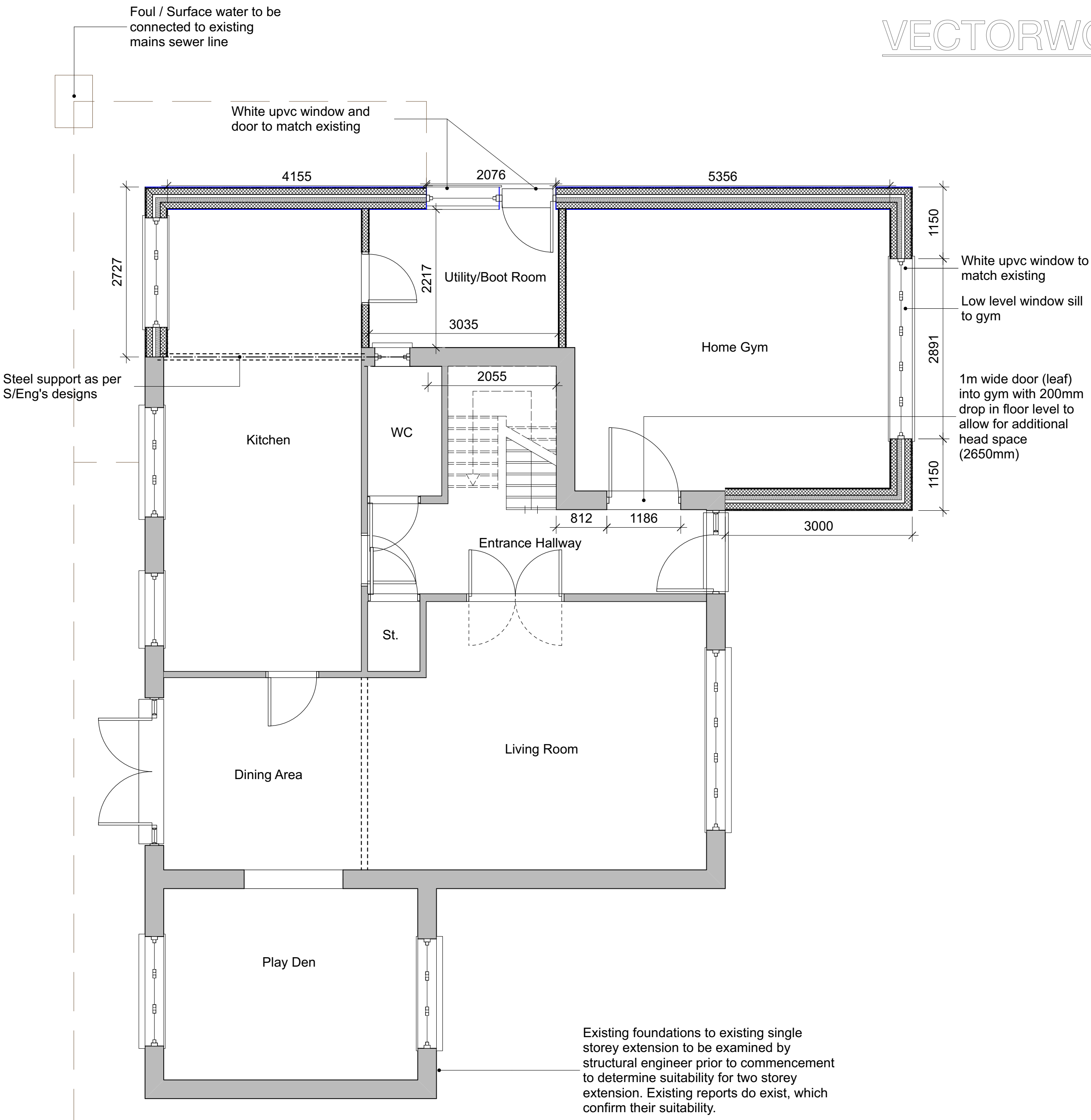
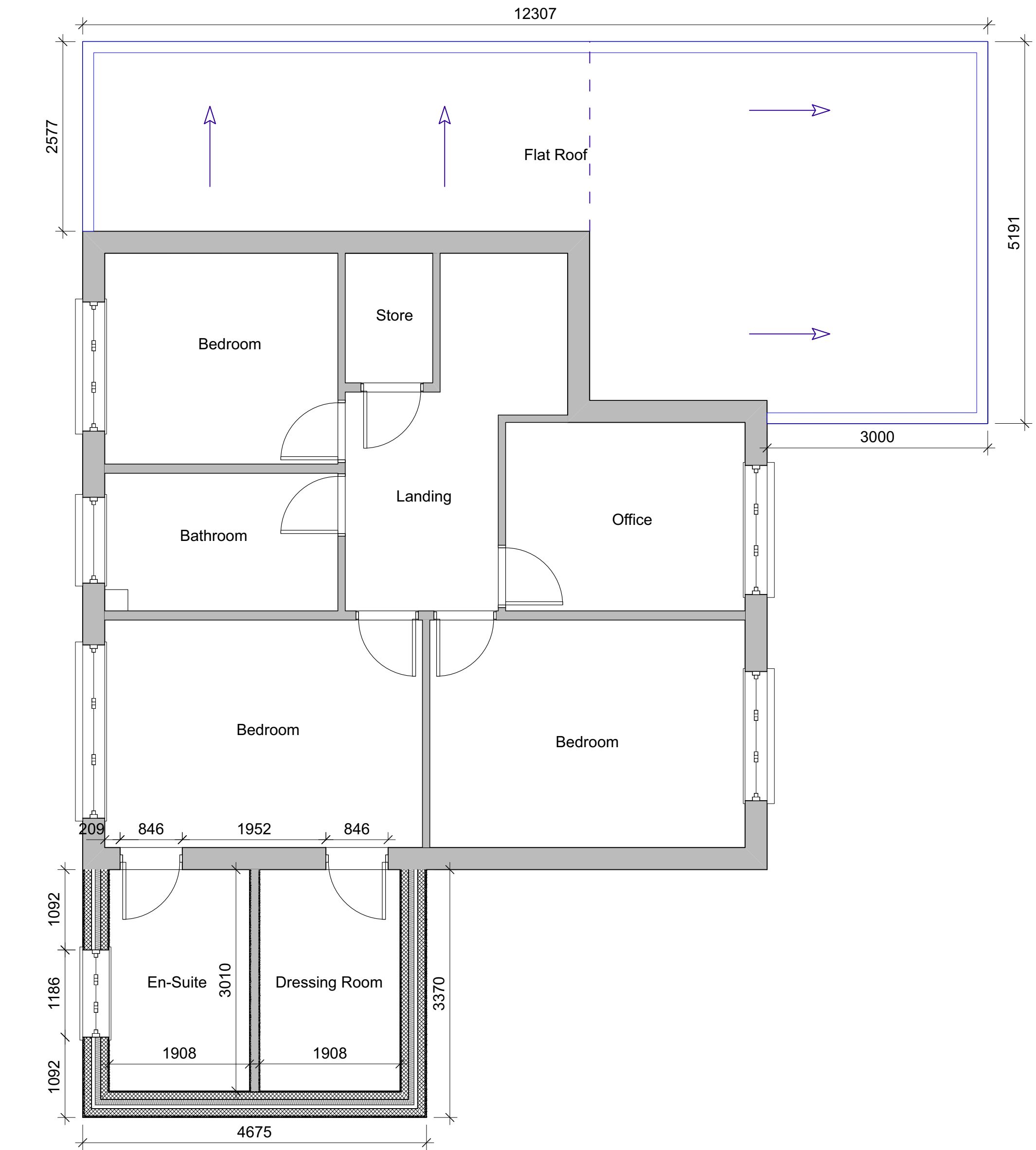
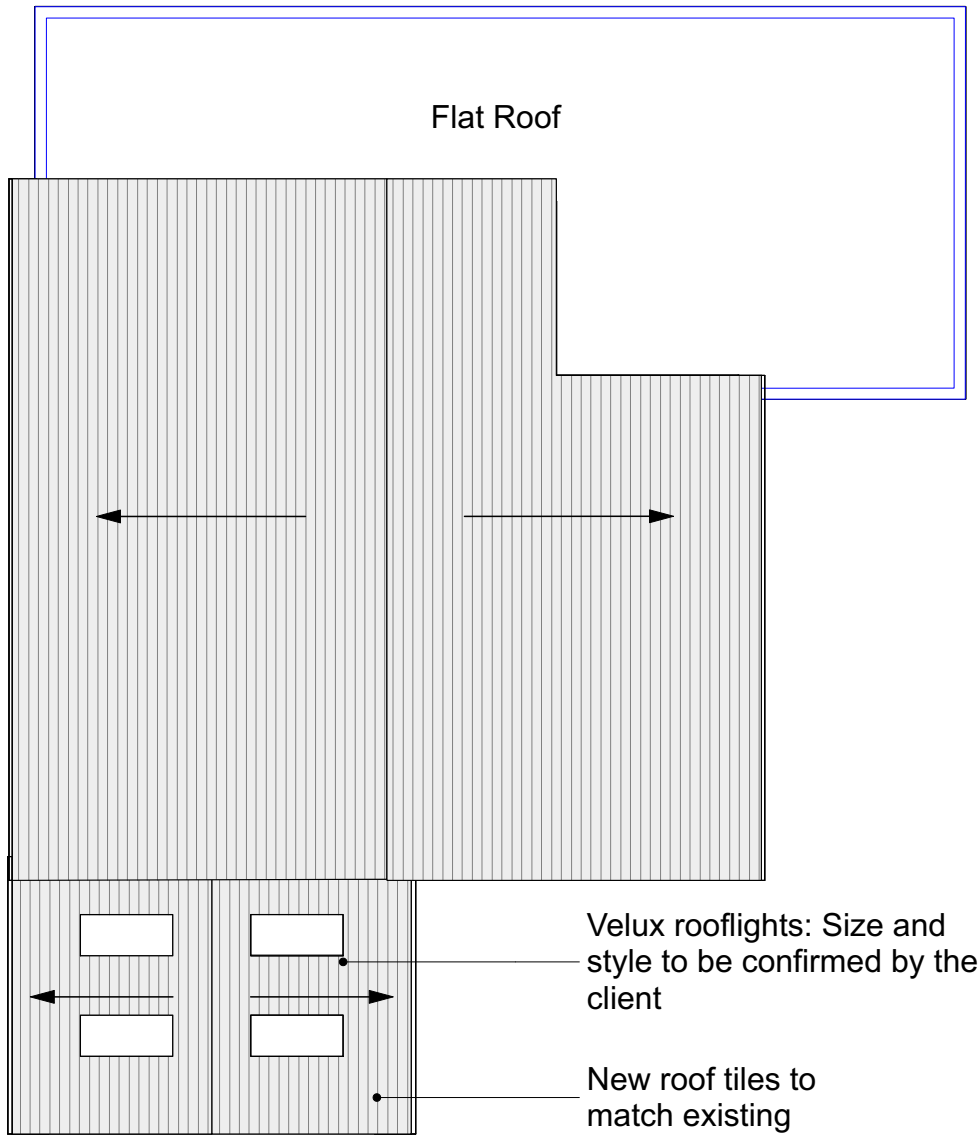




P05.02 PROPOSED GROUND FLOOR PLAN
SCALE 1:50 @ A1, 1:100 @ A3



P05.03 PROPOSED FIRST FLOOR PLAN
SCALE 1:50 @ A1, 1:100 @ A3



P05.02 PROPOSED ROOF LAYOUT
SCALE 1:100@ A1, 1:200 @ A3

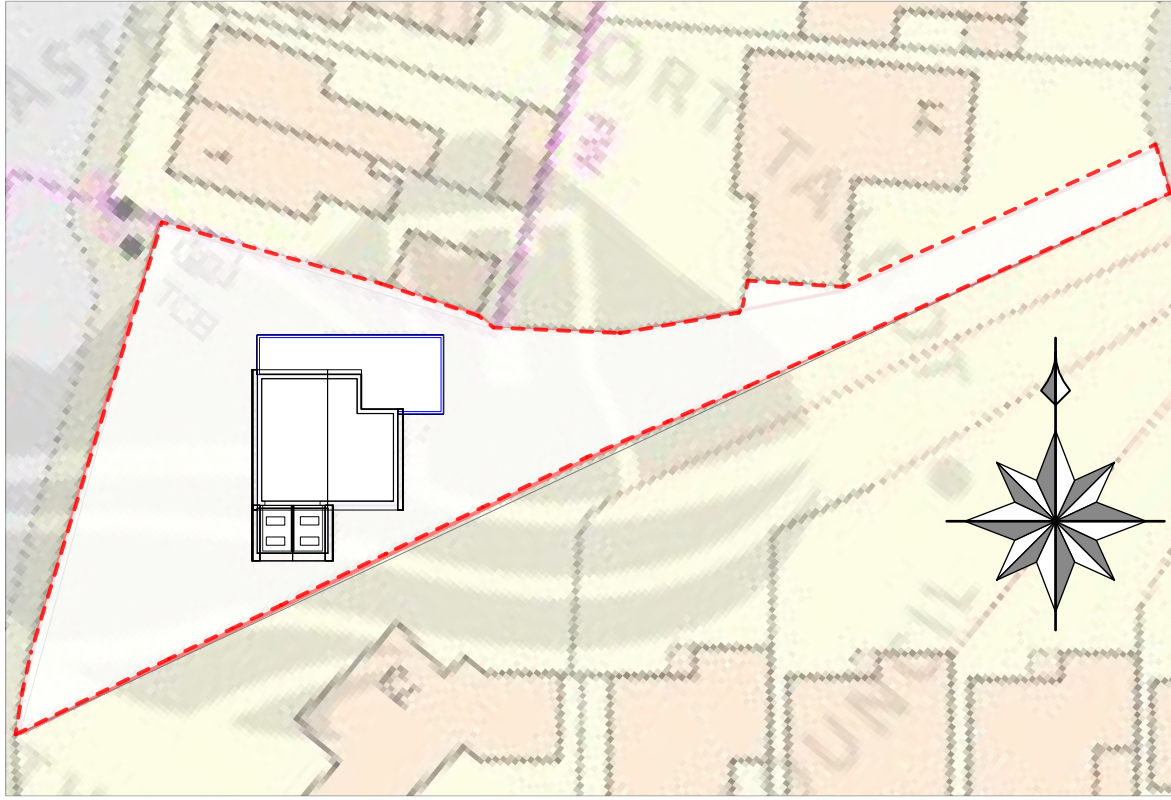
Notes:

Responsibility is not accepted for errors made by others scaling from this drawing.

All construction information should be taken from figured dimensions only. Dimensions are in millimetres unless otherwise stated.

All dimensions and conditions are to be checked on site prior to preparing drawings or commencing any work.

Any variations or supplementary drawings are to be approved by The Architect.



P05.01 PROPOSED BLOCK PLAN
SCALE 1:500 @ A1, 1:250@ A3

- BUILDING REGULATIONS: SUBSTRUCTURE**
- FOUNDATIONS:** 600 X 200mm concrete strip foundations to BS8110 and BS5328. The underside of the footings should be a minimum of 600mm below ground level at a depth to support a safe nominal bearing pressure of 100kN/m². All foundations within 1000mm of a proposed or existing drain to be taken down below the invert level of the drain. Where drainage runs pass through any foundations, a vitrified clay pipe of diameter 100mm larger than the drainage pipe is to be incorporated within the foundation to act as a sleeve with an equal gap all round packed with approved compressible filler. Pre cast concrete lintels to be incorporated within the wall construction to carry the wall over drainage runs where they pass through the wall.
 - NEW GROUND FLOOR CONSTRUCTION:**
to achieve a U value of 0.13 W/sq.m.C:
75mm reinforced sand:cement screed on 1200g vapour barrier over 110mm rigid PIR insulation (Kingspan Thermaflor TF70) on 125mm concrete slab on proprietary dpm over hardcore (subject to ground conditions). Insulation and separating layer to be turned up at perimeter edges and lapped over and sealed to the DPC. 'Top Hat' sections incorporated at all service penetrations of the Dpm and all joints and junctions sealed to ensure a continuous and effective vapour impermeable barrier is provided to the whole footprint of the building.
 - WALLS BELOW GROUND:** to be constructed of 7kN concrete block to ground level to meet 150mm DPC level. Mortar is to be 1 : 1 : 6 cement : lime : sand. DPC is to be a high-performance, tough, site-capable gas resistant damp proof course with adjacent lengths lapped and sealed to provide a continuous leak proof barrier. Weepholes are also to be formed at 450mm centers, adjacent to external ground level within continuous free draining gravel. An additional dpc is to be incorporated in the external skin 150mm above ground level. Extent of facework below finished level of adjoining ground or external works (minimum): 150mm
Cavity to be filled with weak-mix concrete to ground level.
 - BELOW GROUND DRAINAGE:**
Below ground drainage system to be 'Osma' plastic system, or similar approved, and laid in accordance with BS 8301. Foul and surface water drainage to be connected to existing systems via new manholes, the precise connection points to be agreed on site. Pipe runs within 900 mm of the building are to be surrounded with fine granular fill with all bedding and backfilling carried out in accordance with BS 5255.
All manholes are to be constructed in accordance with CP 301 and BS 3801.

- BUILDING REGULATIONS: SUPERSTRUCTURE**
- SUPERSTRUCTURE:**
External walls to be constructed to achieve a minimum U value of 0.18W/:
• New Walls Generally: 100mm 7kn concrete block outer leaf, 100mm cavity incorporating 75mm Celotex GA4075 or similar rigid partial-fill cavity insulation, and 100mm 7kn concrete block inner leaf.
 - Mortar to be generally 1:1:6 cement:lime:sand. Mortar to stonework to be 1:3 'hot-lime': aggregate (as available pre-mixed from Ty-Mawr Ltd, Unit 12, Brecon Enterprise Park, Brecon LD3 8BT) with colour and texture being agreed via 3 trial samples to be provided.
 - Facings, outer and and inner leafs of all walls to be tied together at 450 mm centres vertically and 750 mm centres horizontally with austenitic stainless-steel double triangle or vertical twits wall ties laid staggered bond and doubled up at all openings and returns. Wall ties within cavity walls to include insulation retaining clips to ensure the insulation within the cavity is retained tight against the outer face of the inner leaf.
 - Thermally insulated pitch polymer DPC's to be incorporated between all horizontal and vertical junctions of inner and outer leaf's including:
• forming stop end cavity trays over all lintels within external cavity walls, and
• providing weep-holes above all cavity trays at 1200mm centres max, 2 no. per opening or at 450mm centres whichever is the greater and centred on the opening.
Weep-holes within render are to extend 5mm beyond the finished face, those within stonework being flush with the pointing.

NO.	DATE	REVISION	BY
CLIENT			
Cerith & Kimberley Davies			
PROJECT			
Proposed two-storey side extension			
DRAWING TITLE			
Proposed Floor Plans			
DRAWN/CHECKED	SCALE	DATE	DRAWING NO.
GWLT	1:50 @ A1, 1:100 @ A3	21/01/2021	P 05

DO NOT SCALE FOR CONSTRUCTION PURPOSES • ALL DIMENSIONS TO BE CHECKED ON SITE • NOTIFY ARCHITECT OF ALL DISCREPANCIES • THIS DRAWING IS COPYRIGHT