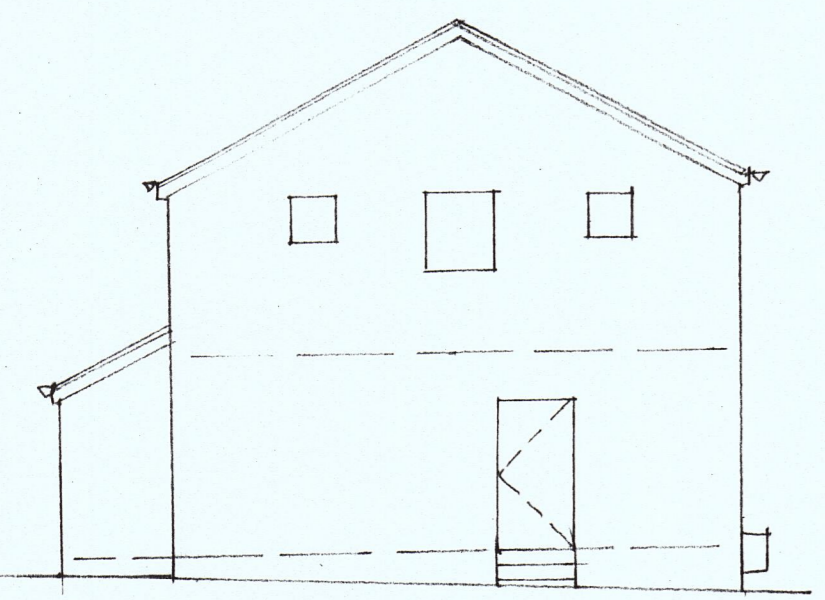
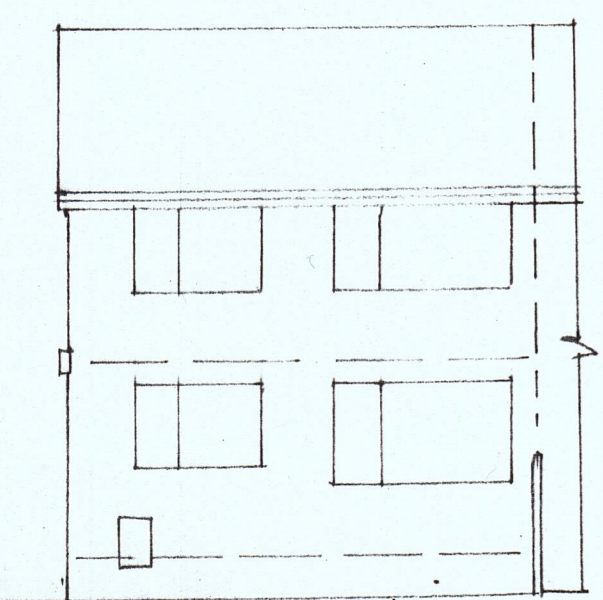


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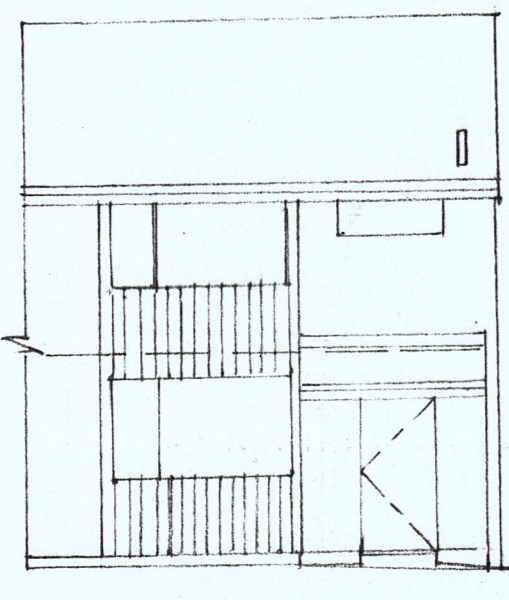
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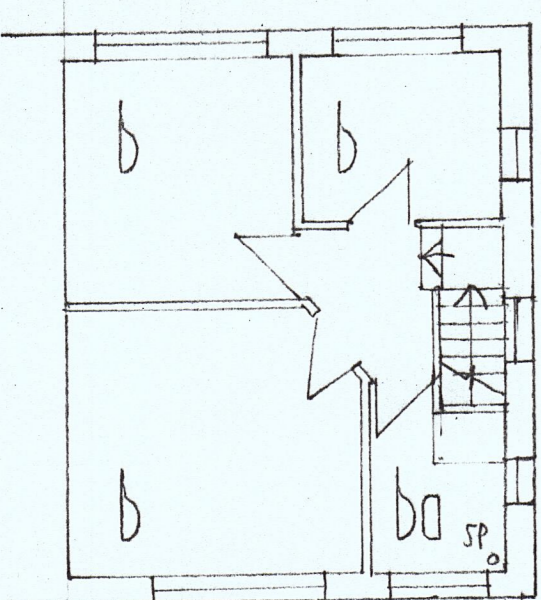
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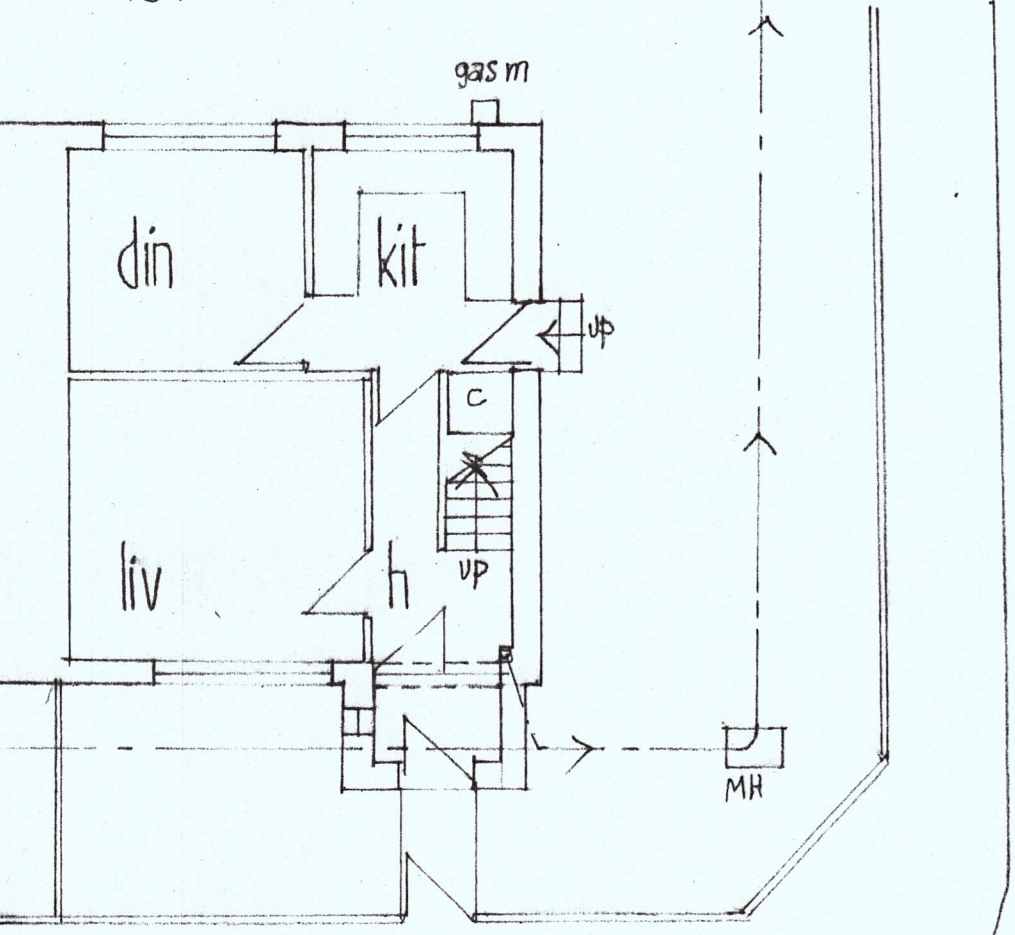
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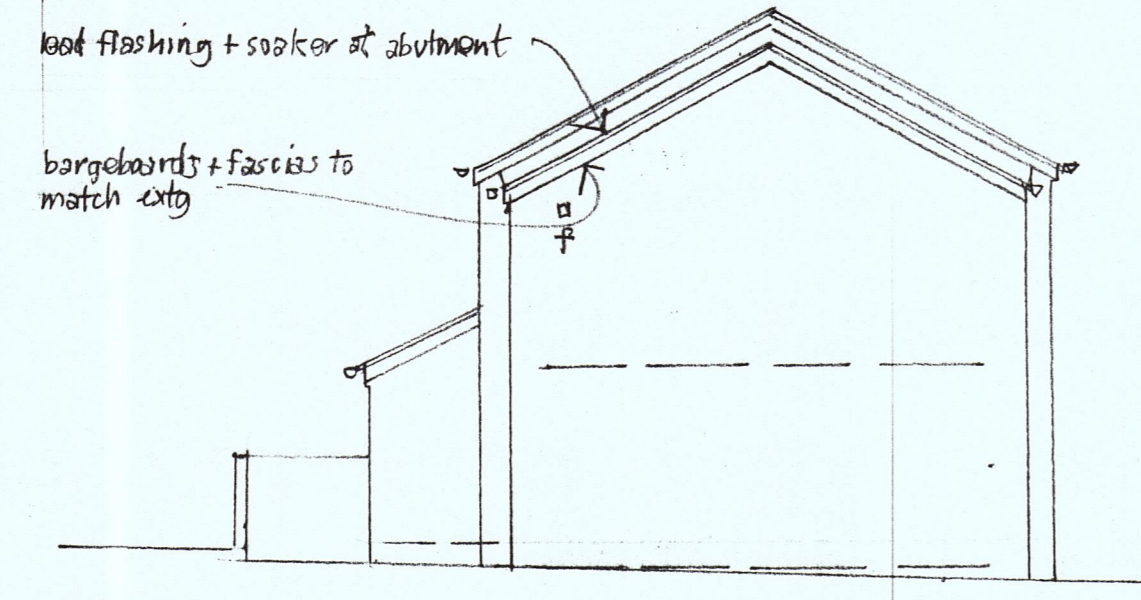
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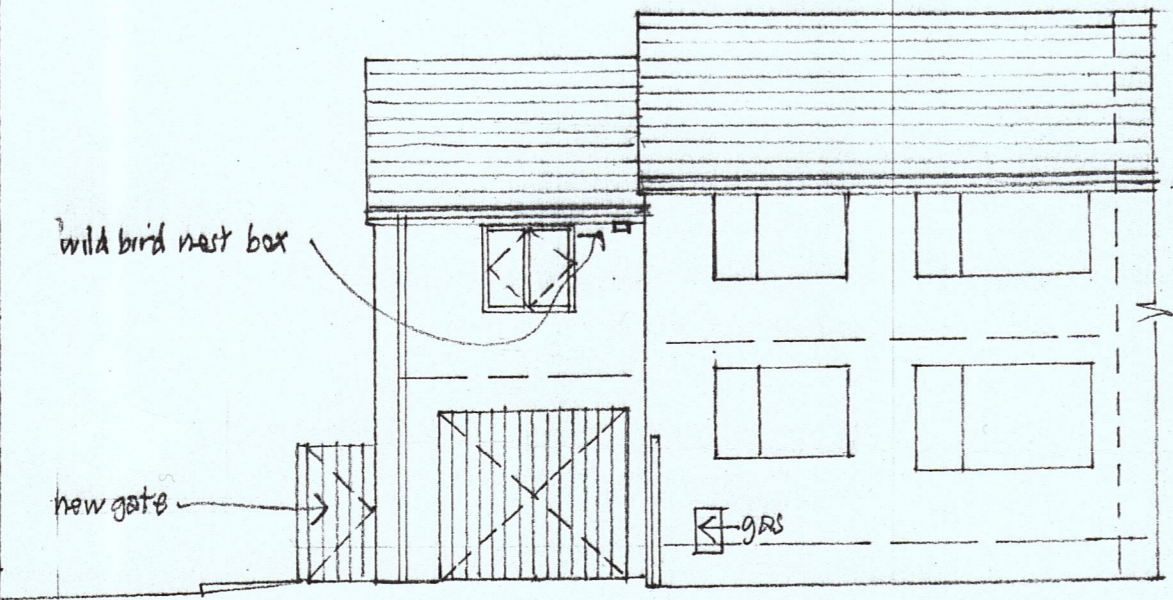
FIRST



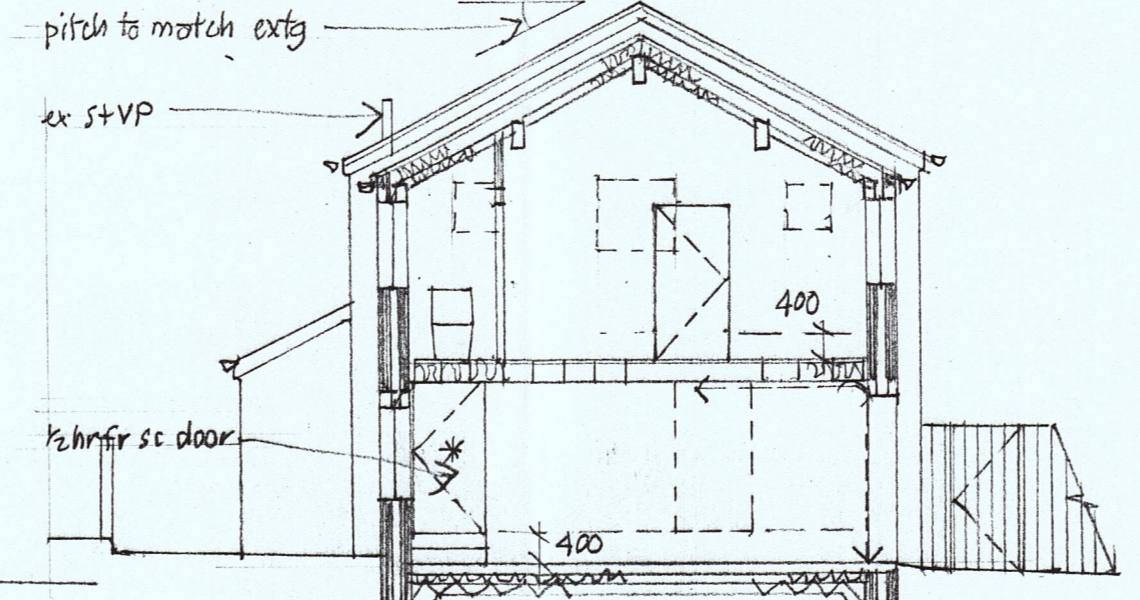
GROUND



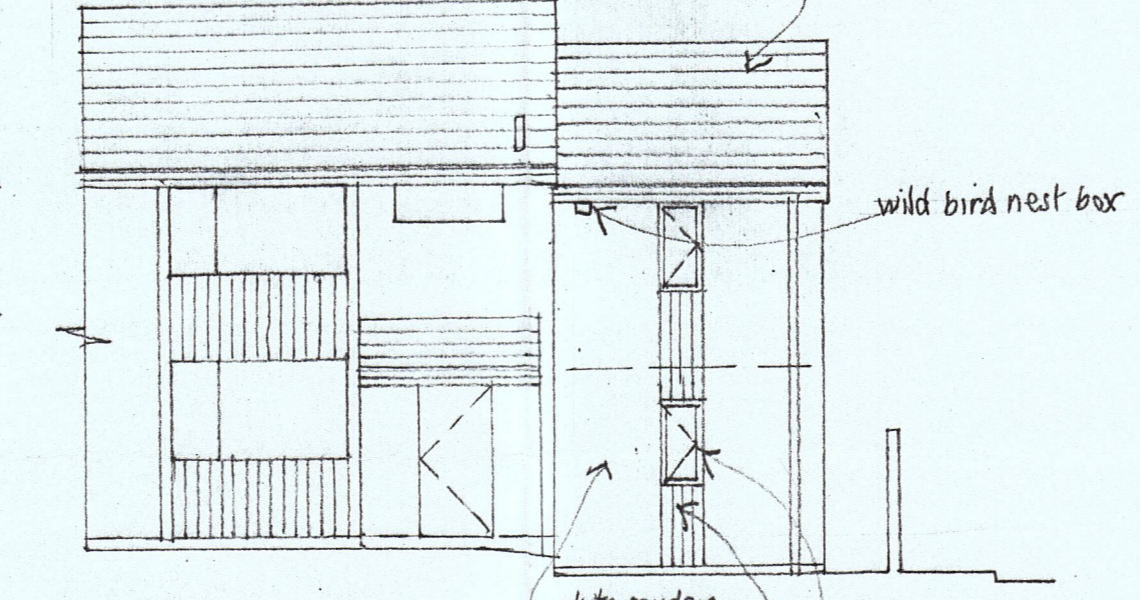
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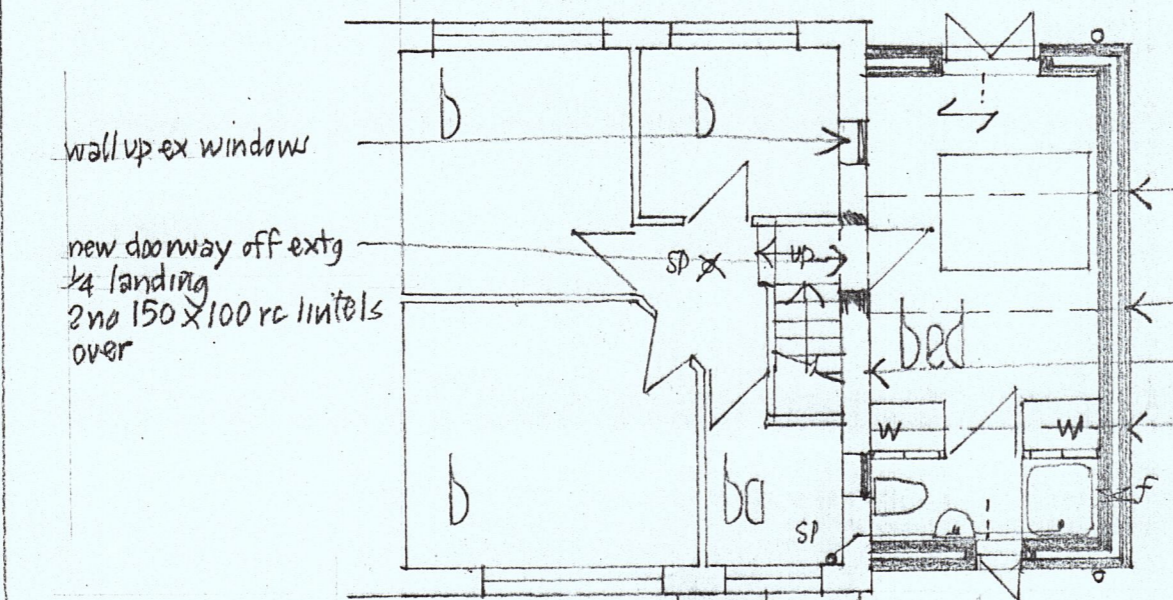
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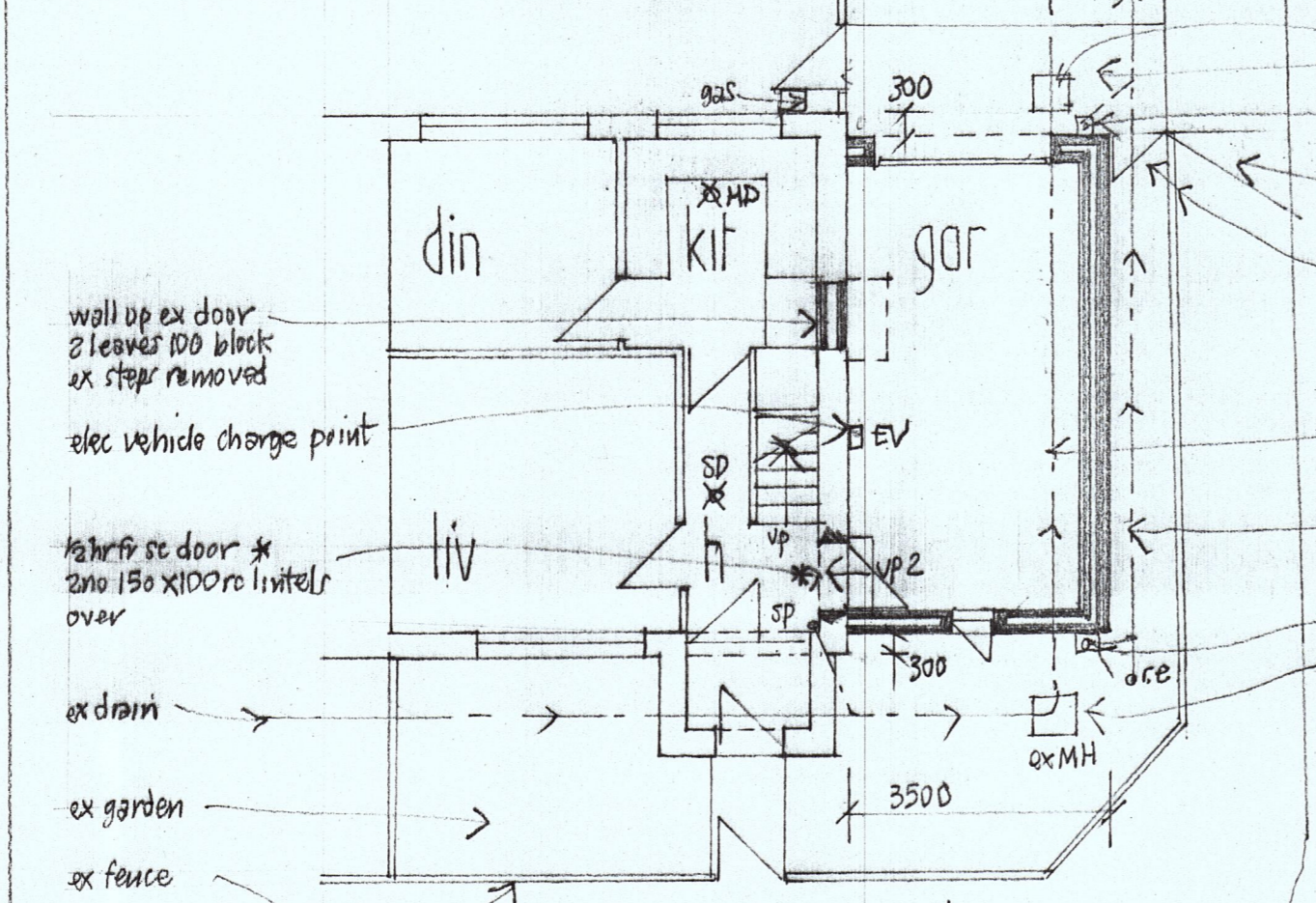
AA



SOUTH



FIRST



GROUND

side extension:
foundations - 600x200 concrete strip, min 600 cover, to underpin existing at abutments

ground floor - 100 concrete on 100 Kingspan TF on Wlaqueen 1200 gauge polythene dpm, sand blinding, min 50 crushed stone set floor 400mm below house floor

walls - 2 leaves 100 conc block, 150 cavity, 100 Kingspan TW in cavity white render exterior, dry line pbd + skim first floor only
horiz dpc min 150 above ground
insulated vertical dpc's at jambes
dp trays over lintels
225 ATN/C lintels over openings
'Goodale' fascias at abutments
lintel over ex drain passing thro' footings

first floor - 36x195 joists @ 400ccs, double joists under partition one row solid blocking mid span all joists lateral restraint straps mid span front+rear, built into walls 100+75 Kingspan TF between joists 2 layer pbd + skim garage ceiling 20mm Wexpro decking

first floor partition - 50x100 stud, pbd + skim both sides 100 Rockwool in cavities

roof - 63x275 ridge + purlins, planed 39x150 rafters @ 400ccs 100 Kingspan TP between rafters, 40 Kingspan TP under rafters pbd + skim ceiling to slopes breathable felt + battens over rafters, flat interlocking concrete tiles to match existing, 25 under eaves slate vents both slopes code 4 lead flashings + soakers at abutment white PVC fascias + bargeboards to match existing

rainwater - 100 PVC gutters, 80 PVC w/pvc, 150x150 back inlet external access gullys, 100 UPVC drain to ex sw drain in The Dell

foul drainage - ex 100 PVC soil + vent pipe in house new 100 PVC wc connection new 38 PVC shower waste deep seal anti-siphon traps new 32 PVC basin waste

build-over agreement required from Yorkshire water - ex foul sewer r/w under proposed extension of approx 600mm invert below garage floor ex pipe exposed, surrounded 150 pea gravel, lintel over where passing through footings rebuild ext southern manhole to improve swept bend new PVC manhole on north side surrounded 150 concrete, medium duty steel cover + frames to manholes replace drain under garage in 100 PVC surrounded 150 pea gravel, lintel over where passing thro' footings

mechanvent - 100 fan to shower extracts 30 litre/sec 15 minute over-rrm timer

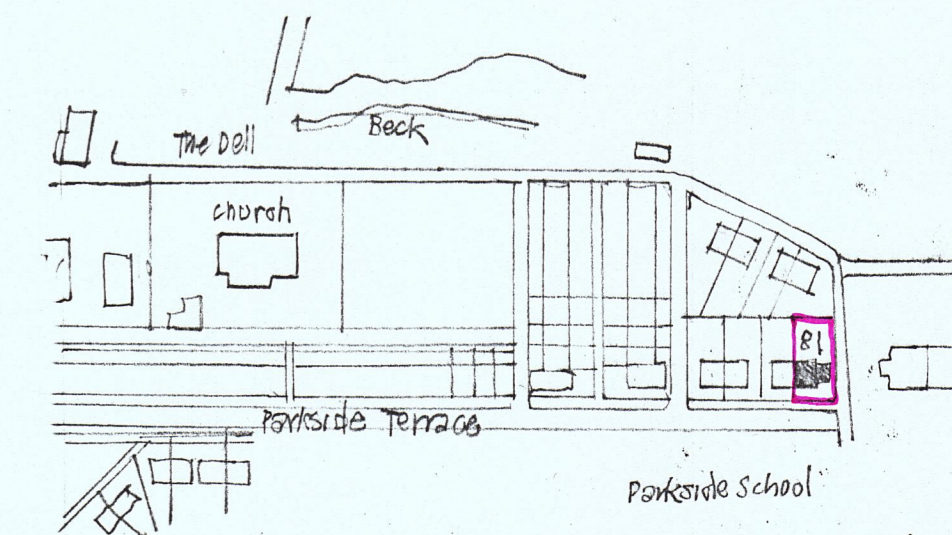
smoke detection - new mains operated system, interconnected X HD heat detector in kitchen, X SD smoke detectors on hall + landing ceilings

electrics - system design installation + testing by registered engineer completion certificate to be submitted to Building Control sockets + switches min 450, max 1200 from floor low energy lighting throughout

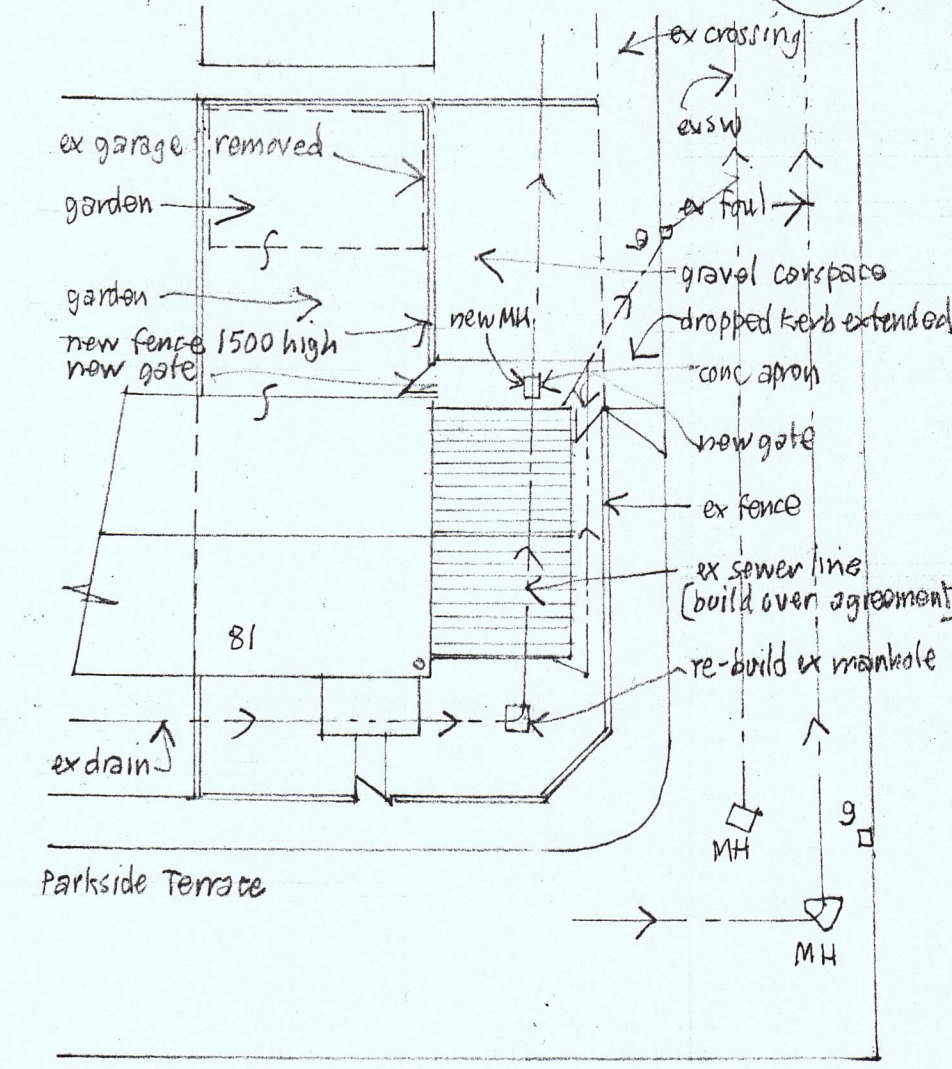
heating - system design engineering + testing by registered engineer commissioning certificate to be submitted to Council existing central heating system extended steel panel radiators in bedroom + en suite, static valves all pipework in unheated voids to be insulated

windows - white PVC frame double glazed 16mm cavity, 1w'E' inner panes, side hung casements fully weatherstripped bedroom north side 'escape' type frame, no fixed centre mullion MDF inner sill 1 no 8000 mm² trickle vent in bedroom ironmongery to meet Part Q security

garage door - 2400 wide x 2200 high aluminium up + over
biodiversity - 2 no new wild bird nest boxes on extension eaves



LOCATION 1:2500



SITE/ROOF 1:200

EXTENSION
81 PARKSIDE TERRACE
CULLINWORTH
scale 1:100 March 2023

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