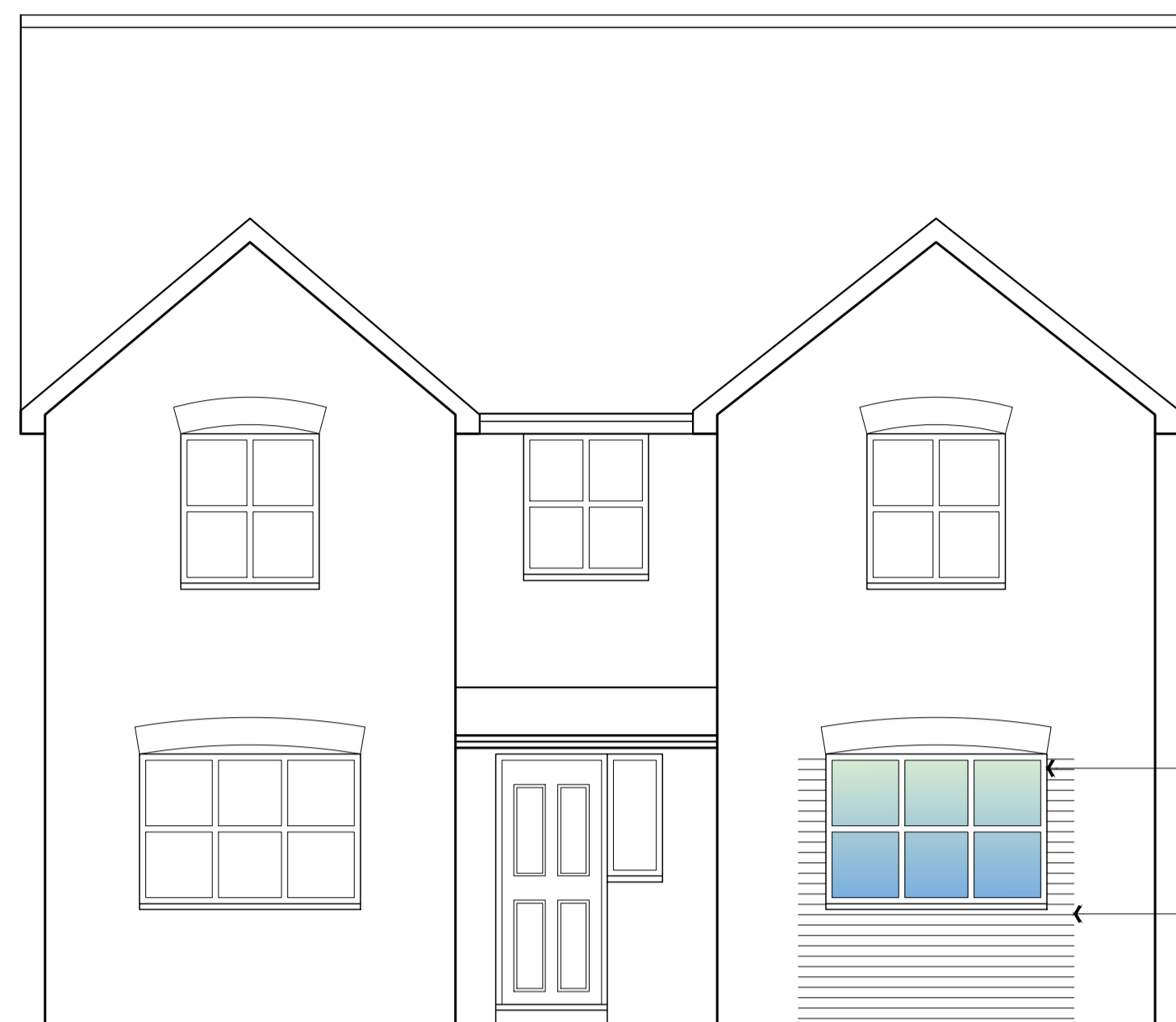


No.5
ASSUMED BOUNDARY

7 CHAPEL WAY

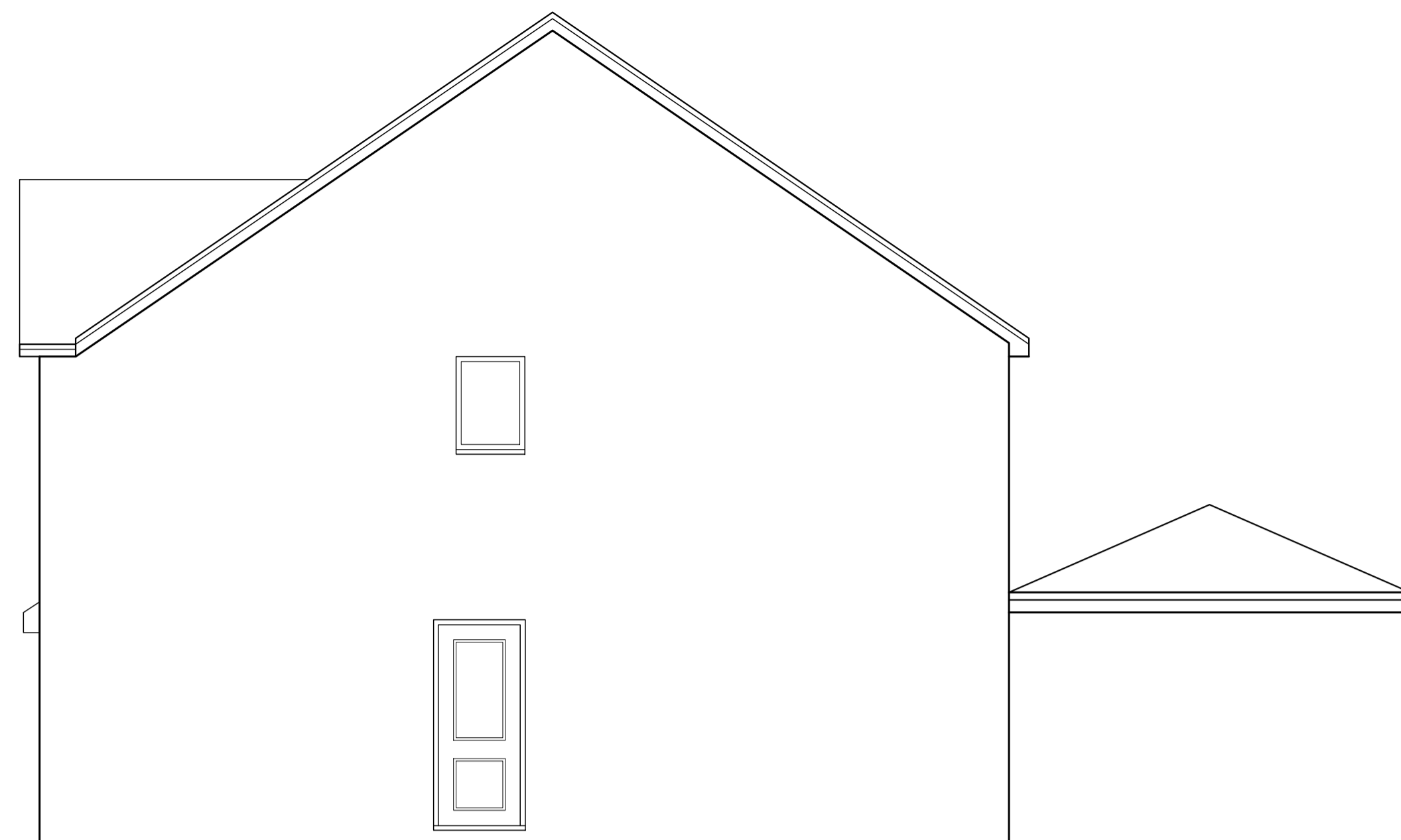
No.9
ASSUMED BOUNDARY



NEW EXTERNAL WINDOWS
Thermally broken window (to match existing) to separate sub-contractor details & design. Final size and position TBC by client. To achieve a U-value of 1.6 W/m²K.

NEW MASONRY CAVITY WALL
Brickwork (to match main house), 100mm cavity filled with 100mm Knauf DriTherm 32 insulation, 100mm blockwork inner leaf lined internally with 12.5mm plasterboard. To achieve a U-value of 0.18 W/m²K.

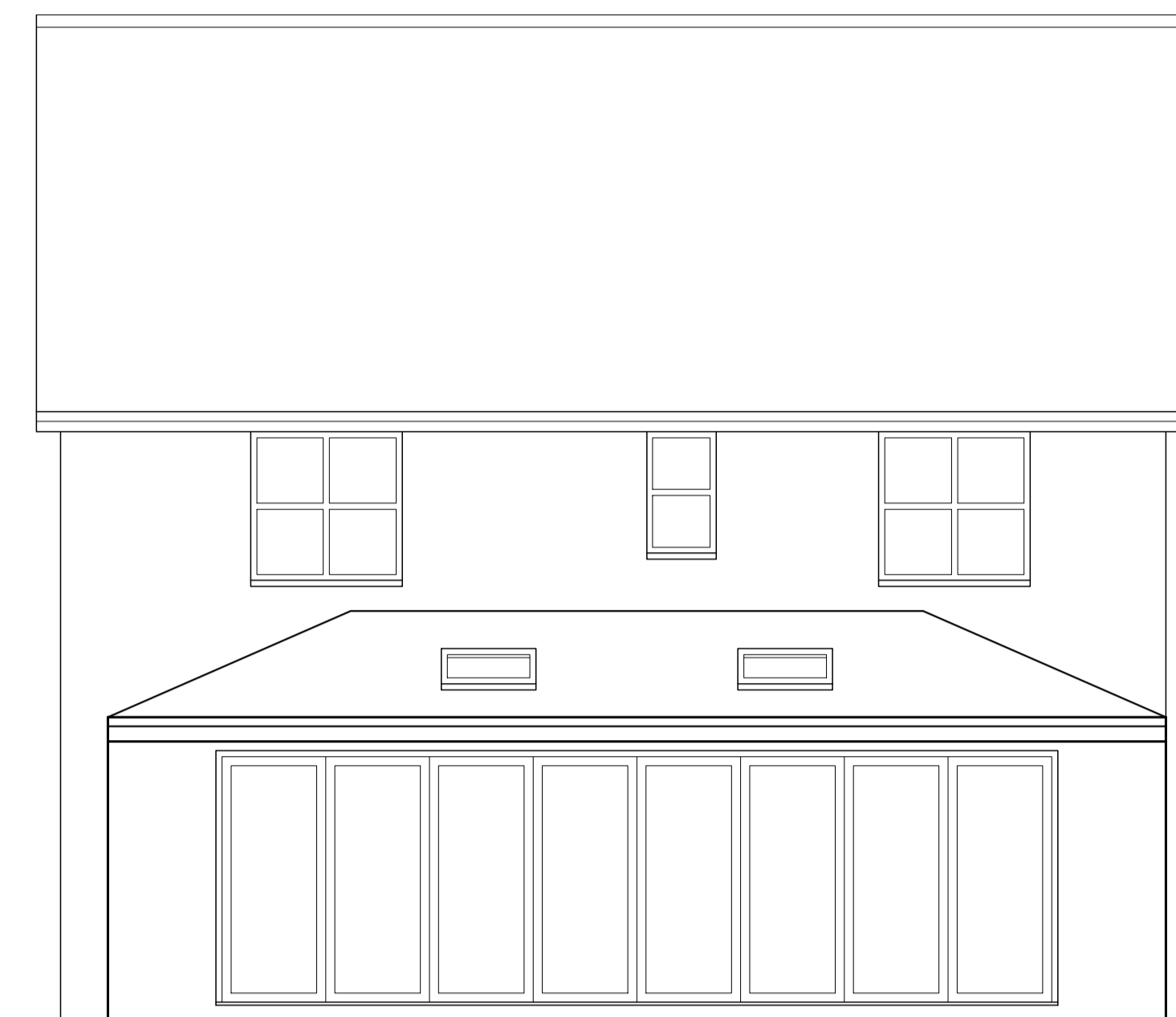
PROPOSED FRONT ELEVATION



PROPOSED SIDE ELEVATION - NO CHANGES TO SIDE ELEVATIONS

No.9
ASSUMED BOUNDARY

7 CHAPEL WAY

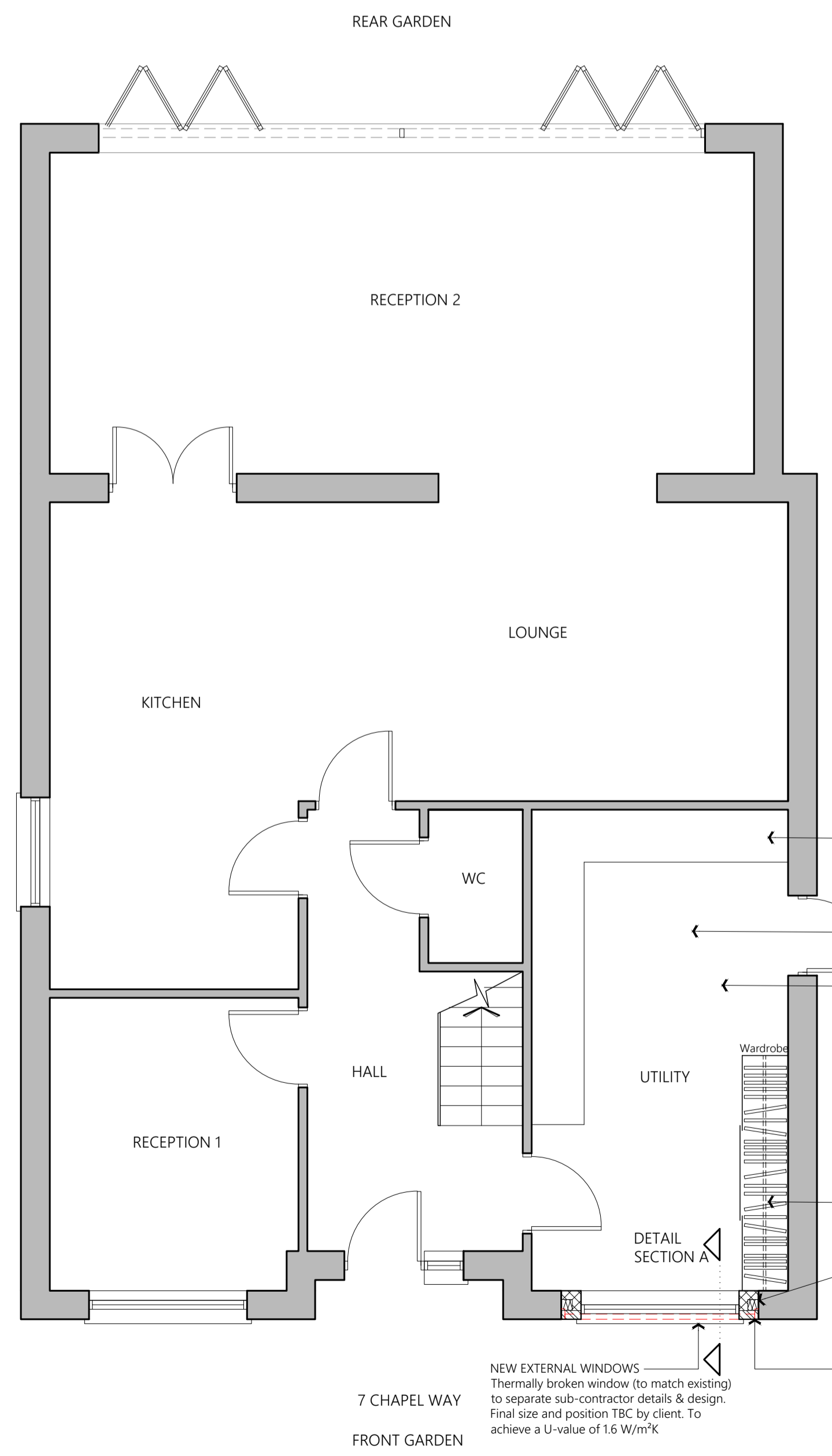


PROPOSED REAR ELEVATION - NO CHANGES

No.5
ASSUMED BOUNDARY

7 CHAPEL WAY

No.9
ASSUMED BOUNDARY



Final layout of Utility TBC by client, worktop layout shown indicatively.

VENTILATION
Utility fitted with 15 litre/sec extractor fan.

NEW SUSPENDED BEAM & BLOCK GROUND FLOOR:
Floor finish zone, on 75mm screed over polythene sheet over 100mm insulation boards laid on methane gas barrier on suspended grouted beam and block floor system. Maintain ventilation to existing and new sub-floor void with telescopic underfloor ventilators to 215x65mm airbricks in external walls. To achieve a U-value of 0.18 W/m²K.

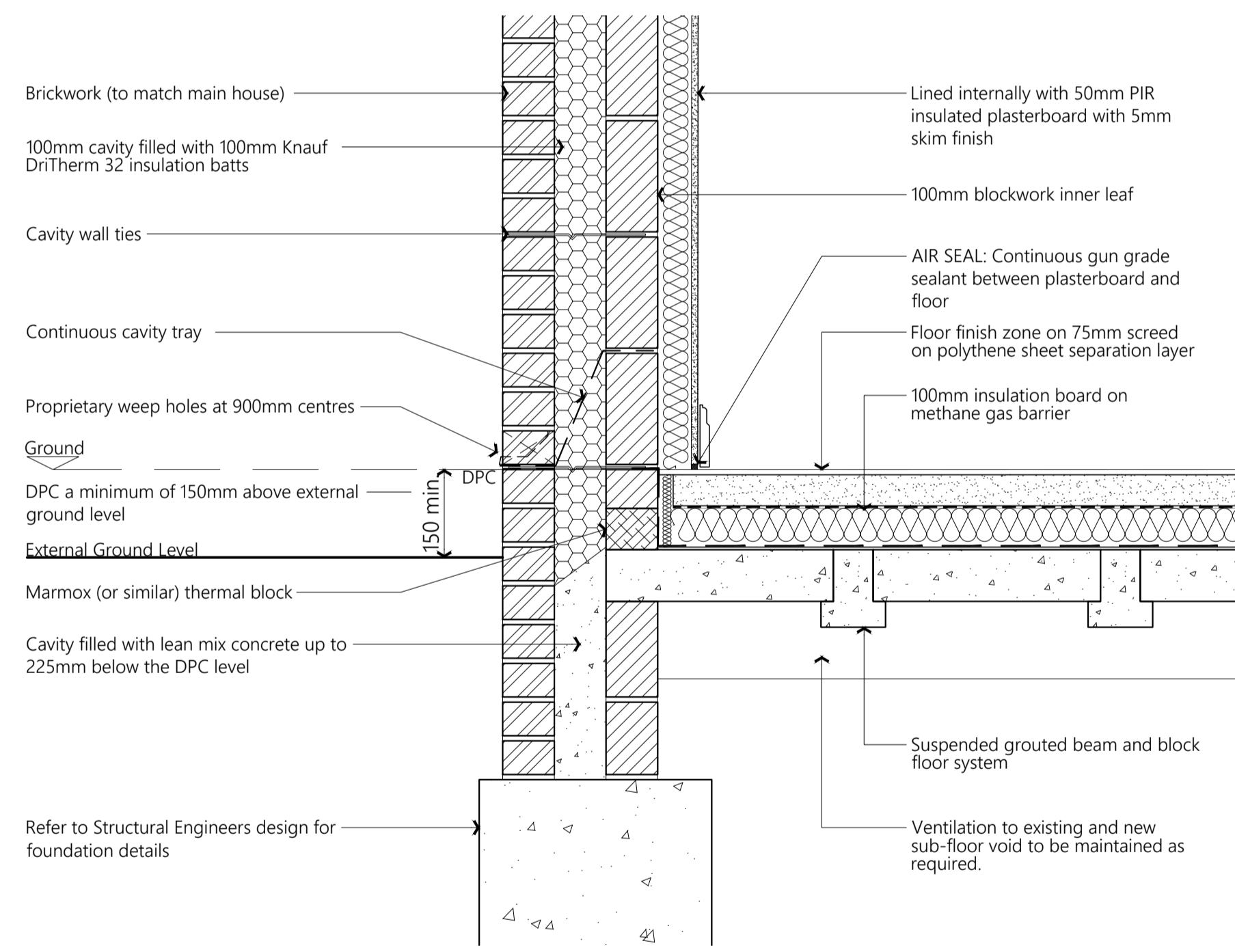
Final layout of Utility TBC by client, wardrobe shown indicatively.

Stainless steel wall ties.

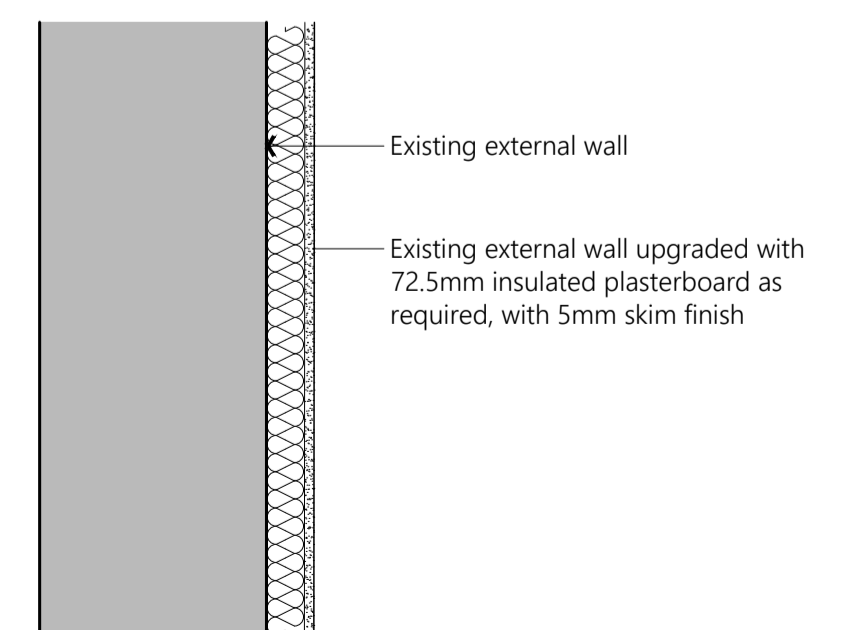
NEW EXTERNAL WINDOWS
Thermally broken window (to match existing) to separate sub-contractor details & design. Final size and position TBC by client. To achieve a U-value of 1.6 W/m²K.

NEW MASONRY CAVITY WALL
Brickwork (to match main house), 100mm cavity filled with 100mm Knauf DriTherm 32 insulation, 100mm blockwork inner leaf lined internally with 50mm PIR insulated plasterboard. To achieve a U-value of 0.18 W/m²K.

PROPOSED GROUND FLOOR PLAN



PROPOSED DETAIL SECTION A
SCALE 1:10 @ A1



EXTERNAL WALL UPGRADE
SCALE 1:10 @A1

SPECIFICATION

NEW SUSPENDED BEAM & BLOCK GROUND FLOOR:
Floor finish zone (floor finish TBC by client), on 75mm reinforced fibrous fast set overlay screed (Ronascreeed 8day) over polythene sheet (not less than 25micron/500 gauge) over 100mm Celotex GA4100 (or similar approved) insulation boards laid on methane gas barrier (Visqueen or similar approved) on suspended grouted beam and block floor system in accordance with Structural Engineer's design and specification (U-value of 0.18 W/m²K). 25mm thick insulation to be taken up as a kerb around the perimeter of the floor specifically abutting the external walls. Maintain ventilation to existing and new sub-floor void with telescopic underfloor ventilators to 215x65mm airbricks in external walls. To achieve a U-value of 0.18 W/m²K.

EXTERNAL CAVITY WALL
100mm brickwork (to match existing main house) external leaf with 100mm cavity filled with 100mm Knauf DriTherm 32 insulation batts, and 100mm 7N high-strength ThermaLite (or similar), Dryline internally with 50mm PIR insulated plasterboard with 5mm skim finish. Sand & cement 1:4 mortar mix to match existing mortar colour.
Stainless steel wall ties (Ancon Stafix RT2 or similar) at 450mm centres vertically and 750mm centres horizontally, and a maximum 225mm at unbonded reveals. Stainless steel wall connector (Ancon or similar) to be used for the connection of new block/brick to existing walls. Movement joints to be located minimum 3m from corners.
Proprietary cavity closers (Rockclose or similar) to openings. DPC to be 150mm above external ground level, lapped with DPC of existing building and new DPM. Step DPC as required to maintain 150mm clearance.
Cavity to be filled with lean mix concrete up to 225mm below the DPC level open perpend weepholes at 900mm centres. Proprietary weepholes above all lintels at 900mm centres. Flashing generally to be milled lead sheet to BS EN 12588. Code 4 lead flashing (stepped as required) to be used where roof abuts brickwork. Minimum 150mm upstand from top of waterproofing level to door threshold. Cavity trays where required must raise a minimum 140mm across cavity. To achieve a U-value of 0.18 W/m²K.

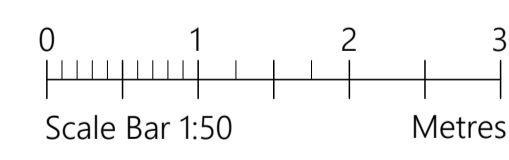
EXTERNAL GLAZING/ WINDOWS
Windows to habitable rooms to have at least one opening casement located 800-1100mm from the floor level and with a minimum clear opening of 450mm wide and 750mm high. Casement should have 90° hinges installed. Habitable rooms to have 10% of floor area in natural daylight. All new doors and windows to have Low-E double glazed units with a minimum 16mm cavity between panes within a timber or metal framework.
Glass within critical locations to be toughened to BS6206, with a clear kitemark indicated for proof. Toughened glass required where the glazing is to a window within 800mm of the floor level, within 300mm to the side of a door, or within 1500mm of the floor in a door. To achieve a U-value of 1.4 W/m²K.

VENTILATION
All ventilation to be carried out in accordance with Approved Document F (Ventilation). All habitable rooms to have an openable window equivalent of 5% of the floor area of the room and 8000mm² in continuous background ventilation via trickle vents incorporated within door/window units. Maintain 10mm air gap under internal doors to rooms fitted with extractor fan to permit air inlet into room.

ELECTRICAL INSTALLATION
All wiring and electrical work will be designed, installed, inspected and tested in accordance with the requirements of BS7671, the IEE 17th Edition Wiring Guidance and Building Regulations Part P (Electrical Safety). On completion of the works a copy of the installers Electrical Installation Certificate compliant with BS7671 is to be provided to the Client and Building Control Inspector. Prior to covering all wiring/cables the applicant is to ensure that the installation is inspected by a competent person and on completion of the works, in addition to the Installation Certificate, an additional competent person's Electrical Installation Test Certificate compliant with BS7671 is to be provided to the client and the Building Control Surveyor.
Low energy light fittings to main dwelling spaces to comply with Building Regulations Part L. Sockets and light switches shall be flush mounted and switched. Where sockets are located close together, a 50mm gap left between each one and between architraves, corners of walls etc.
Heights of all electrical components to comply with Section 8 of Approved Document M:
- switches to lights and fans, doorbell push-button, electrical components over worktops and immersion heater switches to be centred 1150mm AFFL
- electrical components over bedroom cabinets to be centred 850mm AFFL
- room thermostat to be centred 1500mm AFFL
- all electrical components other than the above to be centred 500mm AFFL

DRAINAGE, WASTE PLUMBING & SANITARYWARE
All new drainage or alterations to existing drainage to be carried out in accordance with Approved Document H.
All work carried out to manufacturer's specification and to Local Authority approval. All drainage to be laid to relevant Codes of Practice, British Standards and Good Working Practice.
New Gutters & Rain Water Pipes to match existing and to discharge into trapped gullies. Trapped gullies to be installed which are accessible for rodding and rodent resistant.
Soil & Vent Pipes to extend 900mm above any opening into the building within 3m, capped with a perforated vent outlet.
WC pan waste pipe to be 110mm dia. Bath, WHB & Shower waste pipe to be 40mm dia up to 3m lengths. Waste pipes laid to a min 1:40 falls with rodding access at bends.
All waste pipes to have 75mm deep trap seal and separate connections to SVPs to be installed in accordance with BS5572.

Any gas central heating works to be undertaken by a GasSafe registered installer.



PROJECT	7 Chapel Way Coppull, Chorley PR7 4QN		
CLIENT	L Chirozvani		
STATUS	Information		
DRAWING	Proposed Plans and Elevations		
DWG No.	2413-03	REV	
SCALE	1:50@A1	DATE	March '24

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