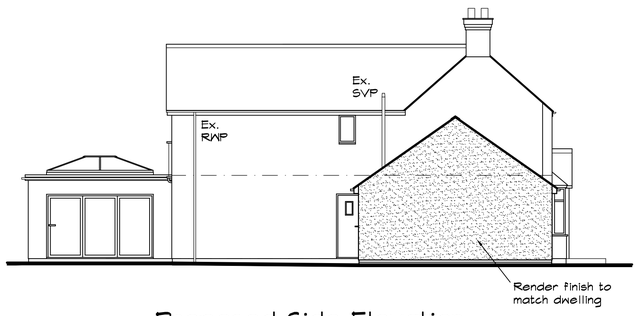
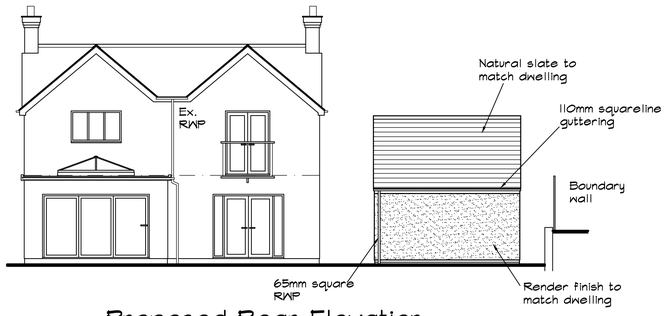


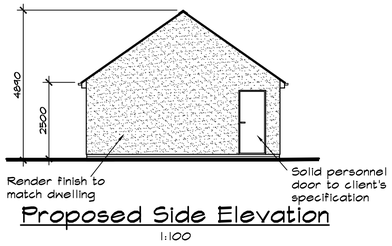
Proposed Front Elevation
1:100



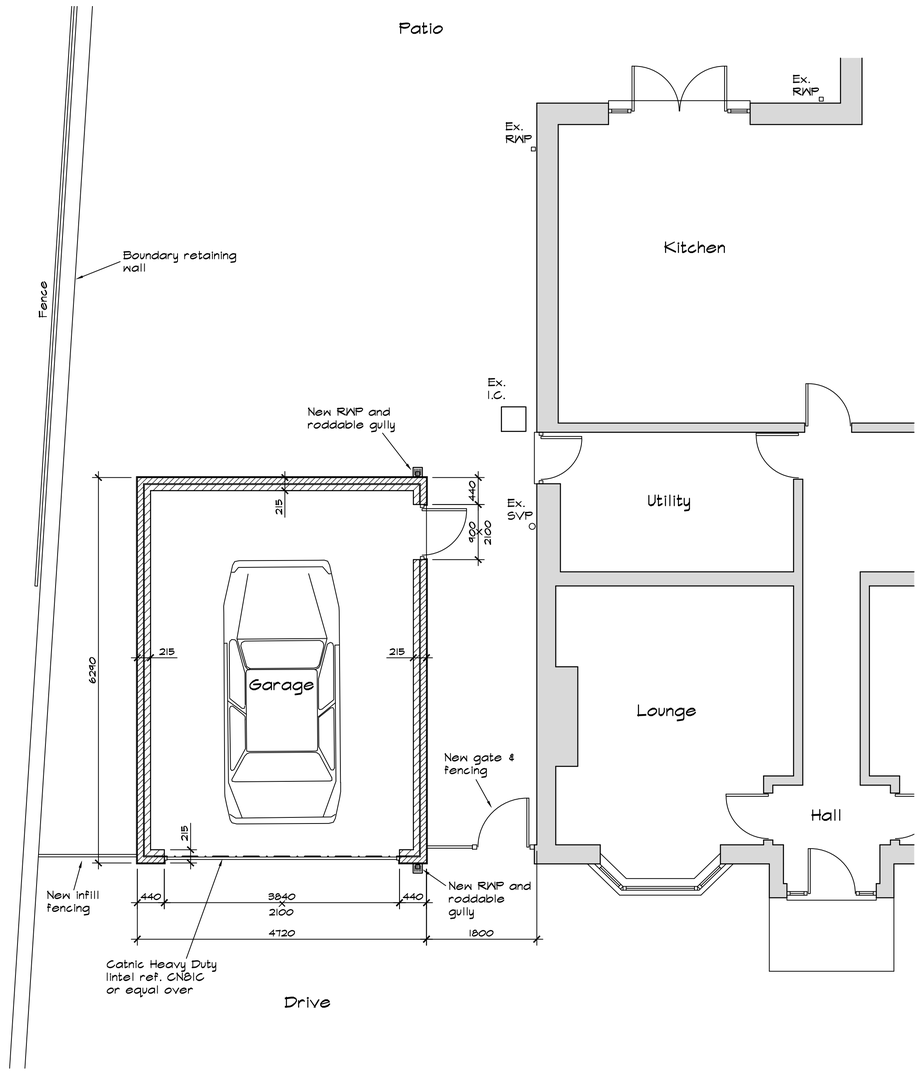
Proposed Side Elevation
1:100



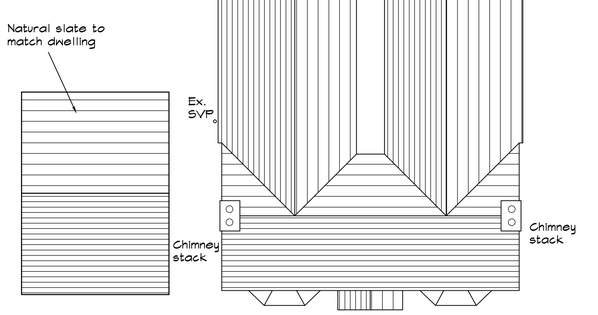
Proposed Rear Elevation
1:100



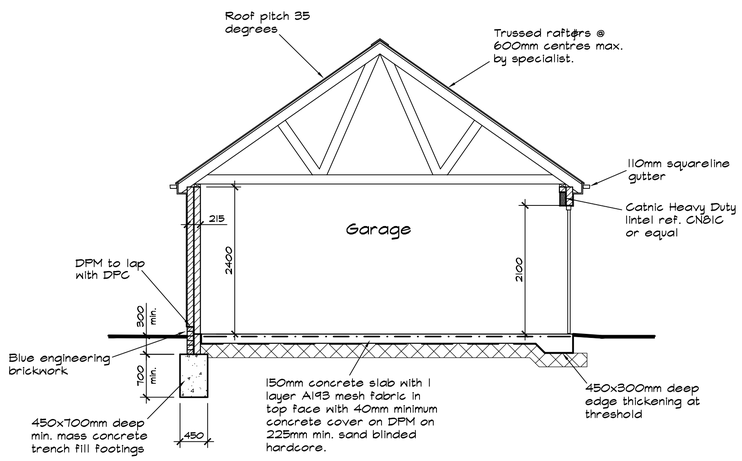
Proposed Side Elevation
1:100



Proposed Layout Plan (Part)
1:50



Roof Plan
1:100



Section
1:50

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. No. 22628-1.
4. FOUNDATIONS
   450mm wide mass concrete foundation trenches set out centrally under loadbearing walls to be taken down to suitable bearing strata, 1000mm minimum below loner ground levels 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 or where shown, 150mm above external ground level.
6. EXTERNAL WALLS
   External walls to be render to match existing on 215mm overall wall width consisting of 100mm dense blocknork with 100mm wide inner leaf of Celcon Standard or similar blocknork. Masonry leaves to be tied with stainless steel or similar wall ties to BS 1243 at 900mm horizontal centres and 450mm vertical centres, 225mm at openings. All new openings to be supported using Catnic lintels with 150mm minimum end bearing. All new brickwork to be strapped to BS 5628.
7. IN-SITU FLOOR SLAB
   150mm concrete slab with 1 layer A193 mesh fabric in top face with 40mm minimum concrete cover and 350mm side & end laps on 1200 gauge polythene DPM linked to DPC on 225mm min. sand blinded well compacted limestone sub-base.
8. PITCH ROOF
   Natural slates, to match dwelling, on 50x25mm tanalised s.w. battens on Klober Permo Forte vapour permeable breathable felt with 10-15mm sag between trusses. Purpose made trussed rafters by approved manufacturer and braced to BS 5628, Part 3, at 600mm maximum centres. Details and calculations of roof trusses are to be provided by truss manufacturer for approval. Eaves and fascia to match existing.
9. RAINWATER DISPOSAL
   110mm squareline guttering connected to 65mm square rainwater pipes discharging into the existing underground drainage system as indicated.
10. 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 building to be kept flexible when passing through walls.
11. GENERAL DETAIL
    Lateral restraint to walls be provided at verge and ceiling joist levels using 30x5mm galvanised mild steel straps x 1800mm long @ 1500mm max. centres fixed across min. 3No. members with solid strutting between members.

    All Fire Protection specified to be installed in accordance with the manufacturer's instructions and to the satisfaction of the Approved Inspector.

Rev A 23.09.26. Details finalised for Planning approval.

Project
Proposed Garage at 12, Cloves Hill, Morley, Ilkeston.

Client Mr & Mrs S. Brown Tel. 07525 242852

Scale 1:100 & 1:50 | Drg. No. 22628-2A

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