

NOTES

1. All dimensions to be checked on site by builder prior to commencement.
2. This drawing is Copyright of Creation Building Design and may not be amended or copied, either manually or electronically, without the express written permission of the Copyright owner.
3. This drawing is to be read in conjunction with Drg. Nos. 22181-1 & 2.
4. **LEAN-TO ROOF**
Sandtoft 20/20 interlocking plain clay tiles, colour to match existing, with 100mm minimum headlap on 38x25mm tanalised s.w. battens on Klobar Perma Forte vapour permeable breathable felt with 10-15mm sag between rafters.
Roof timber sizes as shown on sections.
Double rafters either side of rooflights.
Sloping soffit to have 85mm Celotex tuft-R Zero GABO00Z insulation friction fitted between rafters and underdrawn with Thinsulx insulation with counter battens and 12.5mm foil-backed plasterboard and skim finish. Eaves and fascia to match existing.
5. **RAINWATER DISPOSAL**
100mm dia. half round guttering connected to 63mm dia. rainwater pipes discharging into the existing underground drainage system as indicated.
6. **DRAINAGE**
All new underground drainage to be 100mm dia uPVC flexibly jointed pipework bedded on pea gravel, laid to 1:40 minimum falls in the layout as shown.
New polypropylene inspection chambers to have 100mm dia. outlets, fitted with a lightweight cover and frame and set on 150mm thick mass concrete base and surrounded with pea gravel.
150x150mm trapped and roddable gully's to be positioned as shown. All drains under the extension to be kept flexible when passing through walls.
7. Sinks, bath, shower and washing machine to have 40mm dia. uPVC waste pipes (50mm where pipe run is greater than 3.0m), basins to have 32mm dia. uPVC waste pipes, all with 75mm deep seal anti-vac traps and connected into 100mm dia. uPVC SVP or trapped gully.
8. Kitchen to be fitted with cooker hood capable of 30 litres/sec. extraction and be ducted to external wall.
9. Utility to be fitted with mechanical extractor fan capable of 30 litres/sec. extraction and be ducted to external wall.
10. Bathroom & En-Suite to be fitted with mechanical extractor fans capable of 15 litres/sec. extraction and be ducted to external wall.
11. W.C. to be fitted with mechanical extractor fan capable of 6 litres/sec. extraction, be operated by lightswitch with min. 15 minute over-run and be ducted to external wall. Provide 10mm gap under door.
12. **LIGHTING**
1No. new light fitting to have a luminous efficiency greater than 40 lumens per circuit watt, i.e. compact fluorescent fittings to be provided for each new 20m² floor area created.
13. **HEATING**
Alterations to the heating & hot water system installations to be designed, installed and commissioned by a competent person in accordance with the Domestic Heating Compliance Guide, 2006 Edition.
14. **GENERAL DETAILS**
New windows to be uPVC framed draughtsealed double glazed units (16mm Argon filled gap) glazed in Energicare Classic glass to achieve a U-Value of 1.6W/m²K, with 2500mm² trickle vents in Kitchen, Utility & En-Suite and 5000mm² trickle vents in all other habitable rooms.
New external doors to achieve a U-Value of 1.8W/m²K. Safety glazing to doors and windows in critical areas to comply with BS 6206.

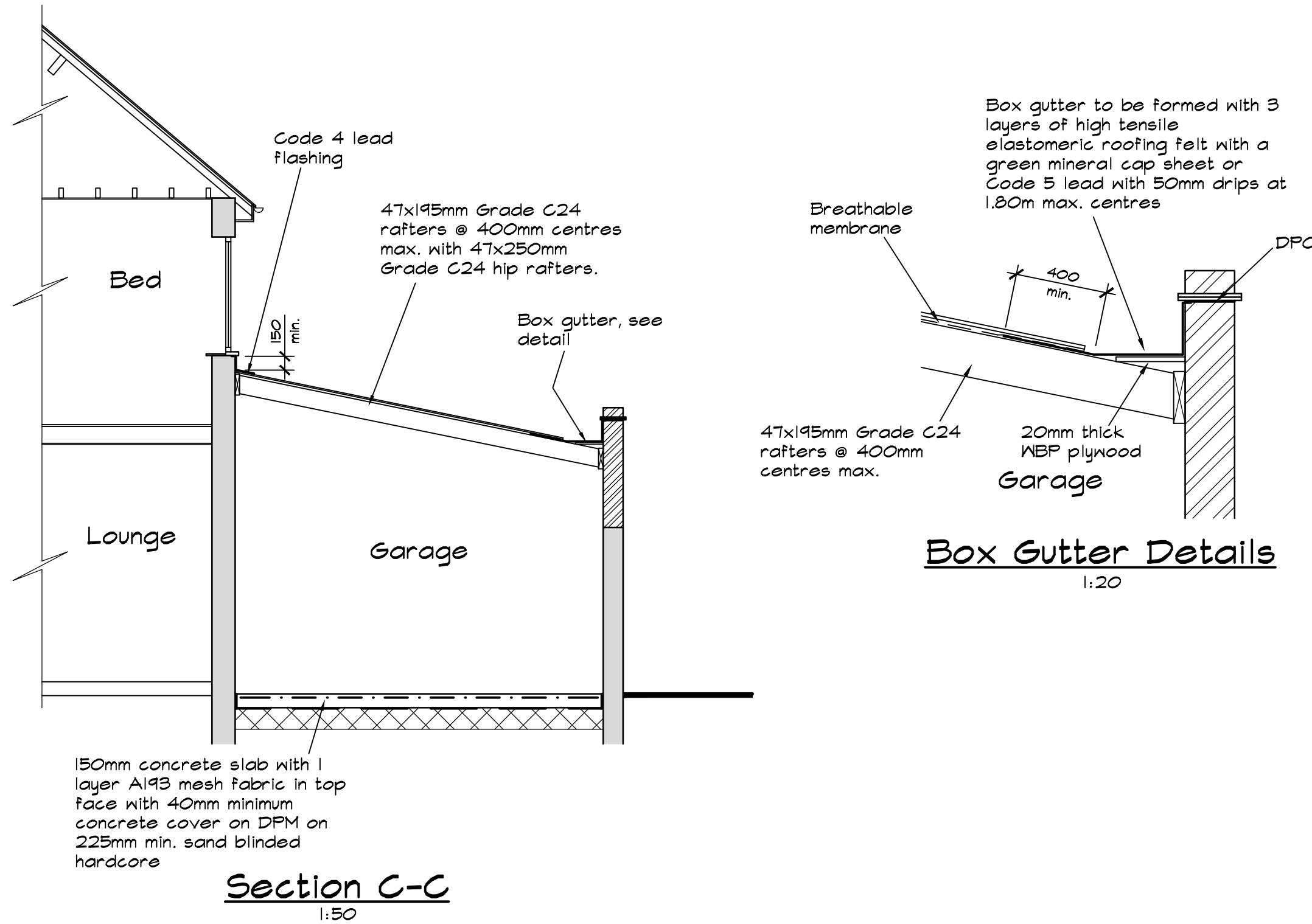
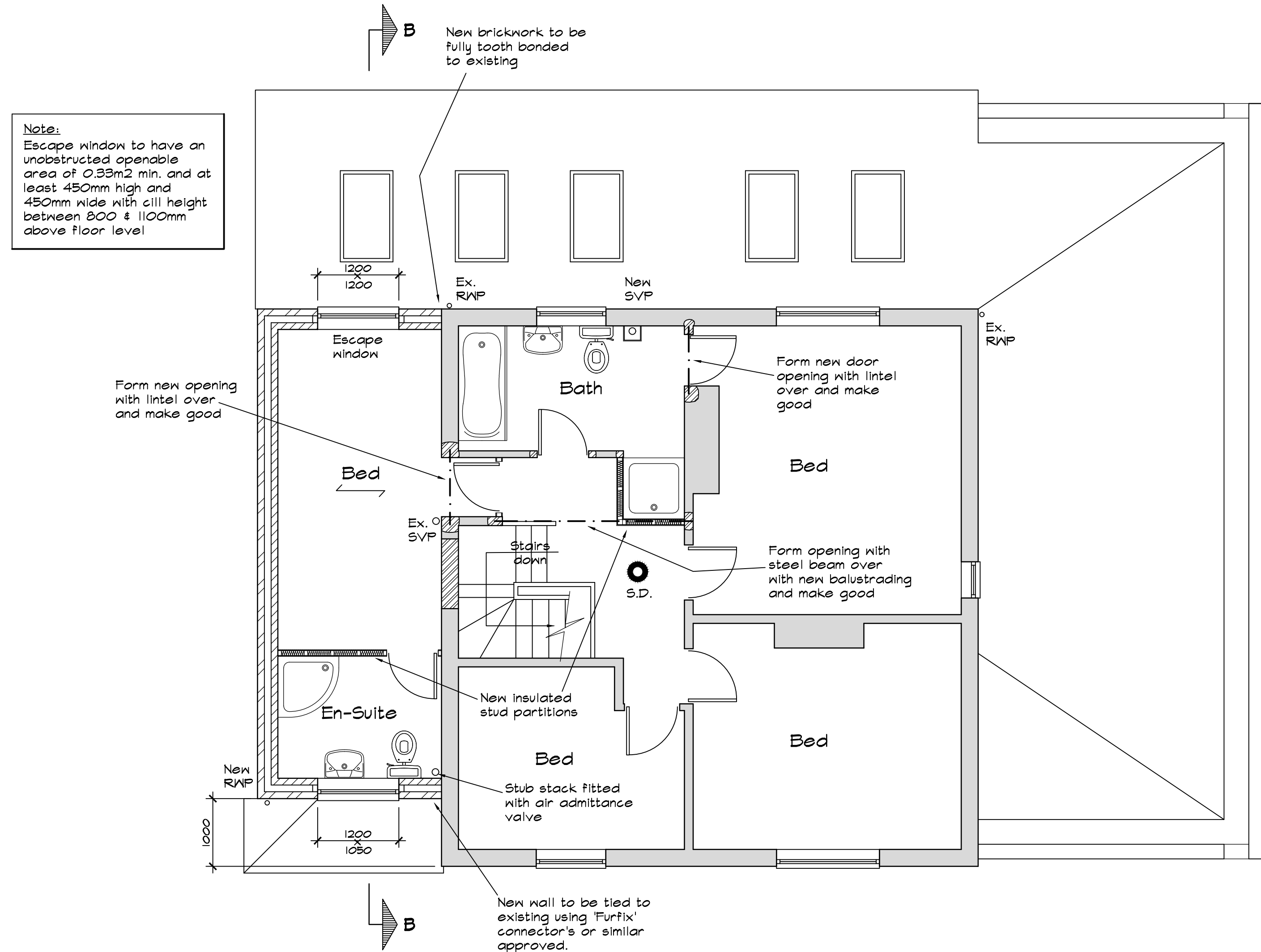
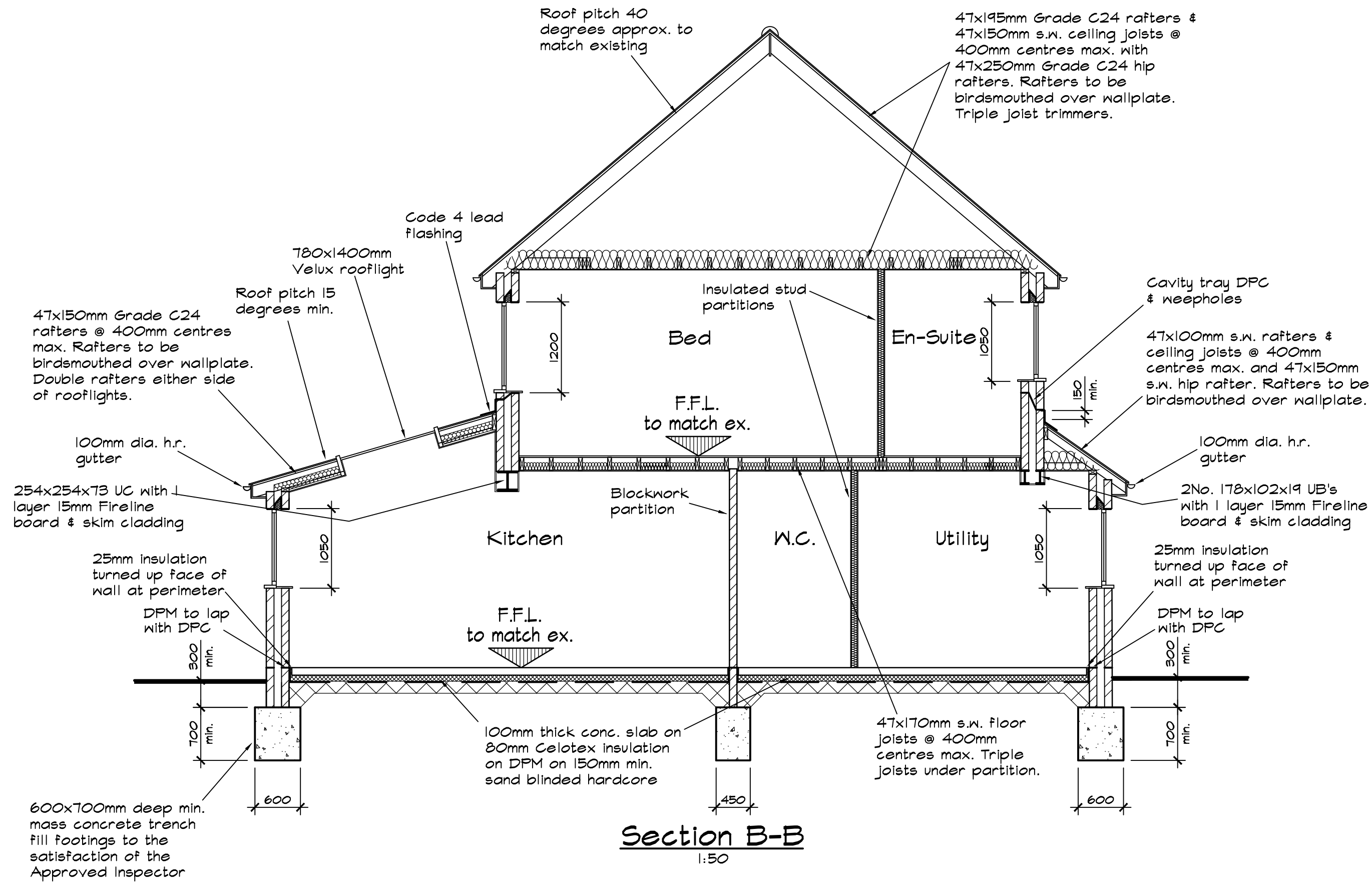
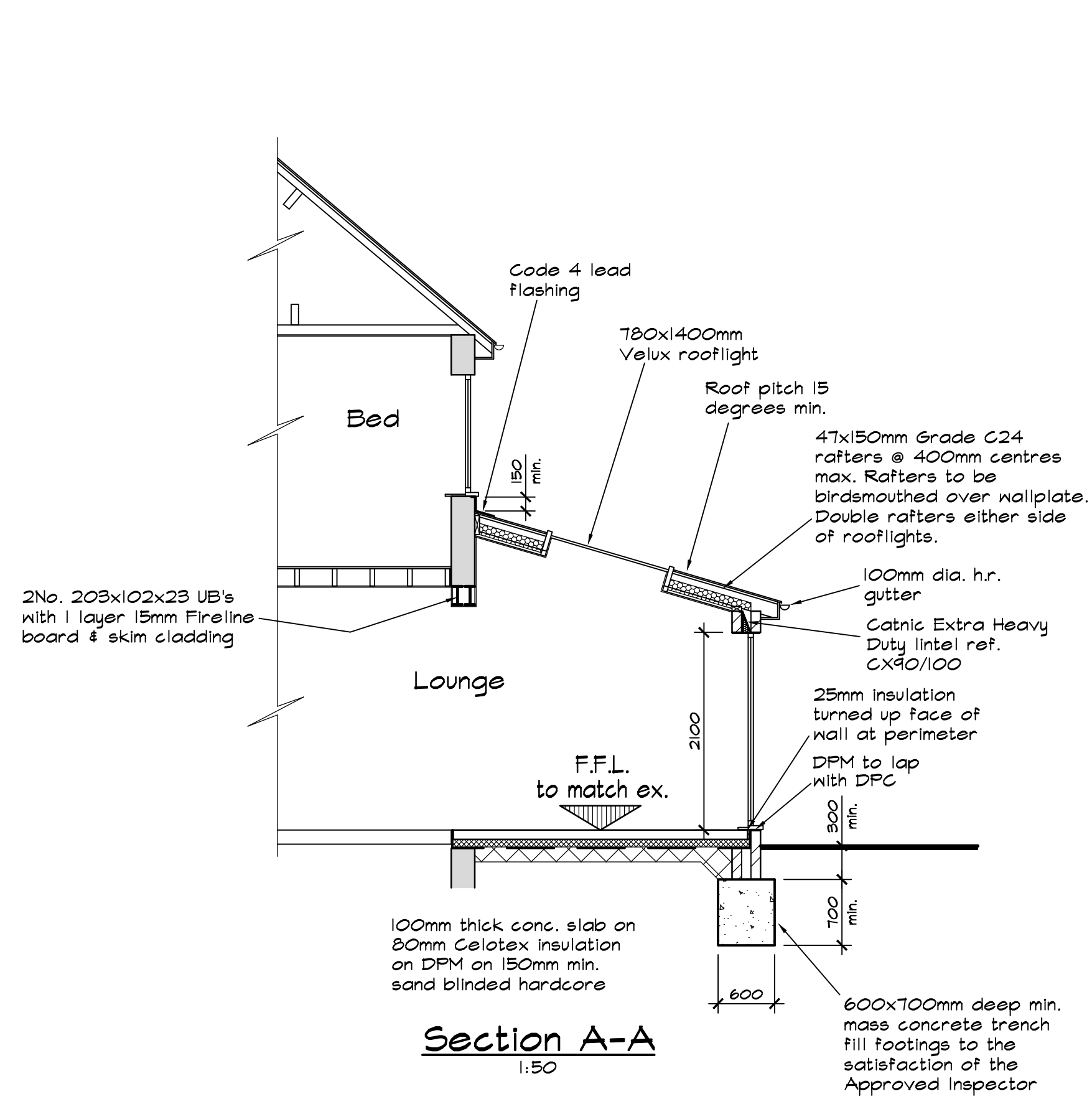
Ventilation opening to new windows to equal 1/20 floor area of room served.

All radiators to be fitted with TRV valves.

Lateral restraint to walls be provided at verge, eaves, ceiling and first floor levels using 30x5mm galvanised mild steel straps x 1800mm long @ 1500mm max. centres fixed across min. 3No. members with solid strutting between members.

Steel beams to have 1 layer 15mm Fireline board & skim cladding to provide half hour fire resistance.

All Fire Protection specified to be installed in accordance with the manufacturer's instructions and to the satisfaction of the Approved Inspector.



Key
● S.D. - Mains operated interlinked smoke detector

All electrical works to be undertaken, tested and commissioned by an electrical contractor registered under the Competent Persons Scheme.

Project
Proposed Extensions at 30, Milton Road, Repton, Derby.

Client
Mr Greenhowe & Miss Kendall

Scale
1:50 & 1:20

Drg. No.
22181-3B

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