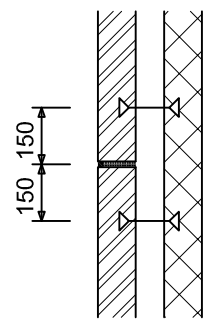
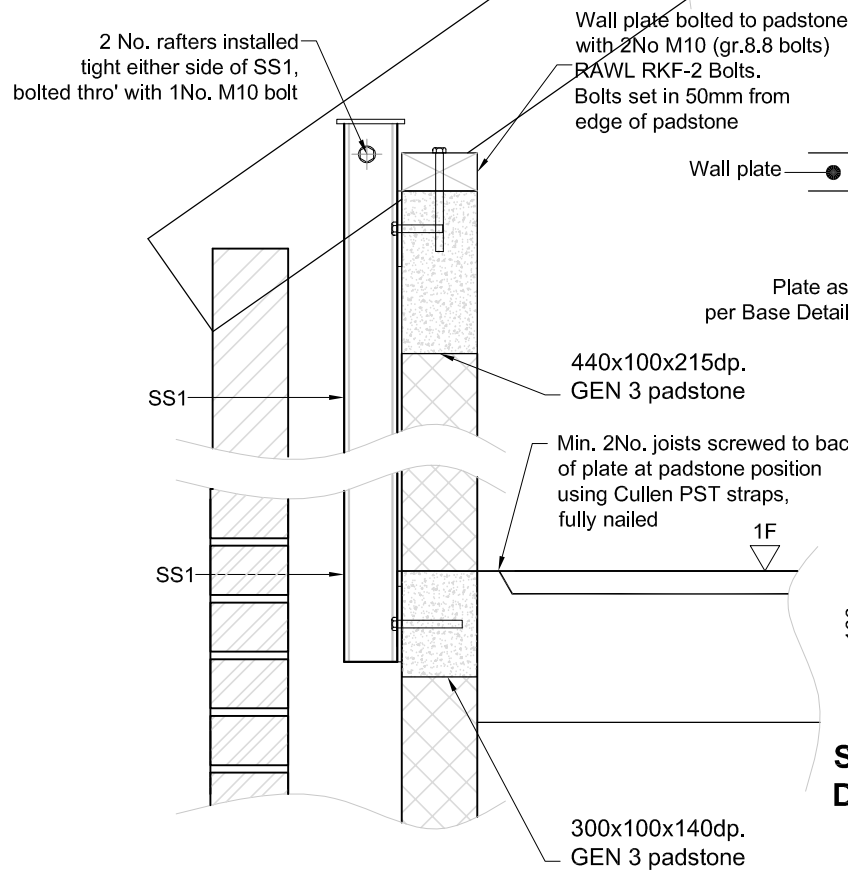


Detail 1
Scale 1:20

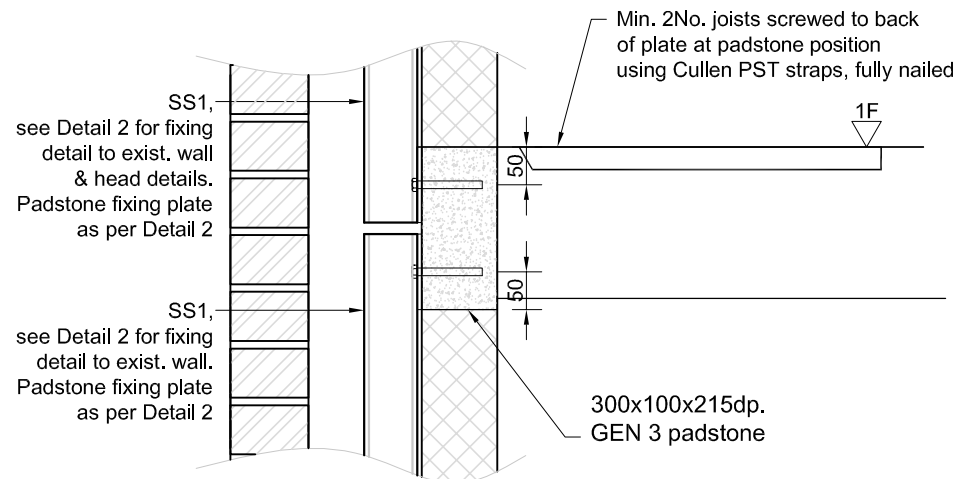


Typical Brickwork Movement Joint (MJ)
Scale 1:20

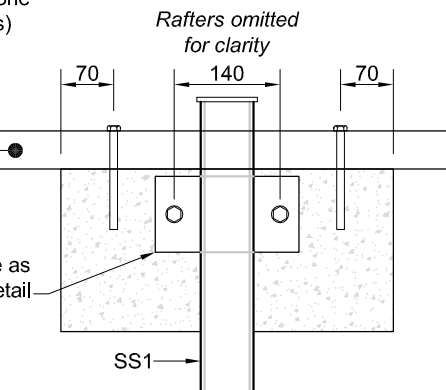
Wall ties at 225 c/c vertically either side of joint
15mm joint with Expanda-foam compressible filler and polysulphide mastic sealant. Colour to suit mortar.



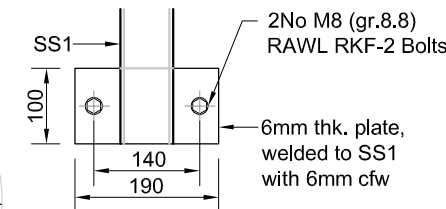
Detail 2 - Section & Details
Scale 1:10



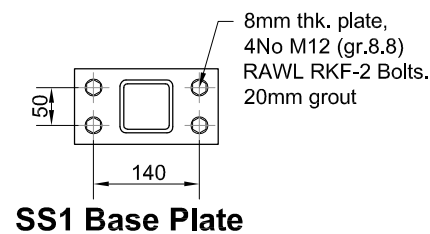
Detail 3 - Section & Details
Scale 1:10



SS1 to Padstone Plate Detail at Head



SS1 to Padstone Plate Detail at Base



SS1 Base Plate

Steel Notes
Steel to be designed, detailed, fabricated and erected in accordance with BS5950 Part 1.
All steel to be grade S275 UNO

Corrosion Protection
All steelwork to have protection systems applied after fabrication.

Internal Steelwork:
All steelwork is to be shop blasted to Swedish Standard Sa 2.5 and to receive one coat of HB zinc phosphate (80 µm) paint (shop applied) or as noted otherwise.

Internal Steelwork within Cavity (min. 40mm clear distance from outer leaf):
All steelwork is to be shop blast to Swedish Standard Sa 2.5 and to receive a 2 pack zinc rich epoxy (80 µm), epoxy M10 (125µm).

External Steelwork, Steelwork within Cavity (less than 40mm from outer leaf) & Steelwork Below Ground:
All steelwork to be
i) Concrete encased (50mm, C30 concrete), or
ii) Hot-dipped galvanised to BS 729 (85 µm)

Galvanized or sherardized fasteners should be used with galvanized steelwork.

Fire protection to Architect's specification.

Padstone Notes
All padstones are to be either cut from pre-stressed concrete lintels, pre-cast GEN 3 concrete or cast insitu GEN3 concrete. Seated on a full mortar bed.

Masonry Notes
All masonry to be in accordance with BS5628.

External Walls
Outer leaf : 103 mm 15N brickwork.
Cavity : 150mm.
Inner leaf : 100mm 7N blockwork
All in grade (iii) mortar.

External Walls ~ Below ground
Outer leaf : 100mm 7N blockwork.
Cavity : 150mm.
Inner leaf : 100mm 7N blockwork
All in grade (ii) mortar.

Wall Ties
To be Type 1, 2, 3 or 4 in Table C.3 in BS 5628-1:2005 & Table 1 in DD-140-2:1987
Cavity wall ties to be provided at 450 mm centres vertically and 900 mm centres horizontally with a minimum density of 2.5 ties/m² with min. 50mm embedment into each leaf.
Ties to be closed up in spacing to 225 mm centres vertically at a distance of 225mm horizontally adjacent to openings and edges, including verges.

All walls to be toothed and bonded properly

Trussed Rafter & Timber Framed Walls Notes

Timber trusses are to be designed, detailed, fabricated and erected by a specialist truss manufacturer.

Truss manufacturer is to take account of all dead, imposed and wind loads in accordance with this drawing, the Architect's drawings and BS 6399. The truss manufacturer is to provide all necessary wind and stability bracing.

The truss manufacturer is to submit designs and details at least two weeks prior to fabrication of the trusses.

The roof trusses are to be fixed to wall plates using truss clips.

Dormer External Walls:

Timber studs 100 x 50 C16 @400c/c with 100 x 50 C16 sole and header plates.
Noggings at mid-height.
Both faces sheathed with 9.5mm plywood - fixed to timbers at 300mm c/c typically & 150mm at the edges with sherardized square twisted 3mm Ø nails 50mm lg.
Clad internally with 12.5mm plasterboard.

Internal/Ashlar Partitions:

Timber studs 100 x 50 C16 @ 400c/c with 100 x 50 C16 sole and header plates. One face sheathed with 9.5mm plywood - fixed to timbers at 300mm c/c typically & 150mm at the edges with sherardized square twisted 3mm Ø nails 50mm lg. Noggings at mid-height.

Double up studs at sides of all reveals.

Foundation Notes

All foundations to be founded at least 0.6 m below ground level, 150mm into virgin chalk & to the satisfaction of the Building Control Officer.

All foundations to be mass concrete trench fill foundations using grade GEN3 concrete in accordance with BS5328. Concrete to be sulphate resisting to DS-1 and AC-1.

Foundations to be placed centrally about the wall that they are supporting, i.e. along the centre line of the internal and external walls (the centre line of external walls is to be taken as the centre of the overall thickness of construction).

Sides of excavation to be adequately supported to prevent instability.

Any soft spots or made ground is to be removed & infilled with Type 1 sub-base, compacted in layers.

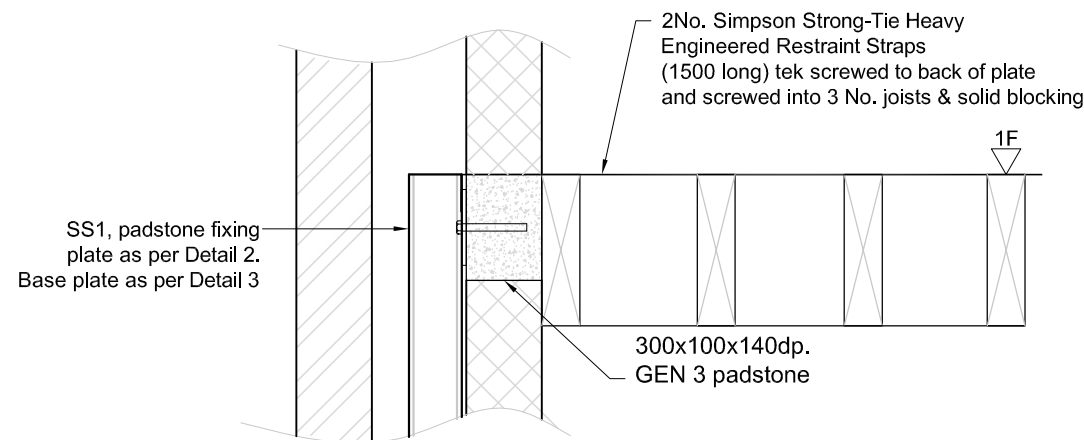
Lintel Notes

External Walls

External wall lintels to be IG, or equal, lintels designed and detailed by the lintel manufacturer.
External wall lintels to have a minimum 150 mm bearing.

Internal Walls

Internal wall lintels to be precast concrete lintels with minimum 150 mm bearing.



Detail 4 - Section
Scale - 10

Project Notes:

Do not Scale. All dimensions to be checked on site and any discrepancies brought to the attention of the architect and engineer.

Member lengths to be determined on site by contractor - taking into account the bearing conditions.

Where the drawing is derived from third party drawings Jared Newell Consulting Ltd. do not take any responsibility for the accuracy or compliance of any imported information or details.

This drawing to be read in conjunction with all relevant engineer's, architect's and designer's drawings and schedules.

All workmanship and methods of construction should comply with all relevant Codes of Practice, British Standards, the current edition of The Building Regulations and good building practice.

Timber Notes

All timber is to be in accordance with BS5268.
All structural softwood is to be marked 'DRY' or 'KD'.

Timber floor joists to have either herringbone strutting or full depth blocking positioned as follows;
at midpoint for spans over 2.5m
at third points for spans over 4.2m

Joists to be doubled up below partitions and bath locations.
At chimney stack locations, joists to be at least 40mm from the stack and 200mm from the flue.

Timbers and trusses running parallel to external walls are to be strapped to wall using 30x5 galvanised mild steel straps extending over at least three timbers at 1200 mm centres. Timbers are to have solid blocking together with packing to the masonry at strap positions.

Multiple members bolted together with M12 bolts @ 600 c/c staggered above and below the centre line of the member.

Wall plates to be 50x100C16 timbers and are to be strapped to wall using 30 x 5 GMS straps (1000 mm long) at 1200 mm centres down cavity face of blockwork.

Reinforced Concrete Notes

All Reinforced Concrete to be RC30 to BS 5328 & BS8110.

Reinforcement designated 'H' to be High Yield Type 2 deformed grade 500 N/mm² to BS4449 & BS8666.
Minimum concrete cover to be 50mm to underside & 40mm to all other faces.
Minimum lap lengths for reinforcement to be 40 bar diameters.

Blinding to be designated mix GEN 1 to BS 5328, unreinforced, 20mm nominal size aggregate, 75mm slump.

Revisions

Drawing Status

Approval / Construction



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Client

Orla and Mark Checksfield

Project Title

Loft Conversion & Extension at Bay Hill House, 8 The Droveaway, St. Margarets

Drawing Title

Details & Construction Notes

Scale As Noted

Drawing No.

Date Feb. '23

792/A3/01