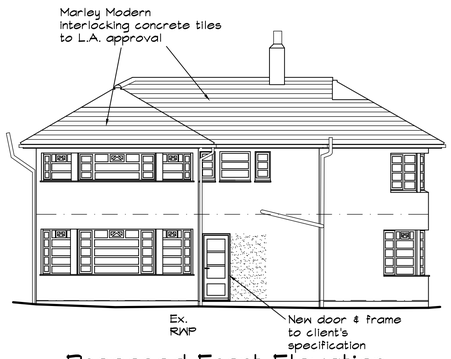
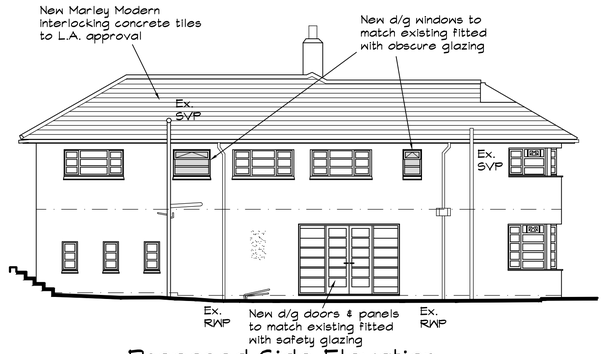


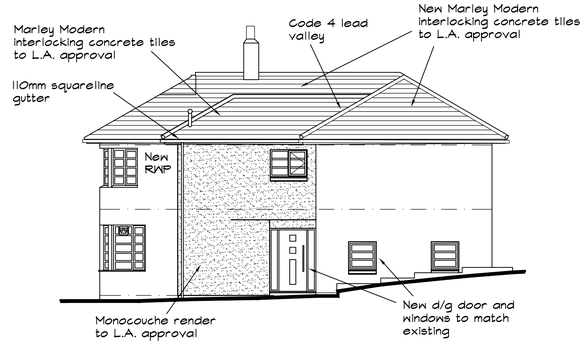
Proposed Front Elevation

1:100



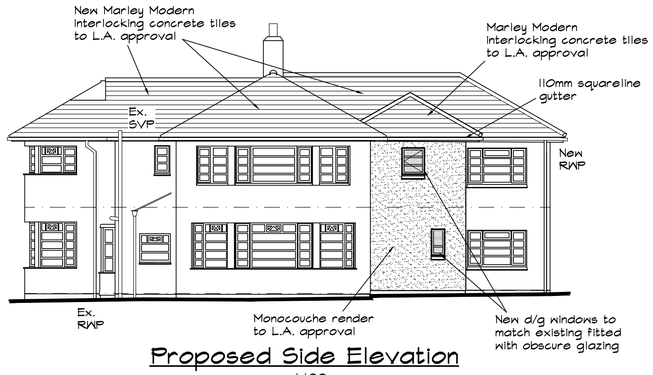
Proposed Side Elevation

1:100



Proposed Rear Elevation

1:100

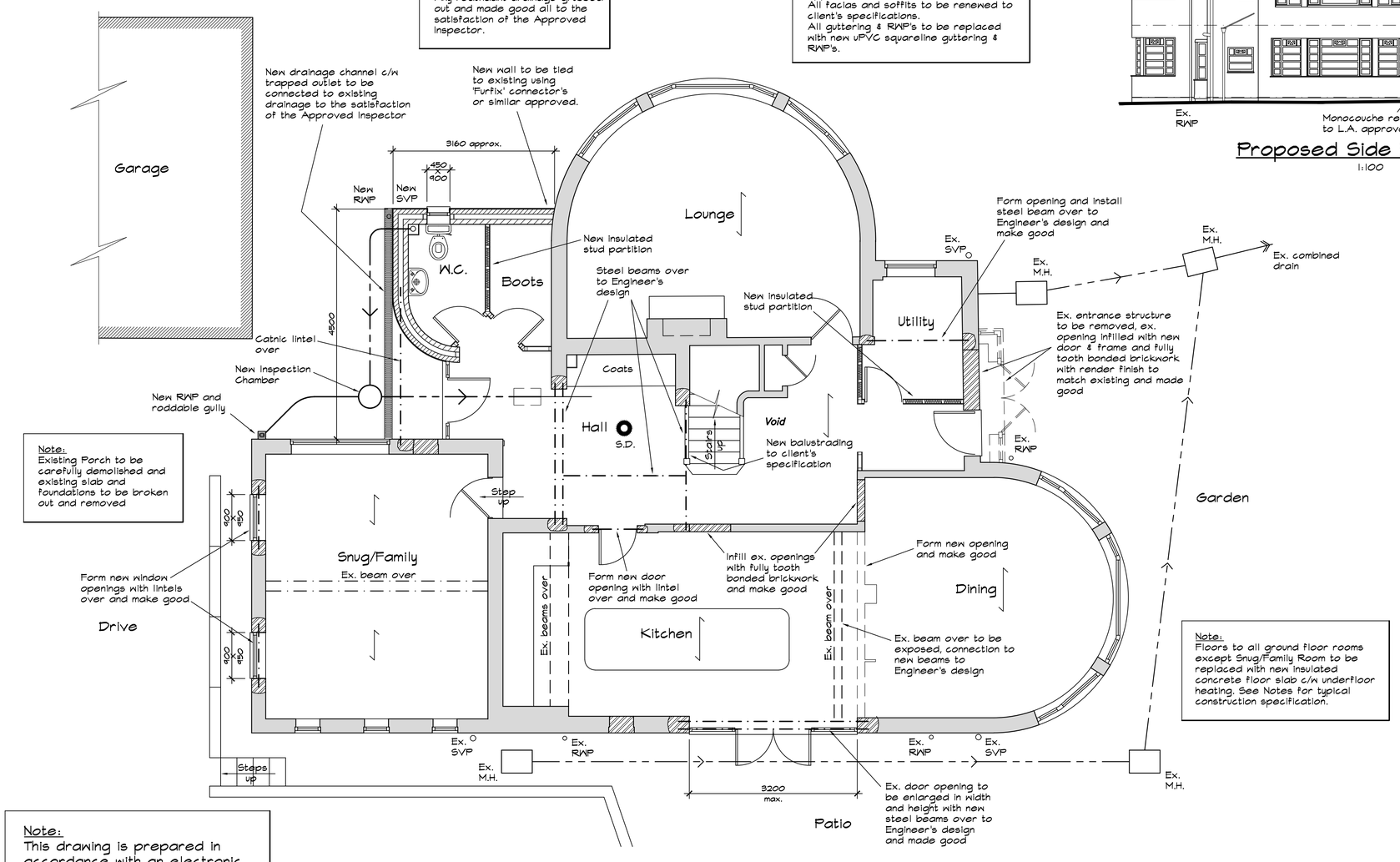


Proposed Side Elevation

1:100

Note:
Existing drainage under extension footprint to be replaced with new uPVC drain, Any redundant drainage grubbed out and made good all to the satisfaction of the Approved Inspector.

Note:
Existing render to be removed and replaced with new Monocouche smooth render to L.A. approval.
Existing green profiled interlocking concrete roof tiles to be replaced with new grey Marley Modern interlocking concrete roof tiles or similar to L.A. approval.
All fascias and soffits to be renewed to client's specifications.
All guttering & RWP's to be replaced with new uPVC squareline guttering & RWP's.



Proposed Ground Floor Plan

1:50

Note:
Floors to all ground floor rooms except Snug/Family Room to be replaced with new insulated concrete floor slab c/w underfloor heating. See Notes for typical construction specification.

Note:
This drawing is prepared in accordance with an electronic copy of a measured survey drawing provided by the client.

Key

S.D. - Mains operated interlinked smoke detector

All electrical works to be undertaken, tested and commissioned by an electrical contractor registered under the Competent Persons Scheme.

NOTES

1. All dimensions to be checked on site by builder prior to commencement.
2. This drawing is Copyright of Creation Building Design and may not be amended or copied, either manually or electronically, without the express written permission of the Copyright owner.
3. This drawing is to be read in conjunction with Drg. Nos. 22115-1 & 3.
4. FOUNDATIONS
   600mm wide mass concrete foundation trenches set out centrally under loadbearing walls to be taken down to suitable bearing strata, 1000mm minimum below ground level or invert of any adjacent drains, whichever is the greater to the satisfaction of the Approved Inspector.
   All concrete to be be to BS 5328 Part 2 1981 , plain concrete to foundation and insitu floor slabs, minimum mix strength RC25.
5. DPC
   To be minimum 2000 gauge polymer DPC to each leaf of masonry, positioned at ground floor level, 150mm minimum above external ground level. Insulated vertical DPC's to all vertical cavity closures.
6. EXTERNAL CAVITY WALL
   External cavity wall to be Monocouche render to L.A. approval on 100mm wide dense blocknork with 100mm cavity filled with DriTherm or similar cavity insulation bats, 100mm wide inner leaf of Celcon Standard or similar blocknork, plasterboard on dabs with skim finish internally. Cavity to be tied with stainless steel or similar wall ties to BS 1243 at 750mm horizontal centres and 450mm vertical centres, 225mm at openings. All new openings to be supported using Catnic insulated lintels with 150mm minimum end bearing. All new bricknork to be strapped to BS 5628.
7. IN-SITU FLOOR SLAB
   100mm Lafarge Agilia or similar approved self levelling concrete slab c/w underfloor heating on 500 gauge polythene DPM on 80mm Celotex or Kingspan floor grade insulation with 25mm perimeter insulation on 1200 gauge polythene DPM linked to DPC on 150mm min. sand blinded well compacted limestone sub-base.
   Floor finish to be agreed with the client.
8. STUD PARTITION
   75x50mm s/n studs at 450mm max. centres and crossed braced with 75mm quilt insulation between studs (min. density 10kg/m3) where shown and 9.5mm plasterboard & skim finish.
9. FIRST FLOOR
   22mm tongue and groove chipboard (moisture resisting in En-Suite) on 47x170mm Grade C24 floor joists @ 400mm centres max. with 1 ron solid strutting at midspan with 100mm quilt insulation between joists and 12.5mm plasterboard & skim finish. Triple joists bolted together under partitions.
10. PITCH ROOF
    Marley Modern interlocking concrete tiles to L.A. approval on 38x25mm tanalised s.w. battens on Klober Permo Forte vapour permeable breathable felt with 10-15mm sag between rafters.
    Roof timber sizes as shown on section.
    100mm insulation to be laid between ceiling joists with 150mm laid on top at 90 degrees to the joists and underdrawn with 12.5mm foil-backed plasterboard and skim finish.
    Eaves and fascia to match existing.
11. RAINWATER DISPOSAL
    110mm squareline guttering connected to 65mm square rainwater pipes discharging into the underground drainage system to the satisfaction of the Approved Inspector.
12. DRAINAGE
    All new underground drainage to be 100mm dia uPVC flexibly jointed pipework bedded on pea gravel, laid to 1:40 minimum falls in the layout as shown.
    New polypropylene inspection chambers to have 100mm dia. outlets, fitted with a lightweight cover and frame and set on 150mm thick mass concrete base and surrounded with pea gravel.
    150x150mm trapped and roddable gully's to be positioned as shown. All drains under the extension to be kept flexible when passing through walls.
13. Bath, showers, sinks & washing machine to have 40mm dia. uPVC waste pipes (50mm where pipe run is greater than 3.0m), basins to have 32mm dia. uPVC waste pipes, all with 75mm deep seal anti-vac traps and connected into 100mm dia. uPVC SVP or trapped gully.

Rev C 12.04.21. Details finalised for Planning and Building Regulation approval.

Rev B 30.03.21. En-Suite to Bed 3 & 4 amended in accordance with client's comments.

Rev A 23.03.21. Amended in accordance with client's comments.

Project
Proposed Extension at 148, Burley Lane, Quarndon, Derby.

Client: Mr & Mrs C. Ball — Tel. 07791 606416

Scale: 1:100 & 1:50 — Drg. No. 22115-2C

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