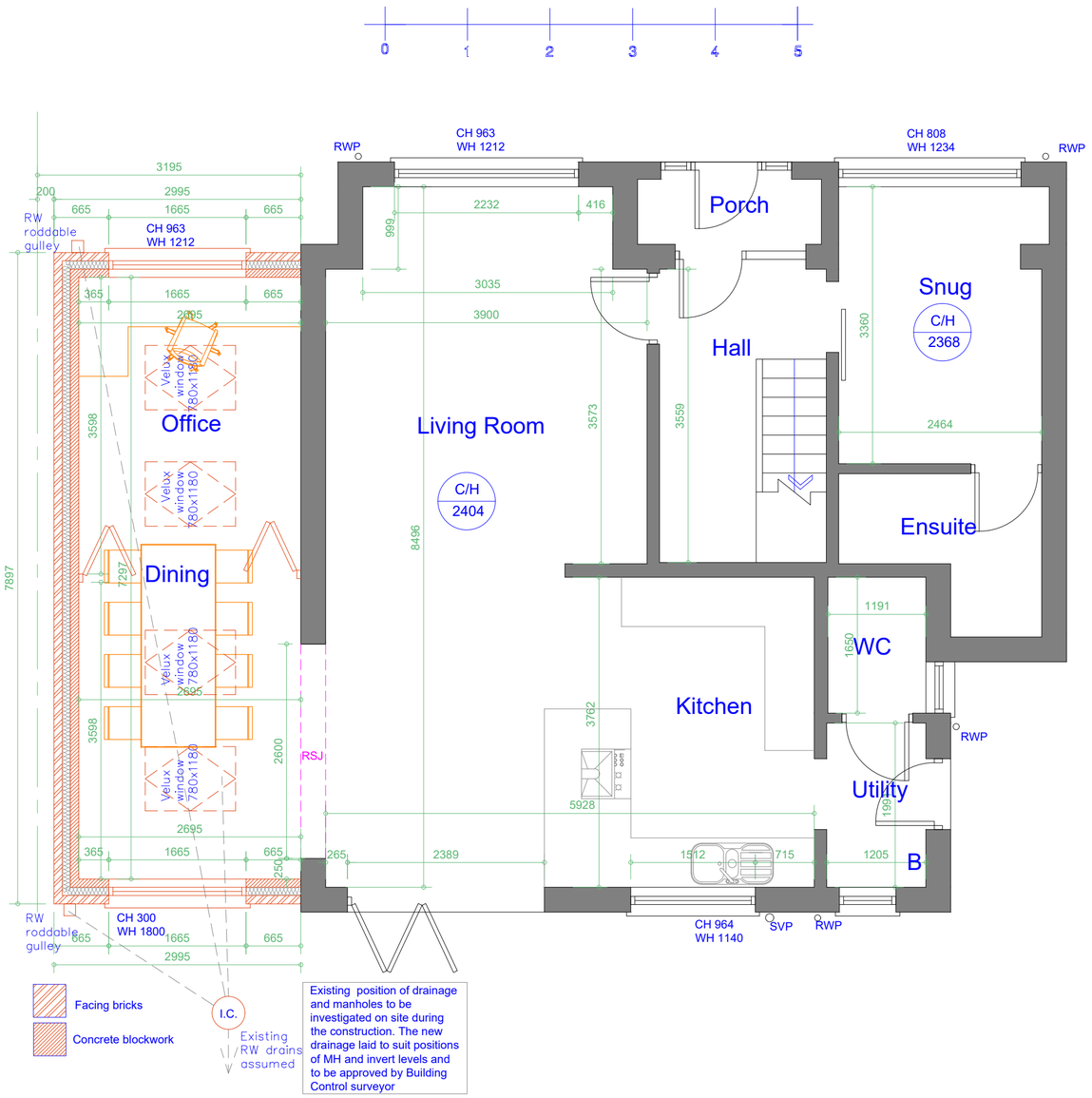
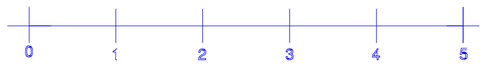
All dimensions are to be checked on site. This drawing shall not be scaled to ascertain dimensions.



Existing position of drainage and manholes to be investigated on site during the construction. The new drainage laid to suit positions of MH and invert levels and to be approved by Building Control surveyor

Proposed Ground Floor Plan
Scale 1:50



ALL ELEMENTS OF CONSTRUCTION TO BE OF MINIMUM 1/2 hr. FIRE RESISTANCE

All windows to have openable casements equal to min. 1/20th floor area of room and to be fully weatherstripped all non-habitable rooms IE bathrooms, kitchen, utility. etc

Kingspan Thermabate Cavity Wall Closers (or equivalent) will be used.

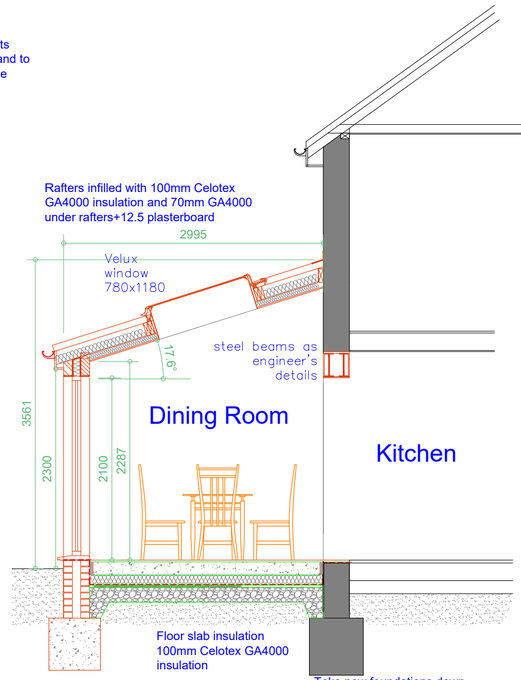
Eaves ventilation to be type FV100 by 'Glidevale' to 10,000mm2 / lin. metre free air space

Lateral restraint provided to bottom truss chords parallel to external wall to be of 030x005mm MS straps, carried over min. 3 no. chords [with 050x100mm noggins under] at 2000mm centres.

wall construction to be of 300mm wide o/all comprising 102.5mm wide facing brick outer leaf, 100mm wide cavity partially filled with 90mm thick Kingspan Kooltherm K106 Cavity Board insulation retaining a 10mm wide residual cavity and 100mm wide Thermalite or similar load-bearing blockwork inner leaf.

NOTE. cavity wall insulation to extend past DPC to top of cavity fill.

NOTE, Positions of proposed drainage runs and types of drainage indicated on drawings are provisional only, and may be altered to suit site conditions. Contractor to check invert & position of existing drainage systems to ensure adequate fall & to ensure BCO is satisfied with proposed drainage layout, fall and site inverts before excavation of drainage runs



Cross flow ventilation provided to roof rafter space via proprietry eaves strip (continuous and dry ridge (5mm) ventilation systems levels at least to a min 25mm continuous wide strip

ELECTRICITY service into existing buildings., care must be taken when any excavation is taking place near these positions. Confirm position of electricity cables with UK Power Networks (plans@ukpowernetworks.co.uk) before commencing on site, position of service cable to be marked on site, and also on copy of plans.

WATER supply to be located & isolated prior to removal of any pipework, water supply pipe to be adequately protected froaccidental / wilful damage at all times, contact United Utilities 0845 746 2200

GAS service into existing buildings., care must be taken when any excavation is taking place near these positions. Confirm position of gas supply pipe with Transco 01204 - 546900, before commencing on site, position of service pipe to be marked on site, and also on copy of plans, once position of pipe has been established. IN AN EMERGENCY CALL 0800 111999 IMMEDIATELY

Maintain any existing floor ventilation from the existing dwelling with 100mm dia PVC duct over / under new floor and extending telescopic air vents and air bricks with cavity trays over at maximum 1500mm centres. all vegetable strip to be removed from site of slab & ground to be treated were necessary with proprietary weedkiller

Proposed Section
Scale 1:50

Rev	Date	Description
Issued For		INFORMATION PURPOSES ONLY

Client
James and Danny Sfeir

Project
156 Kings Road M21 0XX
Proposed single storey side extension.

Scheme - Drawing Title
Proposed Floor Plan and Section.

02 Drawing No. | Revision
Date 20.05.26
Scale 1:50 @A2

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