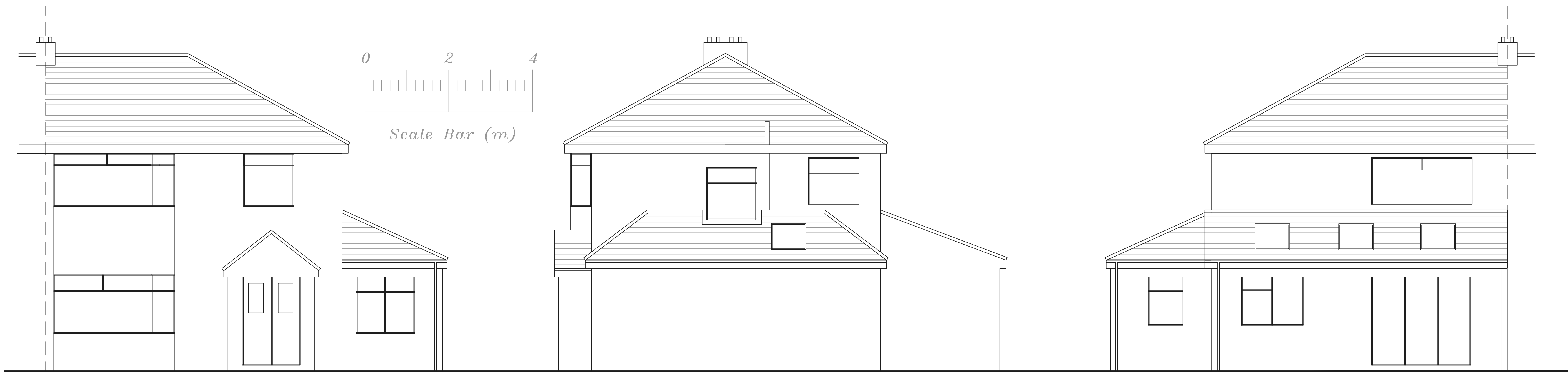




Proposed Front Elevation

Proposed Side Elevation

Proposed Rear Elevation

0 2 4
Scale Bar (m)

Wall plate to be rawbolted to the wall with 12.5mm dia rawbolts @ 900mm c/c
Cavity tray to be used with the the flashing

150 code 4 lead flashing
Velux
150 x 50mm C16 collar ties

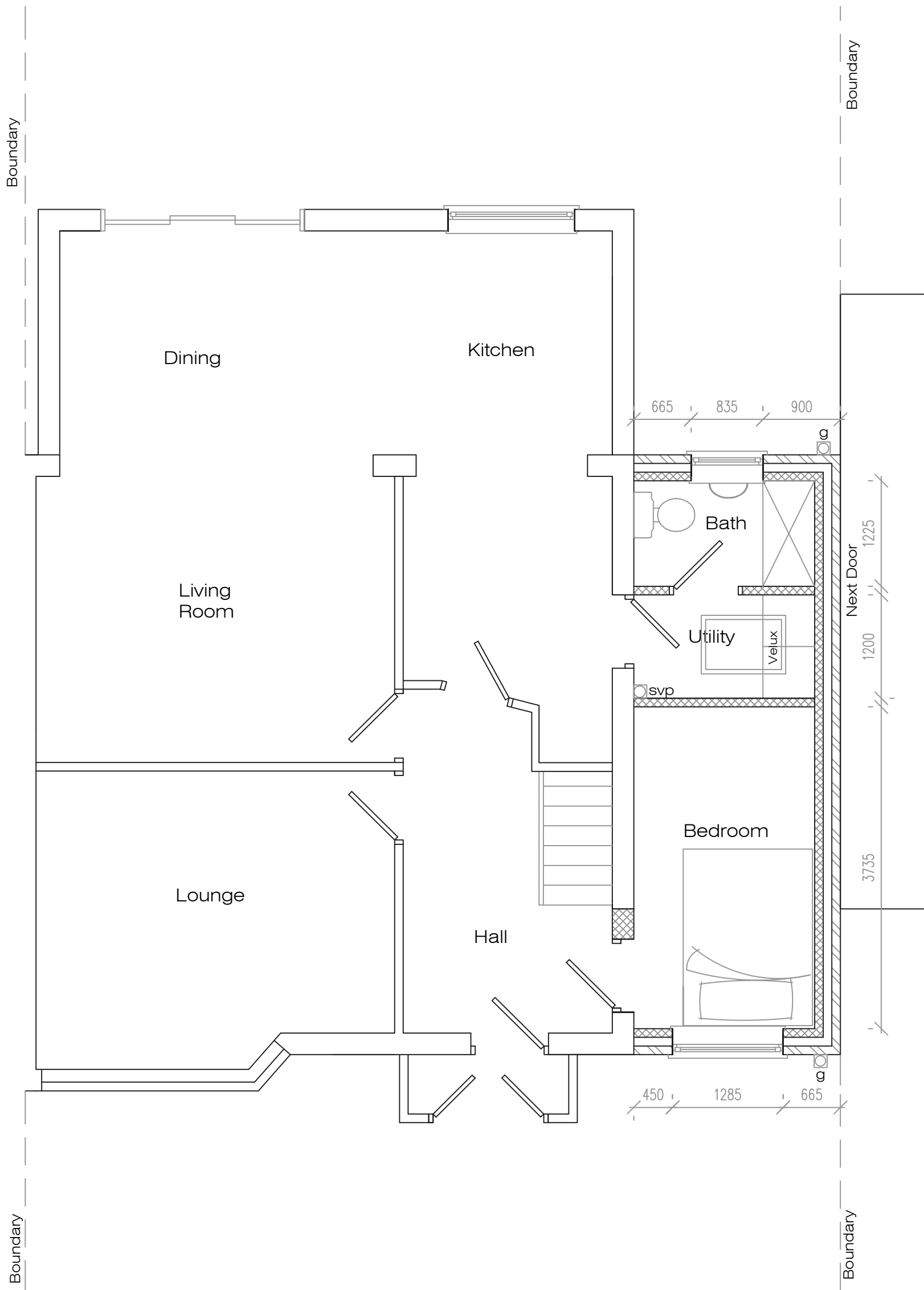
170 x 50mm C16 rafters @ 400mm c/c strapped at eaves level with min 30mmx5mmx1m long vertical straps
150mm Kingspan to be laid between rafters leave 50mm air gap, nail 1 layer of kingspan board beneath rafters
Underside of roof to be plated with 12.5mm thick ply to give a diaphragm effect to the roof structure overall.

Horizontal DPC min 150mm above finished ground level
Foundations to be taken down below any influencing drains and to inlets inserted in footings were drains pass through

Min 950mm to underside of all foundations from finished ground level.

SPECIAL CONSIDERATIONS
1. All work is to be completed in accordance with the current building regulations , all relevant Codes of Practice and British Standards.
2. All work is to be to the completed satisfaction of the Local Authority Building Control Officer.
3. These drawings are not working drawings and should not be scaled for building purposes. All dimensions should be checked on site prior to commencement of works and any discrepancies that may arise reported to the architect/agent.
4. It is the responsibility of the owner/builder to obtain any necessary neighbour consents and to notify the Local Authority of commencement of works.
5. All elements of structure to have a minimum ½ hour fire resistance.
6. All roof and ceiling timbers to be stress graded and kilnstamped.
7. Prior to any demolition works commencing, all structure to be adequately pinned and propped.

Proposed Section 1:50



Proposed Ground Floor Plan

Address 14 Laburnum Ave, L36			
Job Title Single storey extension works			
Drawing title Proposed Plans			
Chkd	Appvd	date Dec '22	scale 1:50 ● A1
Dwg No. 002			