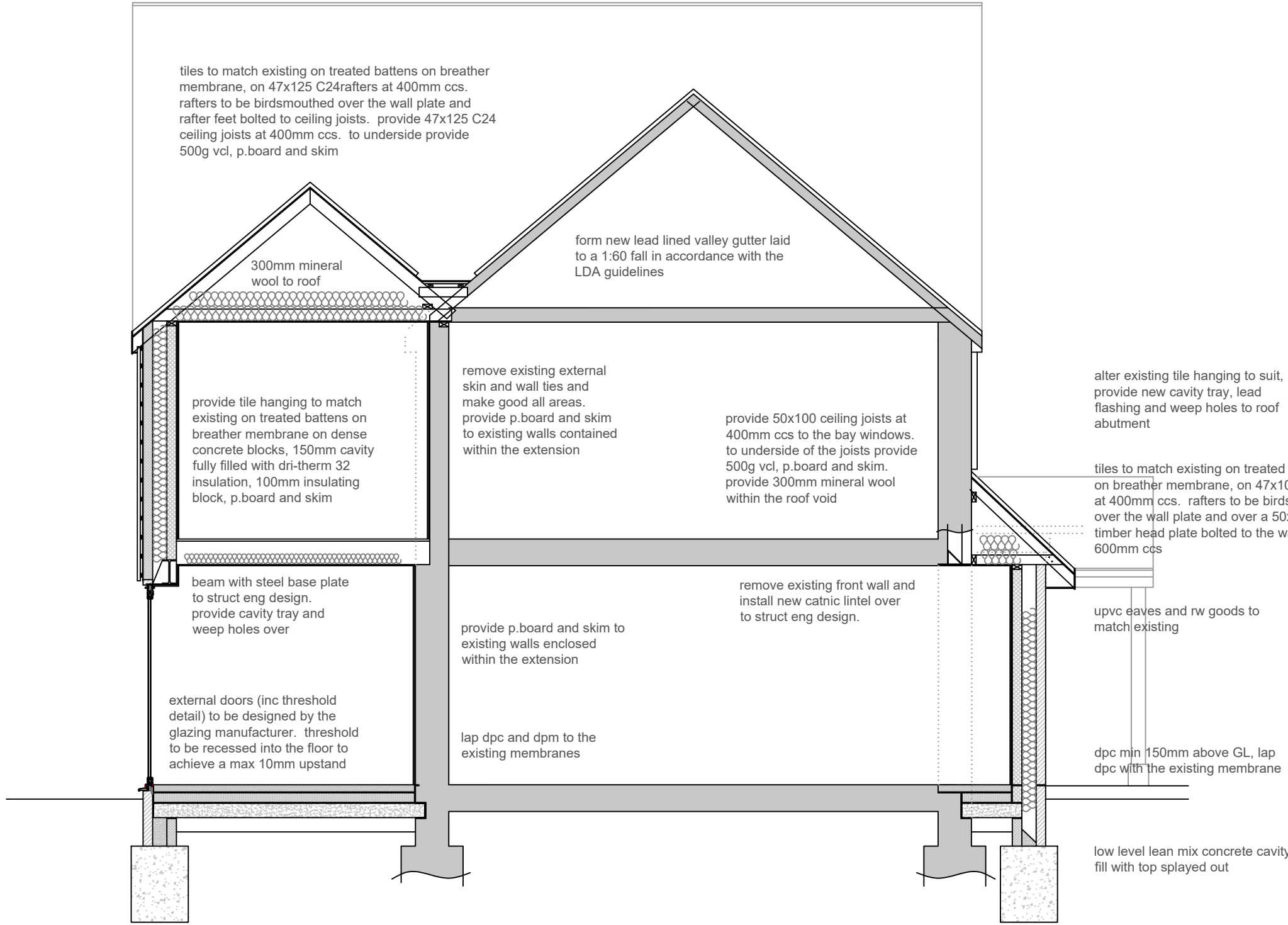
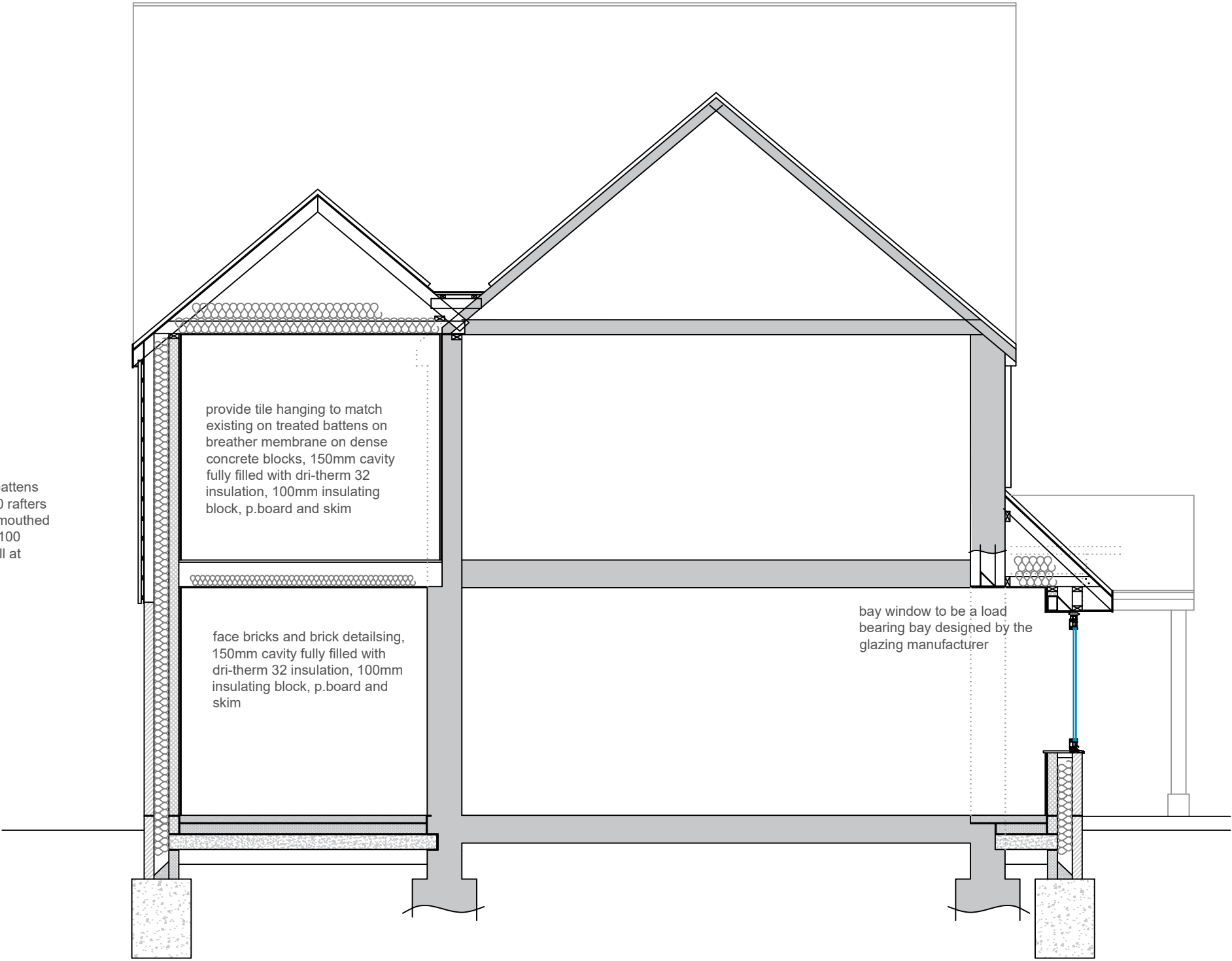




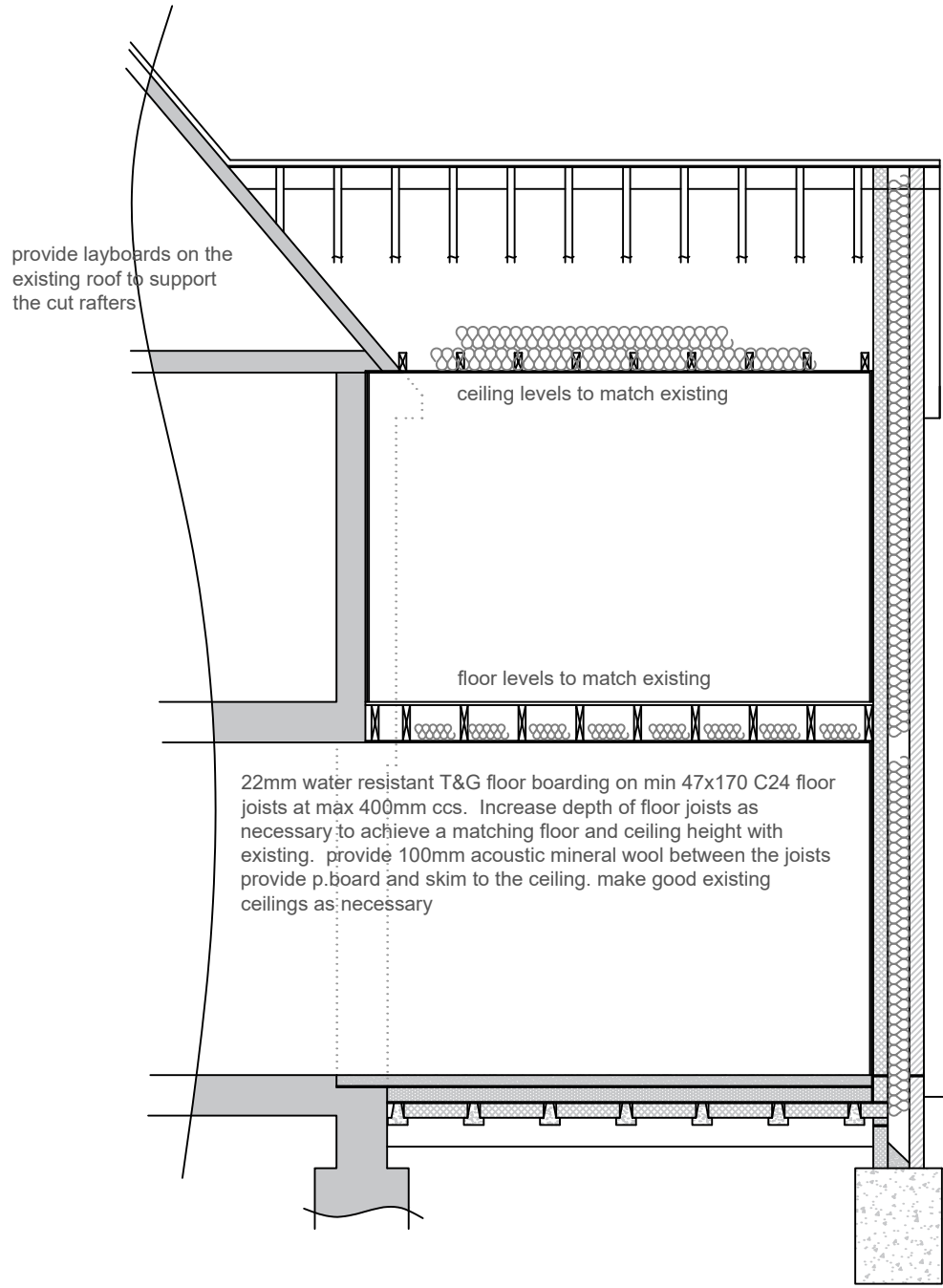
Proposed Section AA - 1:50

prior to commencement the builder is to excavate a trial hole (for building control inspection) to ascertain the existing foundation type/depth, the subsoil conditions and to allow the new foundation type/depth to be agreed. if a piled or raft foundation is required then a structural engineer is to be appointed to design the foundations. these plans assume that a strip foundation will be suitable. provide 600mm wide concrete trench fill foundation to a min depth of 1.3m. Actual depth of foundations to suit the subsoil conditions, a min 150mm below the invert level of any drainage within 3m, to NHBC table 4.2, and to Building Control approval. Provide pcc lintels where pipes and services pass through the foundations and seal the void around with building board. Any foundations accepting additional loads are to be exposed for building control inspection and approval, with new pad foundations being provided below the posts/beam bearings as necessary

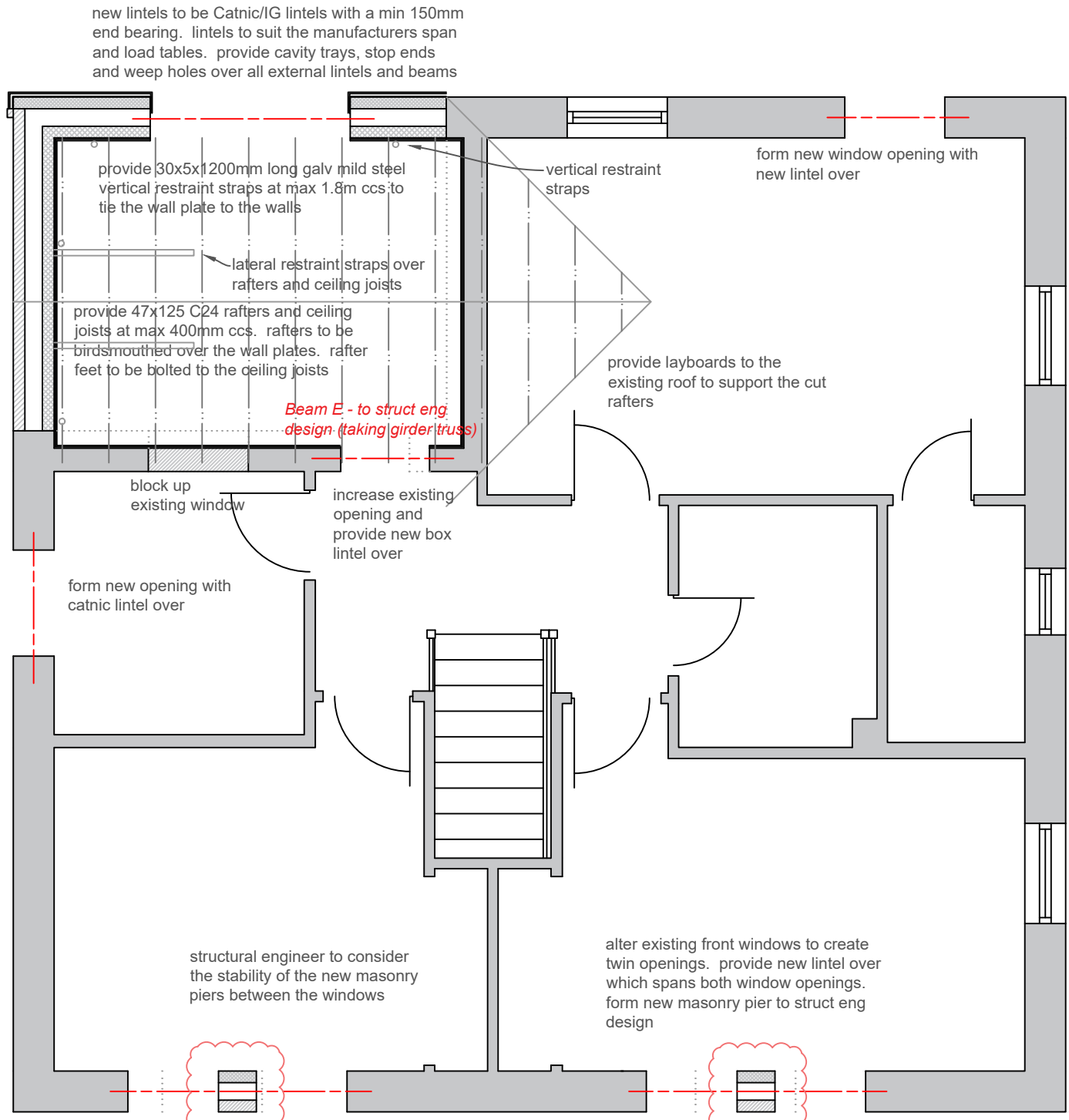


Proposed Section BB - 1:50

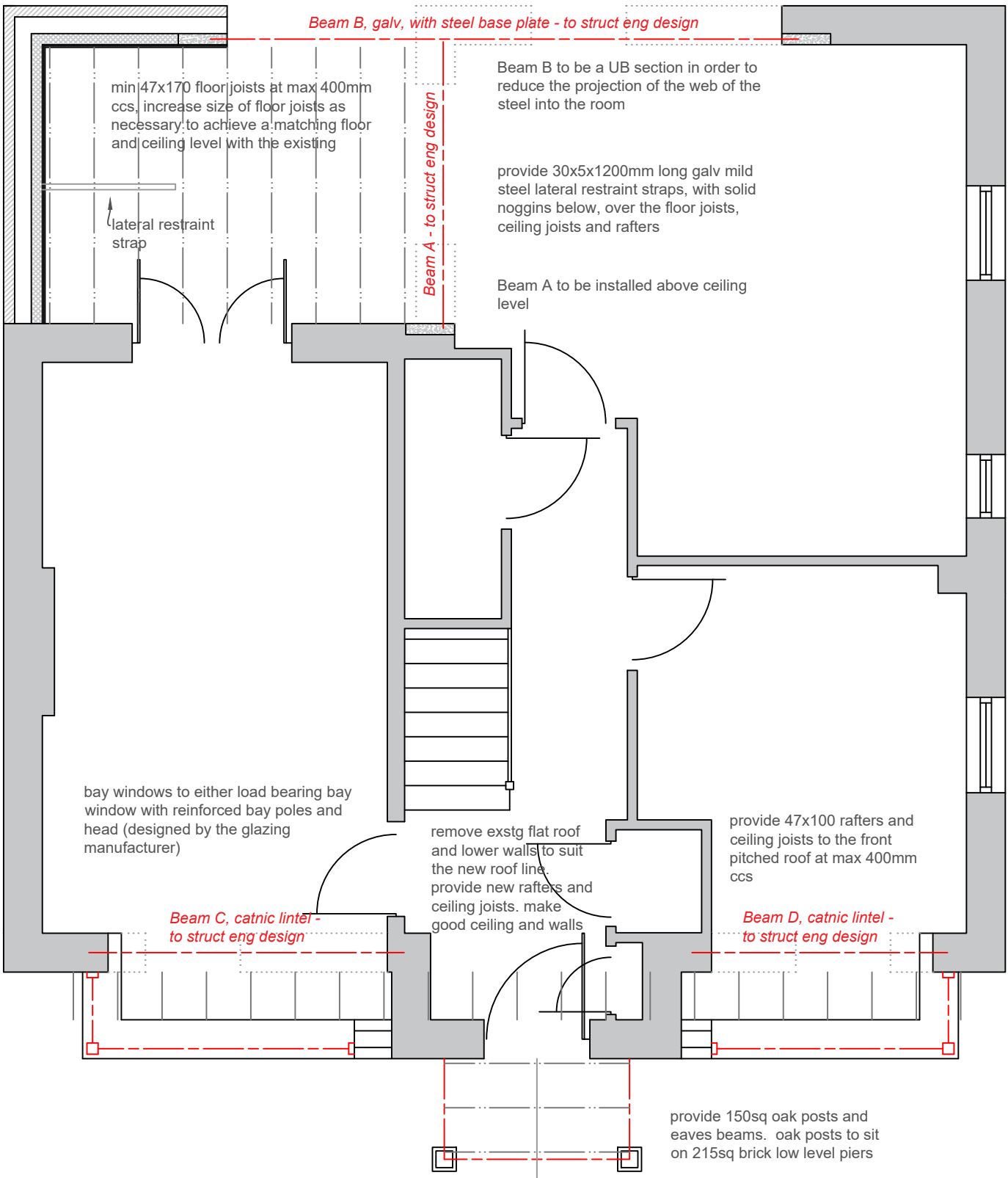
ground floor to be clients selected floor finish on 75mm screed on 500g vcl, on 100mm celotex, on 1200g dpm, on beam and block floor. Beam and block floor to be designed by the floor manufacturer with structural details issued to building control for approval. provide dpc above and below the floor beams. Maintain 150mm void below the floor with 65x215 plastic air bricks (with telescopic ventilators and cavity trays) at max 1.8m ccs. finished floor level to match the existing floor level.



Proposed Section CC - 1:50



Proposed Roof Structure Plan - 1:50



Proposed First Floor Structure Plan - 1:50

The drawings, details and specifications are solely for the purpose of seeking Planning and Building Regulation approvals. They are not intended as a specification of works, and PMG Ltd accepts no liability should they be used in this manner.

Drawing to be read in conjunction with specification, details notes and any specialist design elements. Any works carried out prior to approval are done so at the clients/builders own risk.

The contractor is responsible for checking all scaled and stated dimensions prior to commencement on site. The length of all structural elements are to be checked on site prior to placing orders.

The builder is to expose any existing structural elements (foundations, walls, lintels, floors, beams, roofs etc) which are accepting additional loads for Building Control and client approval prior to commencement.

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Any boundaries shown on the plan are their assumed location/line and the client should check the precise line of any boundaries prior to commencement. No works to project over the boundary line.

Client is resolve all matters relating to the Party Wall etc Act 1996 prior to commencing building works

PMG Ltd will not be liable for the accuracy of any hidden details; such as wall constructions, lintels, existing beams, foundations, drainage, etc. It is the responsibility of the client and his appointed contractor to expose all hidden features prior to commencement of any building works. The client should arrange for all drainage to be surveyed and traced prior to commencement to ensure that the drainage layouts shown on the plans are correct. The client should arrange for a trial hole to be excavated, prior to commencement, and for Building Control inspection to allow the proposed foundation type and depth to be agreed.

All drainage layouts shown on the plans are indicative only. The client must appoint a drainage survey and tracing company to ascertain the exact layout, depth and condition of the existing drainage prior to the commencement of any building works.

Project Title

**Proposed Extensions
46 Luck Road
Bursledon
Southampton
SO31 8LR**

Drawing Title

Proposed Sections and Details

Client

Mr & Mrs Sharpe

Date:

May 2023

Scale:

1:50 at A1

Drawing No.

003 rev A

PMG
SurveyingPlanDrawingConsultancy

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