STORE

existing CU repositioned into STORE

DINING

CONSERVATORY

GARDEN

exist. Conservatory to be demolished

HALL

KITCHEN

up

LOUNGE

EXISTING

face of first floor above

GROUND FLOOR CONSTRUCTION
70 c+s screed with mesh reinforcement polythene DPM isolating layer - top level to be 20mm below proposed finished floor level which should match existing to main house- on 100mm KINGSPAN THERMAFLOOR TF70 insulation on 1200 gauge polythene DPM turned up enclosing walls on 150 oversite concrete on 150 hardcore + blinding

new STUB STACK with AAV in low level duct with access cover

new 100 stud partition

extract ducting to fans in KITCHEN,UTILITY + WC taken through ceiling void [or HL duct] to terminal In existing pitched roof above STORE

2.900

no 5

face of existing party wall

site boundary

800

700

new blockwork plastered

100

1550

800

KITCHEN

STORE

WC

UTILITY

"pocket" fully obscure gazed sliding door

face of existing house

GARDEN ROOM

3600

GARDEN

new 100 diam drain taken into existing IC

exist doorway blocked up

fully glazed door with full height glazed sidelight and glazed fanlight over

VELUX flat glass rooflights 90 x 120

full height colour coated metal glazed screen

new structural post to support stair trimmer

up

new "short" door

HALL

LOUNGE

existing window frame removed

700

new open balustrade

CPBD

exist doorway blocked up

1100

new RWP to existing soakaway

boundary fence retained

site boundary

PROPOSED

existing SVP

existing RWP from main roof

300

no 7

Existing INSPECTION CHAMBER

EXTERNAL WALLS
100 facing brickwork to match existing [including pointing] – 100 cavity with JABFILL or similar approved full fill insulation 100mm thick - 100 insulating block inner skin to SE spec – plaster+ skim finish internally

0 1.0 2.0 3.0 4.0 5.0m

Scale

NEW WORK SHOWN HATCHED

job: 6 KENSINGTON GARDENS KINGSTON	title: GROUND FLOOR PLANS existing + proposed	client: Mr+Mrs EGERICKX	
		scale: 1:50	date: OCT 23
		drg. no.: KKE.2.1	rev:

revisions

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