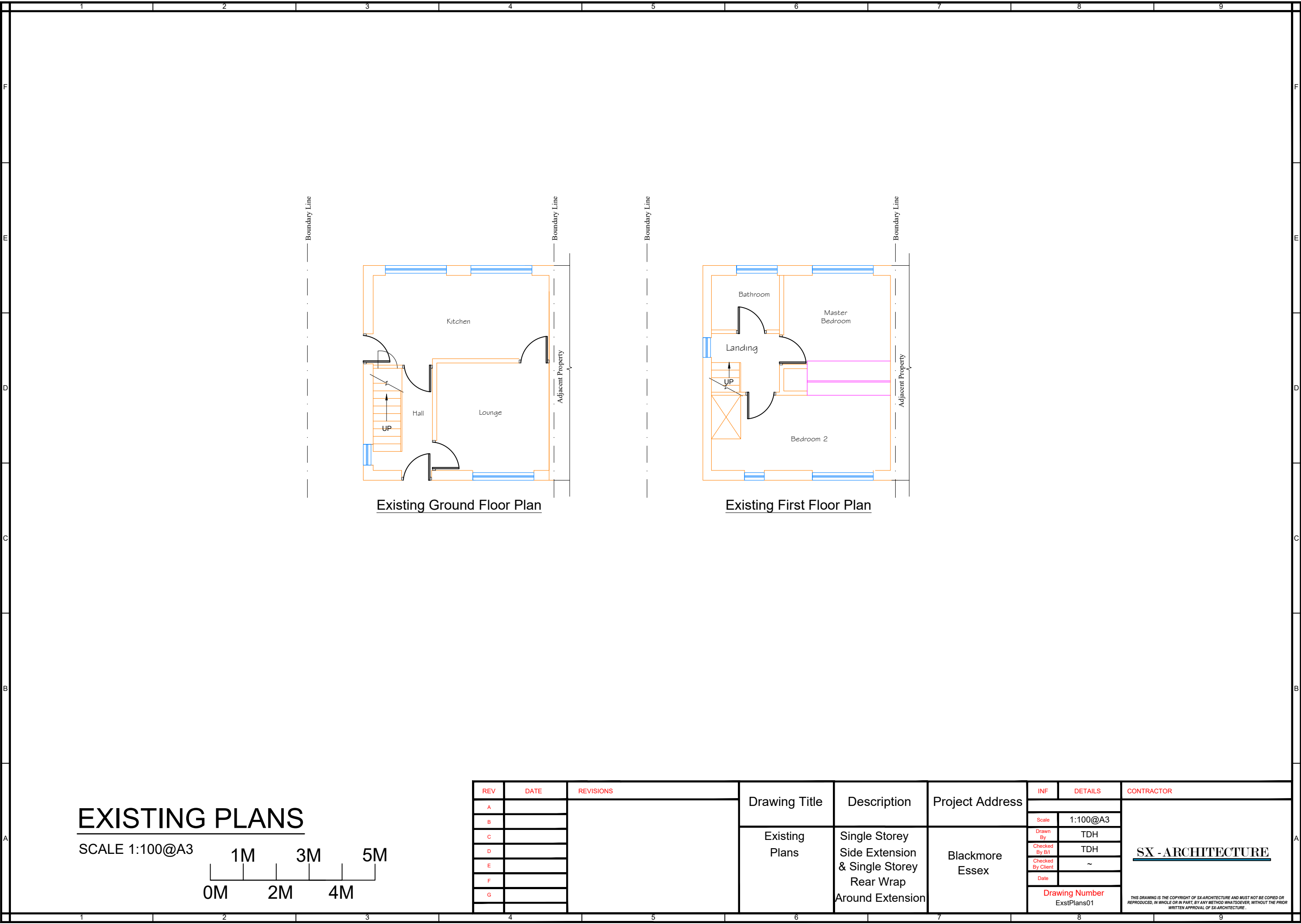
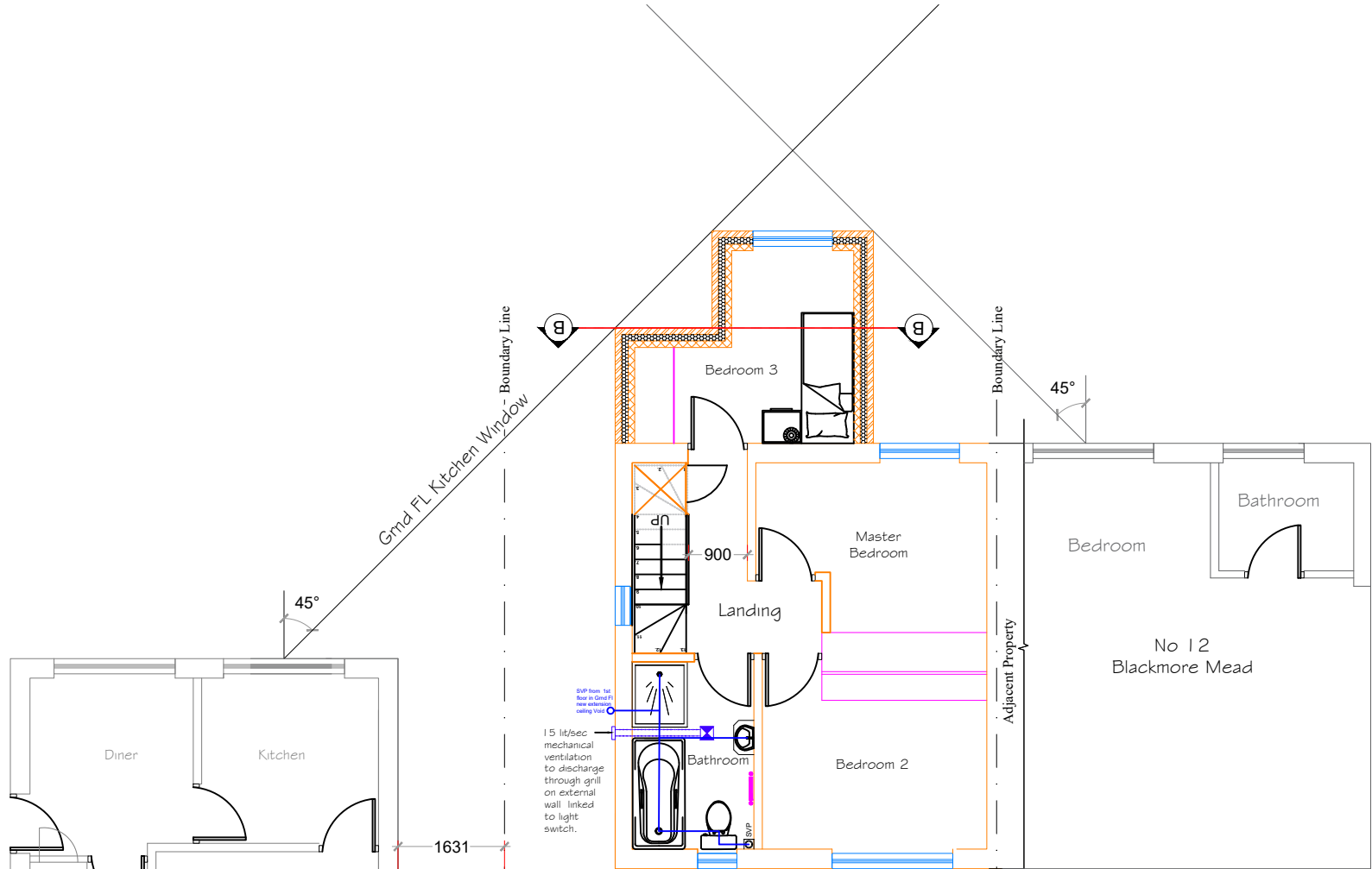
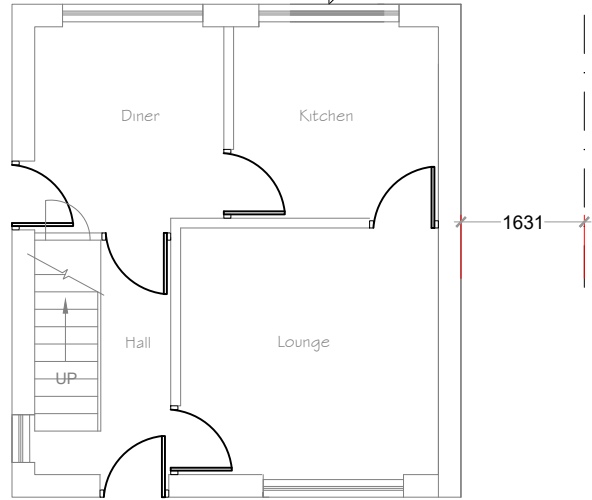


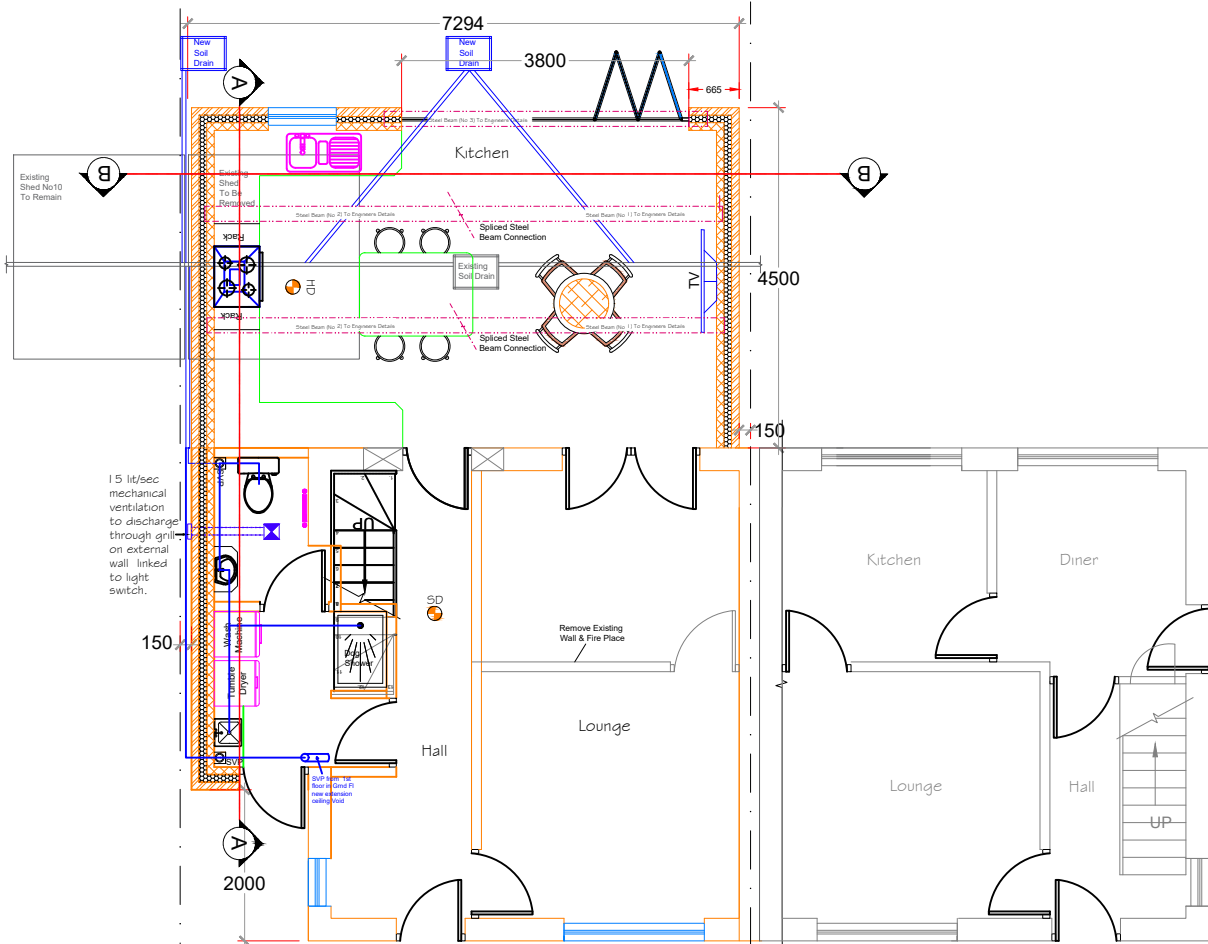




Proposed First Floor Plan
11 Blackmore Mead

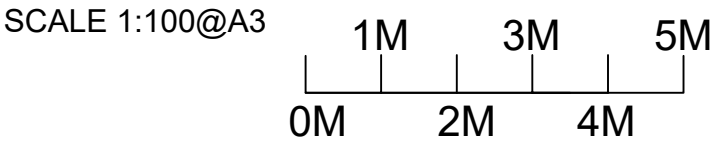


No 10
Blackmore Mead
Ground Floor



Proposed Ground Floor Plan
11 Blackmore Mead

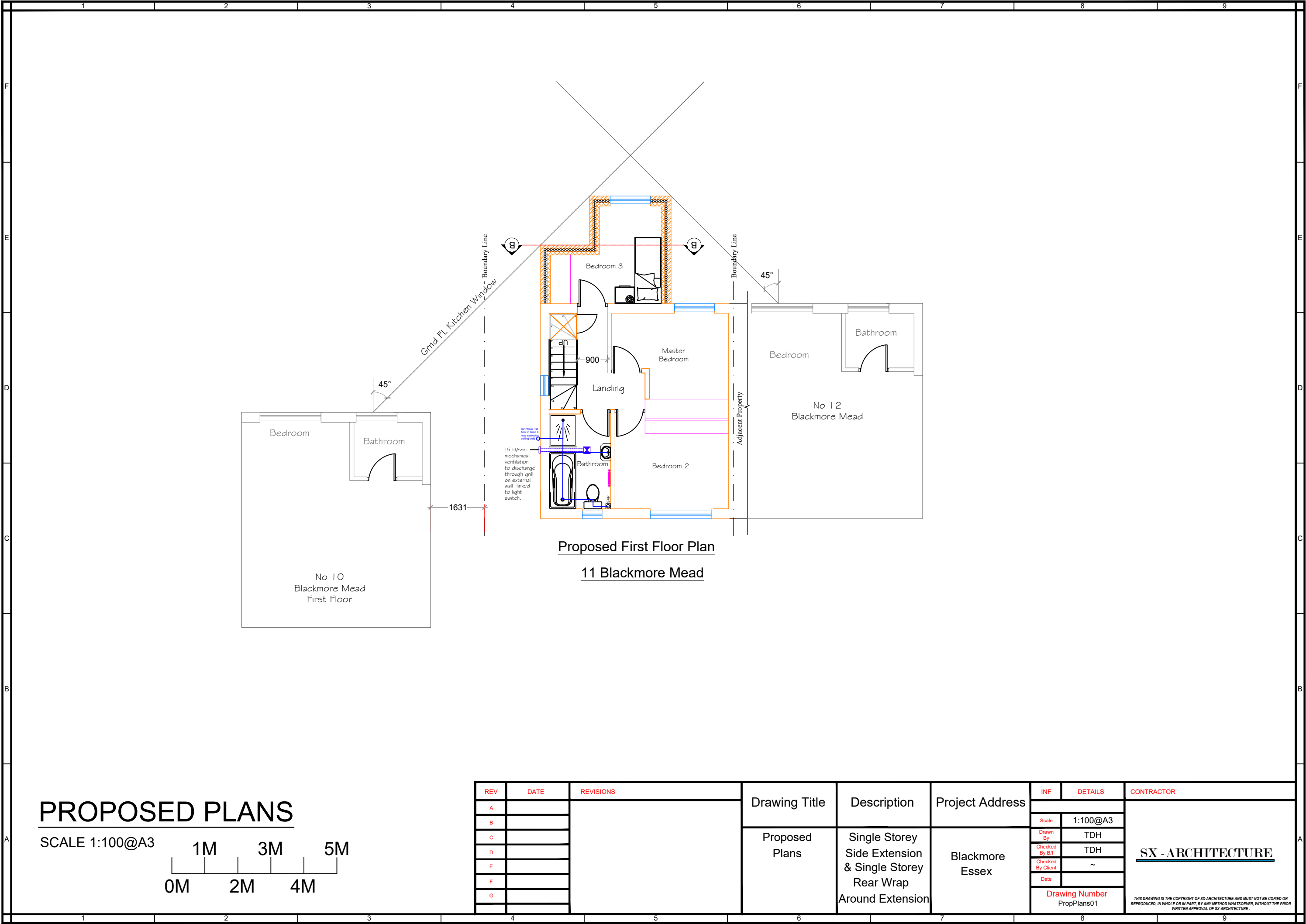
PROPOSED PLANS



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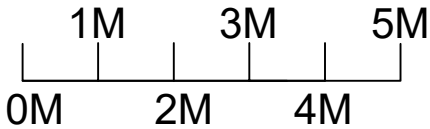
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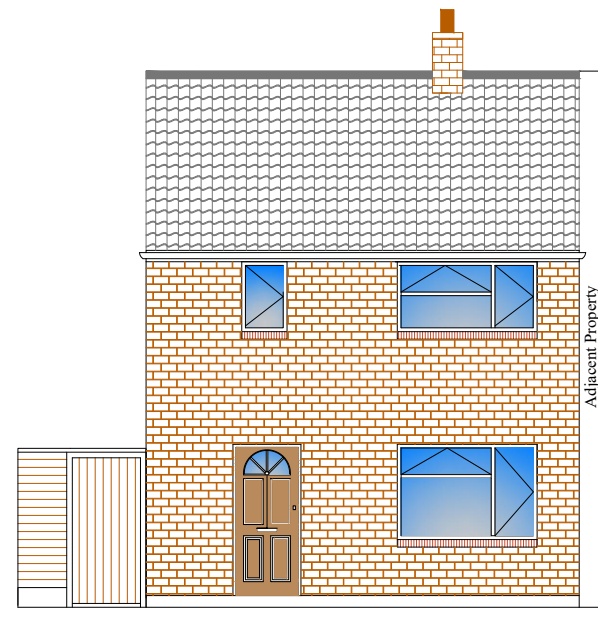
PROPOSED PLANS

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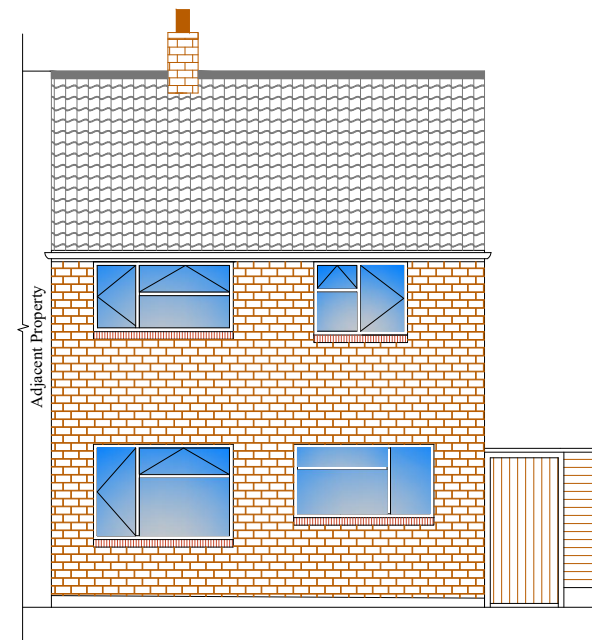


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B								
C								
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			Proposed Plans	Single Storey Side Extension & Single Storey Rear Wrap Around Extension	Blackmore Essex	Scale	1:100@A3	
						Drawn By	TDH	
						Checked By B/I	TDH	
						Checked By Client	~	
						Date		
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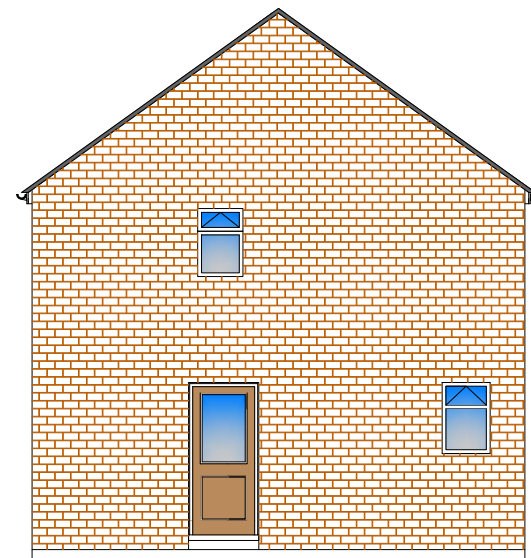
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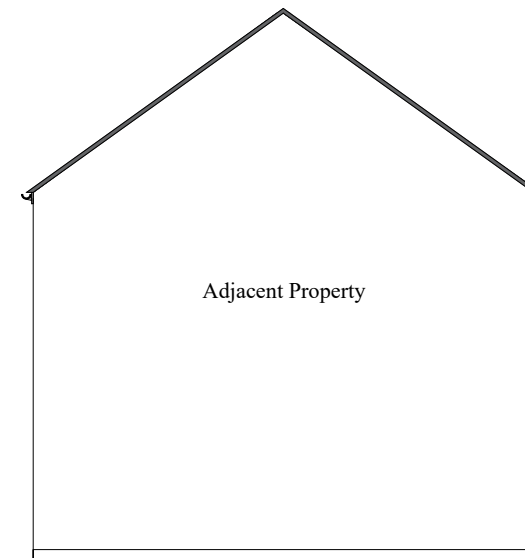
Existing North Facing Rear Elevation



Existing - South Facing Front Elevation



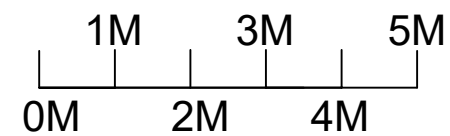
Existing - West Facing Side Elevation

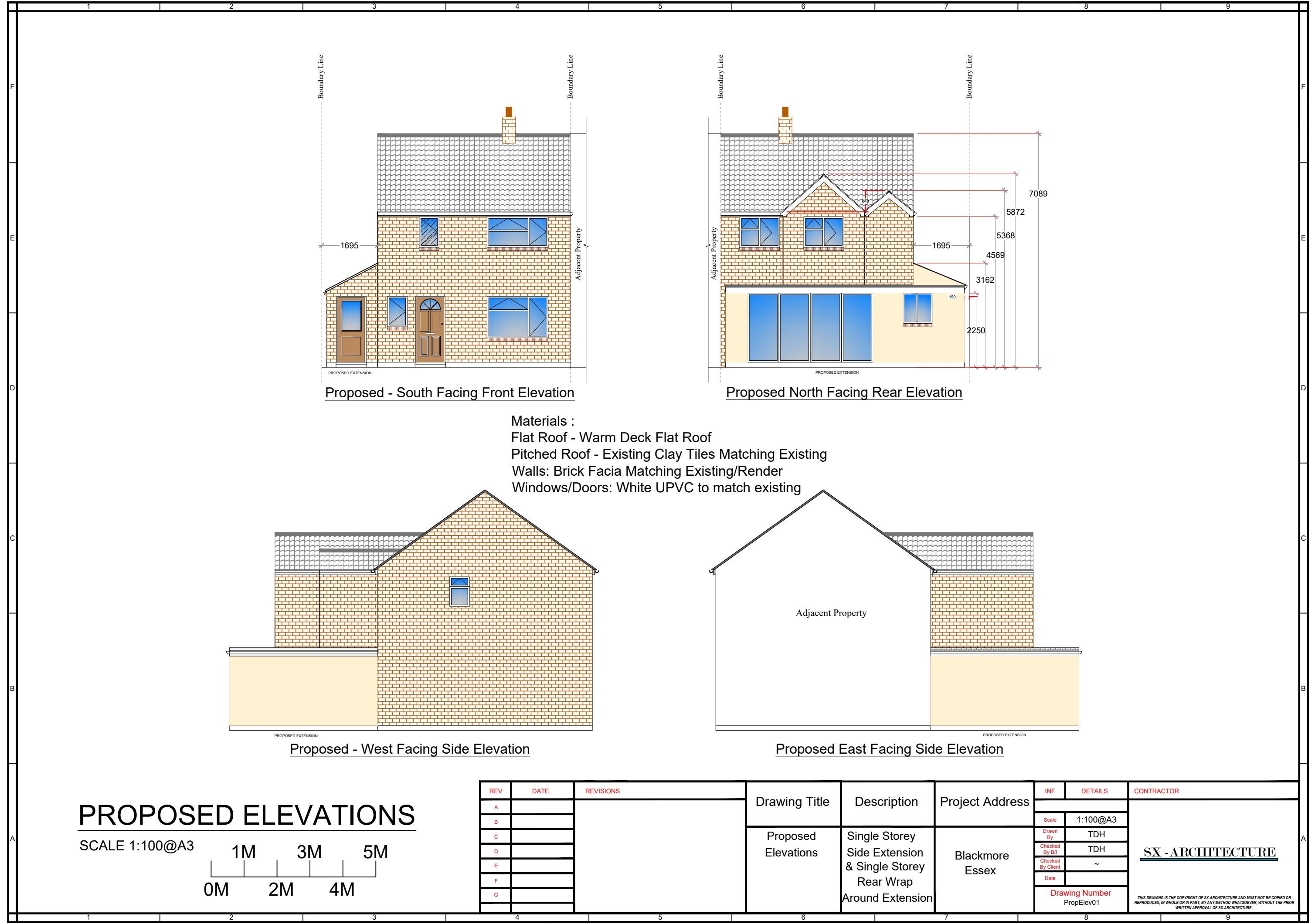


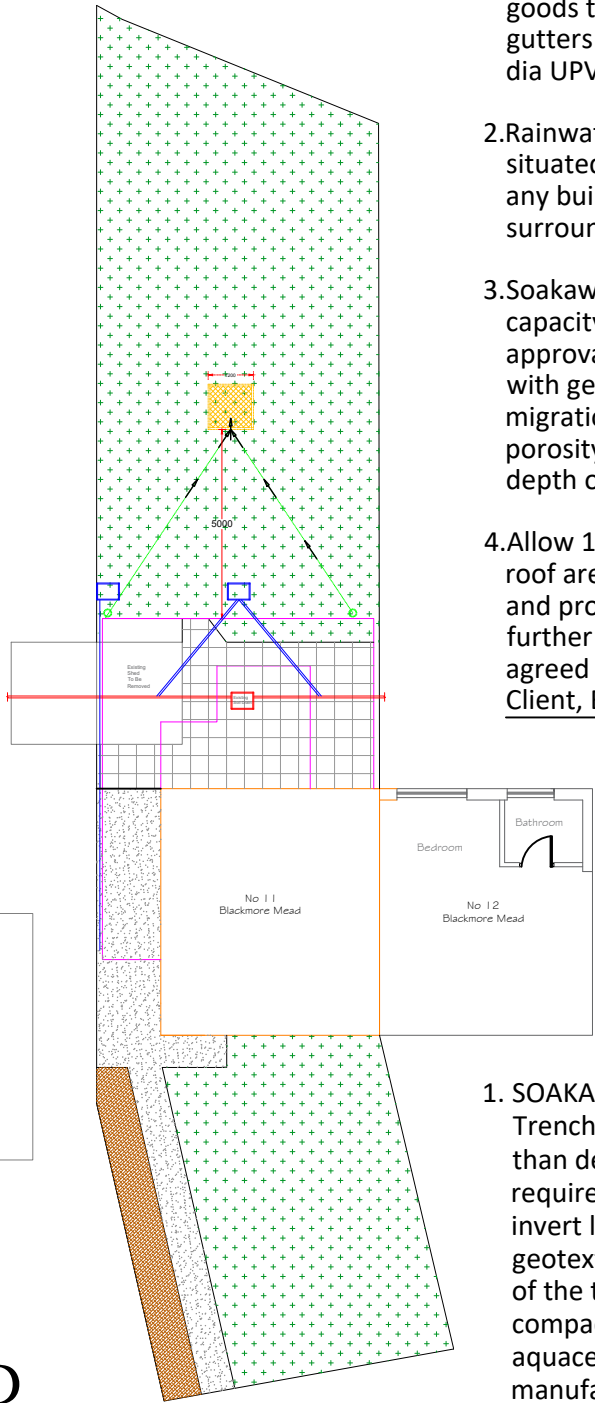
Existing East Facing Side Elevation

EXISTING ELEVATIONS

SCALE 1:100@A3







- 1.RAINWATER DRAINAGE: New rainwater goods to be new 110mm UPVC half round gutters taken and connected into 68mm dia UPVC downpipes.
- 2.Rainwater taken to new soakaway, situated a min distance of 5.0m away from any building, via 110mm dia UPVC pipes surrounded in 150mm granular fill.
- 3.Soakaway to be min of 1 cubic metre capacity (or to depth to Local Authorities approval) with suitable granular fill and with geotextile surround to prevent migration of fines. If necessary carry out a porosity test to determine design and depth of soakaway.
- 4.Allow 1m3 capacity for every 25m2 of new roof area.Location position of soakaway and proposed new drain runs following further investigation of existing to be agreed with:
Client, BC & Constuction Co.

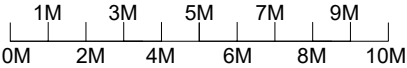
1. SOAKAWAY USING CRATES.
Trench of soakaway to be provided slightly than designed depth after porosity test (if required) but just oove 1m3 min from invert level of pipe. Provide suitable geotextile over the base and up the sides of the trench over 100mm level and compact bed of coarse sand. Install aquacell crate units or equivalent as manufacturers details, Geotextile to be wrapped around crates. Provide 100mm of course sand between trench walls and over the aquacell structure. Backfill with suitable material.

LEGEND

- Existing House Line
- New Proposed Extension Line
- Proposed Drain Run
- Existing Drain Run

BLOCK PLAN 1:200

SCALE 1:200@A3



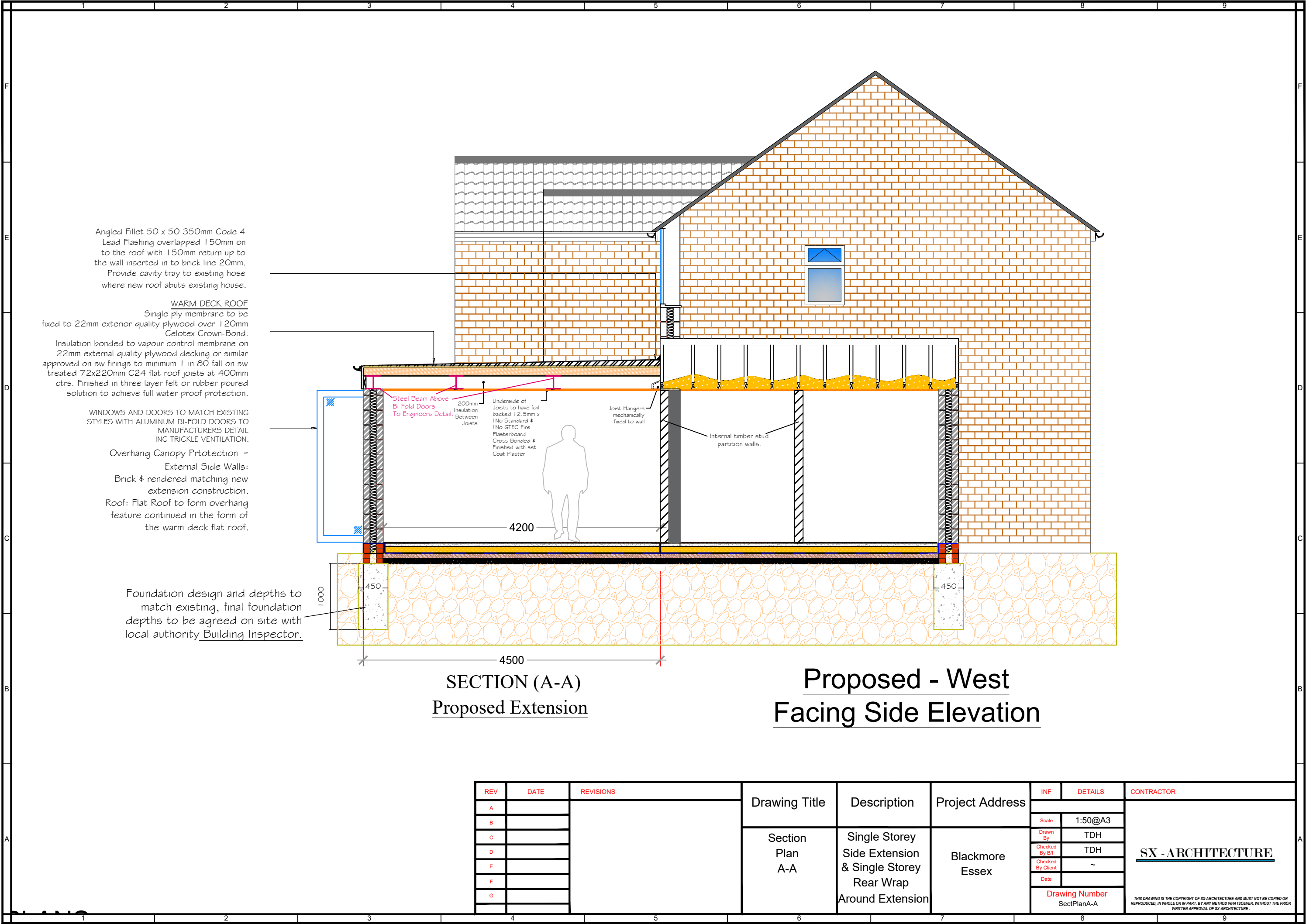
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Block & Location Plans

Single Storey Side Extension & Single Storey Rear Wrap Around Extension

Blackmore Essex

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Angled Fillet 50 x 50 350mm Code 4
Lead Flashing overlapped 150mm on
to the roof with 150mm return up to
the wall inserted in to brick line 20mm.
Provide cavity tray to existing hose
where new roof abuts existing house.

WARM DECK ROOF

Single ply membrane to be
fixed to 22mm exterior quality plywood over 120mm
Celotex Crown-Bond.
Insulation bonded to vapour control membrane on
22mm exterior quality plywood decking or similar
approved on sw firings to minimum 1 in 80 fall on sw
treated 72x220mm C24 flat roof joists at 400mm
ctrs. Finished in three layer felt or rubber poured
solution to achieve full water proof protection.

WINDOWS AND DOORS TO MATCH EXISTING
STYLES WITH ALUMINUM BI-FOLD DOORS TO
MANUFACTURERS DETAIL
INC TRICKLE VENTILATION.

Overhang Canopy Protection -

External Side Walls:
Brick & rendered matching new
extension construction.
Roof: Flat Roof to form overhang
feature continued in the form of
the warm deck flat roof.

Foundation design and depths to
match existing, final foundation
depths to be agreed on site with
local authority Building Inspector.

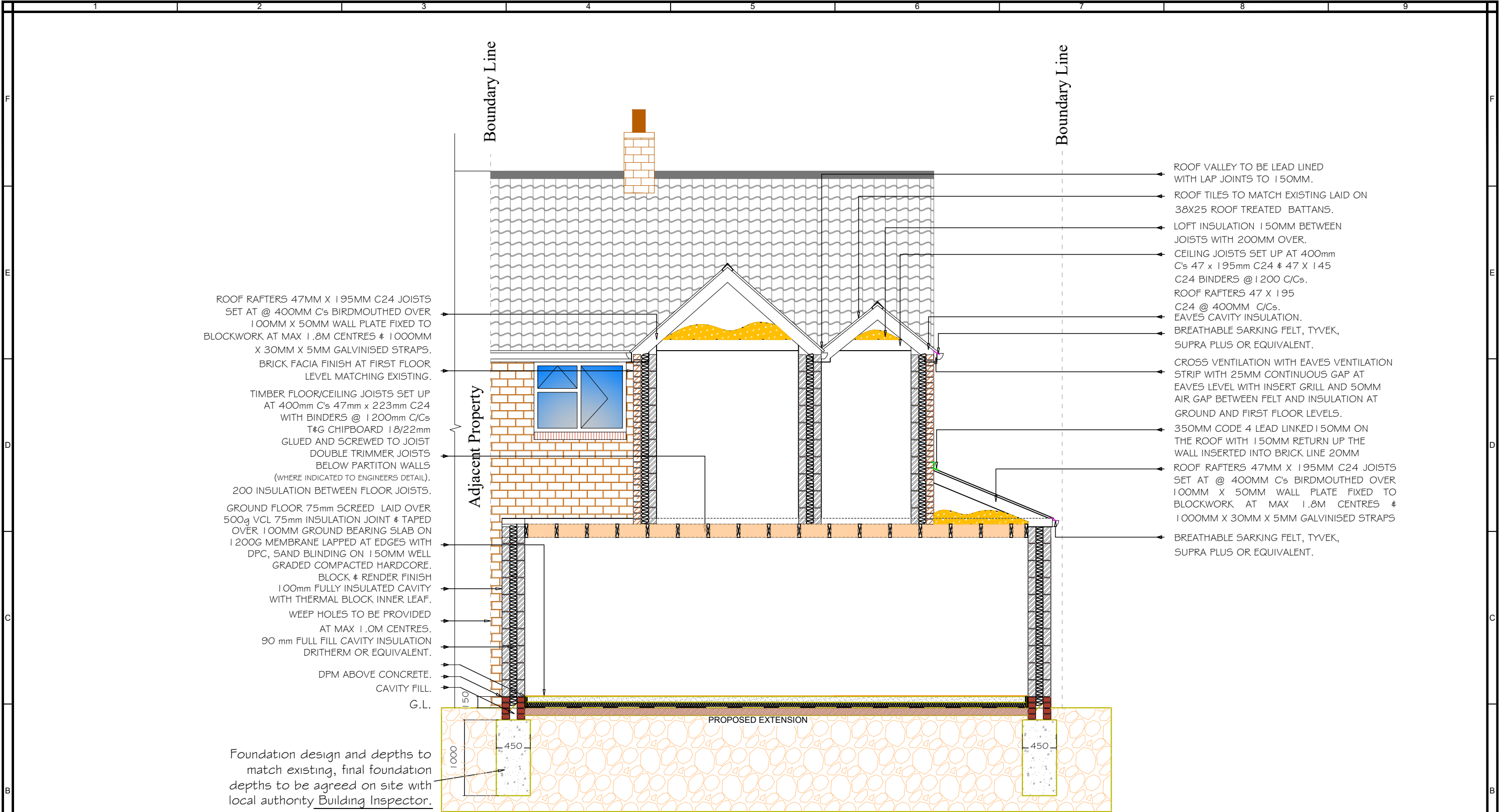
SECTION (A-A)
Proposed Extension

Proposed - West
Facing Side Elevation

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G						SectPlanA-A		

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Proposed North Facing Rear Elevation

REV	DATE	REVISIONS	Drawing Title	Description	Project Address	INF	DETAILS	CONTRACTOR
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D			Checked By Client	~				
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F			Drawing Number					
G			SectPlansB-B					