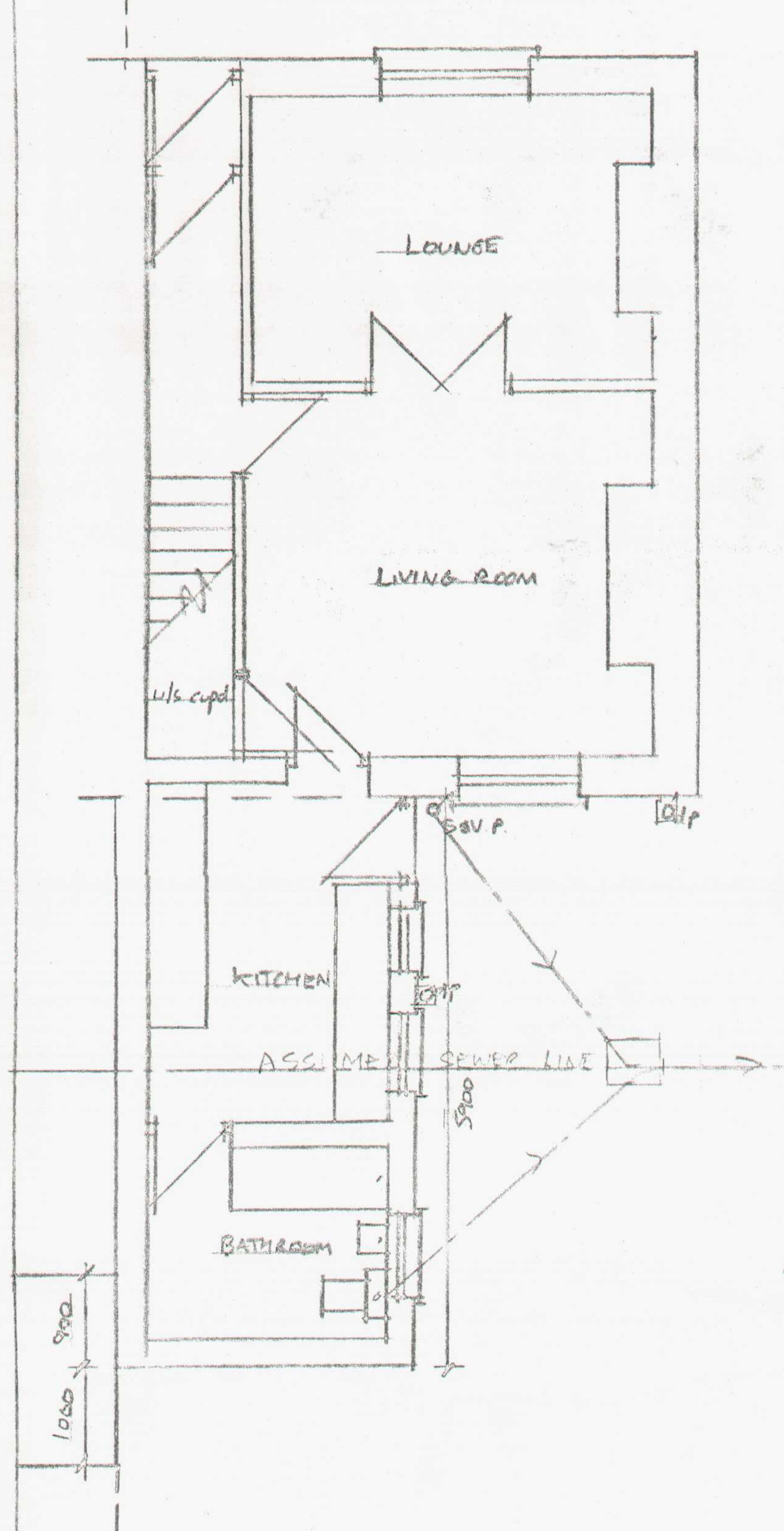
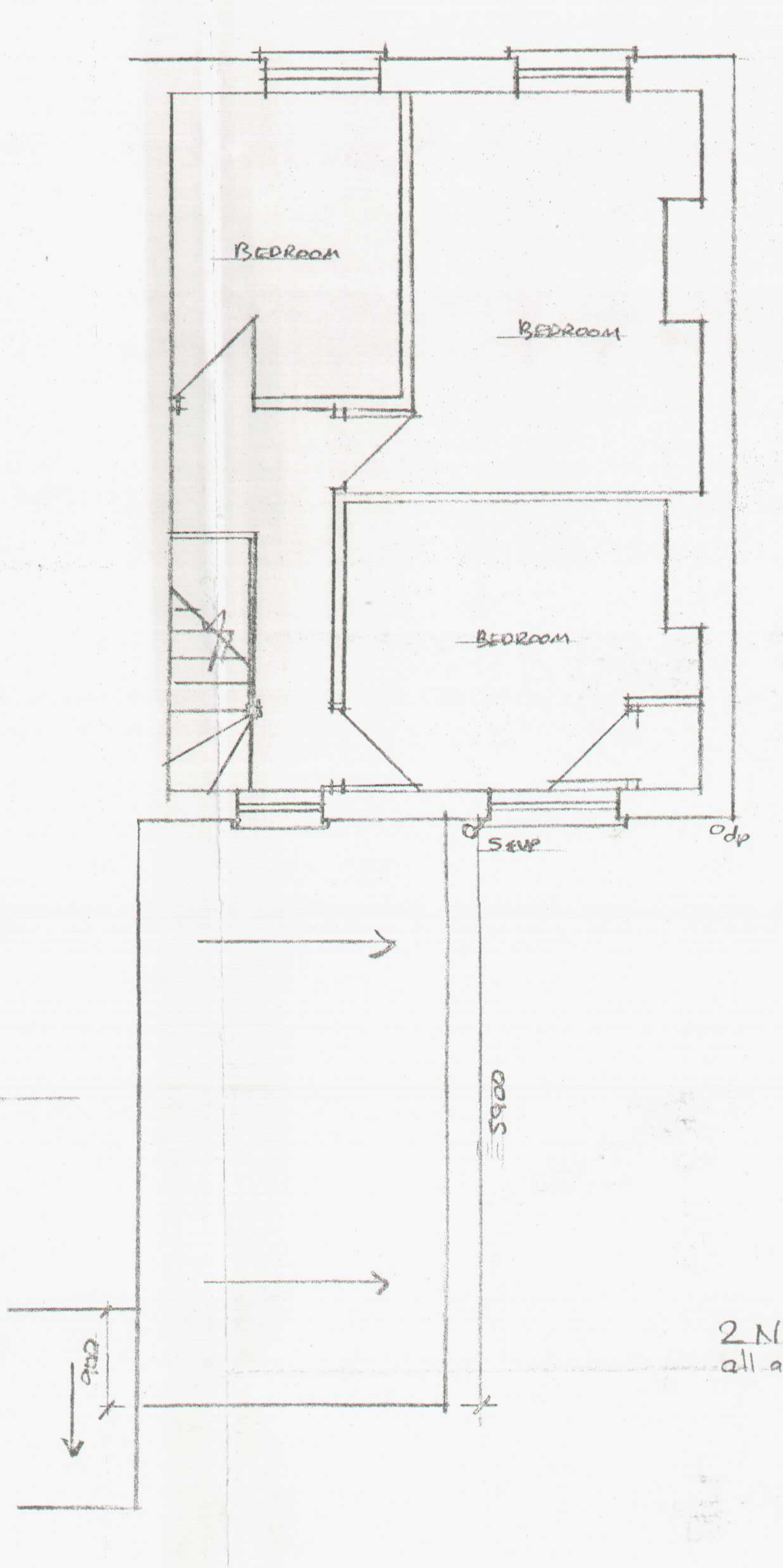
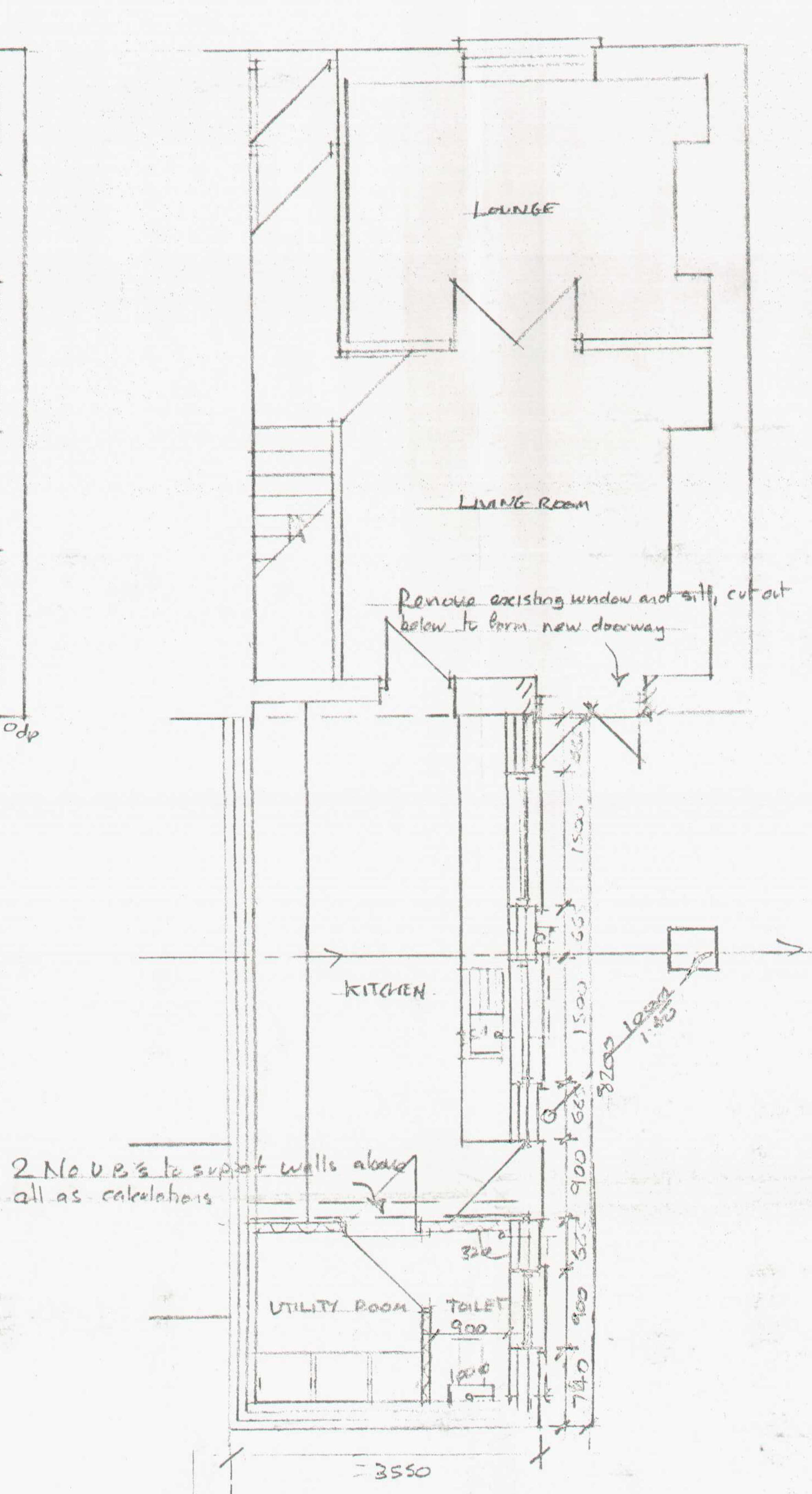


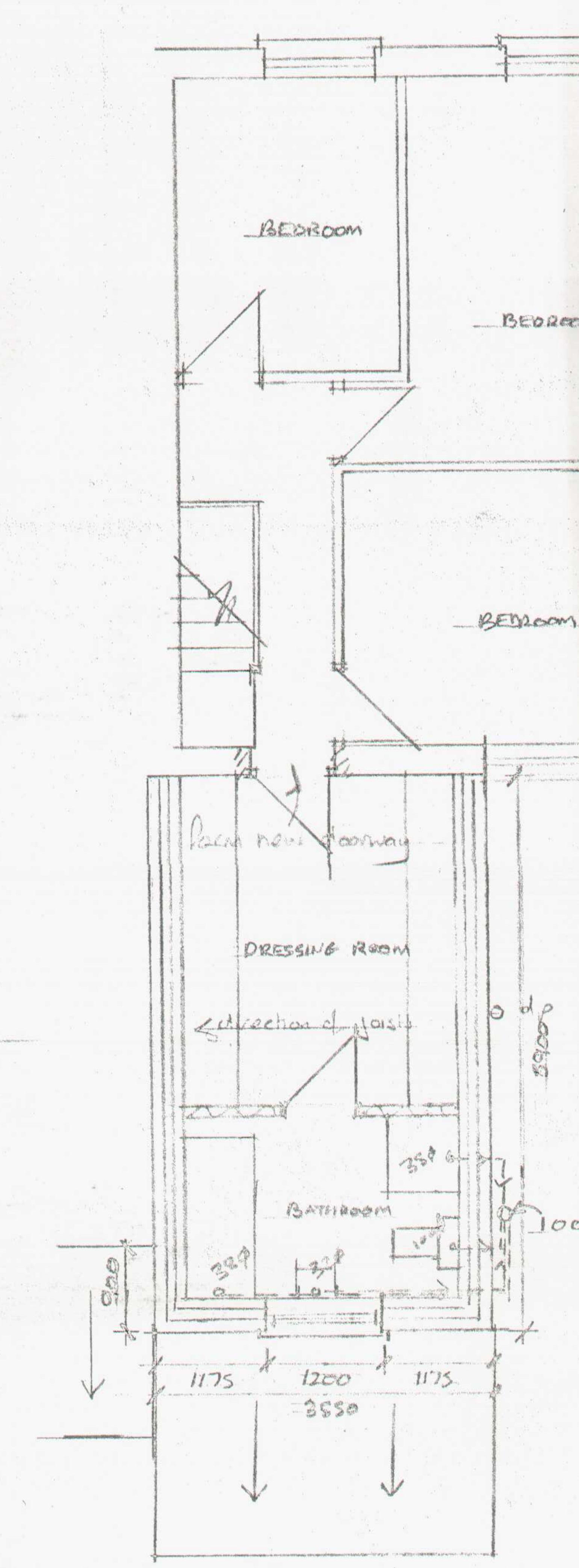
EXISTING GROUND FLOOR



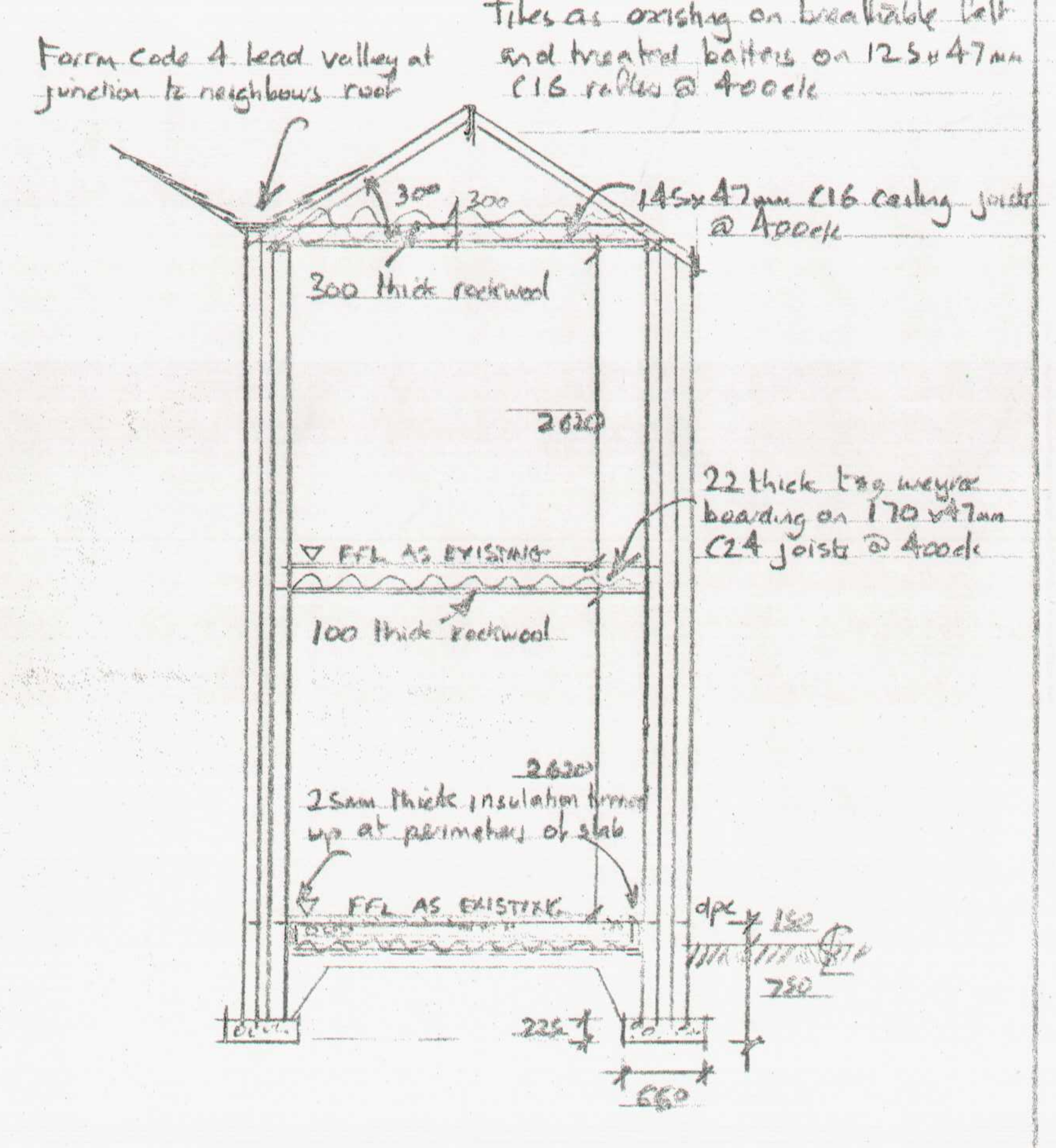
EXISTING FIRST FLOOR


LOUNGE
LIVING ROOM
Remove existing window and sill, cut out below to form new doorway
KITCHEN
2 No U.B's to support walls above all as calculations
UTILITY ROOM
TOILET
900
1000
1500
1500
900
900
740
8200 100Ø 1:40
3550

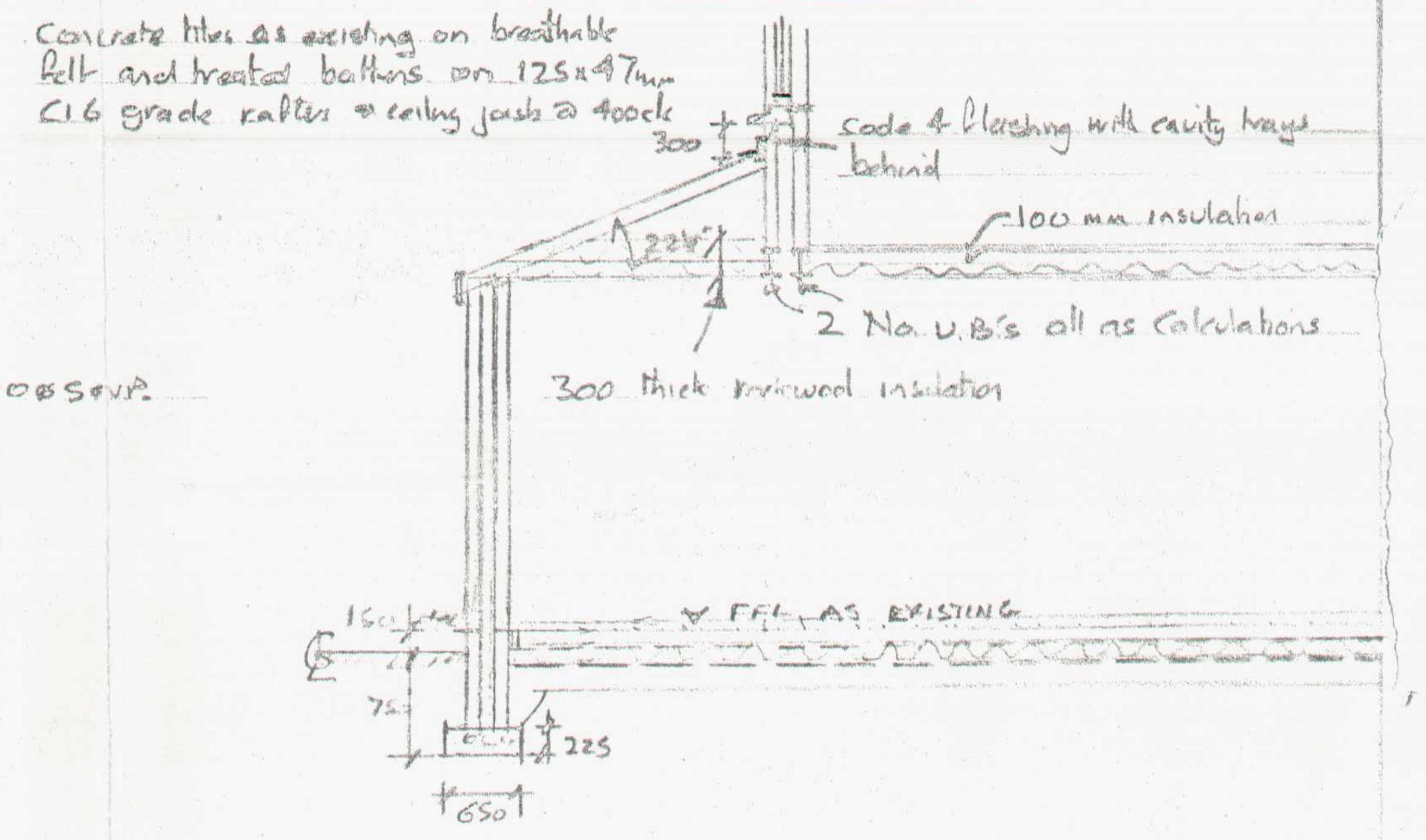
PROPOSED GROUND FLOOR



PROPOSED FIRST FLOOR


Form Code 4 lead valley at junction to neighbours roof
Tiles as existing on breathable felt and treated battens on 125x47mm C16 rafters @ 400c/c
145x47mm C16 ceiling joists @ 400c/c
300
300
300 thick rockwool
2620
22 thick t&g weyroc boarding on 170x47mm C24 joists @ 400c/c
FFL AS EXISTING
100 thick rockwool
2620
25mm thick insulation turned up at perimeters of slab
FFL AS EXISTING
dpc
150
750
225
650

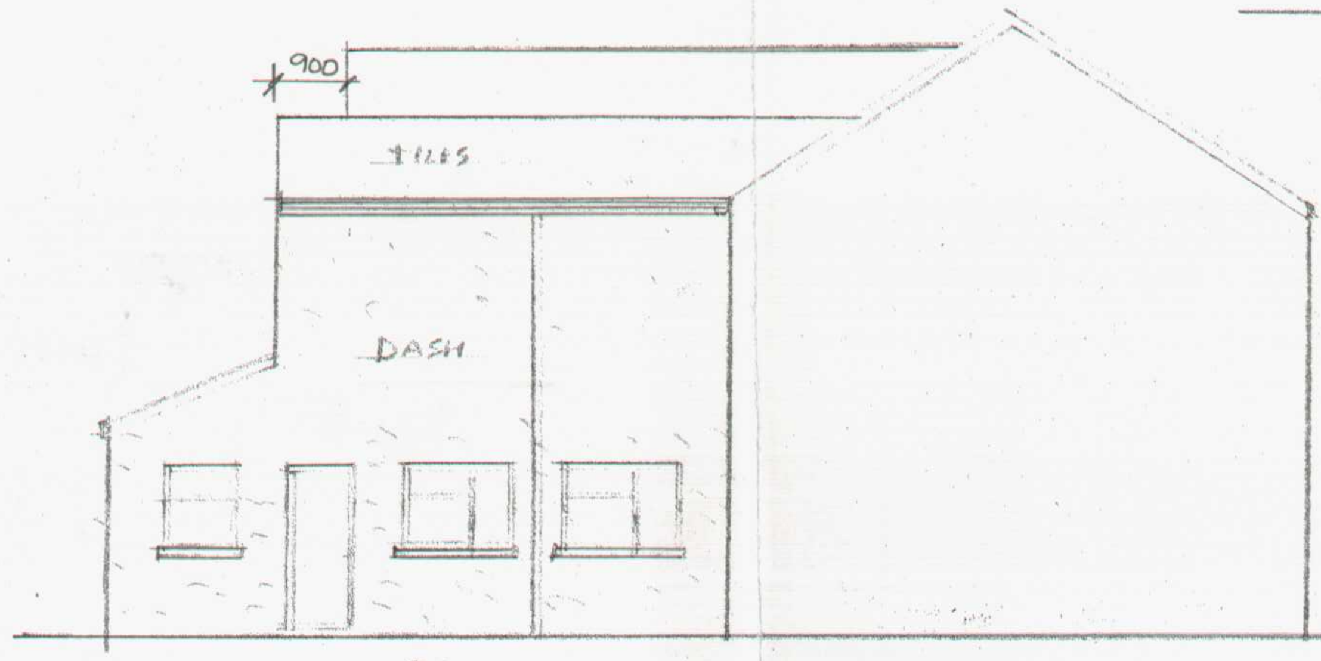
TYPICAL SECTION


Concrete tiles as existing on breathable felt and treated battens on 125x47mm C16 grade rafters & ceiling joists @ 400c/c
300
Code 4 flashing with cavity trays behind
100 mm insulation
22½°
2 No. U.B's all as Calculations
300 thick rockwool insulation
FFL AS EXISTING
150
75
225
650

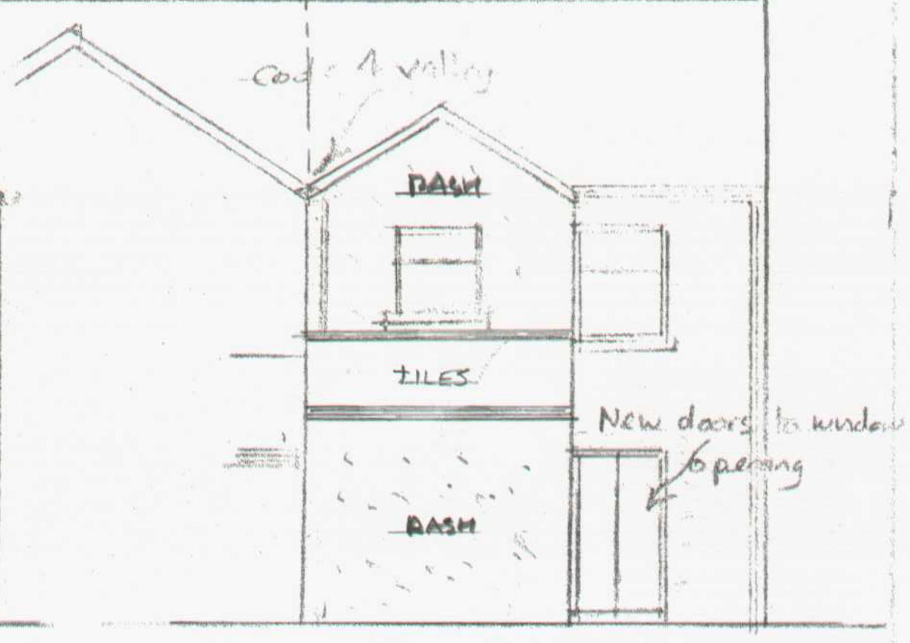
TYPICAL SECTION

SPECIFICATION

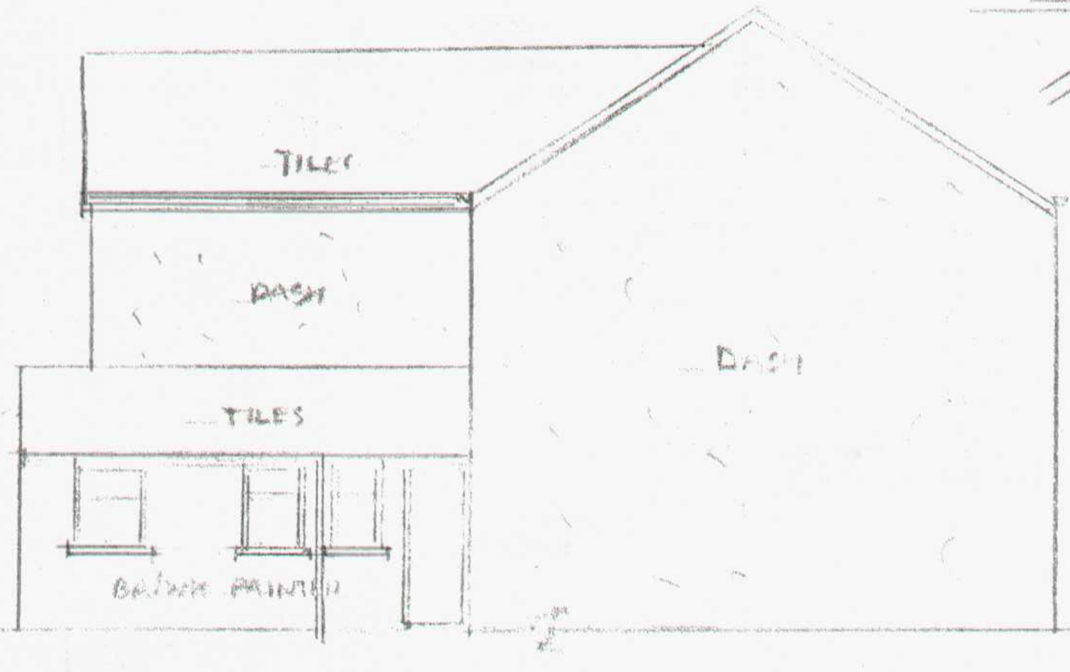
1, Take down and remove existing single storey rear extension
2, Excavate trenches and provide and lay grade 25 concrete strip foundations to levels and sizes shown
3, External walls to be 325mm wide cavity walls built off foundations, formed with 2 skins 100mm wide concrete blockwork with 125mm wide formed cavity with s.s. wall ties @ 750c/c horizontally, 450c/c vertically and 225c/c @ reveals. Provide 75mm thick Celotex insulation to inner skin held in position by retaining clips on wall ties. Build in horizontal d.p.c's min. 150mm above ground level, tie into existing walls using s.s. firstel fixings and close cavities at top with slate. Form new openings with catnic 'open back' type lintels, build in horizontal & vertical d.p.c's and build in new sills
4, Provide and build in new double glazed uPVC windows and doors to have min. vent = 1/20th floor area's with 2,500 mm² trickle vents fitted to heads to provide background ventilation, 'U' value's to be 1.6 w/m²k
5, Form first floor with 22mm thick t&g weyroc boarding on 170x47mm C16 grade floor joists @ 400c/c built into walls either side, provide row of strutting @ midspan and install 100mm thick rockwool between joists. Form ceilings with 12.5mm thick plasterboard and 2 coat skim
6, Cut back existing roofs as necessary and form new roof with concrete interlocking tiles (AS EXISTING) on breathable felt and treated battens on manufactured trusses @ max. 600c/c fixed to s/w wallplates both sides in turn strapped to inner skin @ 900c/c. Form new Code 4 lead valley at junction with neighbours roof. Provide uPVC fascia's, bargeboards with 115 Dia pvc guttering and 65Ø downpipes
7, Form partitions with 75x50mm sw studs @ max 600mm c/c to be faced both sides with 12.5mm plasterboard and 2 coat skim, provide min. 50mm thick sound insulating quilt between studs. Provide and install 300mm thick rockwool between/on top of clg joists to attic space
8, Provide and install lateral restraint straps @ first floor and to gable @ 900c/c
9, Provide and install 60 litres/sec mechanical vent to kitchen, 15 litres/sec mechanical vents to bathroom and toilet with 40 litres/sec vent to Utility Room
10, Provide heat detector to kitchen. Provide smoke alarms wired to mains with battery back up to ground and first floors
11, Provide new 100Ø SVP to connect to existing MH with 100Ø drains and fittings laid to fall 1:40 to connect on a soffit to soffit basis and turned to flow of sewer with concrete benching. Provide new bathroom suite, w.c & whb connect to SVP with rodding eyes at all bends
12, Provide and install electrical installations to new extension in accordance with Part P of Building Regulations
13, Check adequacy of existing combi boiler and extend hot and cold water services and heating system to new extension



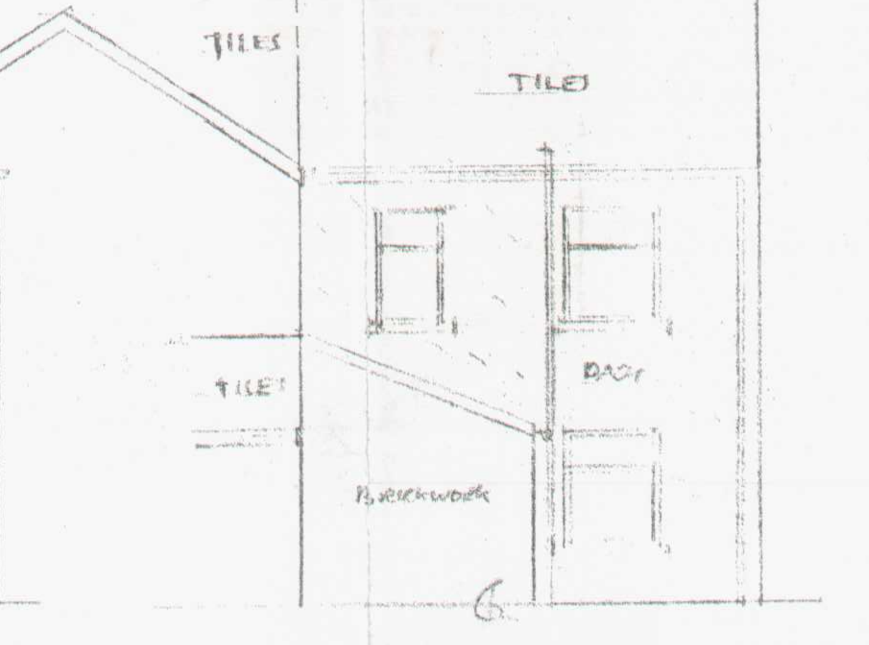
PROPOSED SIDE ELEVATION



PROPOSED REAR ELEVATION



EXISTING SIDE ELEVATION



EXISTING REAR ELEVATION

AMENDMENTS
(A) First floor extension brought in with Lean-To
Feb 2021 A Collins

JOB
PROPOSED DEMOLITION OF EXTG SINGLE EXTN to REAR & NEW DOUBLE EXTENSION (AMENDED)

ADDRESS
1 GEORGE TERRACE, PENTREBACH, MERTHYR TYDFIL, CF48 4DB

SCALE	DATE	DRAWN
1:50, 1:100	JAN. 2021	A COLLINS