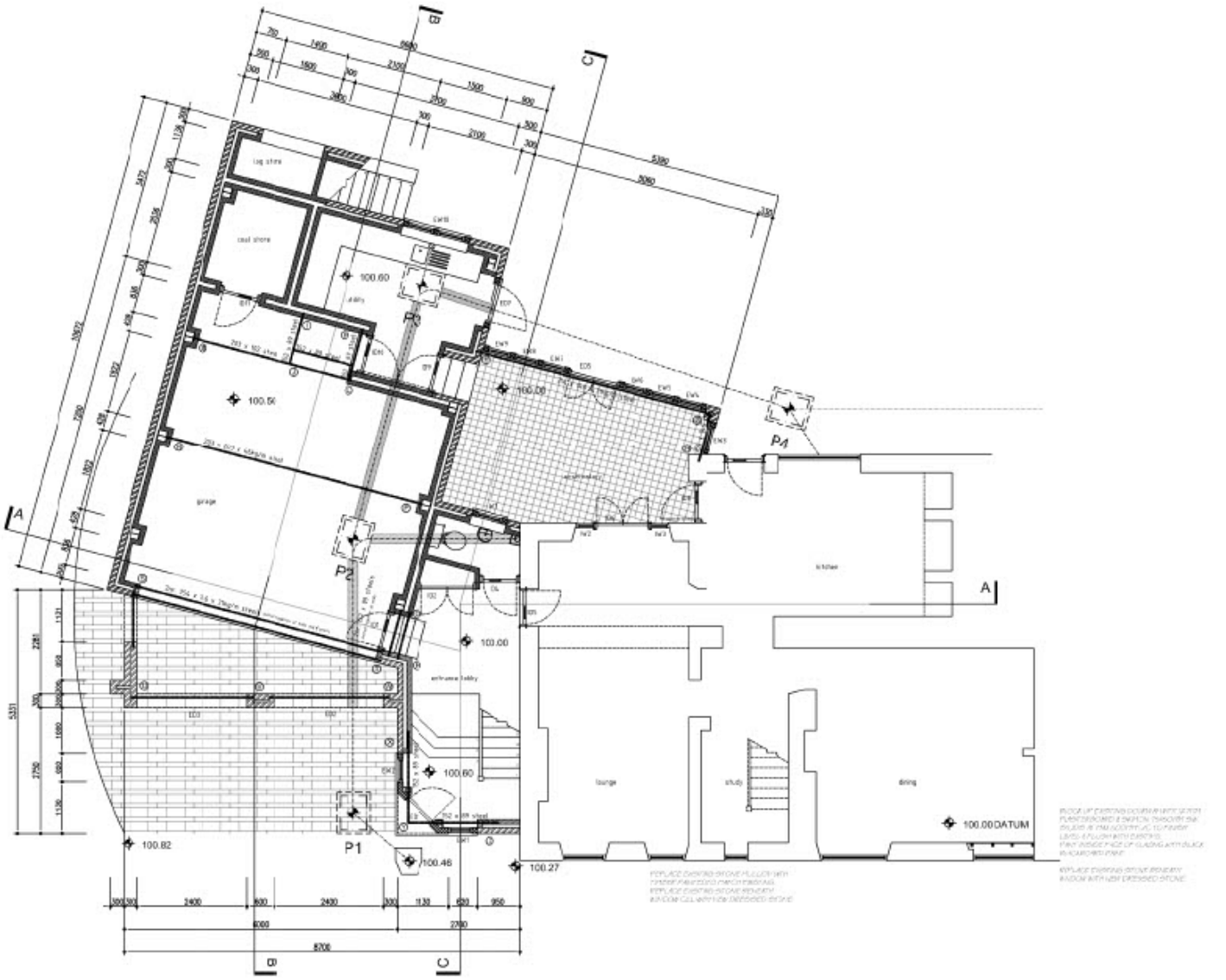

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Extensions to
12 Browns Hill
Crich

drawing.

Proposed Ground Floor Plan

scale.	drawing number.
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FOUNDATIONS
to fe trench fill consisting mass concrete 1:2:4 mix to min depth 1m to finish min 150mm below f.g.l. (fig.1b) to L.A. approval. Any services puncturing foundations o have protective sheath.

Provide horizontal bitumen felt d.p.c. at min 150mm above f.g.l. Step d.p.c. as necessary on sloping site, (fig.2).

FLOORS
Ground floor to be suitable finish on 50mm sand & cement screed on min 100mm concrete slab 1:2:4 mix on 0.001 gauge polythene d.p.m. taken up sides of slab & let into walls at d.p.c. on min 150mm well consolidated sand blinded hardcore (fig.1). Any depth of hardcore exceeding 150mm to be compacted in 150mm lay ins. Any depth of hardcore exceeding 600mm to have suspended reinforced concrete slab - consult architect. Ensure min 100mm threshold step to all garage/house doors.

FLOORS
Firs floor to consist 25mm flooring grade chipboard on 50x175mm s.w. joists to living, and 50x225mm to lobby, and 50x150 to bath 2 at min 450mm o/c with 12.7mm plasterboard & skim to underside, 12.7mm Duplex plasterboard & skim to utility, wc's & bath 2. Double joist to be provided beneath stud partitions parallel to joists. Provide herringbone strutting to at apara ove 2.5m

WALLS
External walls above f.g.l to be 125mm facing stonework outer skin, 75mm cavity to be filled with 75mm 'Dritherm' insulation above f.l. & filled with weak mix concrete below f.g.l. Cavities to be closed at all openings & at roof lines. Internal skin to be 100mm thermal blockwork with 15mm render and set to inner face giving a 'U'-value less than a min of 0.60W/m² °C. 5nr galv steel wall ties per m², additional ties at 225mm o/c vertically at all openings.
Internal walls to be 100mm blockwork with 15mm render and set to both sides; or 50x75mm s.w. studs at max 600mm o/c with 12.7mm plasterboard & skim to both sides; as indicated. Min 125mm blockwork where supporting stonework.

WINDOWS, DOORS & JOINERY
to fe standard pattern & of E.J.M.A section in hardwood or softwood to client's requirements with min 55mm returns as (fig.12).

Provide vertical d.p.c to all openings, (fig.4).

Lintels to be 'Catnic' or similar approved with min 150mm end bearing.

Staircase to be hardwood or softwood with max 42° pitch. All risers and goings to be equal max rise 200mm; min going 225mm. Min 2m headroom from pitchline of wasings. Provide a fix handrail at 900mm from pitchlines of nosings; balustrades to be 1.1m high with no gaps in staircase or balustrade to allow 100mm Dia sphere to pass through.

All structural timbers to be min strength class CS4 & be treated with 'Tanalith'; all cut ends to be bead treated prior top use.

Provide & fix 5nr 'Velux' rooflights installed to manufacturer's instructions o conservatory roof.

Garage/house door to be half hour fire resisting and fitted with self closer.

ROOF
to fe slates laid to suppliers instructions suitable for 35° pitch, on 30x25mm tanalised s.w battens on reinforced roofing felt on 50x125mm s.w. rafters at max 450mm c/c on 100x75mm s.w. wallplate. 50x100mm ceiling joists at 450mm o/c with 50x200mm s.w. binder over entrance lobby & 50x150mm s.w.binder over bath 2 with 12.7mm plasterboard & skim to underside. 100mm fibreglass insulation quilt to all roof spaces, ensuring no cold bridge at eaves by integrity of insulation. Ensure adequate ventilation of roof space by 10mm continuous air gap with anti-insect mesh behind fascia, min 25mm vent gap over quilt (fig.10 & (fig.11) or (Fig.20).

Conservatory: 'Alucobond' or similar approved on 50x150mm s.w. rafters on 75x100mm s.w. wallplate & 50x75mm beaver plugged & screwed to wall at max 400mm c.c. Provide 2.5kg lead flashing let into stone min 150mm above roof wall abutment. Provide cavity tray over for discharge above flashing.

STRAPPING
Firs 3nr roof members parallel to external walls at ceiling & roof level to be strutted & strapped using 30x5mm galv m.s. straps let into cavity at max 2m c/c (fig.7). Wallplate to be anchored to inner skin by similar straps masonry nailed to wall at max 2m c/c (fig.8) & (fig.9).

Firs 3nr floor joists parallel to external walls to be strutted & strapped using 30x5mm galv m.s. straps let into cavity at max 2m c/c (fig.5).

Where joist hangers are used to support floor joists every 3rd joist to be strapped to wall using 30x5mm galv m.s. straps (fig.17).

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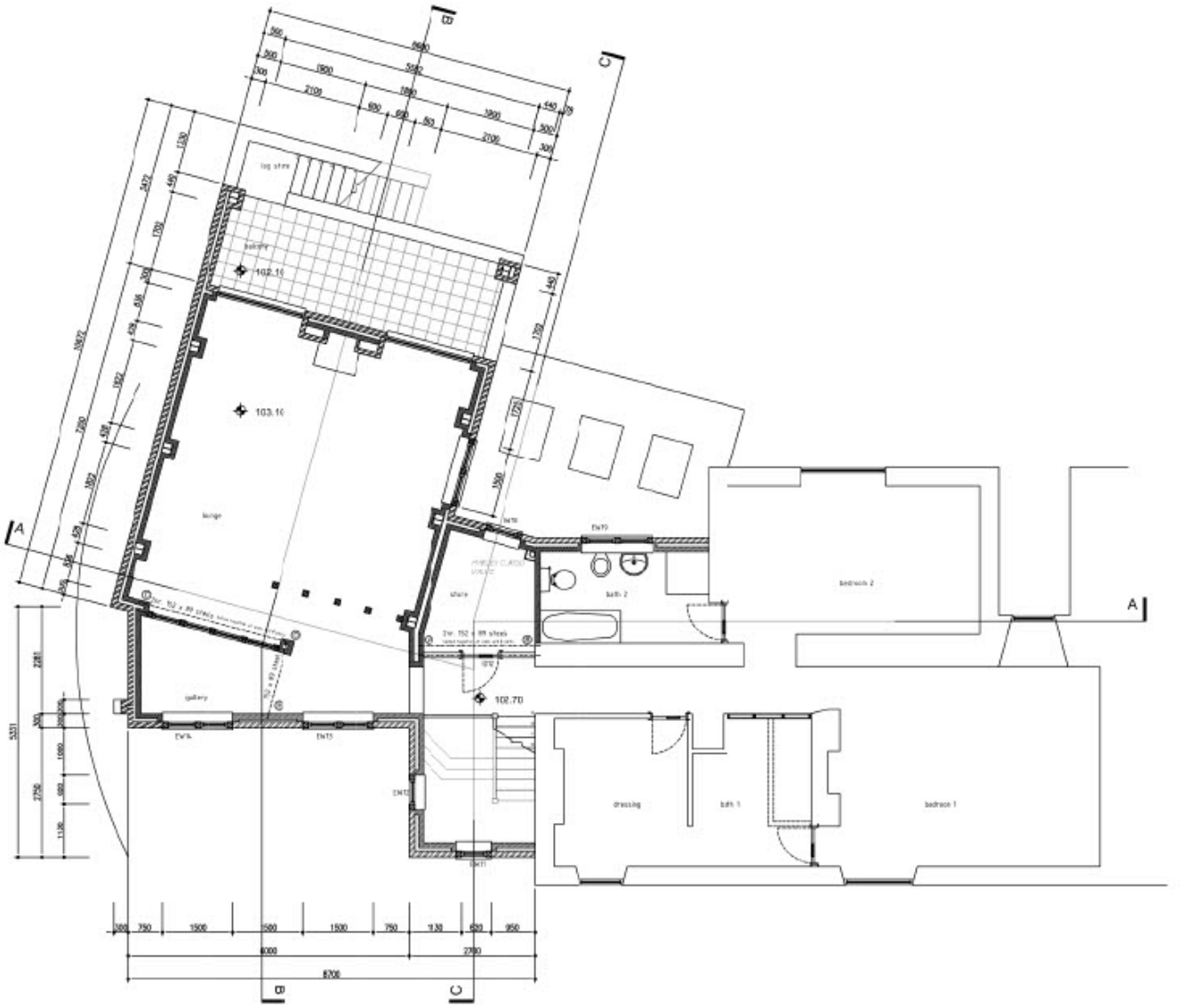

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Extensions to
12 Browns Hill
Crich

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Proposed First Floor Plan

scale.	drawing number.
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DRAINAGE
Remove all existing manholes & associated redundant pipework.

New rainwater goods to be 100mm Dia half round p.v.c gutters connected to 63mm Dia p.v.c. downpipes to discharge into 100mm Dia s.g.w. pipes with flexible joints laid into pea gravel to falls 1:40 to discharge into soakaways min 4m from any building or to existing system as shown. Stainless steel fixed & tail brackets to gutters.
38mm Dia p.v.c. wastes to bath & sinks; 32mm Dia p.v.c. wastes to basins to connect to b.i.g.s or 100mm Dia p.v.c. soil & vent pipe as shown. SW pipe to terminate with 'Marley "Dugo" valve, (Agreement Certificate Nr 79 648) in stone room as shown & discharge into 150mm Dia s.g.w. pipes with flexible joints laid into pea gravel to falls 1:40. All sanitary fittings to have accessible traps & min 75mm seal. All wastes to b.i.g.s. to discharge below grate.
New manholes to consist 225mm class B engineering brickwork on min 150mm concrete base with self cleansing benching. Class C cover & frame externally. Screw down double seal covers internal manholes and traps.

All pipework beneath building to be encased in concrete.

DRAINAGE SCHEDULE
Site level 100.000

MH	Status	Cover	Invert	Depth	Inlet	Dia	Grad	Length	Run
C.1	exg	100.480			98880	150mm	1:40	1.00	P.1.
P.1.	new	100.535	98.980	1.635		100mm	1:40	6.00	P.2.
P.2.	new	100.530	99.080	1.480		100mm	1:40	6.00	P.3
P.3.	new	100.630	99.280	1.480		100mm	1:40	6.100	P.4.
						100mm	1:40	1.00	b.i.g.
P.4.	new	99.858	99.420	0.438		100mm	1:40		exg
						100mm	1:40	1.00	b.i.g.

Check inlet valve for C.1. before commencement on site.

GENERAL
Class 1 appliance to lounge to have min 580x125mm concrete hearth projecting min 150mm to both sides of opening & 2nr fireguard anchorage points (fig.13). Min 200mm Dia terracotta flueliner to be encased in brickwork stack, to terminate min 1m above ne west roof intersection or 600mm from ridge, with associated 2.5kg lead flashing (fig14). Stack to have mesh reinforcement every 4nr courses above roof level & no structural timber to be within 50mm of stack.

All roofs to be encased in 2nr layers 12.7mm plasterboard & skim. Boxes to have staggered joins & be copper wired to steels to achieve min half hour fire resistance. Consult schedule for rod bearings.

Use 'Yorfix' galv steel profile to manufacturer's instruction between new & existing masonry. Fill gap to outside with builder's mastic coloured to match stone.

Stairs to rear to be stone-faced concrete spandels (fig.25) with max 42° pitch.

N.B
All dimensions to be checked on site prior to commencement of building.
Any ambiguity or conflicts to be brought to the attention of the architects.
Do not scale from drawings.

figs 1, 2, 4, 5, 7, 8, 10, 11, 12, 13, 14, 17, 20, 25 (9.5.86 KNS)

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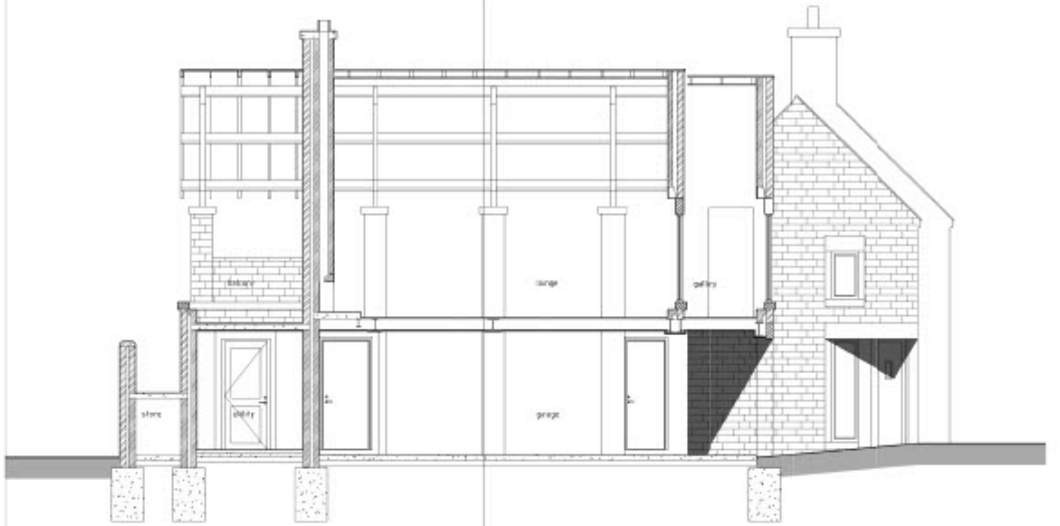

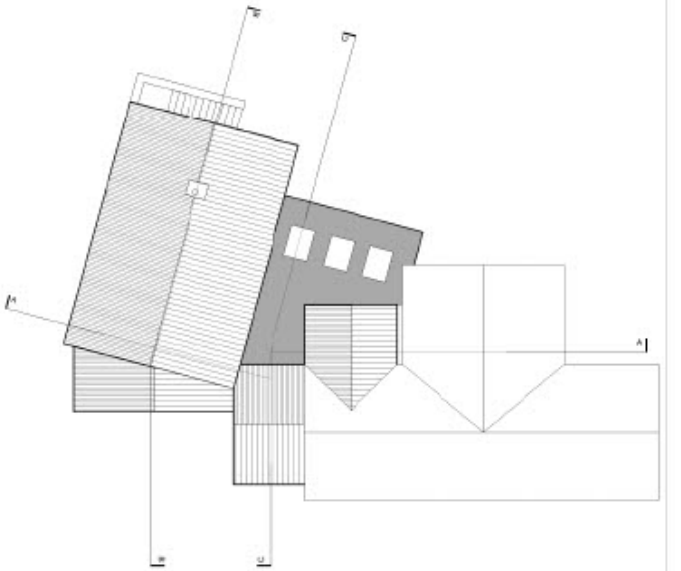

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Extensions to
12 Browns Hill
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Proposed Sections & Roof Plan

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1:50	1:100	0685/190 - 10

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Front Elevation

Rear Elevation

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Extensions to
12 Browns Hill
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drawing.

Proposed Elevations

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1:50	0685/190 - 9

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