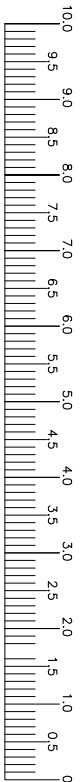


PROPOSED FIRST FLOOR PLAN



Scale Bar

DRAWING TITLE  
PROPOSED FIRST FLOOR PLAN & SECTION

- GENERAL**
1. All dimensions to be site checked.
  2. All work is to comply with Current Building Regulations including amendments.
  3. The purpose of this drawing is to procure Planning Permission & Building regulation approvals
  4. Upon the approvals any work that may be carried out shallbe carried out to the complete satisfaction of District Surveyor.
  5. Heating or appliances involving Gas should be carried out by CORGI approved contractor.
- WALLS**
1. Dormer walls (external) to be built of 150x65 Studs at 450 ctrs, nogging at 600 c/c, 150x50 first head & base plates and diagonal cross bracing,lined on out side face with PVC cladding or weathering slats suitable for wall cladding, roofing felt vapour barrier,12.7mm weatherproof plywood and on inside with 500g poly vapour barrier, 12.7 mm plaster board and skim finish with 165mm Celotex FR4000 insulation boards to provide U value of 0.28 W/sqmK or lower.
  2. Perimeter walls (internal) to be built of 100x50 Studs at 450 ctrs, nogging at 1200 c/c, 100x50 first head & base plates and diagonal cross bracing,lined on out side face with,12.7mm plasterboard and on inside with 500g poly vapour barrier, 12.7 mm plaster board and skim finish with 100mm Celotex insulation boards infill. U value of Wall to be 0.2 W/sqmK or lower.
  3. Internal partition walls to be built of 100x50 Studs at 450 ctrs, nogging at 1200 c/c, 100x50 first head & base plates and diagonal cross bracing,lined on both sides with,12.7mm plasterboards and skim finish with 100mm Celotex insulation boards infill.
- ROOF**
- Pitch roof to be provided with Kingspan or celotexPIR insulation 70mm between and 50mm under the rafters to provide a U-value of 0.2W/sqmK
- WINDOWS**
1. All windows to be aluminium double glazed type on hardwood subframes with 1/20th area openable for ventilation. provide trickle vent in all new windows to give minimum of 8000 sq.mm of background ventilation.U value of Windows to be 1.6 W/sqmK or lower.
  2. All new doors & windows to have 6mm laminated glass bedded in glazing tape.
- STAIRCASE**
1. New staircase serving first floor to loft Room. 750mm wide softwood staircase with total rise of 2800mm ( to be checked on site) with 14 risers at 200mm goings at 200mm, pitch not to exceed 42 degrees. hand rails and ballastrading (at 100mm centres)to be 900mm high above pitch line of new staircase and 900mm high above landing level. Head clearance of 2200mm must be maintained for stairs at first floor and loft room stairs. Tapered steps to have 50mm minimum going at newel post. provide 2.2m head room to new staircase.
- DRAINAGE**
1. Rain water to be drained via existing roof guttering with 75 dia RW down pipes from dormer roof to main roof. Where discharging on roof provide lead slate to prevent excessive wearing of roof ties.
- TIMBERS /BEAMS**
1. All timbers to SC4 grade whitewood unless otherwise stated. floor joists to be 150x50 @ 400mm ctrs.
  2. All steel beams to be supported on 600x100x215mm concrete padstones or 650x100x10mm MS spreader plates.
  3. All steel beams to be as per the structural engineers specification and calculations. All beams to be encased for half hour fire resistance with 2/12.5mm thick plasterboard layers coated in NULFIRE S30. All beams to be supported on concrete padstones to Local District Surveyers satisfaction.
- ELECTRICAL WORK**
- All electrical work to be carried out by Approved Electrical Contractor and shall meet the requirements of Part P (Electrical Safety) and must be designed, installed, inspected and tested by a person competent to do so.

TITLE		Scale		Drawing No	
Proposed loft conversion with dormers with windows on both side elevations and rear elevation & roof light on front elevation. 12 GRASWERE AVENUE, RUISLIP,HA4 7PN		1:100		TL-06	
Drawn by	Date	Scale	Drawing No	Revision	
Dev	Sept 2020	1:100	TL-06	02	

Client  
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