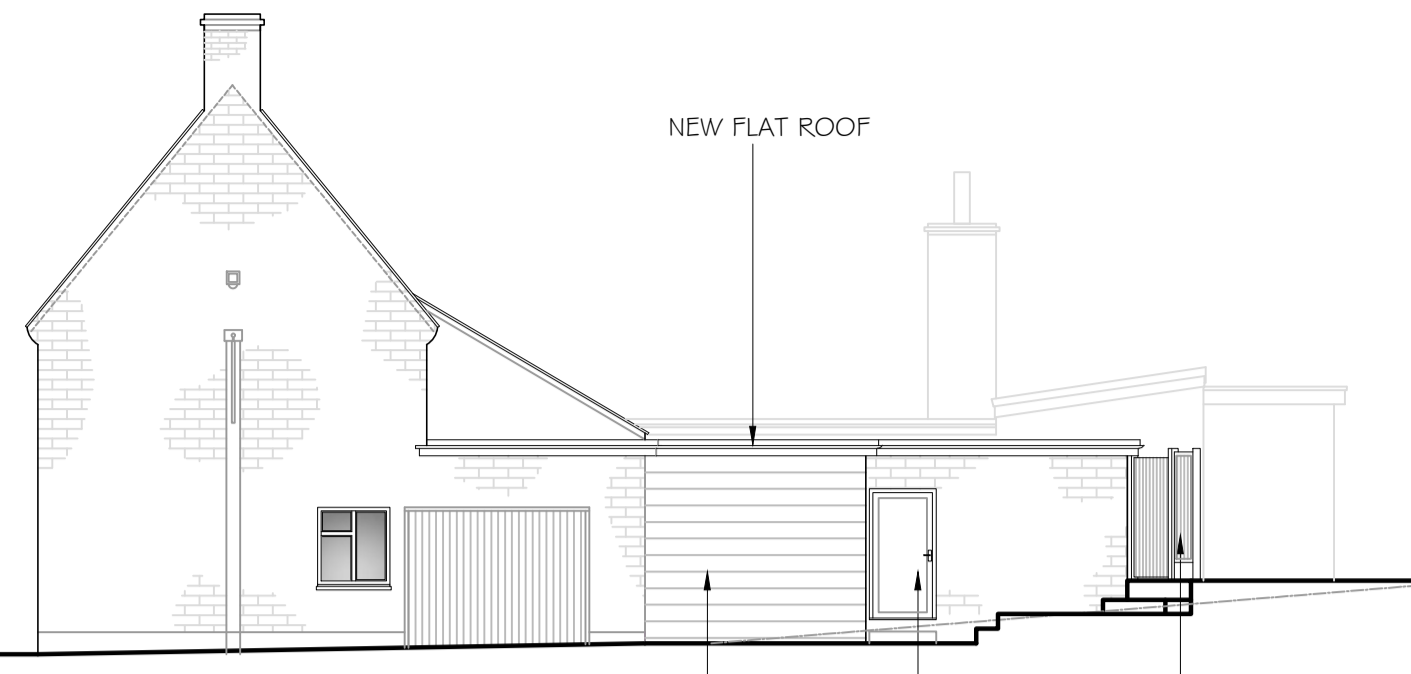




Front



Side



Rear at Car Park level

Proposed Elevations (scale 1:100)

SURFACE WATER: IT IS ASSUMED ALL EXISTING RAINWATER GUTTERS & RAIN WATER PIPES CAN BE ADJUSTED/EXTENDED/REPOSITIONED OR REPLACED TO SUIT THE NEW ROOF DESIGN, ALL RUNNING INTO EXISTING SURFACE WATER DRAINAGE, CONTRACTOR TO SURVEY AND POSITION APPROPRIATELY, BUILDING CONTROL TO ADVISE.

NOTE: PROVIDE CATNIC LINTELS OVER ALL NEW OPENINGS

KEY THE NEW WALLS INTO EXISTING OR TIE IN USING EXPANET WALL STARTERS VERTICAL DAMP PROOF COURSE IS TO BE PROVIDED WHERE NEW WALLS ABUT EXISTING WALLS

DOTTED LINES SHOWN THUS DENOTES EXTENT OF EXISTING WALLS TO BE DEMOLISHED

NOTE: ALL STEEL/GLULAM BEAMS, STEEL POSTS, BOX SECTIONS AND ASSOCIATED CLEATS ARE TO BE DESIGNED AND DETAILED BY THE STRUCTURAL ENGINEER AND DETAILS PASSED TO BUILDING CONTROL PRIOR TO WORKS STARTING ON SITE.

NOTE: ALL RADIATORS WITHIN CONVERSION / EXTENSION TO BE FITTED WITH TRVS

NOTE: MAINTAIN CAVITIES WHERE NEW EXTENSION MEETS EXISTING

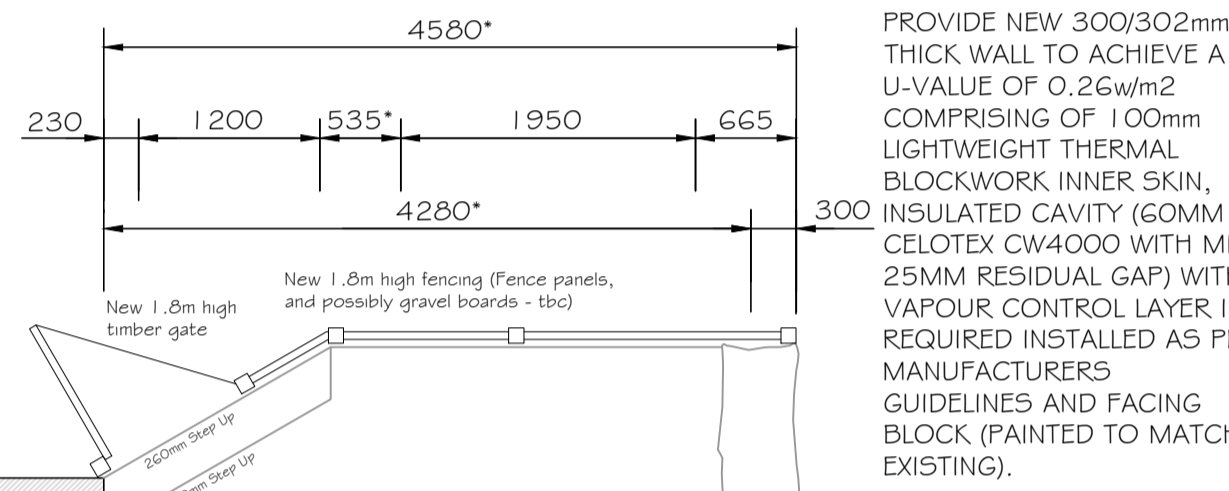
NOTE: ALL THE EXISTING STRUCTURE INCLUDING FOUNDATIONS, BEAMS, LINTELS, WALLS CARRYING NEW AND ALTERED LOADINGS ARE TO BE EXPOSED AND CHECKED FOR ADEQUACY BY ENGINEER PRIOR TO COMMENCEMENT OF WORK AS REQUIRED BY BUILDING CONTROL

ENGINEER REQUIRED TO CHECK STRUCTURAL DESIGN AND PROVIDE DETAILED SUPPORTING MEASURES, CALCULATIONS AND SPECIFICATIONS OF ALL STRUCTURAL ELEMENTS.

FULLY TOOTH IN EXISTING BLOCKWORK AND BRICKWORK IN THE LOCATIONS THAT TIE THE NEW EXTENSION TO THE OLD. ALSO TIE IN THE EXISTING FOUNDATIONS WITH 2No. x 16mm dia DOWEL BARS (450mm LONG) WITH 150mm EMBEDMENT - ENGINEER TO CONFIRM ALL SPECIFICATIONS

DIMENSIONS MARKED THUS \* ARE SITE DIMENSIONS AND ARE APPROXIMATE ONLY AND ARE TO BE DETERMINED BY THE EXISTING STRUCTURE AND OPENINGS BUILDING CONTRACTOR IS TO CHECK ALL DIMENSIONS PRIOR TO THE ORDERING OR MANUFACTURE OF ANY COMPONENTS OR MATERIALS.

ALL DIMENSIONS AND SETTING OUT IS TO BE CHECKED BY THE CONTRACTOR PRIOR TO THE START OF ANY WORKS OR THE MANUFACTURE OF ANY COMPONENTS OR MATERIALS.



PROVIDE NEW 300/302mm THICK WALL TO ACHIEVE A U-VALUE OF 0.26w/m2 COMPRISING OF 100mm LIGHTWEIGHT THERMAL BLOCKWORK INNER SKIN, INSULATED CAVITY (60MM CELOTEX CW4000 WITH MIN 25MM RESIDUAL GAP) WITH VAPOUR CONTROL LAYER IF REQUIRED INSTALLED AS PER MANUFACTURERS GUIDELINES AND FACING BLOCK (PAINTED TO MATCH EXISTING).

PLEASE NOTE ALTERNATIVE INSULATION SPECIFICATIONS MAY REQUIRE ENLARGED CAVITIES OR INSULATED PLASTERBOARD.

DO NOT SCALE ALL DIMENSIONS AND SETTING OUT TO BE CHECKED BY THE CONTRACTOR PRIOR TO THE START OF ANY WORKS OR THE MANUFACTURE OF ANY COMPONENTS OR MATERIALS.

RAINWATER DRAINAGE NEW GUTTERING TO BE PVCU AND ARE TO FALL INTO NEW RWP'S AND DISCHARGE INTO 100 dia. "HEPSLEEVE" PIPES LAID TO A MINIMUM 1 IN 40 FALL AND THENCE INTO EXISTING SURFACE WATER SYSTEM.

NEW WALLS EXPOSED LEAVES TO BE FACING BLOCK (PAINTED TO MATCH EXISTING), THEN 100mm CAVITY WITH INSULATION, 100mm "HEMELITE" LIGHTWEIGHT BLOCKWORK INTERNAL LEAF. NEW WALLS TO ACHIEVE A U-VALUE OF 0.26w/m2. PROVIDE STAINLESS STEEL WALL TIES AT 750c/c's HORIZONTALLY, 450c/c's VERTICALLY AND 225c/c's HORIZONTALLY AT OPENINGS AND REVEALS, CAVITIES CLOSED AT CILLS AND JAMBS WITH DPC AND PROPRIETARY SYSTEM TO PREVENT COLD BRIDGING AND AT EAVES BELOW RAFTERS BY ONE COURSE OF BLOCKWORK WITH SAND / CEMENT BEAM FILL OVER BARRIER TO UNDERSIDE OF ROOF.

FUJIL WATER DRAINAGE 100 dia. WASTE TO W.C.'s. 32 dia. WASTE AND ANTI SIPHON TRAP TO HAND BASINS. 40 dia. WASTE TO SHOWERS / BATHS ALL TO HAVE 75 DEEP SEAL TRAPS AND DISCHARGING INTO 100dia. ANY GVC HEPSLEEVE PIPES LAID TO A MINIMUM 1 IN 40 FALL TO INSPECTION CHAMBER AS SHOWN ALL DRAINS TO BE LAID TO A SELF CLEANSING GRADIENT. ALL DRAINS PASSING THROUGH WALLS ARE TO BE PROTECTED BY 75x100x450 LONG P.C. LINTELS OVER. OPENINGS THROUGH THE WALL ARE TO BE MASKED BOTH SIDES WITH RIGID SHEET TO PREVENT ENTRY OF FILL OR VERMIN. ALL DRAINS PASSING UNDER BUILDINGS OR DRIVEWAYS ARE TO BE ENCASED IN 150mm MINIMUM CONCRETE.

WALL STABILITY 5x30 GALVANISED MILD STEEL ANCHOR STRAPS TO BE INSTALLED AT RAFTER LEVEL AT 1200c/c's MAXIMUM AND FIXED ACROSS 3 No. JOISTS / RAFTERS.

DAMP PROOF COURSES ALL NEW WALLS ARE TO HAVE BITUMINOUS FELT DPC'S OR SIMILAR TO BS 743 A MAXIMUM OF 150mm ABOVE FINISHED GROUND LEVEL.

WINDOWS AND DOORS ALL NEW WINDOWS TO HAVE TRICKLE VENTILATORS FOR FLOOR AREAS UP TO 10M2 - MINIMUM 2500MM2 EQUIVALENT AREA. FOR FLOOR AREAS GREATER THAN 10M2 - MINIMUM 2500MM2 EQUIVALENT AREA PER M2 OF FLOOR AREA. DOMESTIC-TYPE KITCHEN - MINIMUM 8000MM2 EQUIVALENT AREA. ANY GLAZING TO BE FITTED WITH SAFETY GLASS TO BS6262, GLAZING TO ACHIEVE A U-VALUE OF 1.6w/m2 SO PROVIDE 4-16-4 SEALED UNIT DOUBLE GLAZED UNITS WITH LOW EMISSIVITY COATING TO INNER PANELS.

HEAT ALARMS PROVIDE SELF CONTAINED SMOKE ALARMS OR HEAT DETECTORS AS INDICATED ON PLAN, THESE ARE TO BE MAINS OPERATED TO BS5446 AND INSTALLED IN ACCORDANCE WITH APPROVED DOCUMENT B. DETECTORS / ALARMS ARE TO BE INTERCONNECTED SO THAT THE DETECTION OF SMOKE BY ONE OPERATES THE SIGNAL IN THE OTHER. SMOKE DETECTORS: BUILDING CONTROL TO CONFIRM REQUIREMENTS, CONTRACTOR TO SURVEY IF ALREADY INSTALLED.

MECHANICAL VENTILATION MECHANICAL VENTILATOR (INTERMITTENT) TO PROVIDE 3 No AIR CHANGES PER HOUR, A 1.5 LITRES PER SECOND CAPACITY AND A 1.5 MINUTE OVERUN FACILITY. UTILITY CAPACITY TO BE 30L PER SECOND. KITCHEN CAPACITY TO BE 30L PER SECOND IF IN COOKER HOOD OR 60L PER SECOND IF INDEPENDENT.

VENTILATION: BUILDING CONTROL TO CONFIRM VENTILATION REQUIREMENTS IN STORES, ETC, CONTRACTOR TO SURVEY IF ALREADY INSTALLED.



Rear at Kitchen level

FLAT ROOF TO BE MADE UP GLASS FIBRE/GRP/SINGLE PLY MEMBRANE FLAT ROOFING SYSTEM BY SPECIALIST CONTRACTOR. ROOF TO COMPRISE OF 75x225 C24 JOISTS SPANNING AS SHOWN ON PLAN ALL AT 400-600 CENTRES (TO BE CONFIRMED BY ENGINEER) WITH 18mm EXTERIOR GRADE PLYBOARD FIXED OVER WITH ROOF SYSTEM FITTED OVER BY SPECIALIST WITH APPROPRIATE UPSTANDS AND WEATHERPROOFING MEASURES. INSULATE BETWEEN JOISTS (DEPTH MAY VARY DEPENDING ON FINAL DESIGN) WITH 200MM OF CELOTEX XR4000 BETWEEN TIMBERS ALL INSTALLED TO MANUFACTURERS GUIDELINES AND ALL TO ACHIEVE A U-VALUE OF 0.18w/m2.

PROVIDE VAPOUR BARRIER BELOW ROOF INSULATION BEHIND THE PLASTERBOARD. PROVIDE NEW 300/302mm THICK WALL TO ACHIEVE A U-VALUE OF 0.26w/m2 COMPRISING OF 100mm LIGHTWEIGHT THERMAL BLOCKWORK INNER SKIN, INSULATED CAVITY (60MM CELOTEX CW4000 WITH MIN 25MM RESIDUAL GAP) WITH VAPOUR CONTROL LAYER IF REQUIRED INSTALLED AS PER MANUFACTURERS GUIDELINES AND FACING BLOCK (PAINTED TO MATCH EXISTING).

PLEASE NOTE ALTERNATIVE INSULATION SPECIFICATIONS MAY REQUIRE ENLARGED CAVITIES OR INSULATED PLASTERBOARD. ALL EXISTING & NEW FLAT ROOF JOINTS TO BE INSTALLED AS PER MANUFACTURERS GUIDELINES TO ENSURE NO WATER INGRESS. SUPPORTING STRATEGY FOR NEW JOISTS TO BE CONFIRMED ONCE EXISTING STRUCTURE 'OPENED' UP.

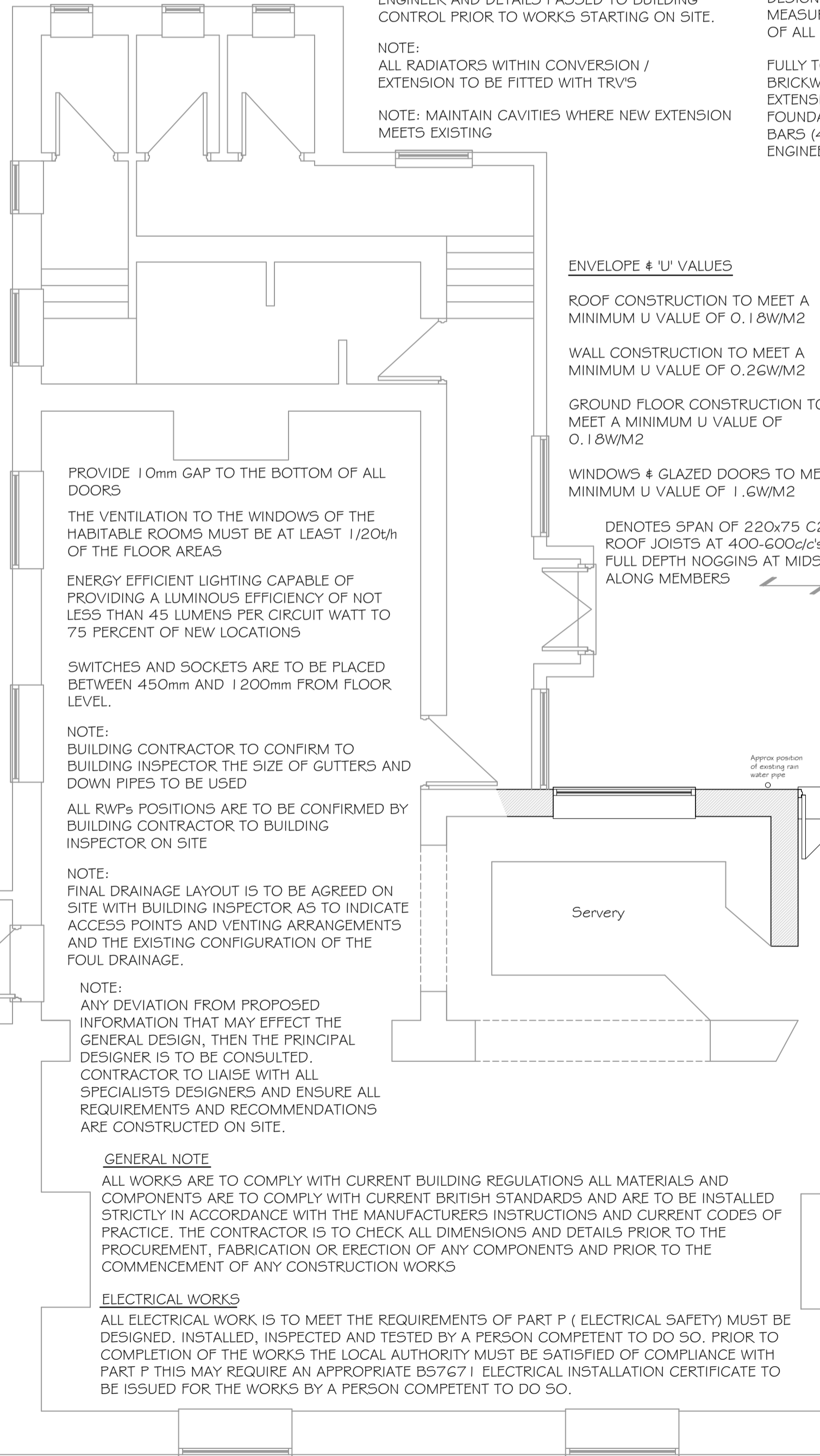
PLEASE NOTE ALTERNATIVE INSULATION SPECIFICATIONS MAY REQUIRE ENLARGED CAVITIES OR INSULATED PLASTERBOARD. PROVIDE 25mm OF VERTICAL INSULATION FIXED TO THE PERIMETER OF THE GROUND FLOOR. 2NO 160MM STEPS. NOTE: EXISTING FOUNDATIONS TO BE CHECKED FOR ADEQUACY FOR THE ADDITIONAL LOADINGS.

GROUND FLOOR TO GIVE A U VALUE OF 0.18 w/m2 AND TO COMPRISE OF MINIMUM 65mm SAND / CEMENT SCREED ON 100mm DEEP CONCRETE SLAB ON 100-150mm CELOTEX GA4000XR4000 INSULATION (DEPENDING ON PIA CALCULATION) ON 1200 GAUGE VISQUEEN DPM ON 150mm SUB-BASE (also provide vdi to warm side of insulation) FLOOR LEVELS TO RUN THROUGH. THE DAMP PROOF MEMBRANE IS TO BE A COMBINED RADON GAS MEMBRANE AND IS TO BE TAPED AND SEALED. JOINT POSITIONED AT SLAB EDGE TO AVOID SLP PLANE AT WALL / SLAB JUNCTION.

Section 1-1 Through Proposed Extension (scale 1:50)

PROVIDING GROUND CONDITIONS ARE OF AN ADEQUATE NATURE THEN EXCAVATE 600mm WIDE x 450mm DEEP TRENCH. FILL FOOTINGS TO EXTERNAL WALLS (UNLESS NOTED OTHERWISE), FINAL DEPTH AND SIZE TO BE AGREED ON SITE WITH LOCAL AUTHORITY BUILDING INSPECTOR, ALL FOOTINGS ARE TO BE REINFORCED WITH MESH REINFORCEMENT IN THE TOP.

THE FORMATION DEPTH OF THE FOUNDATIONS IS TO BE DOWN TO A FIRM LOAD-BEARING STRATA TO FORM A STABLE FOUNDATION. THE MIN. DEPTH IS TO BE 1000mm IN MEDIUM SHRINKABLE CLAYS. ALL FINAL DEPTHS AND PROTECTIONS OF FOOTINGS ARE TO BE AGREED ON SITE BETWEEN THE LOCAL AUTHORITY BUILDING INSPECTOR AND THE BUILDING CONTRACTOR.



Proposed Ground Floor Plan (scale 1:50)

Project information block containing: Project Name (Proposed Extensions and Alterations Royal Oak Inn Brookside Scopwick Lincolnshire), Date (10/22), Scale (1:50 / 1:100), Drawing No. (223000-02), and contact details for Rick Smith Design (Architectural Design Consultants).