

client
MR & MRS. D. CRUSSELL
117 BOWRING PARK AVENUE
BRADGATECH.
116 2LT

project
FIRST FLOOR, PITCHED ROOF
EXTENSION TO REAR & SIDE.

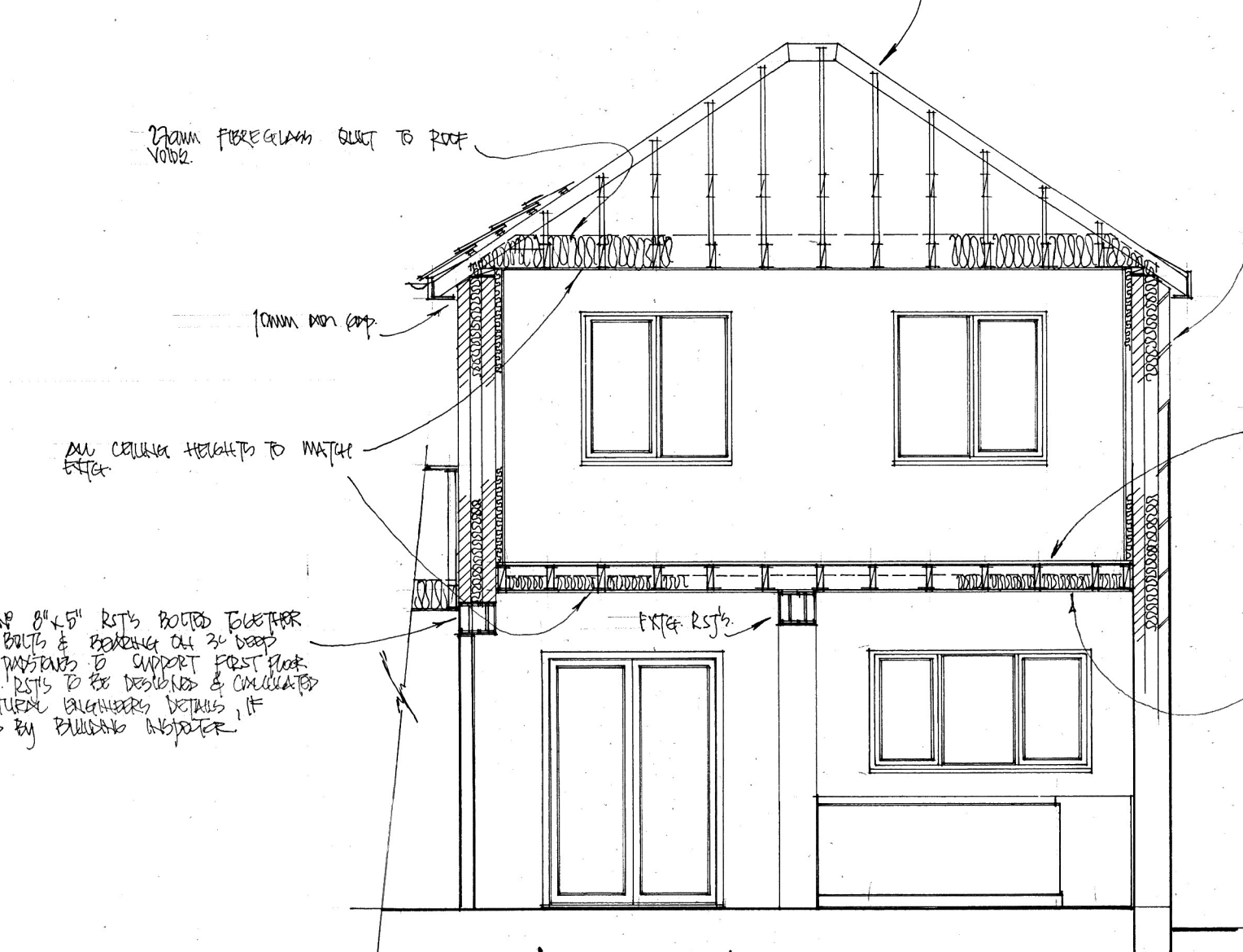
title
EXISTING & PROPOSED PLANS
& ELEVATIONS.

scale
1:50, 1:100, 1:500. drawing 01.

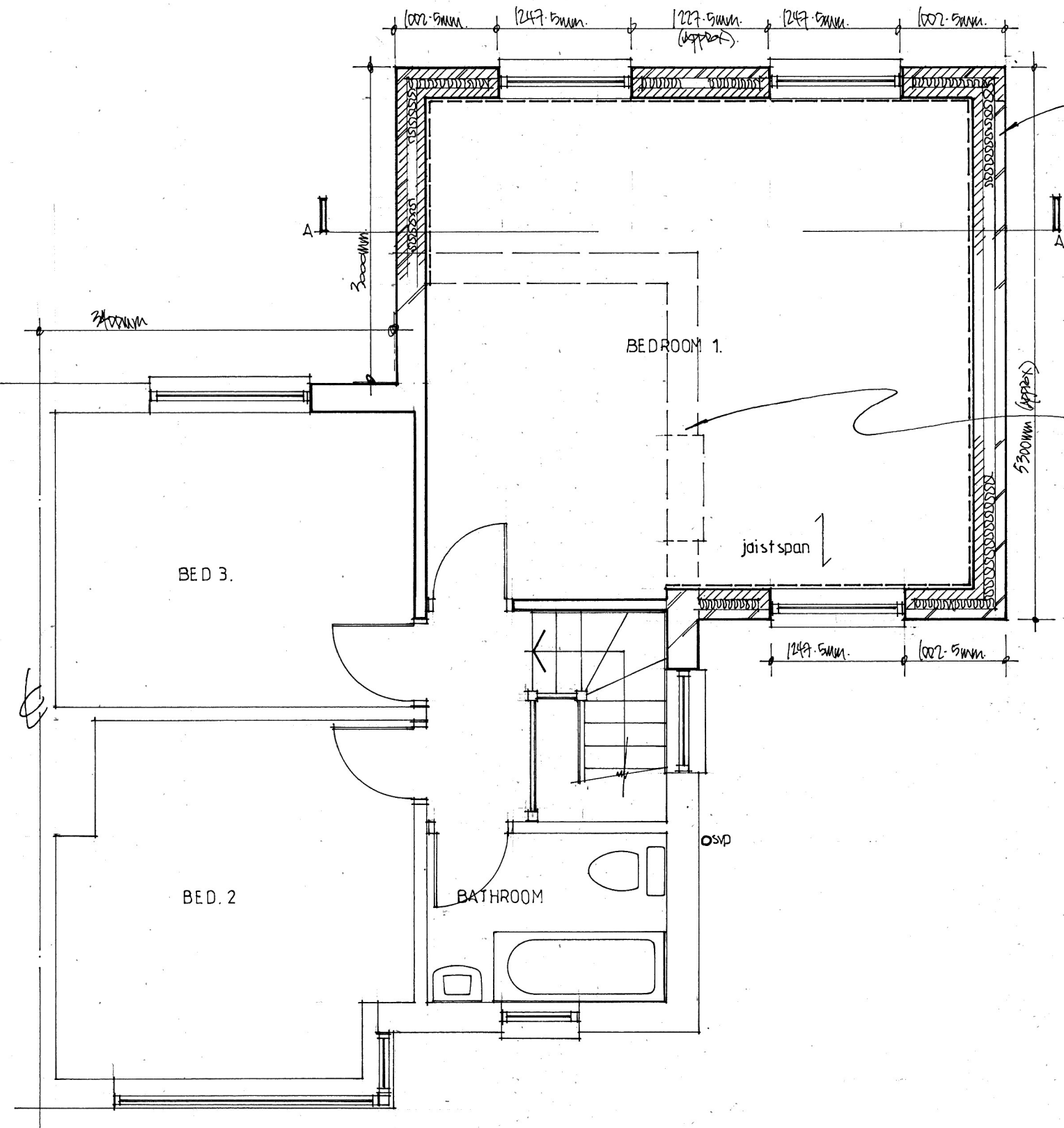
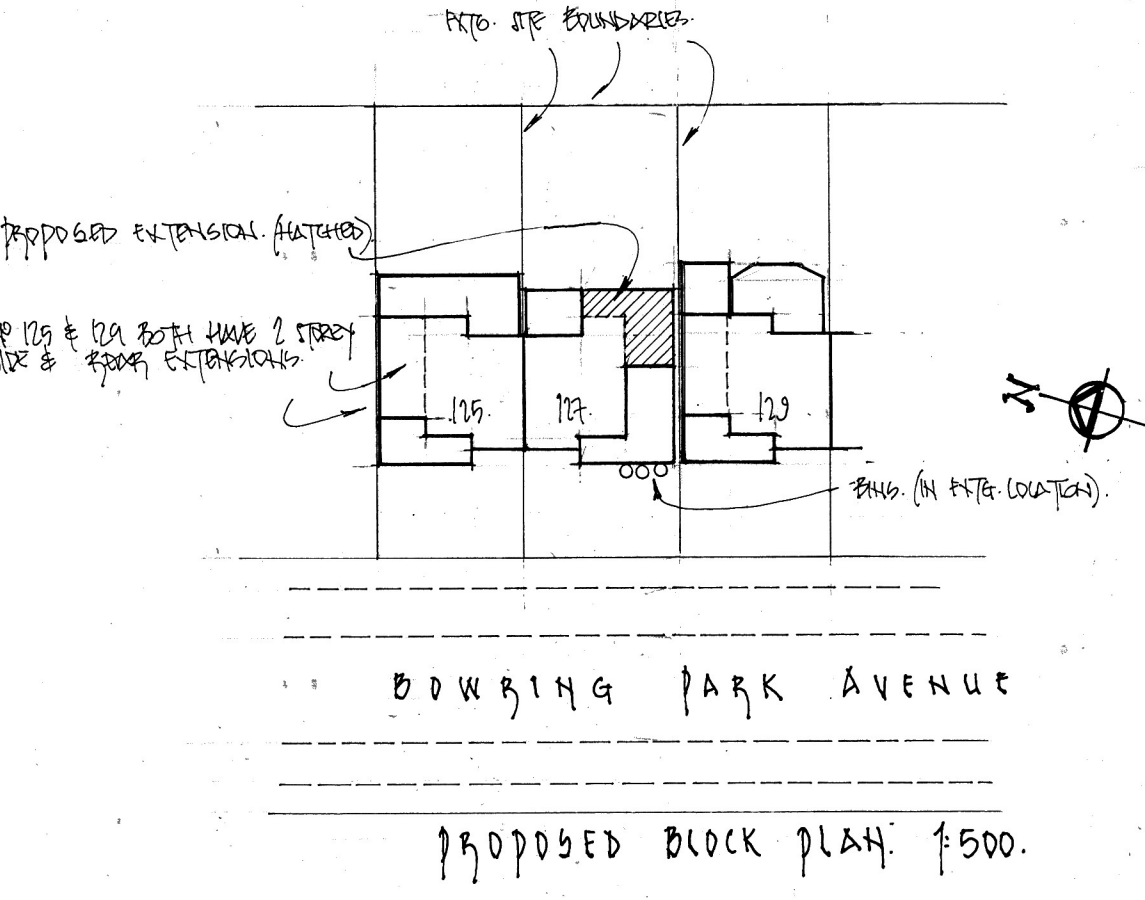
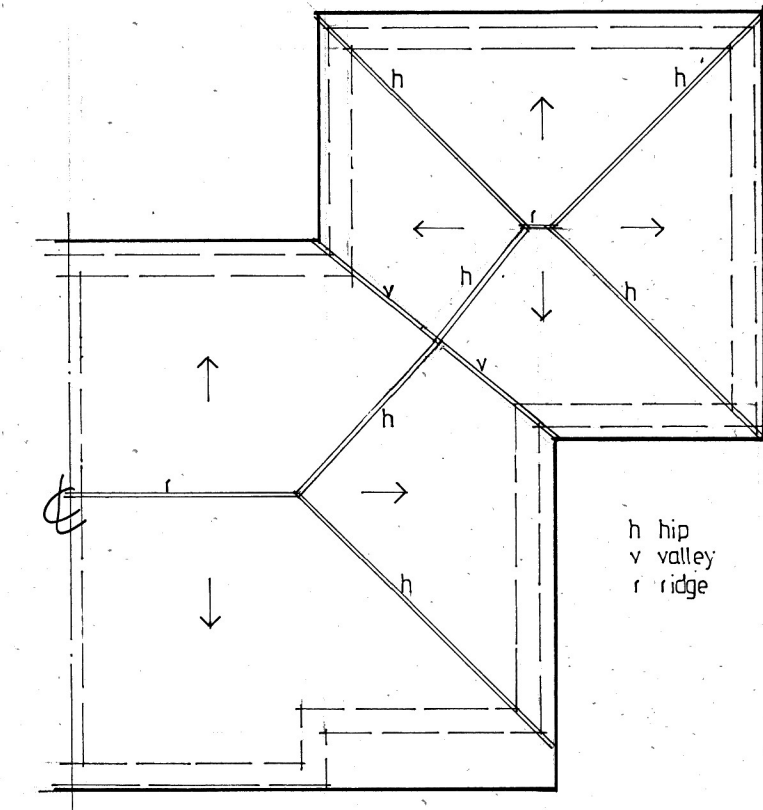
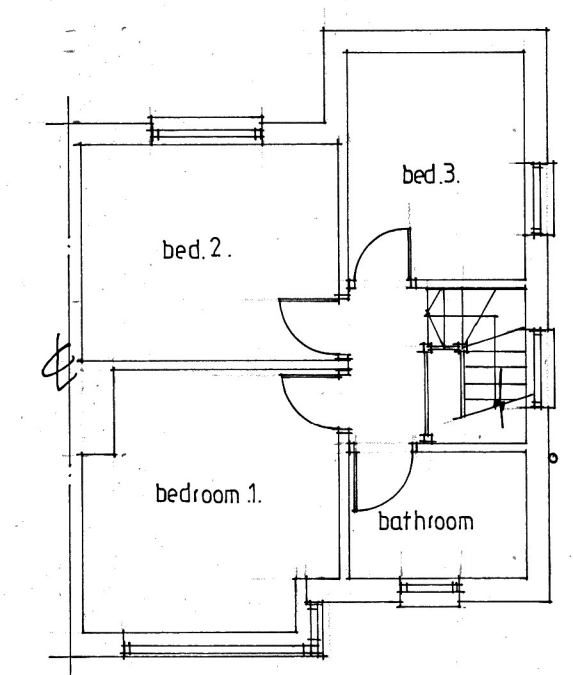
date
JUNE ' 2025.

ALL DIMENSIONS TO BE CHECKED ON SITE
ALL ELEMENTS OF STRUCTURE TO BE 24H
FIRE RESISTING.

ROOF
ROOF TILES TO COURSE IN & MATCH EXIST AT PITCH TO MATCH EXIST, ON
25x30mm S/N RAFTERS ON 50x150mm S/N RAFTERS @ 400mm C/C, &
EPPERANG ON 75x100mm S/N RAFTERS & NAILS AT 10 TO 38x200mm
NAIL RIDGE & 38x200mm S/N RAFTERS, CEILING JOISTS TO BE 50x150mm
@ 400mm C/C & FUSED TO RAFTERS, UNDERSIDE OF CEILING JOISTS TO BE
PLATED IN 12mm PLASTERBOARD & SEAL TO TIGHT.
PROVIDE 25x100mm C/C & LEAD LINED VULCAN BOARD TO SUPPORT FEET OF
RAFTERS TO NEW ROOF.
PROVIDE 100mm FIBREGLASS GLUE TO ROOF VOID.
PROVIDE VENTILATION TO REAR SPACE VIA PROPRIETARY BRICK VENTILATORS
BRIDGE DOWNWIND, 100mm CONTINUOUS GABLE.
PROVIDE 100mm FIBREGLASS GLUE DOWN FROM ROOF & SEAL AT ROOF,
TO REAR ROOM, & ONE HALF SPAN CUTTER, DRAWING TO CEILING
RIP.



FIRST FLOOR
20mm T & G BOARDING OR SIMILAR
APPROX ON 75x150mm S/N JOISTS @
400mm C/C JOIST HUNG FROM 75x
150mm S/N BOWERS, FASTENED TO EXIST
& PROPOSED WALLS, UNDERSIDE OF
JOISTS TO BE PLATED IN 12mm PLASTER
BOARD & SEAL TO TIGHT.
PROVIDE 100mm MINERAL WOOL (10KG)
BETWEEN JOISTS, PROVIDE STRUTTING AT
1/2 SPAN.



WALLS
MORTAR EXIST, CONSTRUCTION UP
PLAN CRACKS, REPAIR & SEAL THE BLOCK-
WORK WITH MORTAR, REFERENCE TO
SUTHER PULLING, REPAIRER.
DOOR DOOR TO BE PROTECTED TO MATCH
EXIST, CHANGING TO 100mm RIBBED
CONCRETE BLOCKWORK AT REAR TO MATCH
EXISTING.

