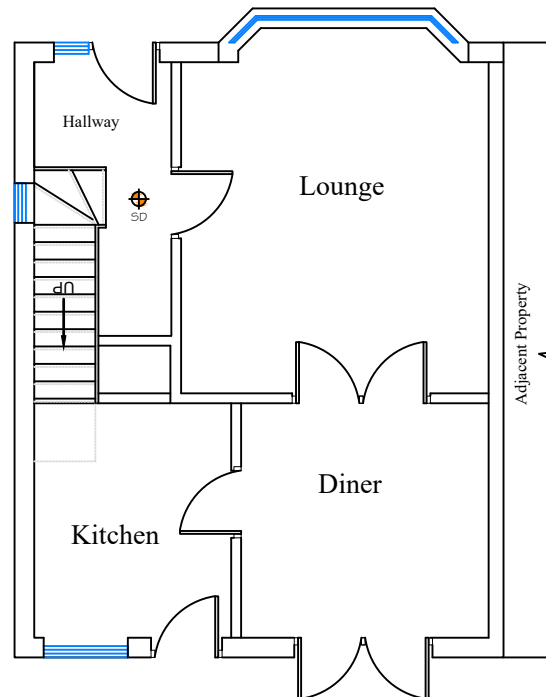
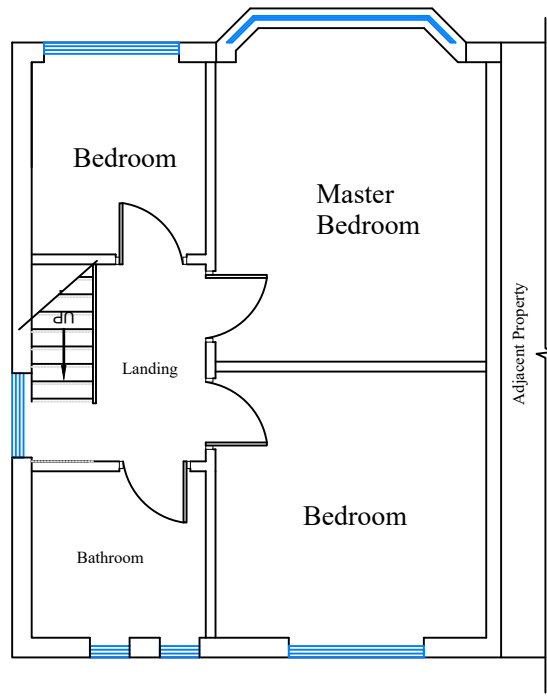
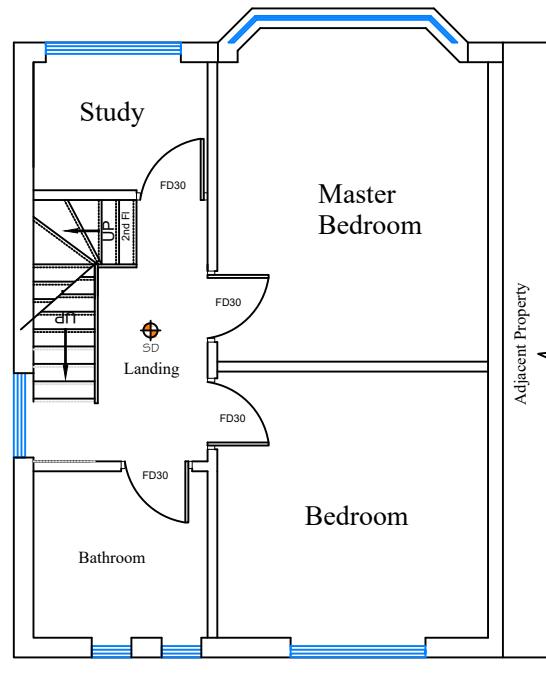




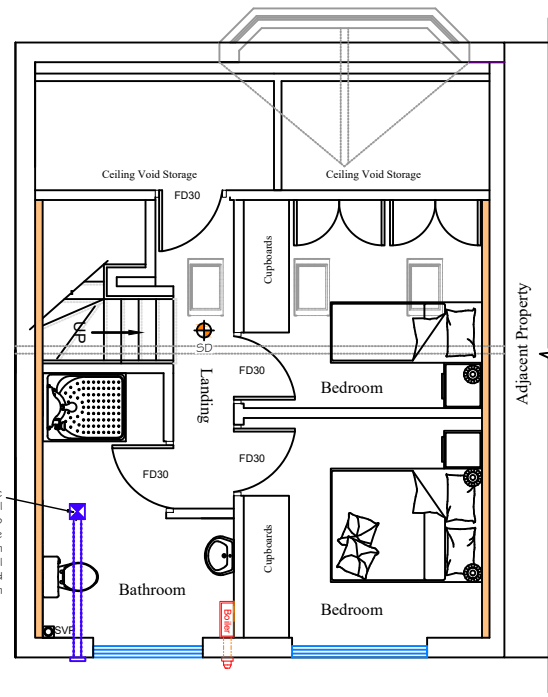
Existing - Ground Floor Plan



Existing - First Floor Plan

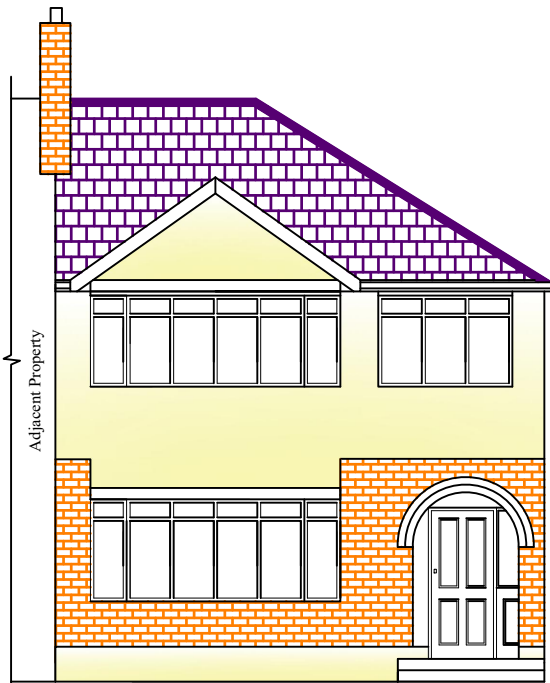


Proposed - First Floor Plan

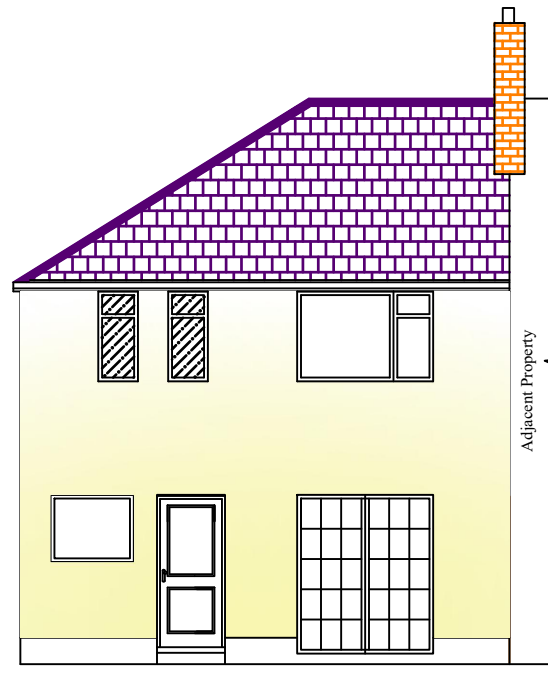


Proposed - Second Floor Plan

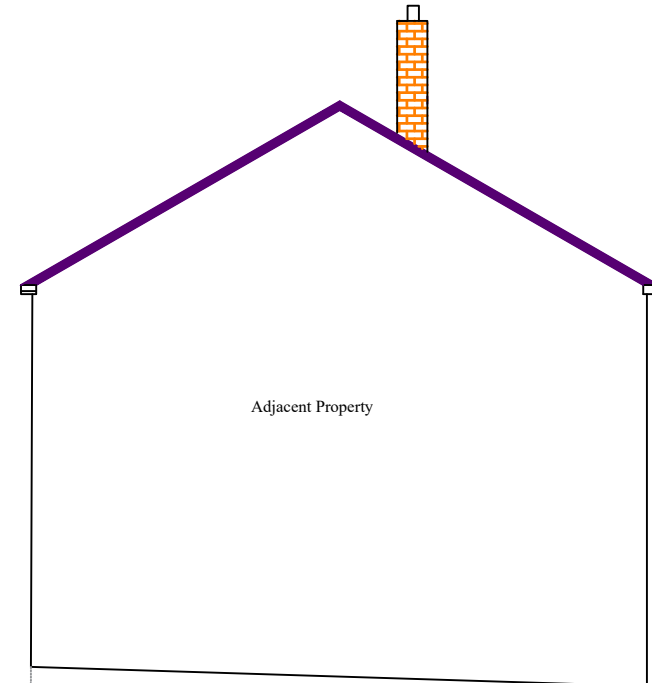
REV	DATE	REVISIONS	Drawing Title	Description	Project Address	INF	DETAILS	CONTRACTOR
A			Existing & Proposed Plans	Loft Conversion	Romford Essex	Scale	1:100@A3	SX  ARCHITECTURE enquiries@sxarchitecture.co.uk THIS DRAWING IS THE COPYRIGHT OF SX-ARCHITECTURE AND MUST NOT BE COPIED OR REPRODUCED, IN WHOLE OR IN PART, BY ANY METHOD WHATSOEVER, WITHOUT THE PRIOR WRITTEN APPROVAL OF SX-ARCHITECTURE.
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D						Checked By Client	~	
E						Date		
F						Drawing Number	ExtPropPlan01	
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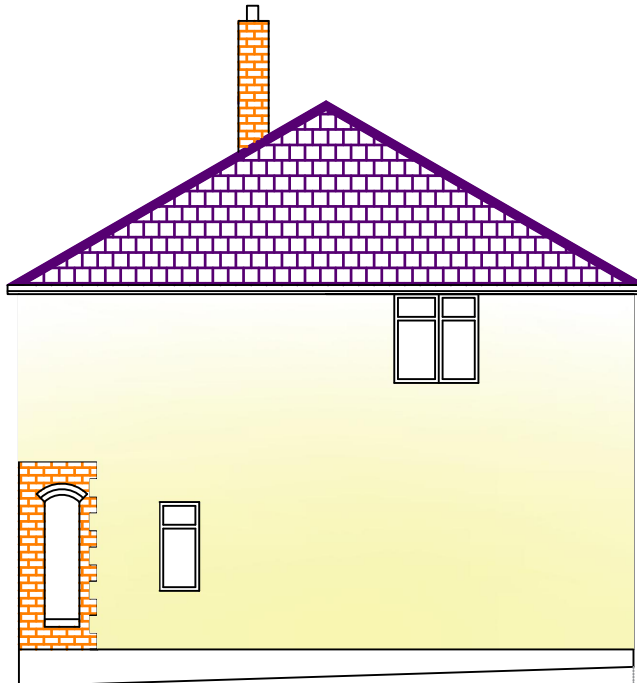
Existing - East Facing Front Elevation



Existing - West Facing Rear Elevation

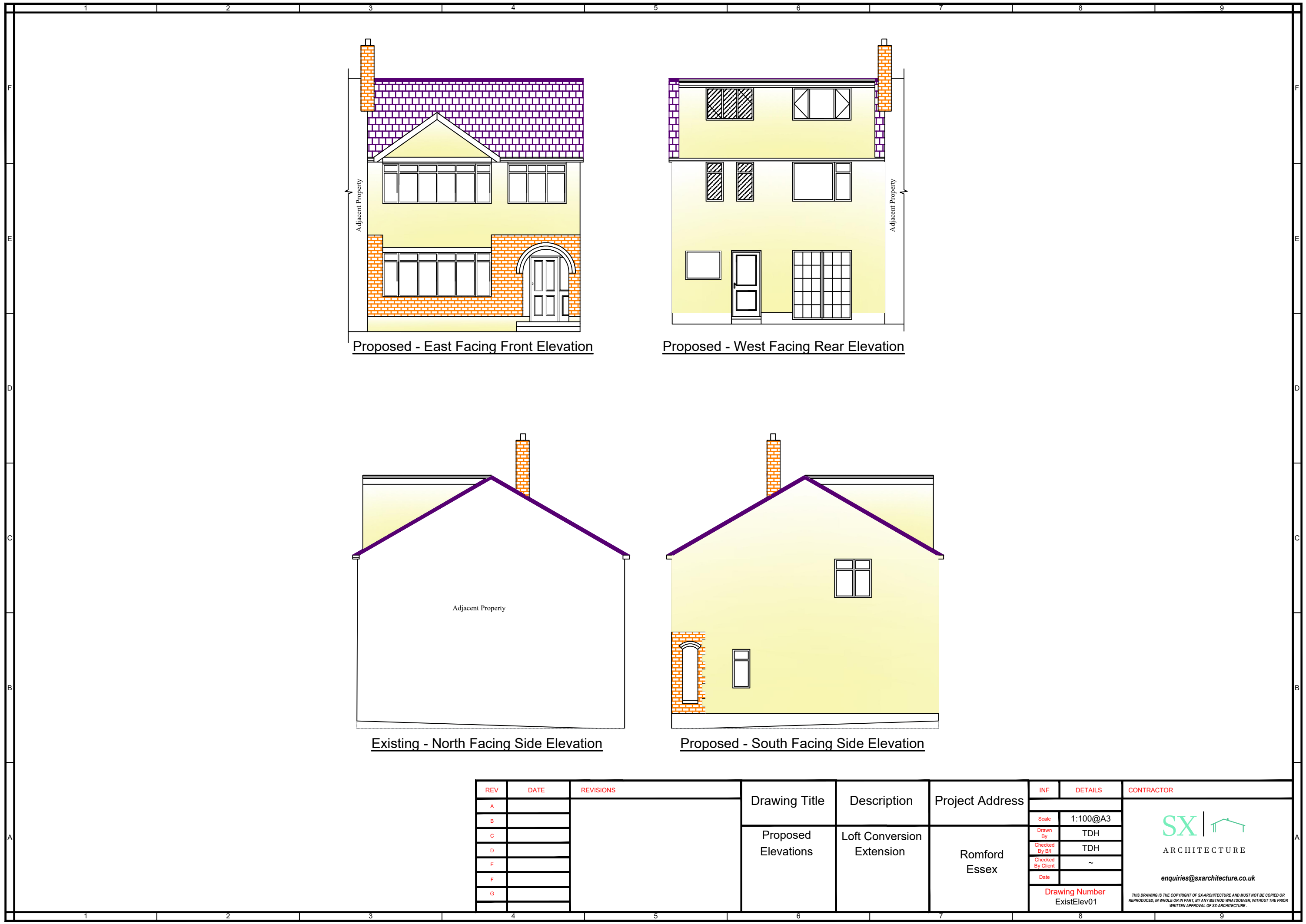


Existing - North Facing Side Elevation

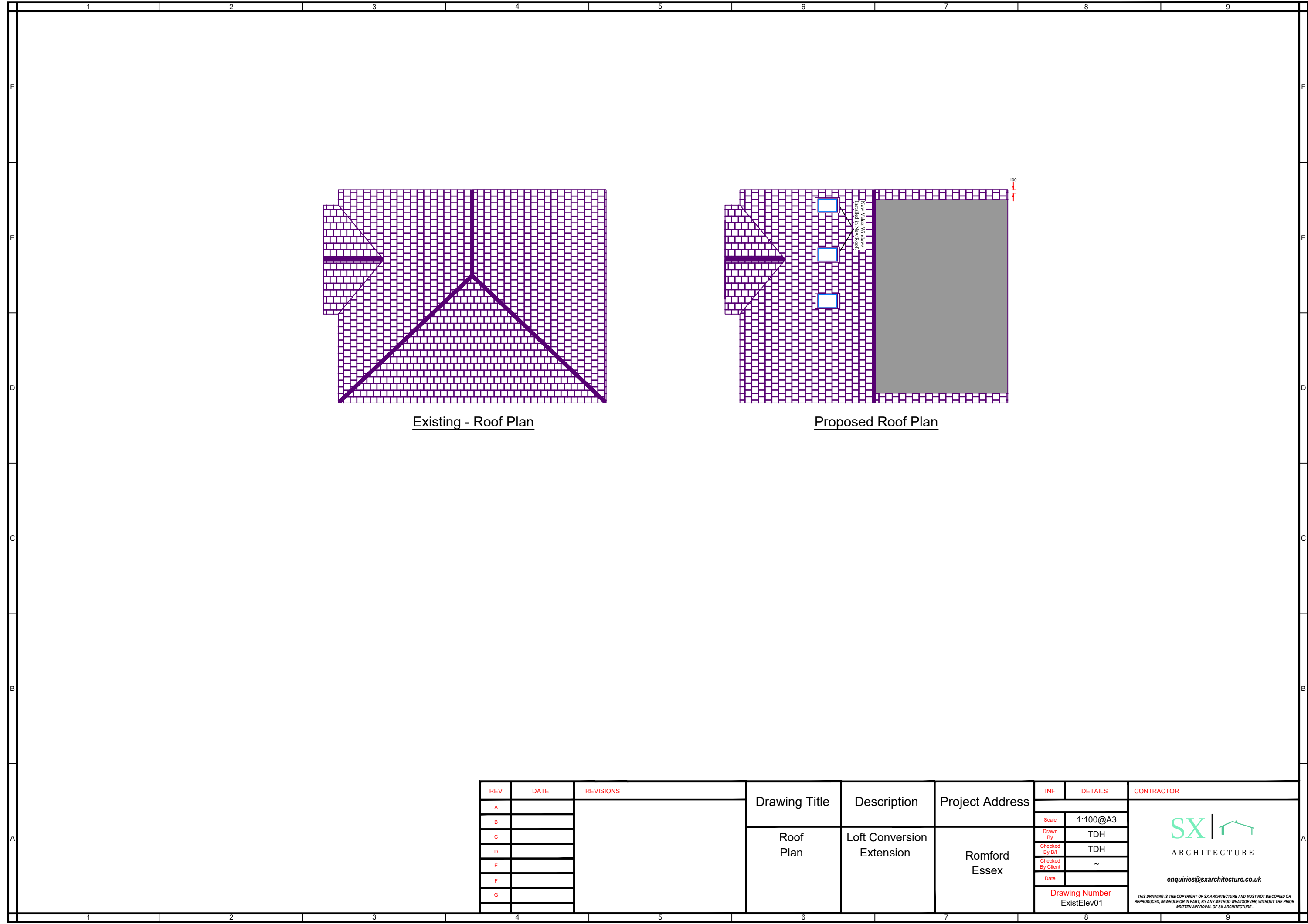


Existing - South Facing Side Elevation

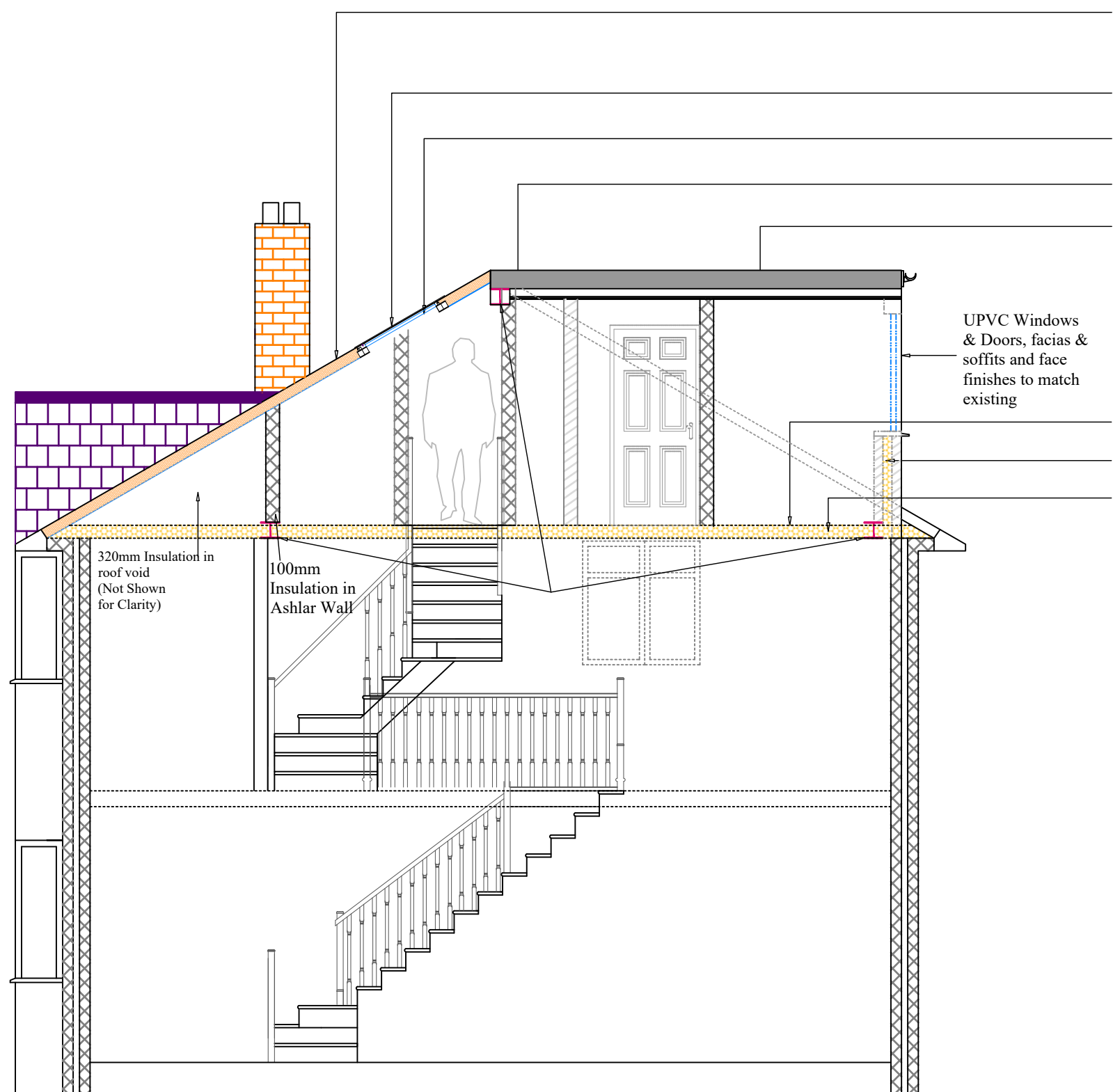
REV	DATE	REVISIONS	Drawing Title	Description	Project Address	INF		DETAILS	CONTRACTOR
A						Scale	1:100@A3	SX  ARCHITECTURE enquiries@sxarchitecture.co.uk THIS DRAWING IS THE COPYRIGHT OF SX-ARCHITECTURE AND MUST NOT BE COPIED OR REPRODUCED, IN WHOLE OR IN PART, BY ANY METHOD WHATSOEVER, WITHOUT THE PRIOR WRITTEN APPROVAL OF SX-ARCHITECTURE.	
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D			Checked By Client	~					
E			Date						
F			Drawing Number						
G			ExistElev01						



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A			Proposed Elevations	Loft Conversion Extension	Romford Essex	Scale	1:100@A3	SX ARCHITECTURE enquiries@sxarchitecture.co.uk THIS DRAWING IS THE COPYRIGHT OF SX-ARCHITECTURE AND MUST NOT BE COPIED OR REPRODUCED, IN WHOLE OR IN PART, BY ANY METHOD WHATSOEVER, WITHOUT THE PRIOR WRITTEN APPROVAL OF SX-ARCHITECTURE.
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F						Drawing Number	ExistElev01	
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REV	DATE	REVISIONS	Drawing Title	Description	Project Address	INF	DETAILS	CONTRACTOR
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D						Checked By Client	~	
E						Date		
F						Drawing Number		
G						ExistElev01		



Roof tiles to match existing

NOTE: Skylights needs to be set at 1.1m from finished floor level and min 450m x 450m for emergency egress.

Roof skylights to be supported on double rafters

50mm Insulation between rafters with 70mm to underside
2No 12.5 mm plasterboard with plaster skim finish

Ridge Beam to Engineers Detail

WARM DECK FLAT ROOF FELT

Single ply membrane to be fixed to 12mm exterior quality plywood over bonded to vcl on 22mm external quality plywood decking or similar approved.

120mm Celotex Crown-Bond Insulation

Firings to minimum1: 60 fall

47x145mm C24 flat roof joists at 400mm ctrs

12.5MM Plasterboard with plaster skim finish.

UPVC Windows
& Doors, fascias &
— soffits and face
finishes to match
existing

Floor Construction to Engineers Details -

To have 100mm Insulation between Joists

170mm Insulation between timbers Studwork with
1No 12.5 mm plasterboard with plaster skim finish

100mm Insulation between Floor Joists

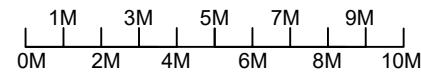
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A			Roof Plan	Loft Conversion Extension	Romford Essex	Scale	1:50@A3	 enquiries@sxarchitecture.co.uk THIS DRAWING IS THE COPYRIGHT OF SX-ARCHITECTURE AND MUST NOT BE COPIED OR REPRODUCED, IN WHOLE OR IN PART, BY ANY METHOD WHATSOEVER, WITHOUT THE PRIOR WRITTEN APPROVAL OF SX-ARCHITECTURE.
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F						Drawing Number		
G						ExistElev01		

LEGEND

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

BLOCK PLAN 1:200

SCALE 1:200@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.

SOAKAWAY USING CRATES

1. Trench of soakaway to be provided slightly than designed depth after porosity test (if required) but just above 1m3 min from invert level of pipe.
2. 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.
3. Provide 100mm of coarse sand between trench walls and over the aquacell structure. Backfill with suitable material.

REV		DATE	REVISIONS	Drawing Title	Description	Project Address	INF		DETAILS	CONTRACTOR
A		01/10/20								
B				Block & Location Plan	Loft Conversion Extension	Romford Essex	Scale	1:100@A3	SX  ARCHITECTURE enquiries@sxarchitecture.co.uk THIS DRAWING IS THE COPYRIGHT OF SX-ARCHITECTURE AND MUST NOT BE COPIED OR REPRODUCED, IN WHOLE OR IN PART, BY ANY METHOD WHATSOEVER, WITHOUT THE PRIOR WRITTEN APPROVAL OF SX-ARCHITECTURE.	
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G							Drawing Number ExistElev01			