

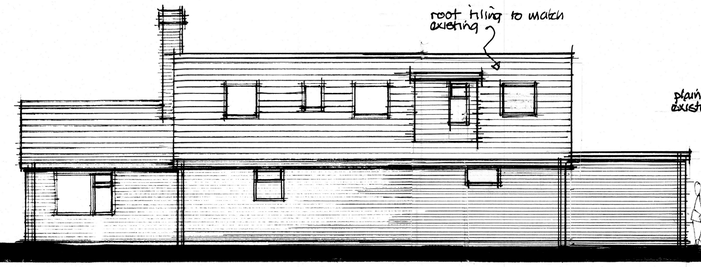
side elevation

0m 1 2 3 4 5m

scale bar 1:100



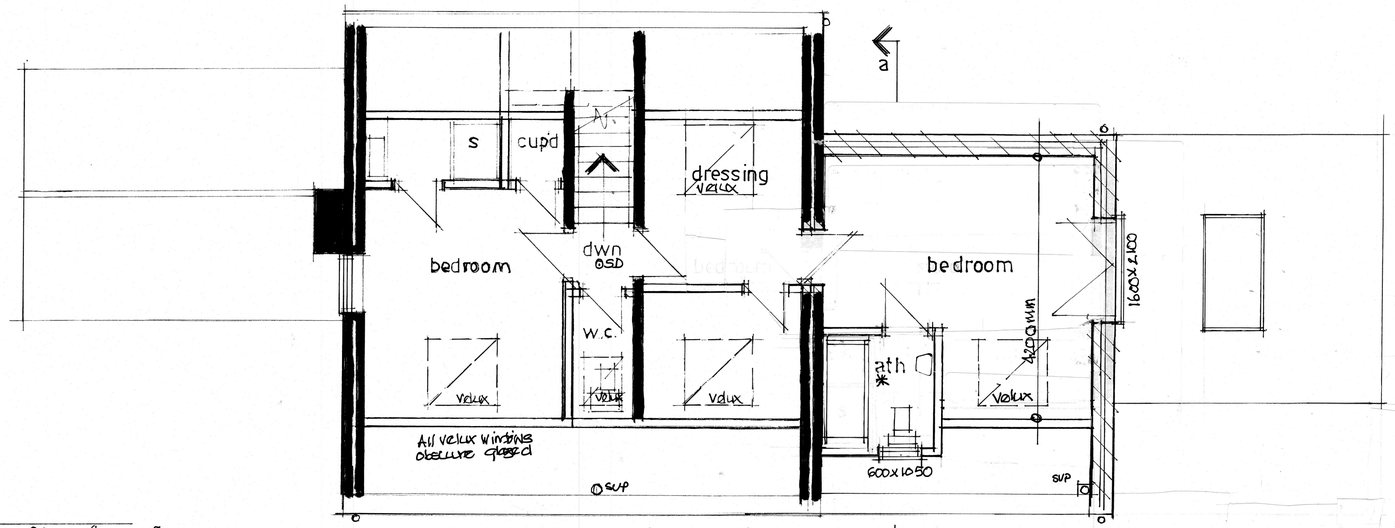
front elevation



side elevation



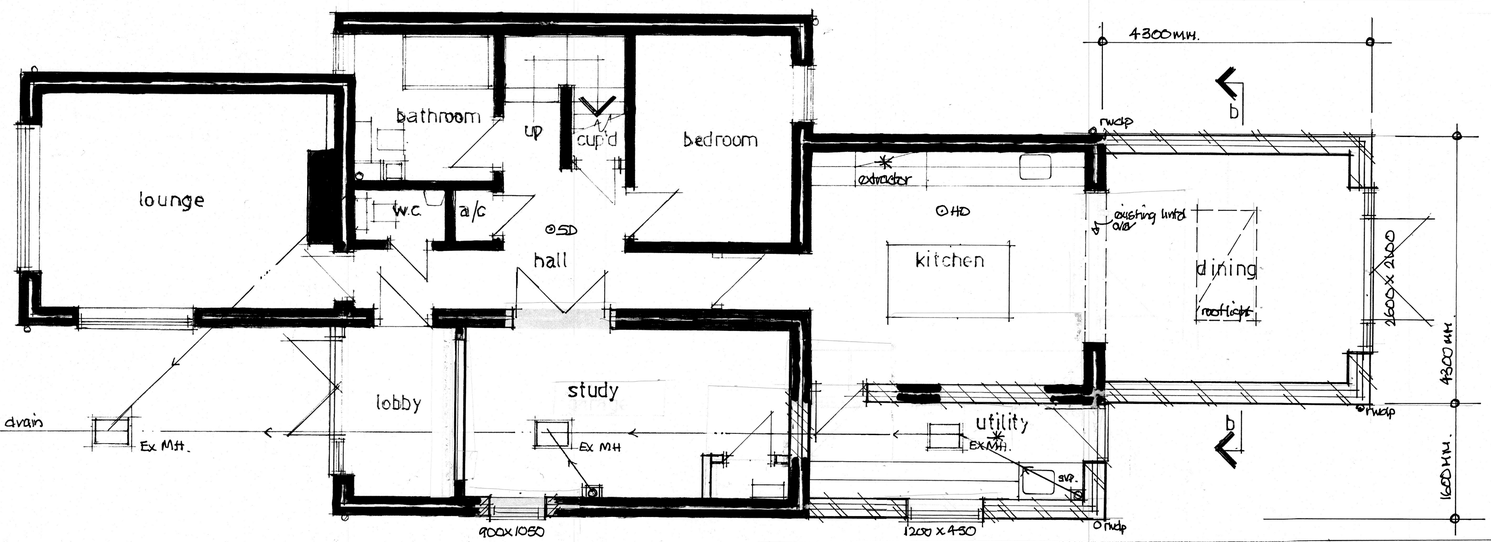
rear elevation



firstfloor plan

0m 1 2 3m 4 5m

scale bar 1:50



groundfloor plan

study & dormer window to be obscure glazed.

existing manholes to have screw down double seal covers.

where joists & rafters run parallel with external walls lateral restraint straps @ 1600 mm. cnts covering min 3 no joists turned down into cavity.

concrete interlocking tiles to roof on 50x25mm. sw battens on breathable roofing felt on 150x50 mm. sw rafters @ 400 mm. cnts 100mm. celotex insulation between joists overboarded with 70mm. celotex insulation 12mm. plasterboard skim coated max'm value 0.15W/m²c roof pitch approx 40°.

'EPDM' roof dressed up under tiles on 18mm. ply/board.

flat roof as section b-b but 150x50mm. sw. joists @ 400 mm cnts.

internal walls 100 x 50mm sw. studwork @ 400 mm cnts 100 mm. acoustic quilt between joists max to 3 no's faced both sides with 12mm. plasterboard skim coated.

code 4 lead flashing & soakers @ junction of dormer & roof.

double rafter to dormer cheeks.

22mm. t&g chipboard flooring on 200x50 mm. sw. floor joists @ 400 mm. cnts 100 mm. acoustic quilt 12mm. plasterboard ceiling skim coated.

solid bridging @ mid-span.

existing wall & floor.

new external as below wall construction.

floor construction as section b-b.

dpc min 150 mm. above ground level.

section a-a

foundations as below section b-b.

existing foundations

double glazed rooflight max'm value 1.2W/m²c.

'EPDM' flat roof on 19mm. plywood on firrings to falls, 175x50mm sw. joists @ 400mm. cnts, 100 mm. celotex insulation between joists overboarded with 75mm. celotex insulation 12mm. plasterboard & skim. max'm value 0.25 W/m²c.

100 mm facing brickwork to match existing, 100mm. cavity 97mm. celotex cavity wall 2| insulation, 100mm. in substation blockwork 15mm. plasterd finish max'm value 0.18W/m²c.

double joist to sides of rooflight.

100mm. dia half round pvc guttering pvc. fascia flat roof ventilation strip all round equal to 25mm. continuous gap.

100mm. concrete slab on 1200g dpm. on 100mm. celotex insulation (25mm vertical to perimeter) on 1200g dpm on 25mm. sand blinding on 150 mm. well consolidated hardcore max 'm value 0.15W/m²c.

dpc min 150mm above ground level.

stainless steel wall ties @ 450 & 200 mm cnts.

section b-b

600 mm. wide trenchfill foundations to L.A. approved depth, actual size & depth to suit site ground conditions.

A) client amendments 15-4-25

Drawing title

Proposed floor plans and elevations
Proposed extensions and alterations
at 69 Pitmore Road, Eastleigh,
Hants. SO50 4LX.

scale

1:50 1:100 @ A1.

Date

April 25

Drawn by

David Winckson

Drawing no

P.R.02.

Rev.

A