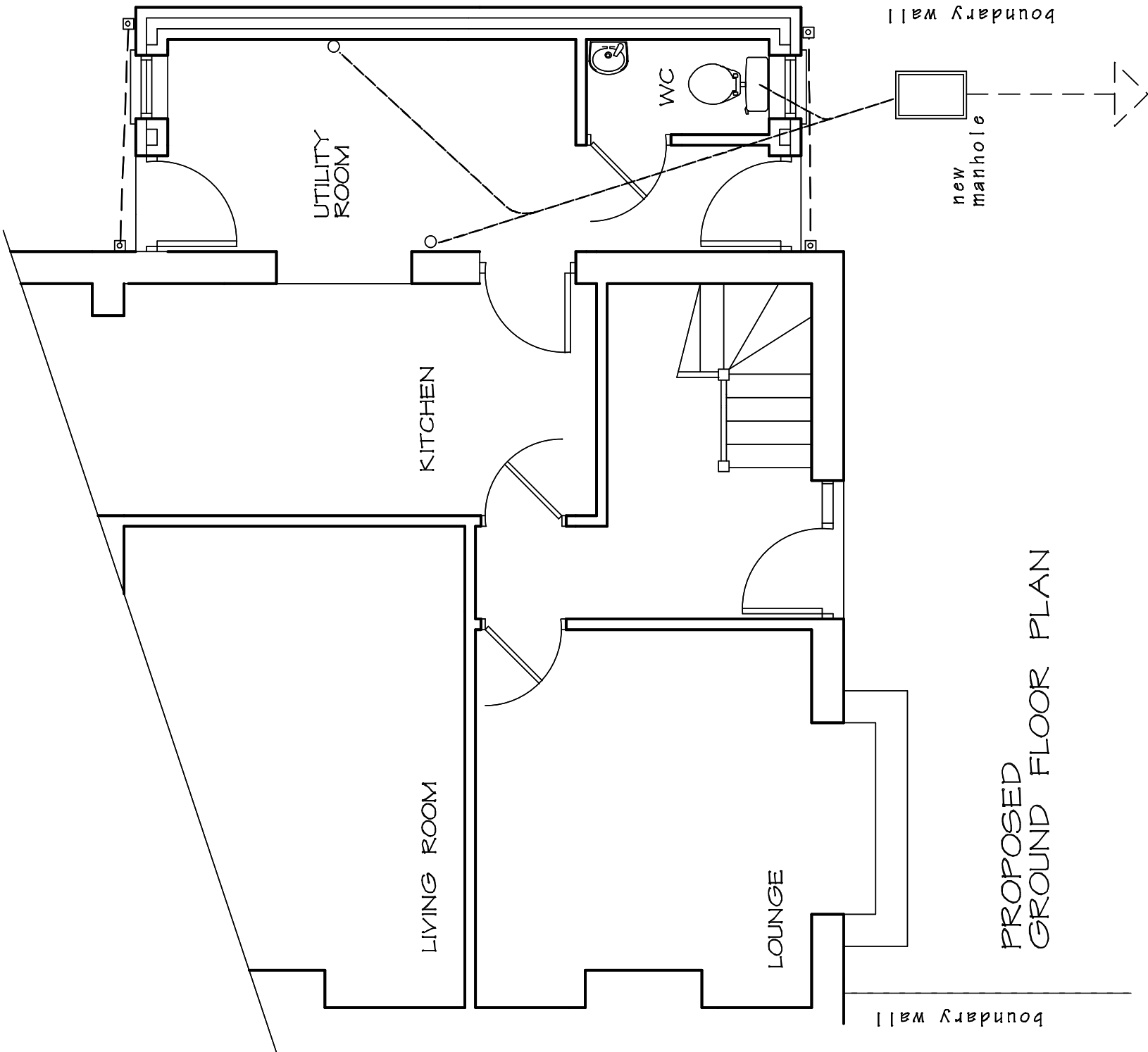




PROPOSED
GROUND FLOOR PLAN

Ground bearing solid concrete floors (U-value 0.16 W/m2.k)
Topsoil and vegetable matter to be cleared from site and floor area to be in filled between walls with minimum 150mm/maximum 600mm clean, sand blinded, mechanically compacted, hardcore. 1200g (300 micrometer) continuous polythene damp proof membrane (DPM) lapped and sealed at all joints and linked to DPC's in walls.

Lay floor grade insulation (80mm Kingspan Kooltherm K103 Floor Board) over DPM, minimum thickness and type in accordance with the guidance table including 25mm thick insulated up-stands between slab and external walls.

Lay 150mm minimum thick ST2, or Gen1 concrete floor slab with a trowel smooth surface ready for finishes over insulation, (note: 500g polythene separating layer is to be installed between the concrete slab and insulation if using a foil faced polyurethane/PIR type insulation board.)
Insulation to be omitted and concrete thickness increased in areas where non-load bearing partitions are to be built off the floor slab (load bearing partitions should be built off a foundation).

Strip foundations to have a minimum width (typically 600mm wide for 300mm thick cavity walls and 450mm wide for 100mm thick walls), a minimum thickness of 150mm (typically 225mm in practice) and minimum depth below ground level in accordance with the guidance required by building control.
Maximum depth is to be restricted to 1.0m deep for health and safety for persons working in trenches.
Any services should pass through the sub structure walls protected by precast concrete lintels and not through the foundation - for more details see pipes penetrating though walls in Part H of this guidance.
Foundations should be located centrally under all external and internal walls and taken to a depth below the influence of drains and or surrounding trees and taken to natural undisturbed ground of adequate ground bearing capacity.

Main Roof: U-Value 0.16 W/m2K.
Concrete tiles to match existing fixed to manufacturers recommendations on 38 x 25mm s.w.treated battens, sarking felt and trussed rafters at 600mm centres strap every other rafter to wall below plate with 450x50x5mm galvanised m.s straps to inner skin of external wall and internal load-bearing wall.

Wall plates fixed to blockwork using 30x5mmx1200mm galvanised anchor straps at max 2m centres.

Finish with 12.5mm plasterboard lining with skimmed finish.

Covering concrete interlocking tiles Marley Modern fixed in accordance with manufacturers recommendations onto treated timber battens on reinforced roofing felt to 85747 type 1F.

Fascias to be upvc (to match existing) fixed to ends of trusses with upvc soffit incorporating continuous ventilation to promote cross ventilation to roof space.

PROPOSED EXTENSION at 5 ORCHID CLOSE
SANDFIELDS, PORT TALBOT, SA12 7EN.
For Mrs.Aiana Love 07446 028911

DRAWING TITLE		
PROPOSED PLAN		
SCALE 1 to 50 @ A3	DATE January 2022.	DRAWING No. 2022/01
DO NOT SCALE DRAWING. FIGURED DIMENSIONS ONLY TO BE USED. DISCREPANCIES TO BE REPORTED IMMEDIATELY.		