

EXISTING GROUND FLOOR

NEW FLOOR

18mm t&g chipboard flooring P5 grade on 195 x 50 c24 grade joists at 600mm centres new joists to be hung from new steel beam, with min 25mm space between bottom of new joist and existing ceiling.
100mm mineral wool suspended on chicken wire to filled new floor void

EXISTING CEILING TO FIRST FLOOR

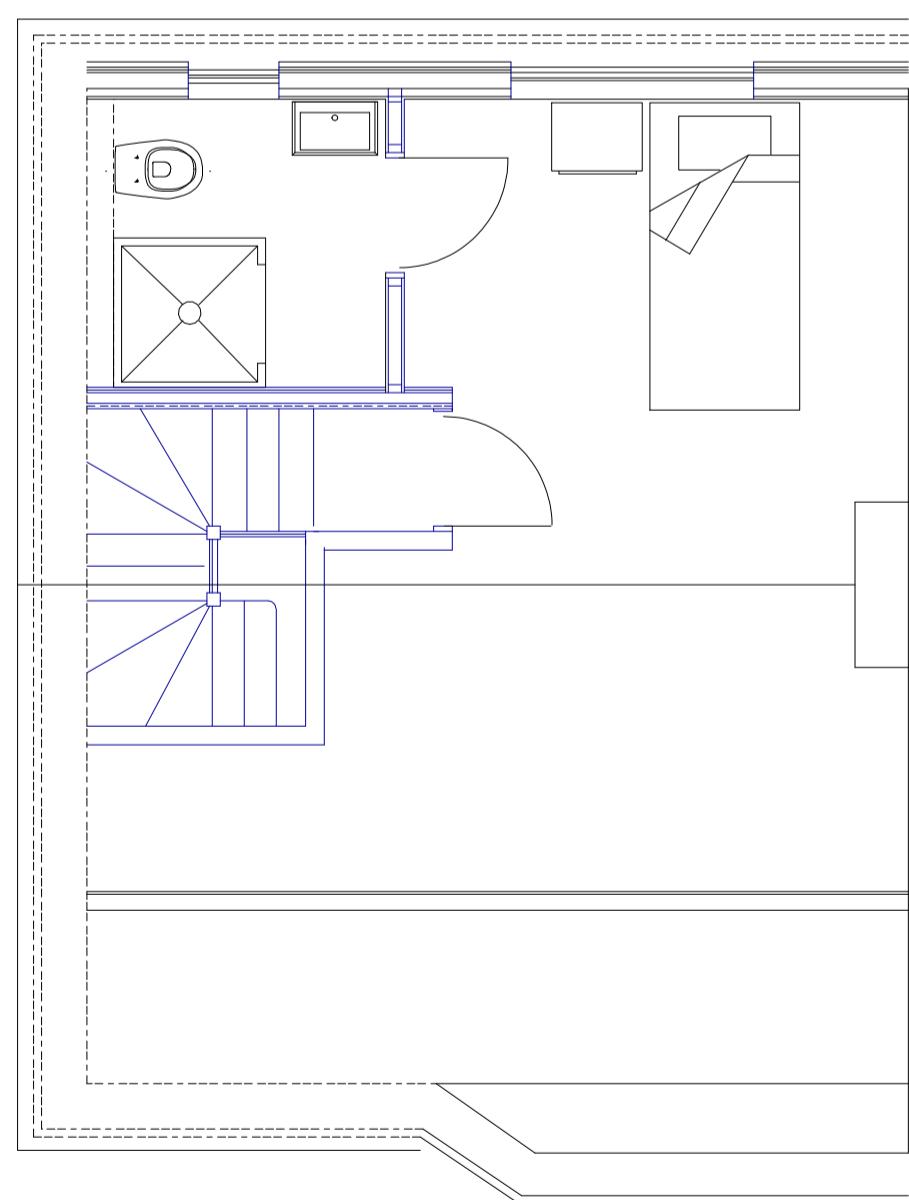
Additional layer of 12.5mm plasterboard and skim to be fixed to underside of existing ceiling

WASTES

32mm basin, 40mm bath and 100mm WC waste to connect to extended SVP. SVP to extend to 900mm above any window within 3m.

SMOKE DETECTION

Mains wired, interlinked smoke detection to be provide in circulation space on all levels

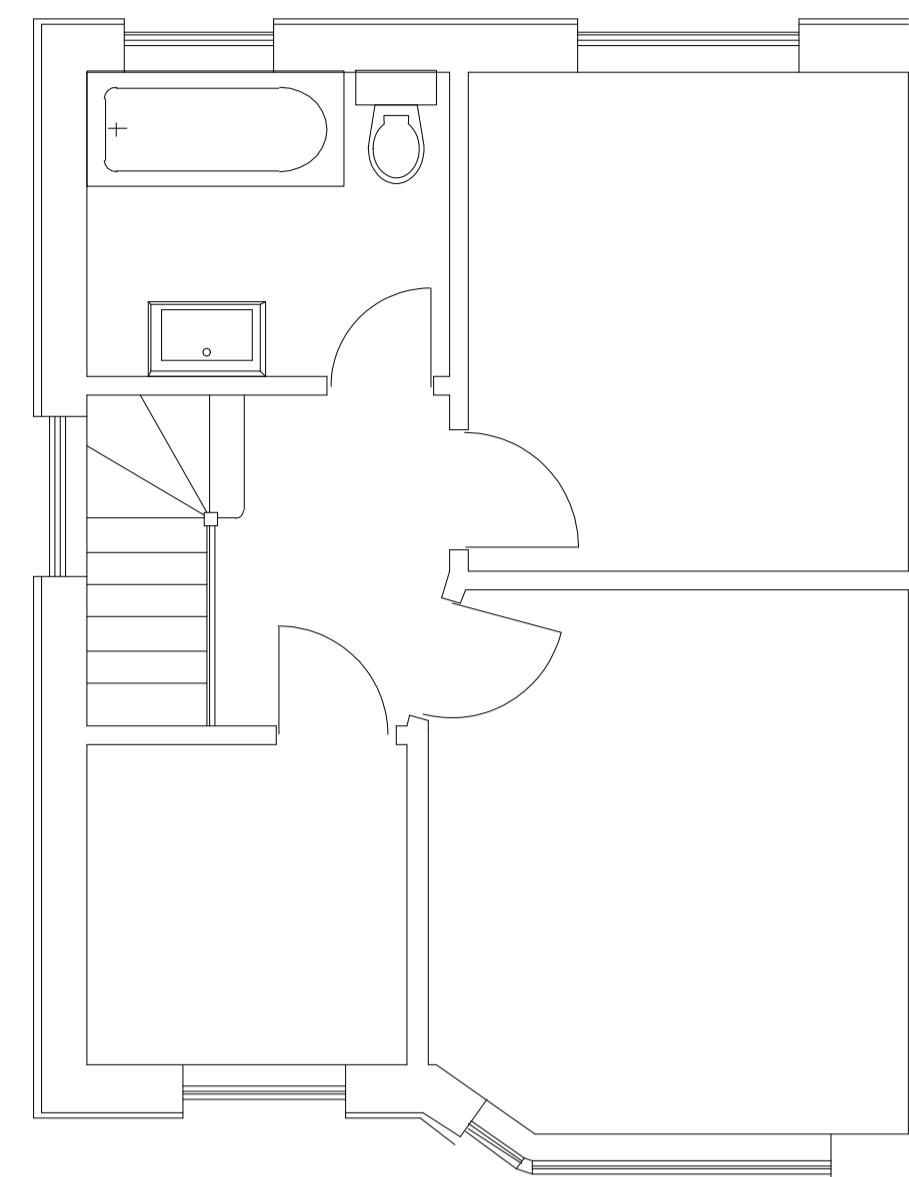


PROPOSED FIRST FLOOR

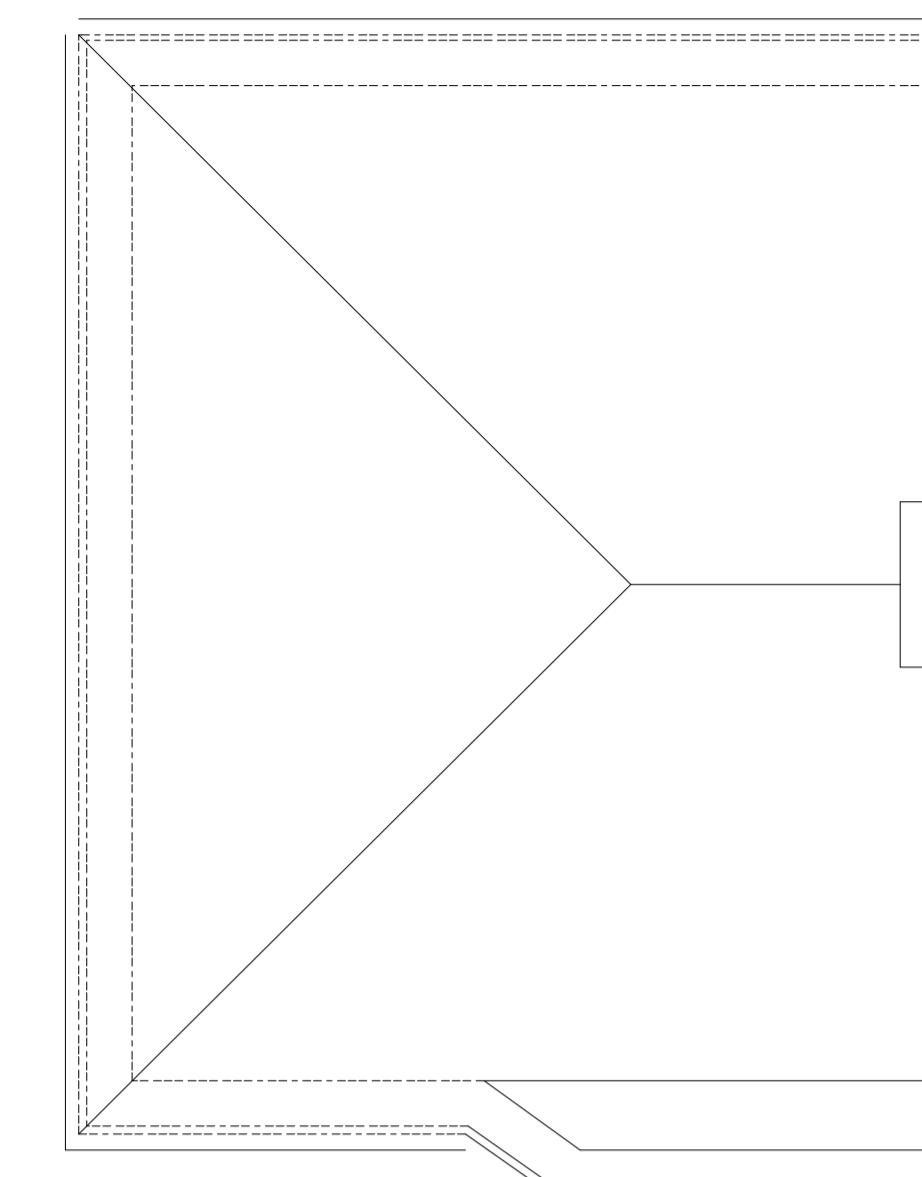
ROOF LIGHTS NOT TO PROTRUDE FROM ROOFLINE MORE THAN 150mm

ALL MATERIALS ARE TO MATCH EXISTING

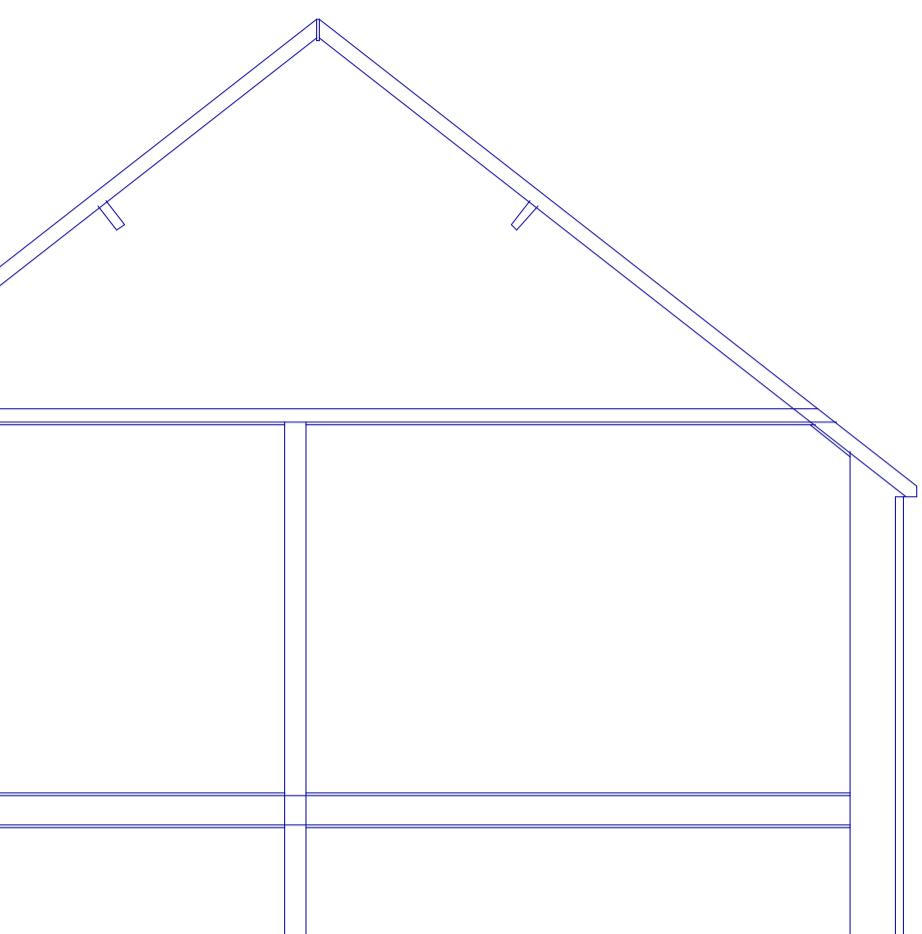
ALE BAR
SCALE 1:50
0 1m 2m 3m 4m 5m



EXISTING FIRST FLOOR



EXISTING ROOF PLAN



EXISTING SECTION

RAINWATER GOODS

100mm half round gutters and 68mm downpipe to discharge onto existing roof

GABLE END WALL

Wall constructed in two leave of 100mm Celcon blockwork, cavity filled with 50mm rockwool external wall to be finished with an insulated render to match walls below

STAIRS

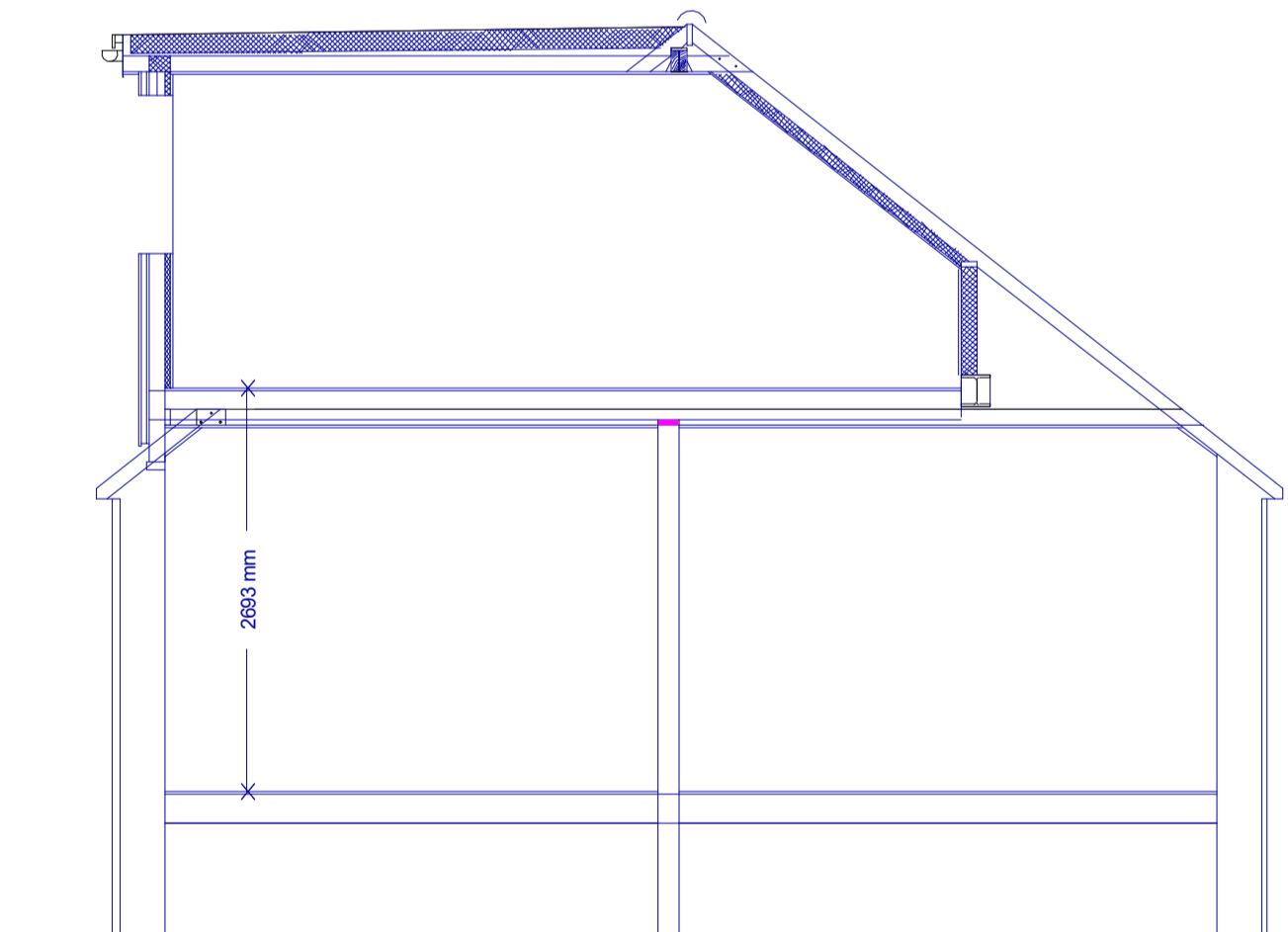
New stairs to leave a minimum of 2m headroom over existing flight below
New stairs to have a minimum of 2m headroom over
Stair pitch not to exceed 42 degrees, handrail on one side at 900mm above pitch
Stairs supported on doubled up timber joists/trimmers

NEW DORMER

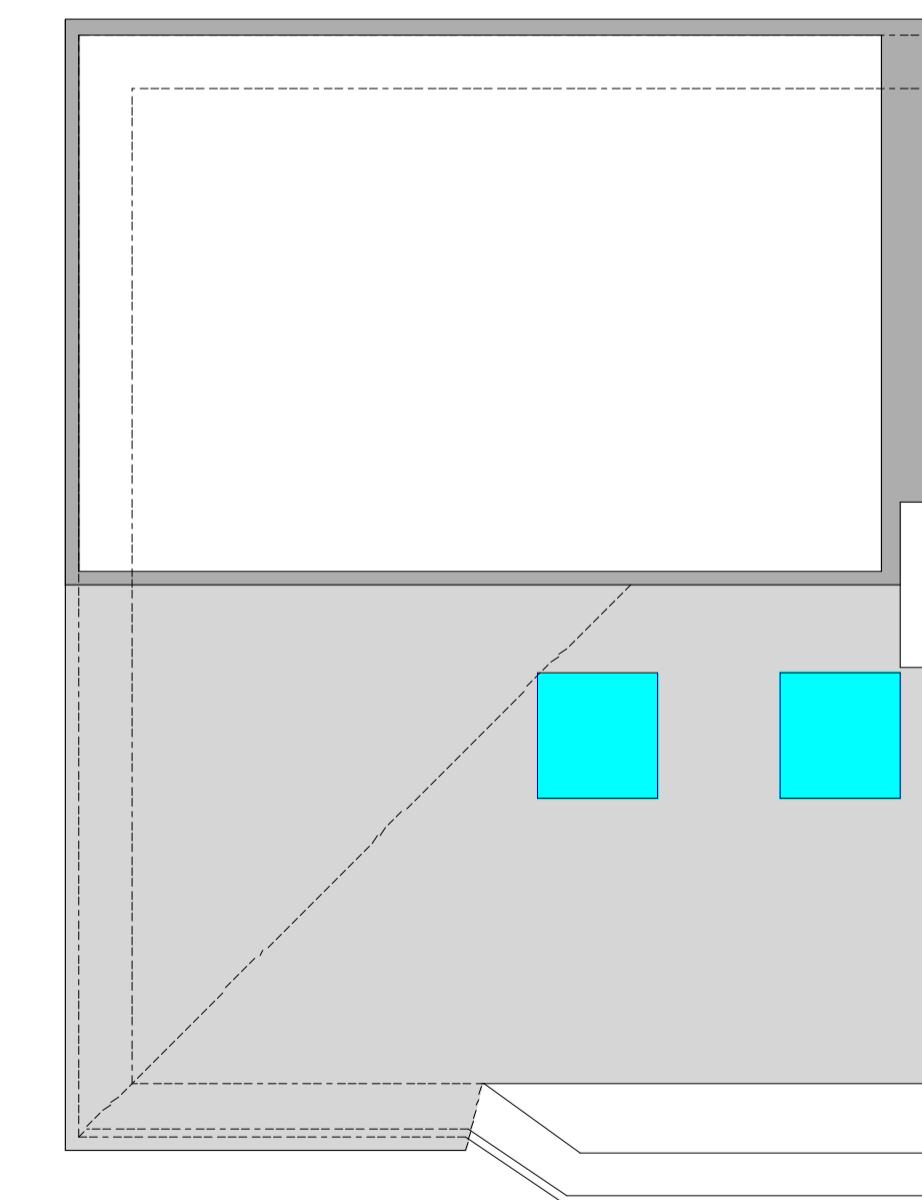
Dormer to be erected of doubles up rafters on party wall side and off new gable wall
Dormer face and cheeks constructed in 100x50 timbers, clad externally with 18mm WBP Plywood, Tyvek breathable felt membrane, 38x25mm battens and tiles to match existing
Dormer insulated with 90mm Kingspan PIR insulation between studs and 72.5mm Kingspan insulated plasterboard internally, with a 3mm plaster skim

NEW WINDOWS

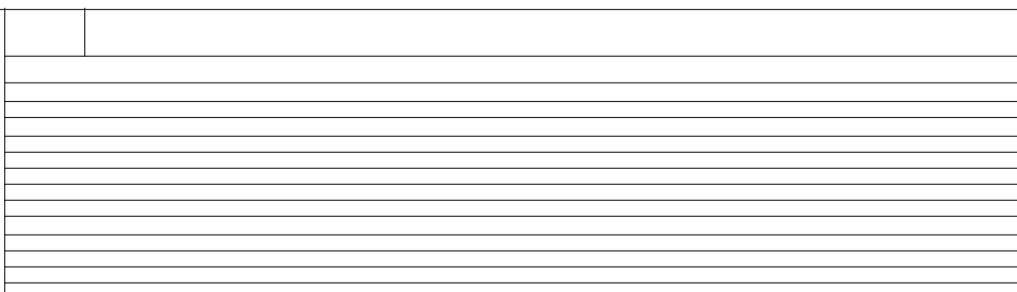
Double glazed UPVC windows with Argon filled with low E glass to 1.6 W/m2k
openable area to be equivalent to 1/20th of floor area, and background ventilation equivalent to 10,000mm2 per room



PROPOSED SECTION



PROPOSED ROOF PLAN



PROPOSED LOFT FLOOR