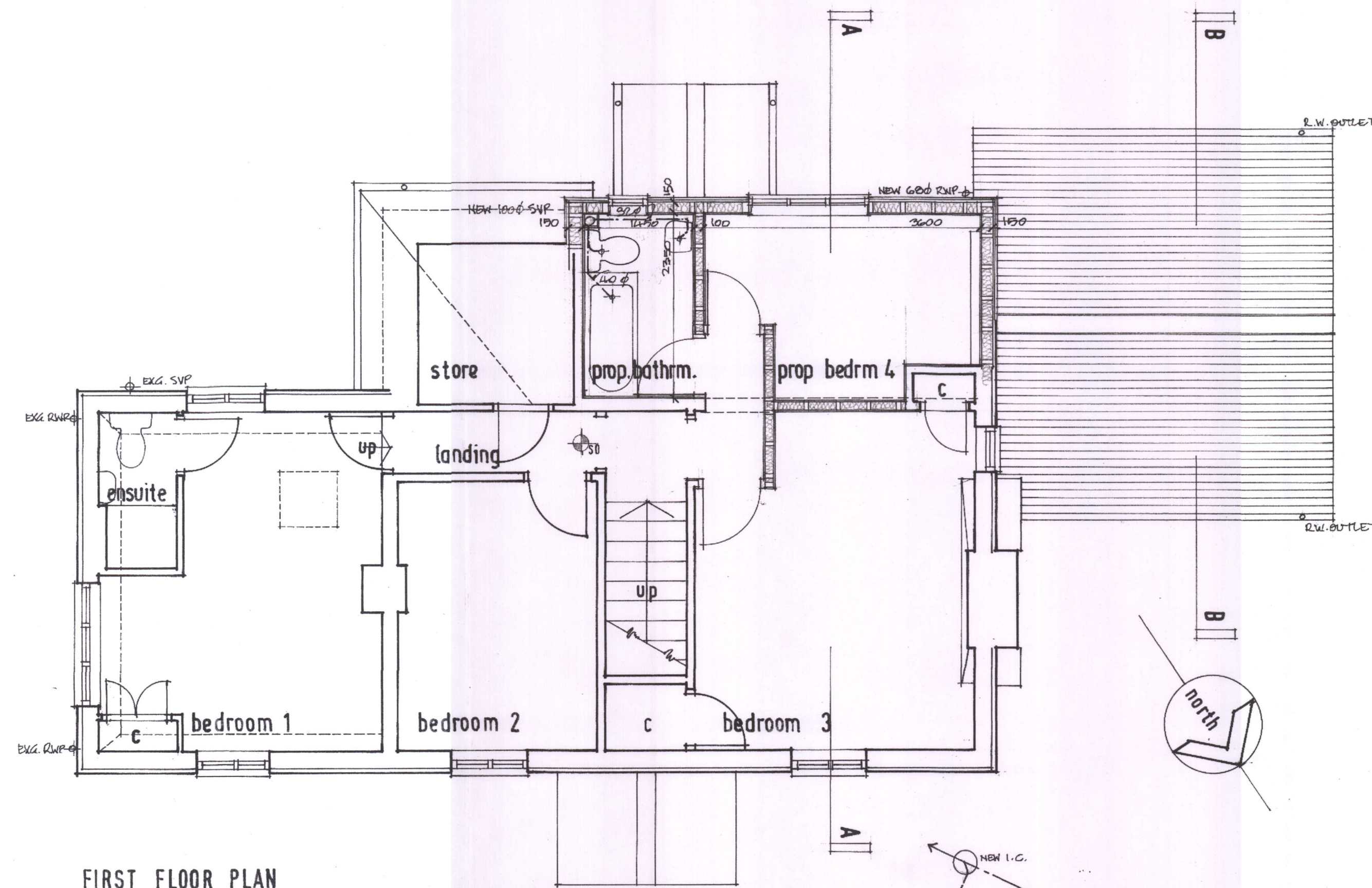
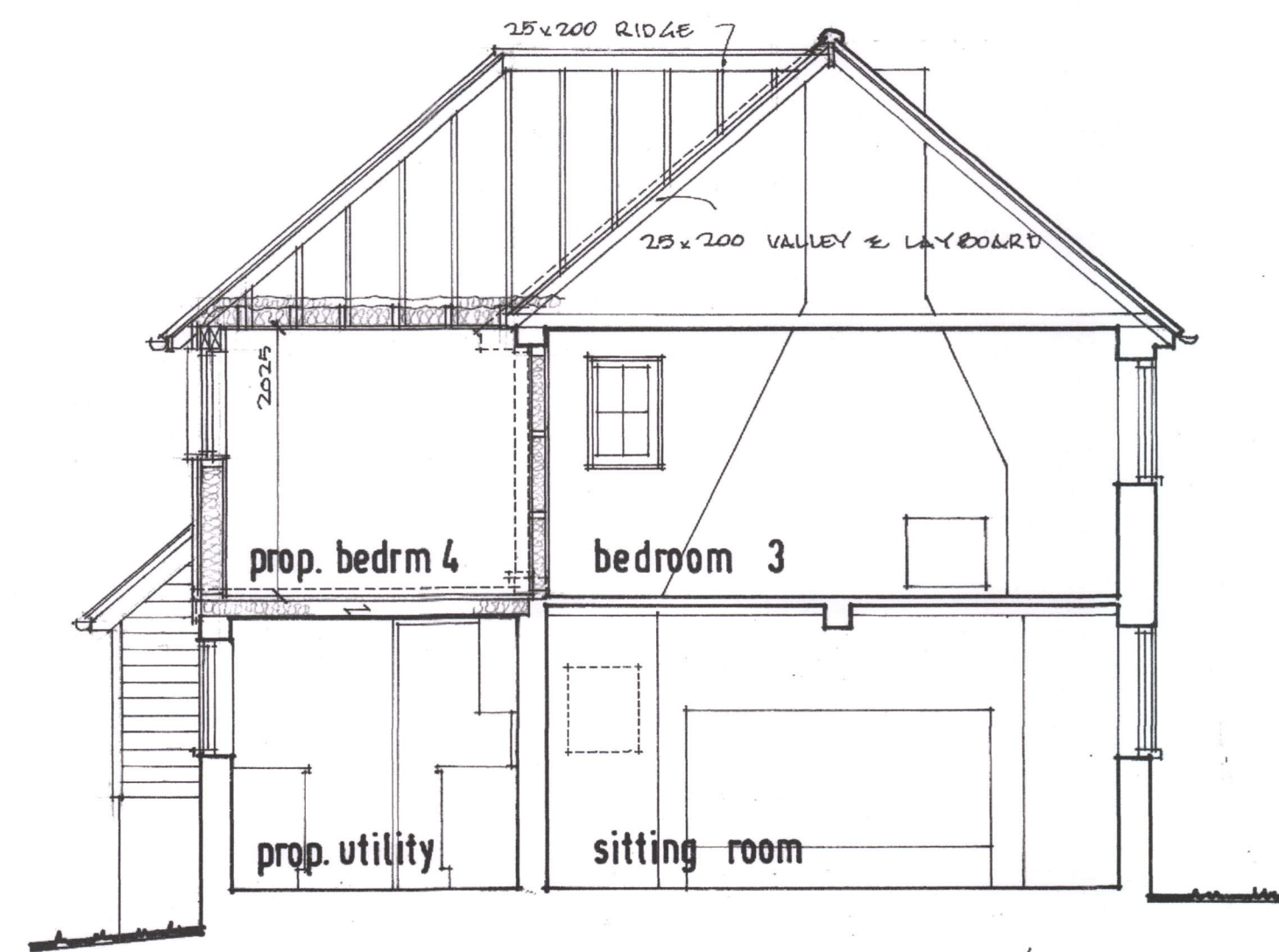
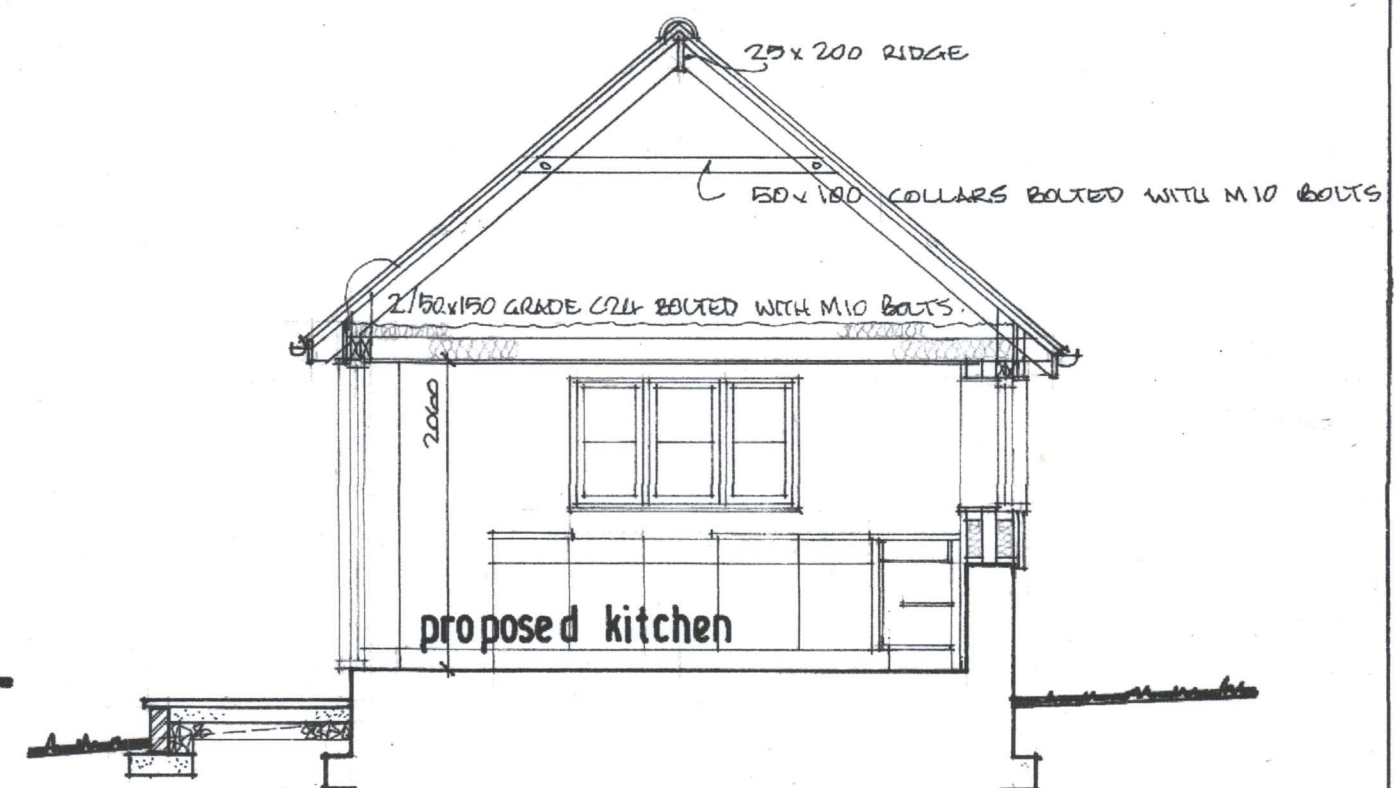




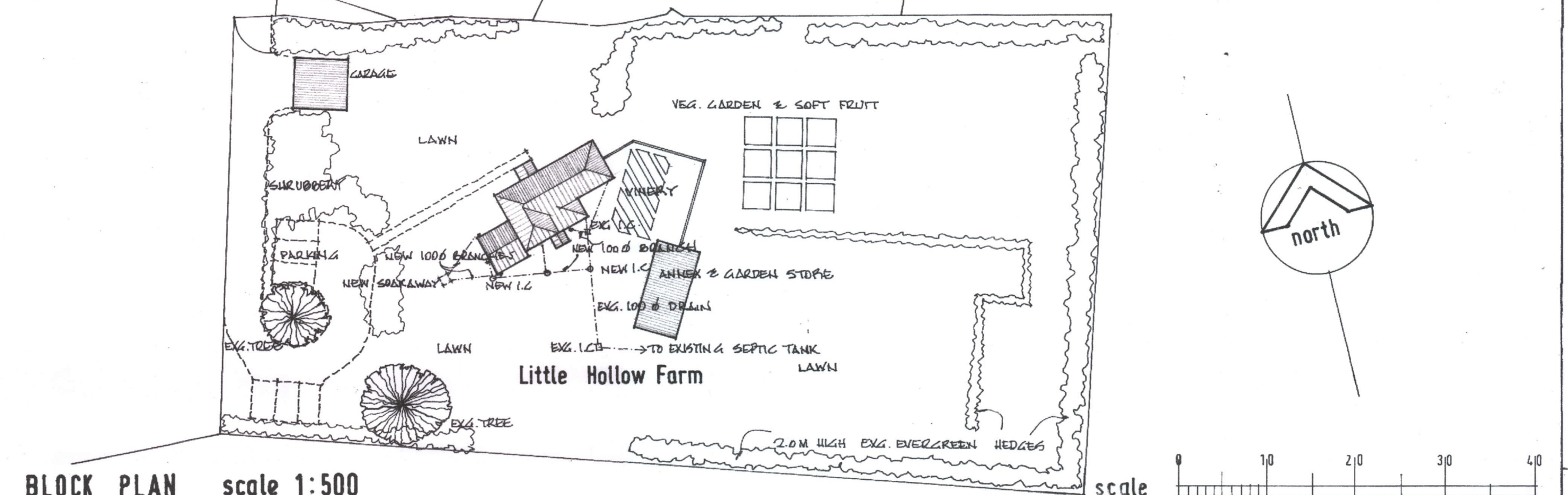
FIRST FLOOR PLAN



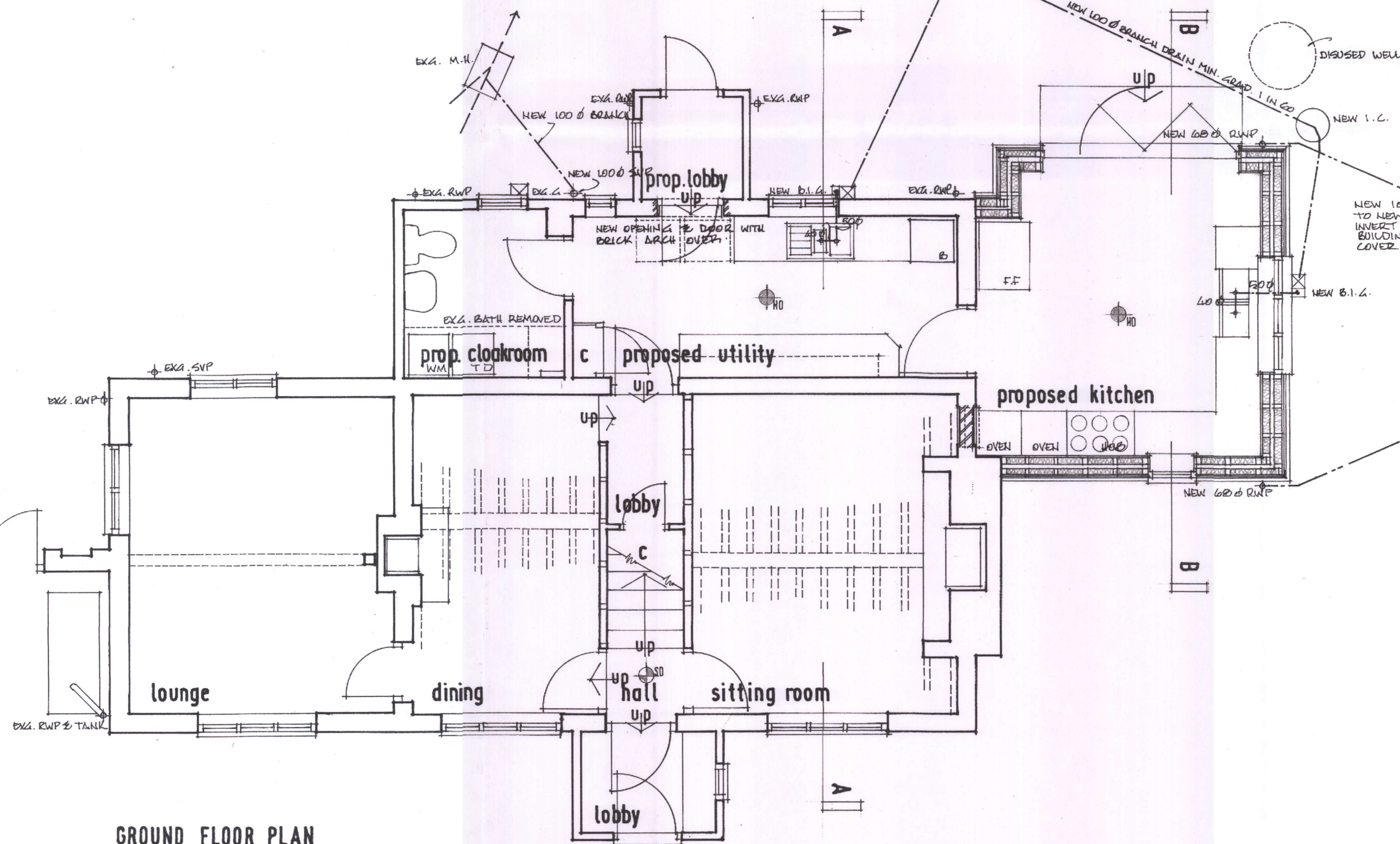
SECTION A-A



SECTION B-B



BLOCK PLAN scale 1:500



GROUND FLOOR PLAN

PITCHED ROOF:
ROOF COVERED WITH PLAIN TILES TO MATCH EXISTING AT 40° PITCH ON 30 x 20 TANGLED S/W BATTENS / GAUGE TO MATCH EXISTING. SCAPED TO RAFTERS WITH ALUMINIUM ALLOY NAILS TO BS 1202 P13:1974 OVER TYVEK 'SOPRO' BREATHER MEMBRANE ON 50 x 150 GRADE C16 RAFTERS AT 400 CENTRES & BOLTED WITH GALV M10 BOLTS. 12.5 GYPROC DUPLEX PLASTERBOARD TO CEILING WITH SKIM FINISH. RAFTER VENTILATED AT EAVES WITH ALUMINUM PREMIER BY 40 x 15 PLUS RYAS1. RAFTER VENTILATORS TO PROVIDE 10000 MPM. MARLEY DRY RIDGE VENTILATION PROVIDED 500 MM U.M.W. TO BE FITTED 100 x 100 P.V.C. GUTTERS & 60 x 60 RWIPS TO MATCH EXISTING.

EXTERNAL WALLS:
50 x 150 GRADE C16 STUDWORK AT 400 CRS. TO FIRST FLOOR & 2150 x 100 GRADE C16 STUDWORK AT 400 CRS TO KITCHEN EXT. WALLS. DOUBLE STUDS EITHER SIDE OF WINDOWS & DOOR. 2150 x 150 GRADE C24 LINTELS OVER WINDOWS BOLTED WITH MID GALV M10 BOLTS. 20 MM WSP. PLY EXTERNALLY COVERED WITH TYVEK 'SOPRO' BREATHER MEMBRANE & 25 x 35 COUNTERBATTENS. 10 x 30 TANGLED S/W BATTENS AT 100 MM GAUGE FOR PLAIN TILE CLADDING TO FIRST FLOOR & 25 x 1000 FEATHEREDGED OAK BOARDING TO KITCHEN. 150 MM CELOTEX PROPORO INSULATION BETWEEN STUDS TO FIRST FLOOR & 25 MM CELOTEX TO 1000 INSULATION OVER STUDS INTERNALLY. 100 MM ROCKWOOL TIMBER BATTIS TO BOTH LEAVES OF KITCHEN. 12.5 GYPROC DUPLEX PLASTERBOARD LINING WITH SKIM FINISH.

WINDOWS:
UPVC GLAZEMENT WEATHERSTRIPPED DOUBLE GLAZED WITH TRACK VENTS TO PROVIDE 8000 MM² TO BEDROOMS, 5000 MM² TO KITCHEN. WINDOWS TO HAVE U-VALUE < 1.5 W/M²K, DOUBLE GLAZING TO HAVE 16 MM ARGON FILLED GAP & LOW EMISSIVITY GLASS 0.09 / 1000 AROUND WINDOWS TO BE FILLED WITH EXPANDING TYPE INSULANT & POINTED INTERNALLY & EXTERNALLY WITH SILICONE MASTIC. BEDROOM 4 TO HAVE SASH > 400 x 400 (> 1.33 m²) TO BE NON-LOCKING WITH CILL NOT HIGHER THAN 1000 MM AS EMERGENCY EXIT.

FIRST FLOOR:
10 MM STRUCTURAL PLYWOOD TO BS EN 636-2 AND BS EN 311-2 MOISTURE RESISTANT 150 x 150 GRADE C16 JOISTS AT 400 CENTRES. FLOOR TO HAVE 100 MM LAYER OF MINERAL WOOL INSULATION MIN. DENSITY 10 Kg/m³ LAID IN CAVITY & 12.5 GYPROC WALLBOARD NEW PLASTERBOARD CEILING WITH SKIM FINISH.

INTERNAL PARTITIONS:
FIRST FLOOR PARTITIONS FORMED IN 50 x 100 GRADE C16 STUDS AT 400 CENTRES WITH NOGGINGS AT 600 CENTRES & COVERED BOTH SIDES WITH 12.5 GYPROC WALLBOARD PLY (MIN. MESS/UNIT 10 Kg/m²) WITH SKIM FINISH. 25 MINERAL WALL BATTIS/MIN. DENSITY 10 Kg/m³ SUSPENDED IN CAVITY.

VENTILATION:
KITCHEN TO HAVE MECHANICAL VENTILATION WITH MIN. EXTRACT RATING OF 30 LITRES/SEC. ADJACENT TO ROOF (MIN. HIGH RATE 15 L/S & MIN. LOW RATE 21 L/S). UTILITY TO HAVE MECHANICAL VENTILATION WITH MIN. EXTRACT RATING OF 30 LITRES/SEC. (MIN. HIGH RATE 15 L/S & MIN. LOW RATE 21 L/S). BATHROOM TO HAVE MECHANICAL VENTILATION WITH MIN. EXTRACT RATING OF 15 LITRES/SEC. FAN OPERATED BY LIGHT SWITCH WITH 15 MIN. OVERRUN. DOOR TO BE UNDERCUT BY 10 MM ABOVE FLOOR FINISH. CLOAKROOM TO HAVE MECHANICAL VENTILATION WITH MIN. EXTRACT RATING OF 6 LITRES/SEC. DOOR TO BE UNDERCUT BY 10 MM ABOVE FLOOR FINISH.

ABOVE GROUND DRAINAGE:
BASINS TO HAVE 300 PVC WASTES WITH 75 DEEP SEAL TRAPS. CHUKS TO HAVE 100 PVC WASTE WITH 75 DEEP SEAL TRAP. PATH TO HAVE 40 PVC WASTE WITH 60 DEEP SEAL TRAP. TRUNK WASTES TO BE 80 WITH REDDING EYES AT ALL 90° BENDS.

BELOW GROUND DRAINAGE:
100 Ø HEPWORTH PLASTIDRAIN BEDDED ON & SURROUNDED IN 100 PER BEACH TO MIN. GRADIENT 1 IN 80. ALL PIPES PASSING THROUGH WALLS OR FOUNDATIONS TO BE PROTECTED WITH 80 D.C.C PLANK LINTELS. NEW BRANCH DRAINS TO BE CONNECTED TO EXISTING SEPTIC TANK VIA EXISTING HANDPIPES. NEW INSPECTION CHAMBERS TO BE HEPWORTH PLASTIDRAIN POLYPROPYLENE CODE P11C COMPLETE WITH C.I. COVERS & PLASTIC FRAMES.

SURFACE WATER DISPOSAL:
NEW RAINWATER PIPES TO DISCHARGE VIA 100 Ø HEPWORTH PLASTIDRAIN TO RUBBLE FILLED SINKHOLE AND FITTED WITH DURABLE COVER AS INDICATED. EXISTING RAINWATER PIPES & DISPOSAL SYSTEM TO BE EXPOSED & ASSESSED TO CONFIRM THEIR LOGICALLY TO TAKE ADDITIONAL SURCHARGE.

GENERAL:
CODE 5 LEAD FLASHINGS TO ABUTMENTS. CODE 5 LEAD VALLEY CUTTER. EXISTING STRUCTURE & FOUNDATIONS TO BE EXPOSED TO DETERMINE SUITABILITY FOR ADDITIONAL LOADINGS.

ELECTRICAL:
INSTALLATION TO BE CARRIED OUT BY REGISTERED COMPETANT PERSON IN ACCORDANCE WITH APPROVED DOCUMENT (P) ENERGY EFFICIENT LIGHTING SYSTEM TO BE INSTALLED THROUGHOUT TO BE IN ACCORDANCE WITH PART M11 WITH SOCKETS AT LEAST 450 ABOVE FINISHED FLOOR LEVELS & SWITCHES 40 HIGHER THAN 1200 ABOVE FINISHED FLOOR LEVELS. SELF CONTAINED HEAT DETECTORS TO BE INSTALLED IN KITCHEN & UTILITY PERMANENTLY WIRED TO A SEPARATELY FUSED CIRCUIT WITH WIRING TO I.E.E REGULATIONS. SELF CONTAINED IONIZATION TYPE SMOKE DETECTORS CONFORMING TO BS 5466 PT1 TO BE INSTALLED - ALARMS TO BE WIRED TO A SEPARATELY FUSED CIRCUIT WITH WIRING TO I.E.E REGULATIONS. ALARMS TO BE CEILING MOUNTED & NOT TO BE WITHIN 300 MM OF WALLS OR LIGHT FITTINGS. ALARMS TO BE INTERLINKED.

HEATING & HOT WATER:
INSTALLATION TO BE CARRIED OUT BY OFTEC REGISTERED ENGINEER. EXISTING HEATING & HOT WATER SERVICES SERVED BY OIL FIRED SEPARATELY FUSED CIRCUIT WITH WIRING TO I.E.E REGULATIONS. RADIATORS TO BE FITTED WITH THERMOSTATIC VALVES.

WATER CONSUMPTION:
WATER CONSUMPTION TO BE CONTROLLED THROUGH USE OF DUAL FLUSH W.C'S - FLOW REDUCING / AERATING TAPS IN ACCORDANCE WITH APPROVED DOC "A" W.C'S.

GLAZING:
ALL GLAZED AREAS BELOW 800 MM IN WINDOWS & 1500 MM IN DOORS TO BE LAMINATED OR TOLUENED. GLASS INCLUDING GLAZING WITHIN 300 MM OF DOORWAYS.

scale 1:50



REVISIONS

PROJECT: LITTLE HOLLOW FARM, SKEETE ROAD, LYMINGE, FOLKESTONE, KENT. CT18 8DS			
CLIENT: Mr and Mrs J.G.K. TERRY			
TITLE: PROPOSED FLOOR PLANS & SECTIONS			
SCALE: 1:50	DATE: 23 Mar 2018	DRAWN: B.U.	

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