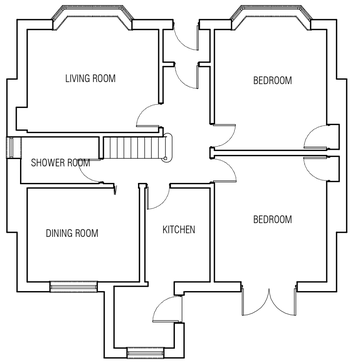
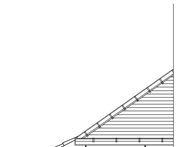
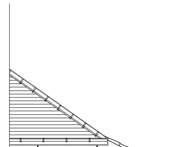


EXISTING GROUND FLOOR PLAN 1:100

EXISTING REAR ELEVATION 1:100



EXISTING SIDE ELEVATION 1:100



EXISTING SIDE ELEVATION 1:100

0 2.5m 5.0m 10.0m 12.5m

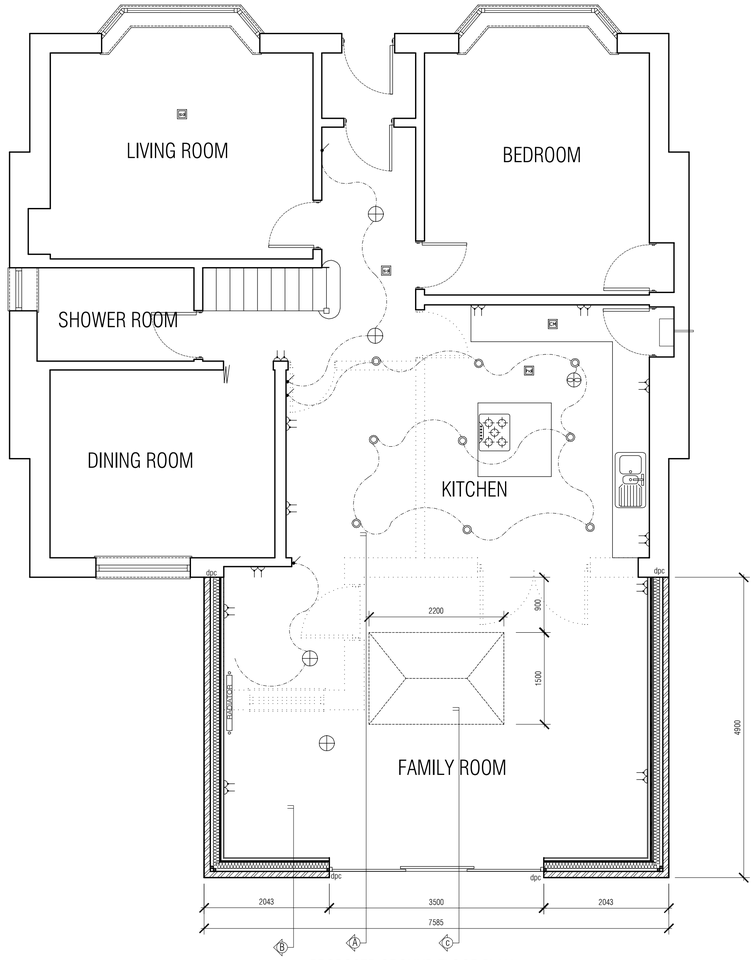
scale 1:100

0 1.25m 2.5m 5.0m 6.25m

scale 1:50

0 0.5m 1.0m 2.0m 2.5m

scale 1:20



PROPOSED GROUND FLOOR PLAN 1:50

ELECTRICAL LEGEND

- LIGHT SWITCH
- TWIN 13A POWER POINT
- EXTRACT FAN
- PULL CHORD LIGHT SWITCH
- DOWNLIGHTER
- TV POINT
- CARBON MONOXIDE MONITOR
- PENDANT LIGHT
- MAINS OPERATED SMOKE ALARM
- FUSEBOX
- PHONE POINT
- WALL LIGHT
- HEAT DETECTOR

Electrical layout indicative only, final position of fixtures and fittings to client's specification.

Existing walls, windows & doors shown dotted to be carefully demolished by hand in accordance with BS 6187: 2011 and HASAW Act 1974. All materials to be removed from site to a licensed tip. All foundations to be grubbed up where applicable. The contractor to ensure the structural integrity and stability of the building at all times during downtakings and to provide adequate temporary supports. Make good all finishes on completion of works. Beams over slappings to be as per structural engineer's details and to be sheeted with 2 layers of 12.5mm plasterboard, laid crossbonded with all joints taped and filled. Minimum height to the underside of the beams to be 2200mm.

Floor level to be continuous from existing building into proposed extension and consist of 22mm moisture resistant T&G chipboard flooring on 50 x 50mm tanalised sw battens on a DPC on 150mm thick float finished concrete with 1 layer of A252 mesh with 50mm bottom cover on 120mm thick Kingspan Thermafloor TF70 insulation on 1200 gauge Visqueen DPM on 50mm sand blinding on 100mm well compacted and consolidated hardcore. 50mm rigid insulation around perimeter of floor slab to prevent cold bridging

External wall construction to be 19mm wet dash render to match on 100mm common brick / block, 50mm ventilated cavity and a timber framed inner leaf to be foil bubble breather building paper on 9.5mm sheathing grade plywood on 100 x 50mm sw studs at 600mm centres with 90mm Celotex GA400 board or equal between studs and lined with 40mm Celotex TB4000 insulation board or equal, 500 guage vapour barrier 38 x 50mm service battens to create a service void and sheeted with 12.5mm plasterboard with all joints to be taped and filled. New walls to be tied to existing with stainless steel starter kits and a vertical dpc raggle and timber kit tied to existing wall with M12 anchor bolts at 500mm centres. Walls within 1metre of boundaries to be 19mm wet dash render to match on 100mm common brick / block, 50mm ventilated cavity and a timber framed inner leaf to be foil bubble breather building paper on 9.5mm sheathing grade plywood on 100 x 50mm sw studs at 600mm centres with 90mm Celotex GA400 board or equal between studs and lined with 2 layers of 12.5mm plasterboard, laid crossbonded with all joints taped and filled and lined with 40mm Celotex TB4000 insulation board or equal, 500 guage vapour barrier 38 x 50mm service battens to create a service void and sheeted with 12.5mm plasterboard with all joints to be taped and filled. Existing external walls enclosed by etxension to be strapped and lined with 12.5mm plasterboard with all joints taped and filled.

Install new uPVC doors with a U-value of 1.4W/m²°K. A trickle vent to be fitted to the head, capable of providing 12000mm² ventilation. Any glass less than 800mm above FFL to be toughened in accordance with BS 6262. New doors to meet the recommendations for physical security as set out in Section 2 of 'Secured by Design' (ACPO, 2009), or to be in accordance with BS PAS 24: 2007 for doorsets. uPVC units to be designed and constructed in accordance with BS 7412: 2007. All external doors to be fitted with laminated glass or a similarly robust glazing material. Height from FFL to FGL to be 180mm.

Kitchen to have a sink with the necessary piped supply of hot and cold water, with the cold water supply being taken direct from the rising main. Final kitchen layout to be to client's specifications. A minimum of one cubic metre of storage to be provided within kitchen area. A mechanical extract fan to be installed in kitchen capable of an extraction rate of 60 litres per second and one air change per hour and ducted to a suitable terminal at external air. Kitchen layout to include an unobstructed manoeuvring space of 1.5m x 1.5m square or an ellipse of 1.4m x 1.8m in front of oven. Kitchen to have 6 x 13amp socket outlets, at least three of which should be located above worktop level in addition to any socket outlets provided for floor standing white goods or built in appliances. A heat alarm to be installed within the kitchen in accordance with BS 5446: Part 2 : 2003 and ceiling mounted between 25 mm and 150mm below the ceiling.

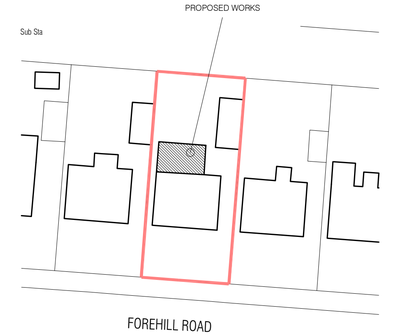
Mains operated smoke alarms with battery back-up to be installed as shown in accordance with BS 5446: Part 1 (2000). Smoke alarm to be no more than 7 metres from living room and kitchen doors and no more than 3 metres from bedroom doors. All smoke alarms to be interconnected. Ceiling mounted alarm to be more than 300mm from walls and light fittings. A heat alarm to be installed within the kitchen in accordance with BS 5446: Part 2 : 2003 and ceiling mounted between 25 mm and 150mm below the ceiling. A carbon monoxide monitor to be installed with 1-3m of the boiler. The detector should comply BS EN 50291-1:2010 and be powered in accordance with this standard and sited in accordance with BS EN 50292:2002.
The fire detection and fire alarm system that should alert occupants to the outbreak of fire, a Grade D system should be installed in all dwellings, comprising of:
- at least 1 smoke alarm installed in the principal habitable room
- at least 1 smoke alarm in every circulation space on each storey such as hallways and landings
- at least 1 smoke alarm in every access room serving an inner room
- at least 1 heat alarm installed in every kitchen. The principal habitable room is the most frequented.

Existing house to be upgraded as required to meet this criteria, with compliant fittings being retained where appropriate.

Outlets and controls of electrical fixtures and fittings should be positioned at least 350mm from any internal corner, projecting wall or similar obstruction. Light switches should be positioned between 900 and 1100mm above floor level. Standard switched or unswitched sockets should be positioned at least 400mm above floor level and 150mm above the projecting surface such as a worktop obstruction. Where sockets are concealed, separate switching to be provided in an accessible position to allow appliances to be isolated. New light fittings to be low energy type.
All gaps and junctions on walls and floors to be sealed to limit air infiltration, including perimeters at windows. All heating pipes to be adequately insulated when running outside the insulated envelope of the house.

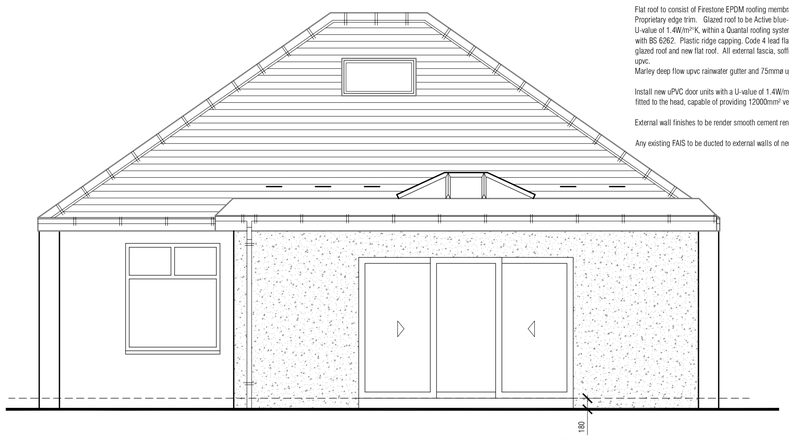
ALL DIMENSIONS IN MILLIMETRES.
ALL MATERIALS AND WORKMANSHIP TO BE THE BEST OF THEIR RELEVANT KIND AND COMPLY WITH ALL BRITISH STANDARDS AND CODES OF PRACTICE.
ALL ELECTRICAL WORK TO COMPLY WITH B.S. 7671:2018, 18th EDITION OF IEE REGULATIONS AND TO BE CARRIED OUT BY A SELECT OR NICEIC APPROVED ELECTRICIAN.
ALL WORK TO COMPLY WITH THE BUILDING STANDARDS (SCOTLAND) REGULATIONS 2004 AS AMENDED.
ALL DRAINAGE TO BE TO THE SATISFACTION OF THE BUILDING CONTROL DEPARTMENT.
BUILDING CONTROL TO BE NOTIFIED 24 HOURS BEFORE WORK COMMENCES AND WITHIN 2 WEEKS OF COMPLETION OF THE WORKS.

DO NOT SCALE FROM DRAWINGS, IF IN DOUBT ASK.
ALL DIMENSIONS, LEVELS AND PITCHES TO BE CHECKED ON SITE PRIOR TO THE ORDERING OF ANY MATERIALS, FABRICATION OF ANY UNITS AND COMMENCEMENT OF ANY WORKS.
CONTRACTOR IS DEEMED TO HAVE VISITED THE SITE TO ASCERTAIN THE FULL EXTENT OF THE WORKS.
ALL DRAWINGS AND DESIGNS REMAIN THE PROPERTY OF AYRSHIRE ARCHITECTURE AND MAY NOT BE STORED OR REPRODUCED IN ANY FORM WITHOUT THE PRIOR WRITTEN CONSENT OF AYRSHIRE ARCHITECTURE.
ANY DISCREPANCIES AND MISSING INFORMATION MUST BE IMMEDIATELY NOTIFIED WRITING TO AYRSHIRE ARCHITECTURE.
ALL DRAWINGS MUST BE READ IN ACCORDANCE WITH ALL THE OTHER DRAWINGS PREPARED FOR THIS PROJECT



BLOCK PLAN 1:500

LOCATION PLAN 1:1250



PROPOSED REAR ELEVATION 1:50

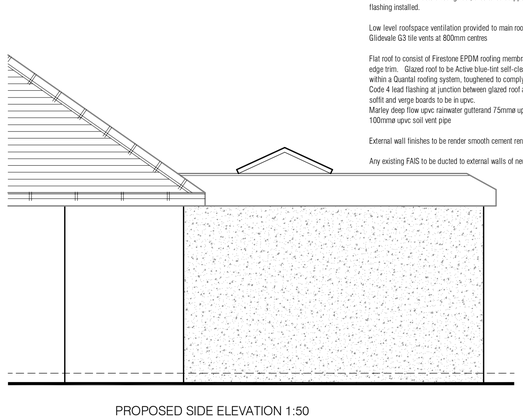
Low level roofspace ventilation provided to main roof where it meets extension roof with Glidevale G3 tile vents at 800mm centres to prowed equivalent of a 25mm continous gap.

Flat roof to consist of Firestone EPDM roofing membrane with A -C Fire rating, Proprietary edge trim. Glazed roof to be Active blue-tint self-clean glass, with a U-value of 1.4W/m²°K, within a Quantal roofing system, toughened to comply with BS 6262. Plastic ridge capping. Code 4 lead flashing at junction between glazed roof and new flat roof. All external fascia, soffit and verge boards to be in upvc.
Marley deep flow upvc rainwater gutter and 75mma upvc downpipe.

Install new uPVC door units with a U-value of 1.4W/m²°K. A trickle vent to be fitted to the head, capable of providing 12000mm² ventilation.

External wall finishes to be render smooth cement render to door ingoes.

Any existing FAIS to be ducted to external walls of new extension



PROPOSED SIDE ELEVATION 1:50

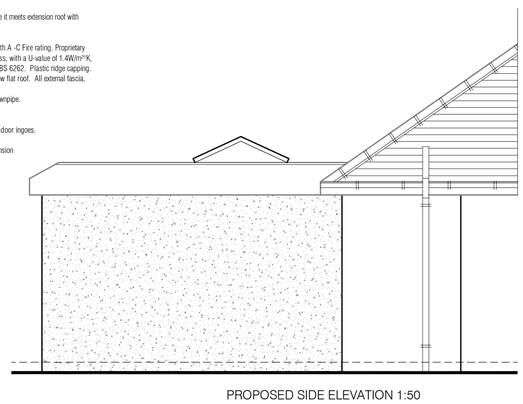
Where new roof meets existing roof, tiles to be stripped back as required and a code 5 lead flashing installed.

Low level roofspace ventilation provided to main roof where it meets extension roof with Glidevale G3 tile vents at 800mm centres

Flat roof to consist of Firestone EPDM roofing membrane with A -C Fire rating. Proprietary edge trim. Glazed roof to be Active blue-tint self-clean glass, with a U-value of 1.4W/m²°K, within a Quantal roofing system, toughened to comply with BS 6262. Plastic ridge capping. Code 4 lead flashing at junction between glazed roof and new flat roof. All external fascia, soffit and verge boards to be in upvc.
Marley deep flow upvc rainwater guttersand 75mma upvc downpipe.
100mma upvc soil vent pipe

External wall finishes to be render smooth cement render to door ingoes.

Any existing FAIS to be ducted to external walls of new extension



PROPOSED SIDE ELEVATION 1:50

ALL DRAWINGS TO BE READ IN CONJUNCTION WITH THOSE PREPARED BY THE STRUCTURAL ENGINEER WITH THEIR DRAWINGS TAKING PRECEDENCE IN ALL STRUCTURAL MATTERS.

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CIAT

PROJECT DETAILS:
Proposed single storey extension
at
29 Forehill Road, Ayr
for
Mr & Mrs Cunningham

PROJECT REFERENCE:
Cunningham 2264

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REVISIONS: