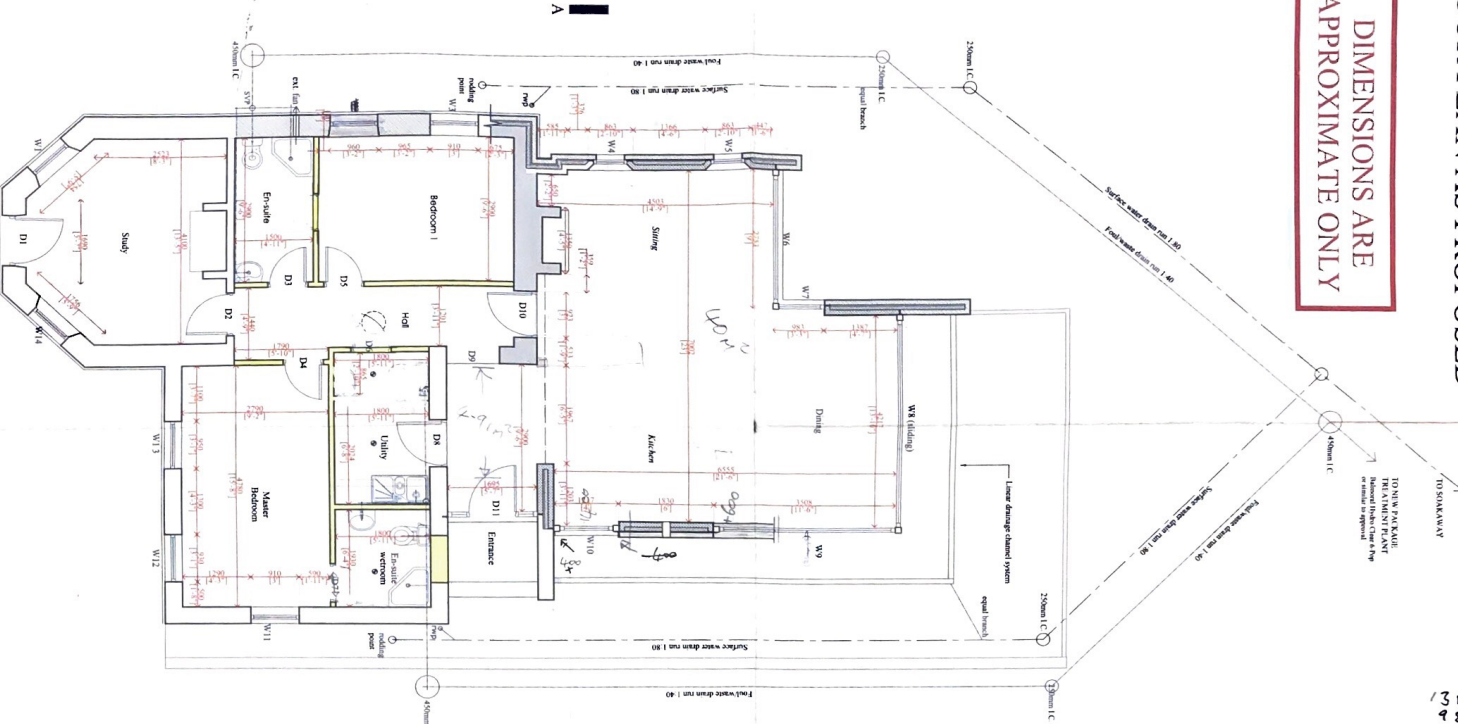


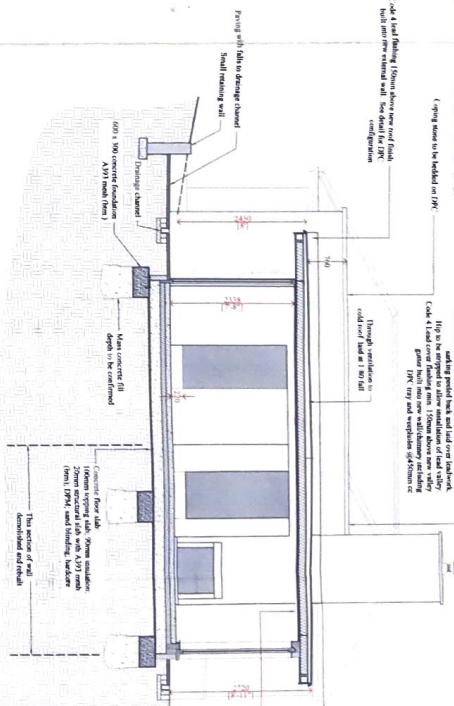
FLOOR PLAN AS PROPOSED

DIMENSIONS ARE APPROXIMATE ONLY



1387  
983  
2370

SECTION A-A



NOTES

The following are the proposed details for the extension. It is the contractor's responsibility to ensure that the details are constructed in accordance with the specifications and standards. All dimensions are approximate and subject to change.

1. All new concrete shall be cast in accordance with BS 5100-2:2006 and finished to a minimum 10mm sand/cement screed.

2. All new brickwork shall be laid in accordance with BS 5628-3:2005 and finished to a minimum 10mm sand/cement screed.

3. All new masonry shall be laid in accordance with BS 5628-1:2005 and finished to a minimum 10mm sand/cement screed.

4. All new plaster shall be applied in accordance with BS 8200:2002 and finished to a minimum 10mm sand/cement screed.

5. All new floor coverings shall be laid in accordance with BS 5250:2001 and finished to a minimum 10mm sand/cement screed.

6. All new ceiling coverings shall be laid in accordance with BS 5250:2001 and finished to a minimum 10mm sand/cement screed.

7. All new lighting fixtures shall be installed in accordance with BS 5250:2001 and finished to a minimum 10mm sand/cement screed.

8. All new door and window frames shall be installed in accordance with BS 5250:2001 and finished to a minimum 10mm sand/cement screed.

9. All new sanitaryware shall be installed in accordance with BS 5250:2001 and finished to a minimum 10mm sand/cement screed.

10. All new electrical wiring shall be installed in accordance with BS 5250:2001 and finished to a minimum 10mm sand/cement screed.

**FOUNDATIONS**  
300mm x 600mm concrete foundations with A393 rebar as S.E. drawing ref. W.14.931.01 on mass concrete fill. Extension to be to satisfaction of Building Control Surveyor. All excavations in excess of 900mm require shoring. All excavations shall be shored and braced. All excavations shall be shored and braced. All excavations shall be shored and braced. All excavations shall be shored and braced.

**PLUMBING INSTALLATION**  
Complete installation to be subject to and capable of standing testing in accordance with BS5572:1978. Above ground cold drainage pipework shall be PVC-U as BS4514. Pipework must be designed in accordance with BS5372 and installed to ensure the appliances drain efficiently without causing overflow.

**BACKGALL LEAKAGE OR BLOCKAGE**  
No air from the drainage system shall enter the building. Provide adequate support to lengths of pipework and at junctions and changes in direction. No branch connection to be within 500mm above floor of seal pipe. All PVC-U pipework to be to BS4514. Minimum pipe sizes for sanitary plumbing to be:

WCs, and pipes: 100mm diameter nominal size  
Common pipe waste: 50mm diameter nominal size  
Head basin: 32mm diameter nominal size  
Shower: 32mm diameter nominal size  
Overflow: 19mm diameter nominal size

All fittings are to have 75mm deep outlet traps. Provide waste for washing machines and dishwashers where applicable. All waste pipes shall be laid to falls (20mm per meter run). All plumbing shall be installed in accordance with manufacturer's instructions.

**UNDERGROUND DRAINAGE: CONNECTING TO NEW PACKAGE TREATMENT PLANT**  
Designs for new package treatment plant to be submitted for approval. Designs for new package treatment plant to be submitted for approval. Designs for new package treatment plant to be submitted for approval.

**UNDERGROUND DRAINAGE: DRAIN RISERS**  
All underground drainage pipes to be 110mm solid wall drainage pipes (or similar and approved) laid at a minimum falls of 1/80 (surface water) and 1/40 (foul) to BS 4600 & BS 5481.

**BEDDING & BACKFILL**  
Where the in-situ material is suitable, the bottom of the trench may be trimmed to form the pipe bed and the bedding material to be laid in accordance with BS EN 14186 bedding construction type 1.

**CONCRETE BED & SUBGRADE**  
The flexible nature of PVC-U pipes enables them to accommodate ground movement and other differential settlement that may occur under normal conditions. Therefore, the use of concrete bed and gravel is not recommended. Where the use of concrete bed and gravel is unavoidable, it is recommended that pipes are laid in a 3 meter lengths and a compressible board is shaped to fit around each joint. Pipes should also be wrapped with polythene to prevent the ingress of cement slurry into ring seal joints.

**SIMILAR LOW DOMESTIC DRAINS**  
Pipes laid at depths less than 600mm are under a road should, where necessary, be protected against risk of damage by placing over them a layer of concrete paving slabs or similar. A minimum 75mm cushioning layer of granular material must be laid between pipes and slabs.

**TRINCHES**  
Trinches should be excavated to allow for the depth of bedding material which should be laid evenly along the length of the pipe. Bedding material should be compacted in layers. Bedding material should be compacted in layers. Bedding material should be compacted in layers.

**ACCESS POINTS**  
Access points in the form of rodding eyes, access fittings, inspection chambers, or manholes to be provided as indicated in proposed drawings and to approval of LARCO.

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**LINEAR DRAINAGE CHANNELS**  
Where a drain runs through a wall or foundation, provide a length of pipe to be laid in a trench as possible with its joints as close as possible to the wall locations (see section A-A and Details joints).

**HORIZONTAL DAMP PROOF COURSES**  
Horizontal damp proof course to be Premium Cavital to BS 6815, from Carvy Trays of 900mm x 100mm or similar and approved adequately lapped at corners and joints, on a mortar bed maintaining a minimum 150mm above adjacent ground level. All joints to be lapped.

**SOLID GROUND FLOOR CONSTRUCTION: GROUND SUPPORTED SLAB**  
Fill should not contain any pieces capable of passing through a 75mm sieve. Fill material should be compacted in layers not greater than 225mm thick. Increase thickness as follows: 150mm for 100mm aggregate, 200mm for 150mm aggregate, 250mm for 200mm aggregate. A sufficient consolidated layer of sand to fill in voids and provide a clean smooth surface for 1200 gauge polythene PVP laid with edges lapped and taped not less than 100mm and trimmed up the perimeter walls and tucked under DPC to provide a complete water proof barrier.

**STEEL FRAMING**  
To be installed in accordance with S.E. drawing W.14.931.01. Material fabrication and erection to BS5950. Additional 150mm x 50mm treated C16 timber supports or jacking frames to be provided to support additional supports to be used for the erection of the steel frame. Supports to be provided at 1000mm centres and to be fixed to the ground.

**EXTERNAL WALLS**  
Reinforced concrete blocks to be laid in accordance with BS 5628-3:2005 and finished to a minimum 10mm sand/cement screed. Blocks to be laid directly on new strip foundations and cast up aprons. 150mm below lowest ground level.

**INTERNAL WALLS**  
Reinforced concrete blocks to be laid in accordance with BS 5628-3:2005 and finished to a minimum 10mm sand/cement screed. Blocks to be laid directly on new strip foundations and cast up aprons. 150mm below lowest ground level.

**CEILING**  
Natal stone masonry cover laid in a Neutral Hydraulic Lime (NHL) mortar (see below). Joints to be painted as work proceeds. finish to be compatible with stone and to be agreed on site.

**CLAY**  
125mm cavity, 50mm face with 75mm Kingspan Kooltherm K5 extra board insulation to BS 5490-2:2006 and a per S.E. drawings. Lay 90mm thick Kingspan K5 Kooltherm C2 insulation boards laid directly on slab including insulation to perimeter ground to achieve a U value of 0.18W/m<sup>2</sup>K. Lay insulation in accordance with manufacturer's instructions.

**CONCRETE**  
Lay 100mm concrete topping slab with A14 mesh to top. S19 to be placed smooth and finished flush with DPC level unless stated otherwise.

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Revision	Date

**MARSHAL PETERS ASSOCIATES**  
CHIPPING

**PROPOSED EXTENSION**

**LEAGAM LODGE CHIPPING**

J.J. WEIRD-BLUNDELL Eq.

**PROPOSED**

2390-26

1:50 @ A1

20th November 14