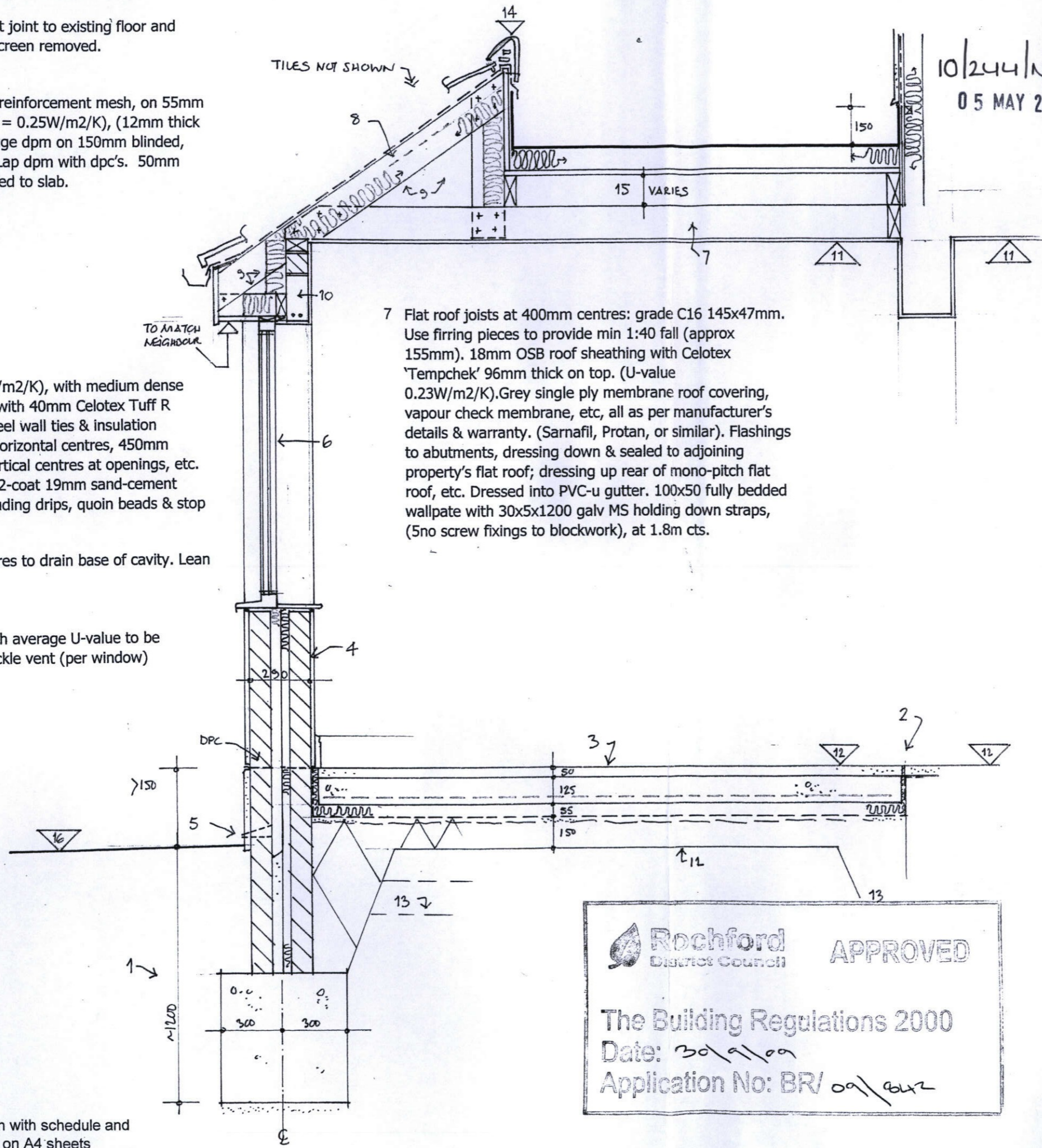


- 1 Excavate and form new concrete foundations, 600mm wide and approximately 1200 mm deep, to match those of adjoining property. Agree depth on site with BCO.
- 2 Allow for sealant movement joint to existing floor and making good where door/screen removed.
- 3 125mm concrete slab with reinforcement mesh, on 55mm Celotex insulation (U-value = 0.25W/m²/K), (12mm thick at slab edges) on 1200 gauge dpm on 150mm blinded, well-compacted hardcore. Lap dpm with dpc's. 50mm minimum fully bonded screed to slab.

- 4 Cavity wall (U-value 0.35W/m²/K), with medium dense block leaves, 90mm cavity with 40mm Celotex Tuff R insulation, with stainless steel wall ties & insulation retaining clips, at 600mm horizontal centres, 450mm vertical centres, 225mm vertical centres at openings, etc. Rendered plinth. Minimum 2-coat 19mm sand-cement render to external leaf including drips, quoin beads & stop beads.
- 5 Weepholes at 900mm centres to drain base of cavity. Lean mix cavity fill
- 6 Window in white PVC-u with average U-value to be 1.8W/m²/K; 4000mm² trickle vent (per window)

- 7 Flat roof joists at 400mm centres: grade C16 145x47mm. Use furring pieces to provide min 1:40 fall (approx 155mm). 18mm OSB roof sheathing with Celotex 'Tempchek' 96mm thick on top. (U-value 0.23W/m²/K). Grey single ply membrane roof covering, vapour check membrane, etc, all as per manufacturer's details & warranty. (Sarnafil, Protan, or similar). Flashings to abutments, dressing down & sealed to adjoining property's flat roof; dressing up rear of mono-pitch flat roof, etc. Dressed into PVC-u gutter. 100x50 fully bedded wallplate with 30x5x1200 galv MS holding down straps, (5no screw fixings to blockwork), at 1.8m cts.

- 8 Small pitched roof at front to be framed with 147x47mm timber (or to suit following opening up works to allow alignment with neighbour's roof), 18mm OSB sheathing at rear to take single ply membrane roof upstand. 80mm Celotex insulation between rafters and 20mm below (U-value 0.25W/m²/K). Note same thickness flat roof insulation to extend to meet cavity wall insulation wherever possible. Tyvek Supro Plus breather felt with eaves carrier over gutter. Tanalised tiling battens and concrete roof tiles to match existing, with mono-ridge tiles.
- 9 Cut Celotex insulation between timbers to mitigate cold bridging
- 10 Precast concrete or proprietary galvanised or stainless steel lintel over all openings. Note load-bearing requirements to be catered for.
- 11 Note: set out flat roof joists to provide same finished ceiling height in extension as main house (not lobby or garage)
- 12 Note: set out excavation to allow finished floor levels to match in extension.
- 13 Allow additional excavation where ground level lower to ensure all top-soil removed.
- 14 Mono-ridge level will be higher than neighbour's ridge to allow for increased flat roof thickness & higher internal ceiling height.
- 15 Approx 155mm (1:40) furring zone shown. Ensure min 150mm waterproofed upstands
- 16 Note ground level varies.



10/244/NMA
05 MAY 2010

**ROCHFORD DC
APPROVED PLAN**

BUILDING CONTROL
10 SEP 2009
DATE RECEIVED

Rochford District Council APPROVED
The Building Regulations 2000
Date: 30/9/09
Application No: BR/09/042

To be read in conjunction with schedule and construction notes on A4 sheets

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Proposed Alterations & Extension:
67 Hilary Crescent, Rayleigh
Proposed typical section
Scale: 1:20 Date: September 2009
Drawing No: 0309153/03