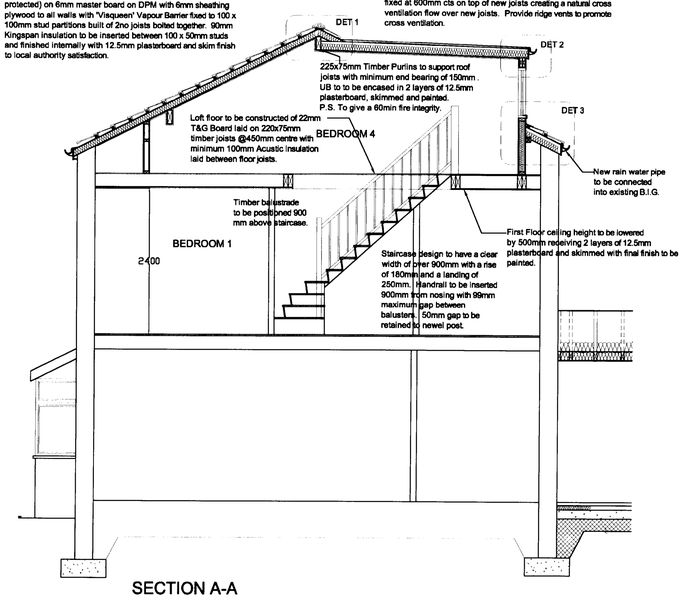
Any drain runs longer than 2m, increase pipe size to 50mm dia.
W.C. connections to S.V.P. to be 200mm below or 100mm above other connections.
Stub stacks fitted with one-way air admittance valve.
Overflow pipes to W.C. cisterning should be unobstructed and positioned so that water is thrown clear of the building. Care should be taken that water is not discharged over or above balanced gas flues, windows or doorways.
Underground drainage to be 100mm Supasleve or equivalent laid to min 1:40 falls & backfilled to manufacturers recomendations.



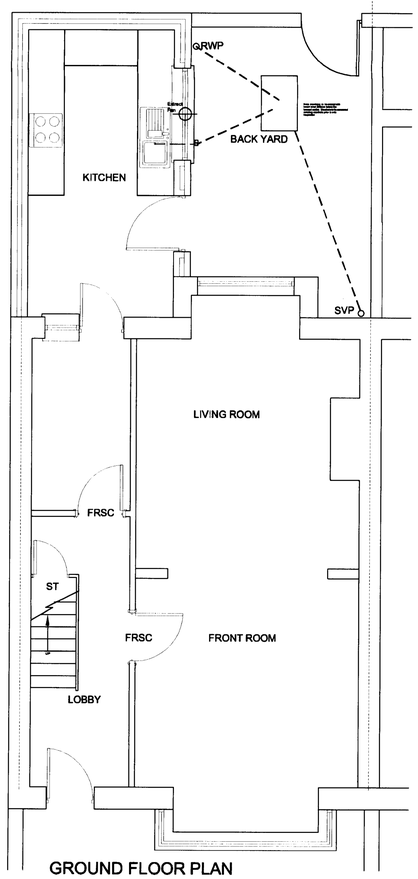
PROPOSED JOIST LAYOUT FOR FLOOR LOFT
SCALE; 1:100

DORMER CONSTRUCTION: Timber construction, Marley hanging slate on weather boarding, base plate to be implemented to Structural Engineer's design, use Class 0 to cheeks (fire protected) on 6mm master board on DPM with 6mm sheathing plywood to all walls with 'Visqueen' Vapour Barrier fixed to 100 x 100mm stud partitions built of 2no joists bolted together. 90mm Kingspan insulation to be inserted between 100 x 50mm studs and finished internally with 12.5mm plasterboard and skim finish to local authority satisfaction.

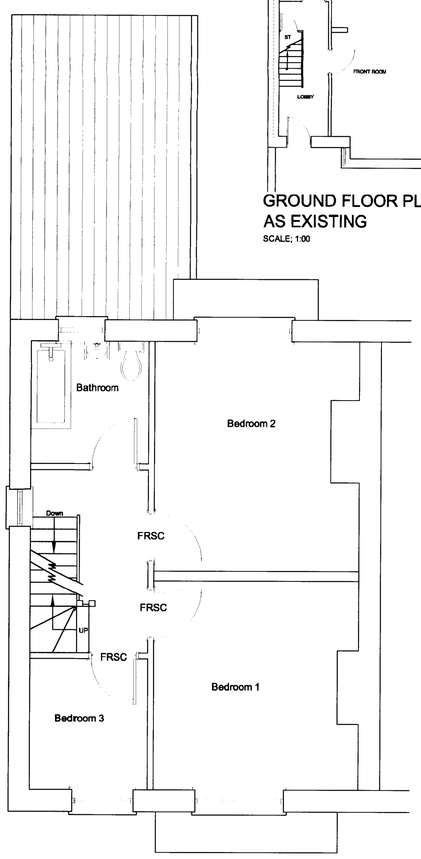
FLAT ROOF CONSTRUCTION : Solar reflective white chippings bedded in bitumen on 3no layers of Andersons HT roofing felt sealed individually on 18mm WBP plywood decking on ex 50 x 50mm sw treated tapered firrings fixed to roofing joists fixed at 400mm cts max onto 100 x 75mm wallplate. Roof joists to be **200 x 50mm**. Secure joists and wall plate down with 30 x 5mm galv mild steel straps at 1600mm cts, lay between joists 170mm K11 Kingspan insulation, secure a layer of 1000g 'Visqueen' DPM to underside of joists to form a vapour barrier, fix a layer of 12.5mm plasterboard & skim. Form a continuous 25mm gap for natural cross ventilation along fascia soffits both sides.
Cross batten new roof as described above in the opposite direction to new joist span using 50 x 50mm sw treated battens fixed at 600mm cts on top of new joists creating a natural cross ventilation flow over new joists. Provide ridge vents to promote cross ventilation.



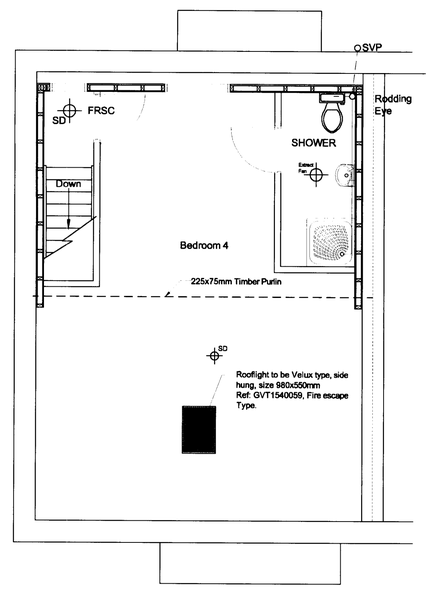
SECTION A-A
SCALE; 1:50



GROUND FLOOR PLAN AS PROPOSED
SCALE; 1:50

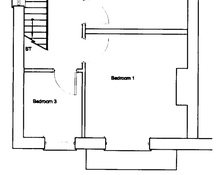


FIRST FLOOR PLAN AS PROPOSED
SCALE; 1:50



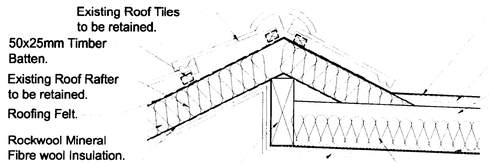
SECOND FLOOR PLAN AS PROPOSED
SCALE; 1:50

GROUND FLOOR PLAN AS EXISTING
SCALE; 1:00

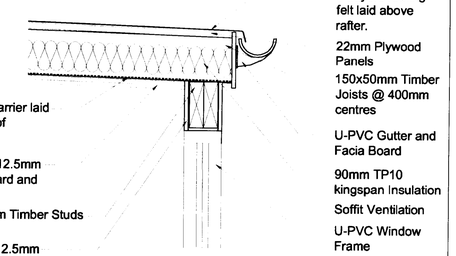


FIRST FLOOR PLAN AS EXISTING
SCALE; 1:00

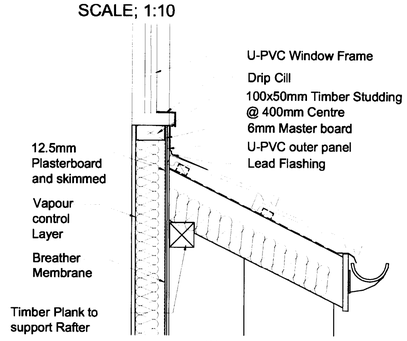
NOTES:-



DETAIL 1
SCALE; 1:10



DETAIL 2
SCALE; 1:10



DETAIL 3
SCALE; 1:10

Wall
External:- 302.5mm cavity wall construction. 100mm external leaf of cavity wall to be Blockwork, with 100mm Rockwool Mineral Fibre Insulation, with 100mm approved thermalite 'turbo' blockwork.
motor Joints to be inaccordance with B.S. 5628 pt 1 1978 and approved by L.A
Roof
Natural slate or equivalent approveal by LA, clipped or nailed every 3rd course on 38mm x 25mm treated softwood battens.

REV	DESCRIPTION	DRAWN	CHK	APP	DATE

ARCHITECTURAL / CAD SERVICE

CLIENT
NABEELA BIBI,
32 SHAFTBURY ROAD
MANCHESTER,
M80 NL

PLANNING
ACK'D
REPLIED
RECD 27 FEB 2008

PROJECT TITLE
SINGLE STOREY EXTENSION @ REAR WITH LOFT DORMER

DRAWING TITLE
PROPOSED AND EXISTING PLANS AND ELEVATIONS AND SECTION

DRAWING STATUS
PLANNING

DRAWING PATH

SCALE	As Shown		DWG No.
DATE	16-02-08		A001
DRAWN	MM	DESIGN Lk	
PROJECT NO.	MM009		REV -