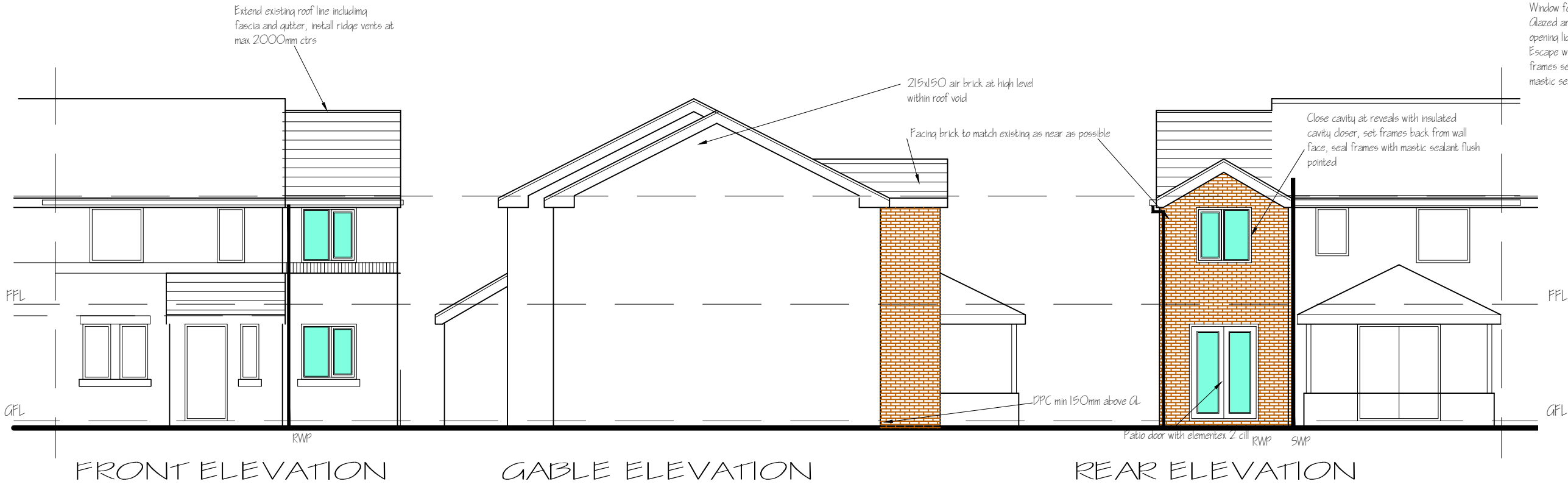




Window fenestration to match existing
Glazed area 1/ 10th floor area
opening light 1/ 20th floor area
Escape window as gen spec notes
frames set back from wall face and sealed with
mastic sealant flush pointed

All work to comply in every respect to the LOCAL AUTHORITY building regulations latest edition.
All electrical work to be installed and checked by IEE registered engineer.
All gas supplies and installation by Corgi registered engineer.
Foundations to comply with the LA requirements
Steelwork to comply with BS 449, BS 5950
Steelmesh to BS 1221
Horizontal and vertical DPM to be bituminous felt (unless otherwise stated) in accordance with BS 743
Type 5a, 1970
Windows to CP 151, Door frames to CP 151
Door and window frames by J.CARR or similar approved (standard section)
Plastering to BS 5492:1972
S.W drainage to BS 6367: 1983
Internal drains above ground level to BS 5572
Thermal insulation to roof to be as BS 5808 and comply with the current building legislation.
for thermal protection to structures.
Drainage below GL to BS 6297, Generally to comply to the satisfaction of the LA inspector.
in accordance with BSCP 301,303.
Wall and floor tiles to BS 5385
Structural timber to BS 5268. Timber workmanship to BS 1186.
Glass to BS 952, and BS 6282:1982
Concrete- Wall foundations as shown, in plain concrete 1:2:4 mix or unless otherwise
stated by the structural engineer.
Block work to be in accordance with BS 1257
Soft woods to BSCP 1860, (All non-structural timber to be VAC-VAC treated)
Decoration Apply 2 cts of emulsion paint to wall and ceiling surfaces to BSCP 231
Internal sw frames primed and painted 2 cts gloss.
All services shall be connected in compliance with the statutory authority requirements.
All dimensions to be checked on site prior to ordering or erecting materials.
All work to comply with the LA inspectors requirements.

NOTE
Allow for relocating the GAS / ELECTRIC meters service
to front elevation below cill

New external wall comprising of facing brick to match existing
outer leaf, 100mm cavity fully filled with Dritherm 100 insulation,
100mm Celcon standard blockwork (K=0.16) with 50mm insulated plaster
board finish to achieve 0.18 w/ m2k U value
Stainless steel cavity ties at 750mm horizontal and 450mm
vertical ctrs staggered each line, ctrs reduced to 300mm around
openings

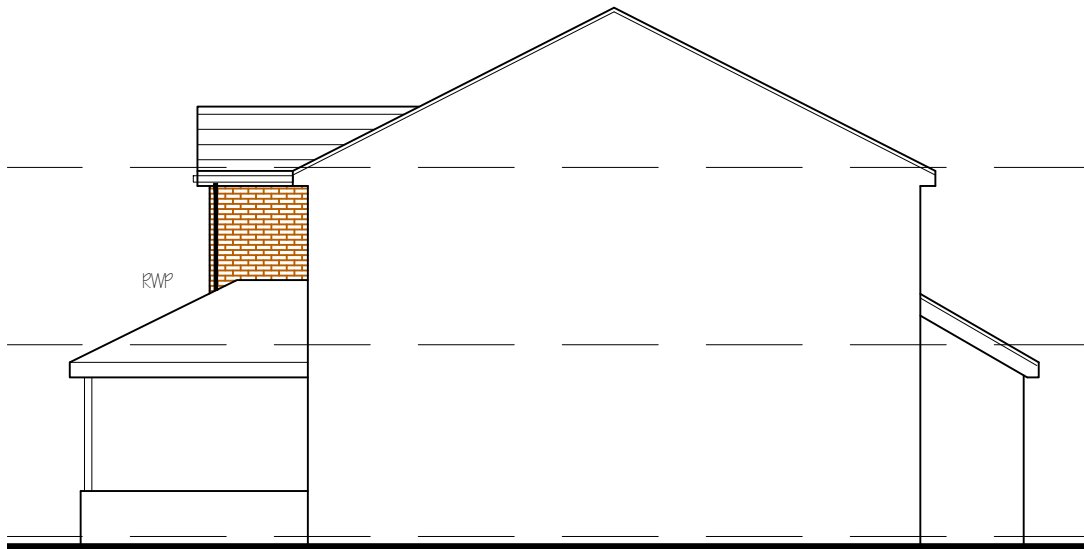
New doors and windows to be double glazed with 20mm gap between
panes filled with Argon gas with inner pane having LoE coating to achieve
1.4w/ m2K (WER band c)

Glazing below 800mm from floor level in windows and less than 1500mm
above floor level in doors and side panels to be safety glass to conform to
BS 6206 (BS EN 12600)

Insulation to walls, floor and roof is to be continuous to limit
thermal bridging and air leaks
All work to comply with Domestic building Services compliance guides
All electrical work to meet the requirements of Part P (electrical safety)
and will be designed, installed inspected and tested by a person registered
with a competent persons scheme

Floor comprising 150mm thick concrete slab trowelled smooth to receive
clients finish or screed
A142 anti crack mesh on 110mm Kingspan on 1000q visqueen on sand blinding
on clean well compacted hardcore

150mm concrete slab with floated finish on VISQUEEN
on 110 celotex XR4000 or equivalent floor insulation
on 1200 quage DPM lapped onto DPC on 25mm sand blinding on
consolidated hardcore. Provide 25mm ridged insulation to the edge
of the slab, Provide 100mm dia duct pipe through to air brick
with cavity trays over to vent any existing air bricks / sub floor
Provide Visqueen gas barrier and ventilation installed in strict
accordance with manufacturers instructions and recommendations



C) Updated to CLIENT requirements 06.09.2022 jk
B) Updated to CLIENT requirements 27.07.2022 jk
A) Updated to planning requirements 22.07.2022 jk

ALL DIMENSIONS TO BE CHECKED ON SITE
PRIOR TO ORDERING OR ERECTING MATERIALS
DO NOT SCALE.

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PROPOSED TWO STOREY REAR EXT.N

CLIENT
Mr and Mrs J. BANNISTER
14 GILWOOD GROVE
MIDDLETON M24 6TH

REV. C	DRG.NO. JPP / 2084_002
DATE MAR 2022	SCALE 1:100 @ A3

