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New foundation to be kept within ownership of clients land.

New Catnic CX insulated steel lintel inserted over new door opening.

New Catnic CG insulated steel lintel inserted over new window opening.

New Upvc gutter to connect into new 75mm Upvc rainwater pipe then into new back inlet gully. Drains to connect into new inspection chamber. Rodding eye at end of drainage run. Builder to ascertain position of existing drains and agree with building inspector connection details on site.

Thick red lines indicate steelwork to support existing rear and side cavity wall over and also to support new rear cavity wall at first floor of 2 storey side extension. Beams to be sunk as much as possible into first floor 'zone', to give the maximum headroom under beams. Structural engineer to design and calculate beams and connection details accordingly.

Broken lines indicate existing garage to be taken down and repositioned to rear of existing garden prior to works to extension commencing.

Build new stud walls in 75x50mm timber stud and 1 layer of 12mm ply and 1 layer of 12.5mm plasterboard and skim to both sides.

New opening form in external wall into extension. Insert 2no. concrete Naylor lintels, 1 over each leaf of masonry.

New soil pipe too connect into existing drainage run.

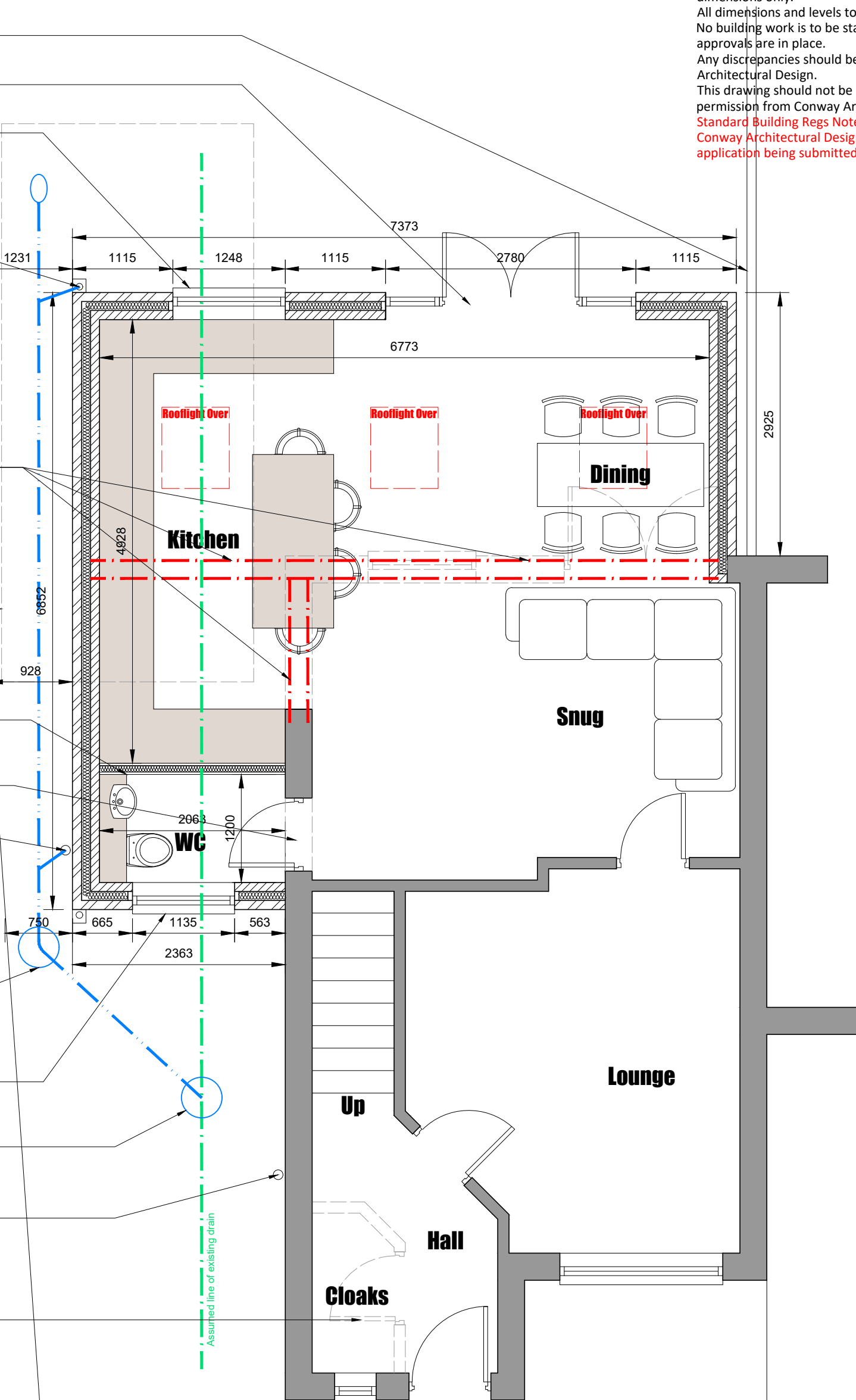
New Upvc gutter to connect into new 75mm Upvc rainwater pipe then into new back inlet gully. Drains to connect into new inspection chamber. Builder to ascertain position of existing drains and agree with building inspector connection details on site.

New Catnic CG insulated steel lintel inserted over new window opening.

New inspection chamber connection over existing drainage run.

Existing soil pipe.

Broken lines indicate existing stud walls to toilet to be removed, to create a large entrance hallway. Soil and water connections of existing toilet/sink to be capped off and boxed in.



Conway Architectural Design

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JOB TITLE :	2 Storey Side, Single Storey Rear Extension
ADDRESS :	24 Crosslee Road, Blackley
DRAWING TITLE :	Proposed Ground Floor Plan
SCALE :	1:50 @ A3
DRAWN : xxx	DATE : 14.08.23