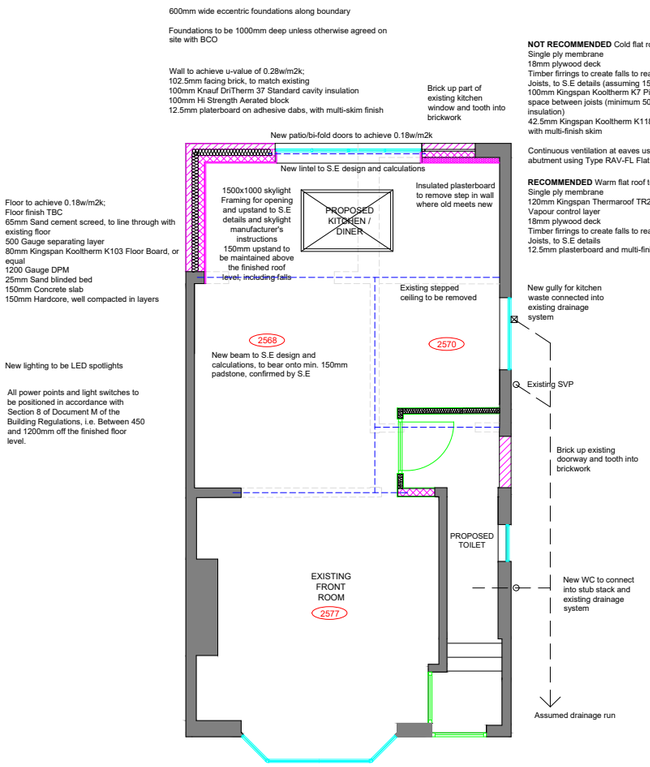
d:\rs traffic management design\josh house plans\josh - house plan for building control latest rev a.dwg

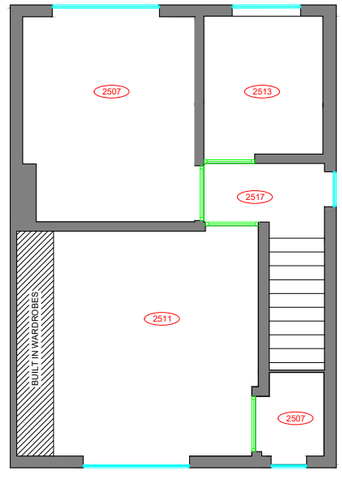


NOT RECOMMENDED Cold flat roof to achieve 0.18w/m2k;
Single ply membrane
18mm plywood deck
Timber firrings to create falls to rear elevation
Joists, to S.E details (assuming 150mm deep joists)
100mm Kingspan Kooltherm K7 Pitched Roof board, partially filling space between joists (minimum 50mm ventilated airspace above insulation)
42.5mm Kingspan Kooltherm K118 Insulated plasterboard, or equal, with multi-finish skim

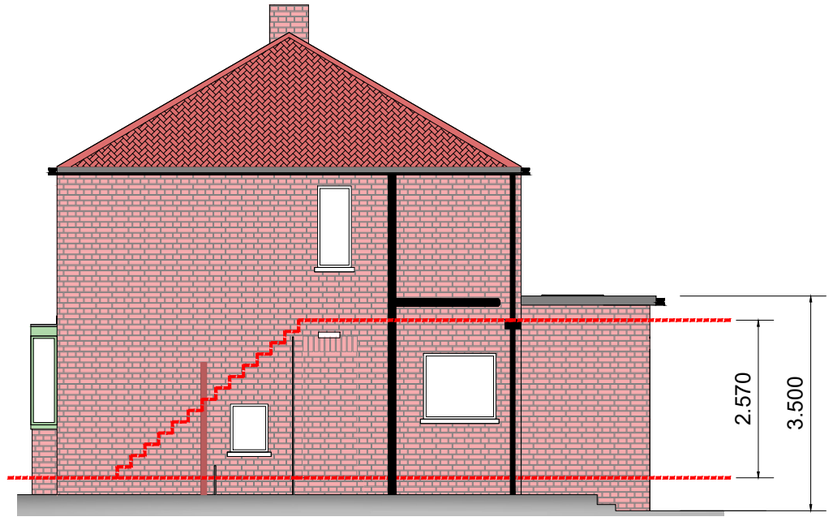
Continuous ventilation at eaves using FV250 over fascia ventilator and abutment using Type RAV-FL Flat roof abutment ventilator

RECOMMENDED Warm flat roof to achieve 0.18w/m2k;
Single ply membrane
120mm Kingspan Thermaroof TR27, or equal, insulation
Vapour control layer
18mm plywood deck
Timber firrings to create falls to rear elevation
Joists, to S.E details
12.5mm plasterboard and multi-finish skim

PROPOSED GROUND FLOOR LAYOUT (INC BEAMS)



PROPOSED FIRST FLOOR LAYOUT



PROPOSED SIDE ELEVATION - INCLUDING STAIRCASE AND CEILING HEIGHTS WITHIN KITCHEN

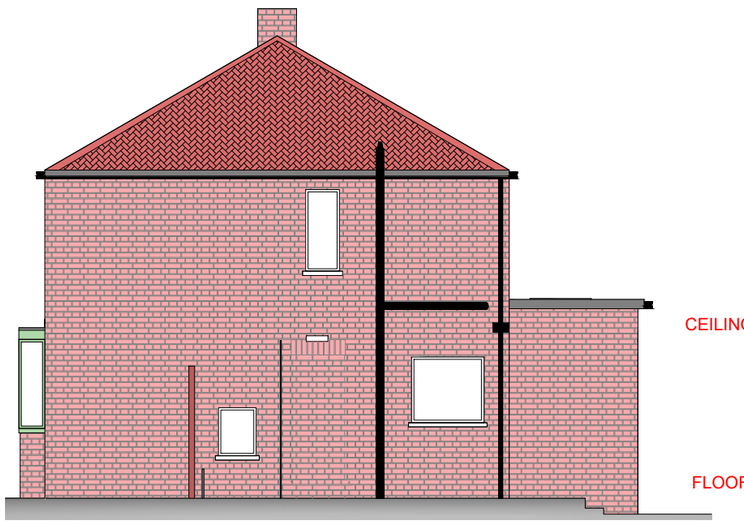
NOTES:

Party Wall Act - You must give adjoining owners one month's notice of an intention to build a new wall or party fence wall on the line of junction (that is, the boundary).

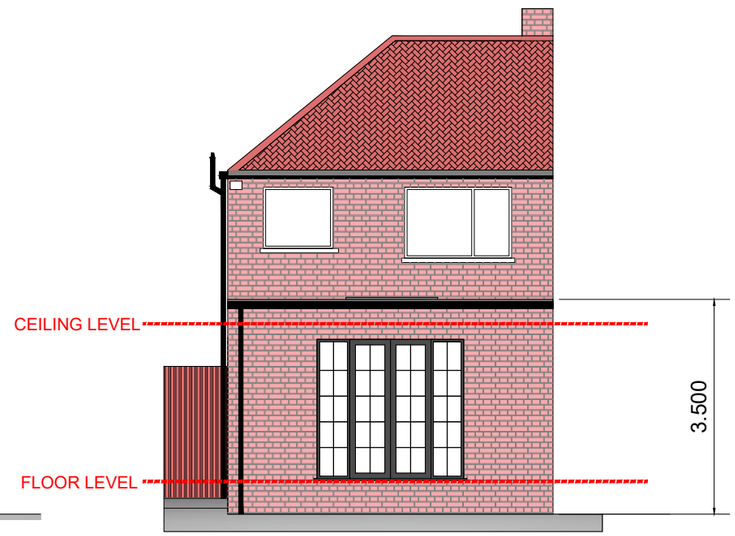
Planning - On the rear elevation the height of the extension measure 3.5m. If you are building within 2m of a boundary the height at the eaves cannot exceed 3m.



PROPOSED FRONT ELEVATION



PROPOSED SIDE ELEVATION



PROPOSED REAR ELEVATION

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Client:

Contractor:

Project Title:

Drawing Title: 54 Crosshill BUILDING CONTROL DRAWINGS (Proposed plans)

Rev No	Details	Date

Drawn by: R.Searston Date:16/06/2021

Approved by: Date:

2021 RS Traffic Management Design
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Drawing No: Proposed Plans / Elevations

Status: ■ For Comment ☐ For Issue ☐ As Built

Sheet No: 1 of 1

Original size: A1 Scale: 1:100