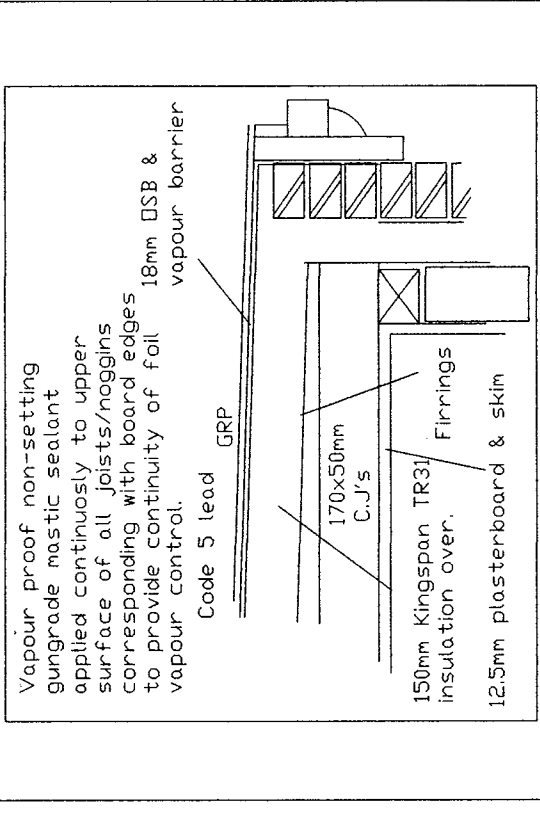
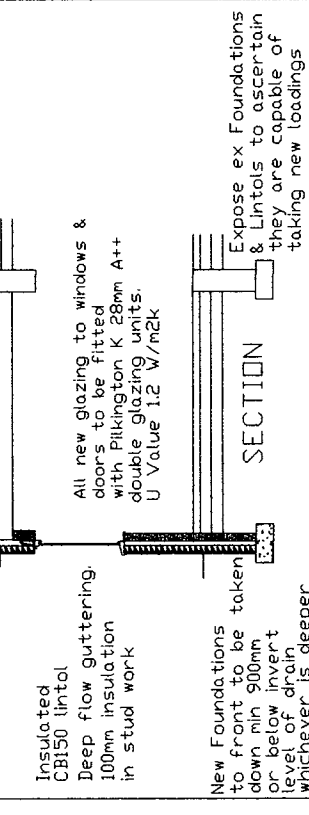


SPECIFICATION

30x5mm galvanized restraint straps to wallplate and end rafters to gable at 2mcc 100x50mm sw wallplate.
 100mm pvc gutter 65mm downcomers.
 lead flashings and soakers. cavity tray to exposed existing wall abutting new extension code 4 lead
 112mm wire cut red rustic bricks.
 150mm dritherm (32), 100mm thermalite blocks
 lightweight plaster internally, stainless steel wall ties at 450mm vertical & 750mm horizontal cc. & every course around door & window reveals all to DD140 level in outer leaf.
 Inner dpc lapped on to visqueen
 Cavity fill up to 225mm below lowest dpc.
 Insulated closers to all reveals.
 Dpc to all vertical & horizontal reveals.
 150mm above finished externally
 Ventilation opening lights equivalent to 1/20th of room floor area
 Mechanical ventilation to kitchen 60l per second
 Maintain any sub floor ventilation. If required, provide new airbrick to external extension wall and plastic ducting through floor to existing airbrick in existing wall.
 internal partition 12.5mm plasterboard and skim on 100x50mm sw stud
 access to be maintained for refuse collection.
 Glazing to comply with Part N of the Building Regulations 2010
 All new glazing is to be Pilkington K, argon filled
 Type double glazed 28mm cavity 8000mm² trickle vents to windows
 3 in 4 lights to be energy efficient.
 TRV valves to all new radiators
 No Trees within 20m

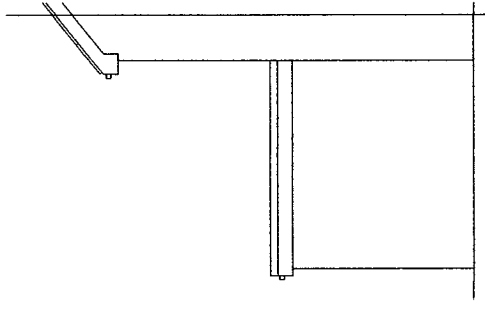


Cromar PRQ GRP layed to attached Manufactures Specification installation guide.
 Product approved by Building Control.
 Vapour Resistant Product
 18mm OSB boards
 150mm Kingspan TR31 over
 50 to 0mm firrings.
 195x50mm c.j's @ 400mmcc,
 all structural timbers pressure impregnated with preservative,
 12.5mm plasterboard and skim ceiling.



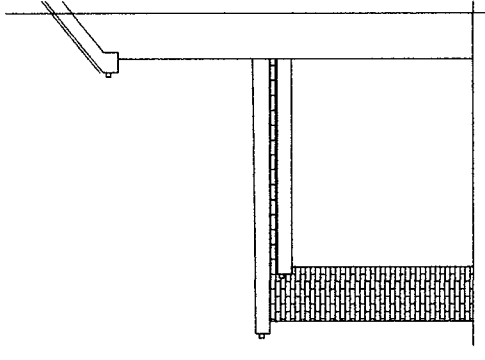
All new glazing to windows & doors to be fitted with Pilkington K 28mm A++ double glazing units. U Value 1.2 W/m²k

33 Thurlow Way, Houghton le Spring, Tyne and Wear, DH5 8NW.
 Two Storey Side Extension
 Drawing No. T51a
 Scale 1:100
 Mr AM Watt
 20 Alpine Way Sunderland SR3 1TN
 Tel No. 0191 5226401
 078116 050 33

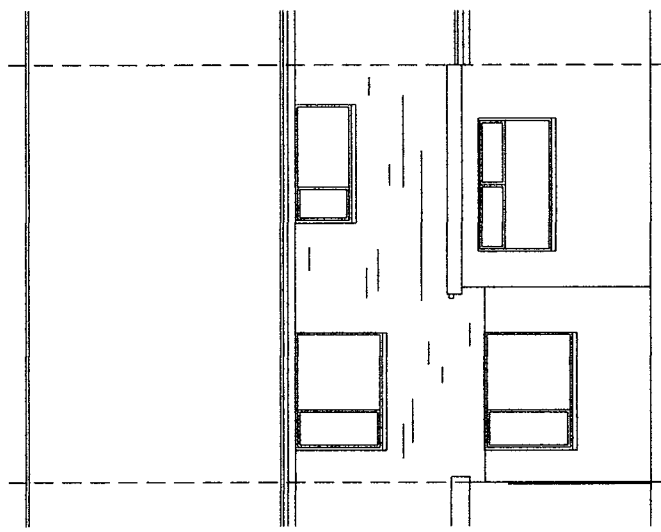


EXISTING SIDE ELEVATION

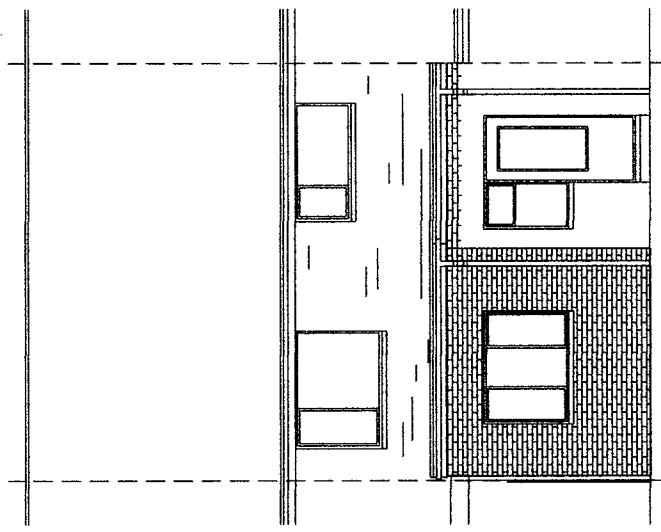
Means of escape window, minimum 0.33m² clear opening, eg. 750mm H x 450mm V 90o hinges with no keylocks fitted, 11m to window opening



PROPOSED SIDE ELEVATION



EXISTING REAR ELEVATION



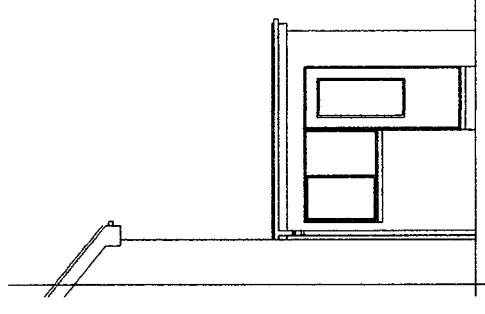
PROPOSED REAR ELEVATION

Safety Glazing to critical locations.
 New windows within 800mm from finished floor level.
 And to all new doors and adjoining windows (300mm either side) within 1500mm from finished floor level.

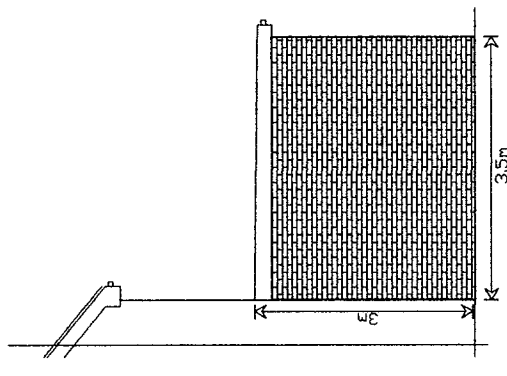
ELECTRICAL
 All electrical work to be designed, installed, inspected and tested by a person competent to do so in accordance with Part P (Electrical Safety) accessible switches and sockets minimum of 450mm and maximum of 1200mm from floor level.

ANY WORK ON PARTY WALL OR FENCE TO BE CARRIED OUT IN ACCORDANCE WITH THE PARTY WALL ACT 1996 ADJOINING OWNER TO BE INFORMED IN WRITING STATING NAME ADDRESS, THE BUILDING ADDRESS, FULL DETAILS OF PROPOSED WORK INCLUDING A PLAN, A COMMENCEMENT DATE FOR WORKS AND INFORM THAT THIS NOTICE IS SERVED UNDER THE PARTY WALL ACT 1996.

ALL DETAILS TO BE CHECKED ON SITE BEFORE WORK COMMENCES
 ALL WORK TO COMPLY WITH THE BUILDING REGULATIONS
 FOUNDATION DETAILS SUBJECT TO SITE EXCAVATIONS REVEALING LOAD BEARING STRATA TO SATISFACTION OF BUILDING CONTROL OFFICER UNSUITABLE STRATA WILL NECESSITATE THE DEPOSIT OF AMENDED FOUNDATION DETAILS TO BE APPROVED BEFORE WORK CONTINUES.



EXISTING SIDE ELEVATION



PROPOSED SIDE ELEVATION

1:2M @ 1:20
 3M @ 1:50
 6M @ 1:100

12M @ 1:200
 30M @ 1:500
 75M @ 1:1250

SCALE BAR
 ORIGINAL DRAWING A3 SIZE