

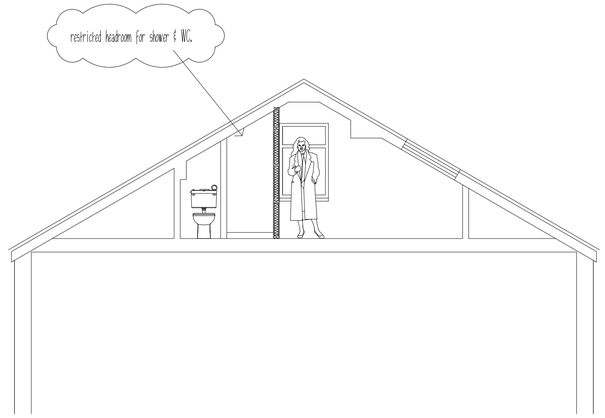

PROPOSED SIDE ELEVATION



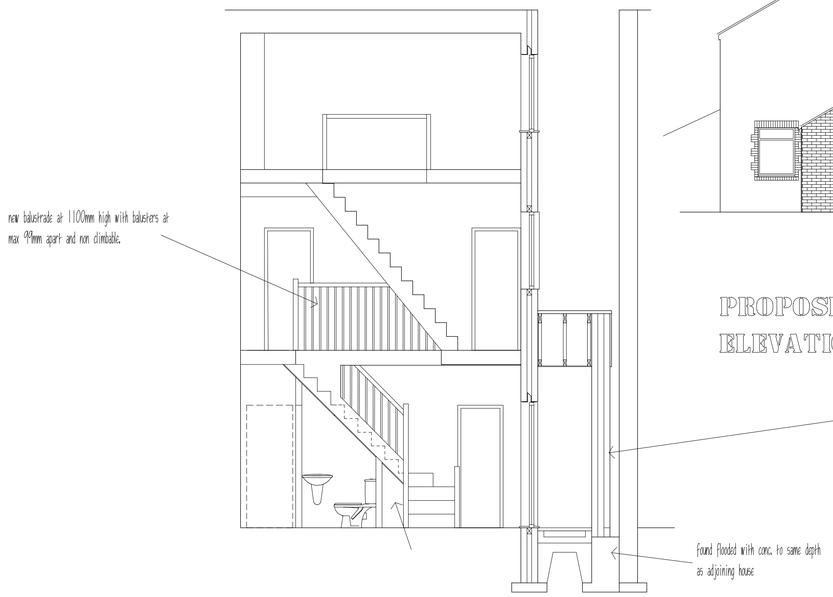
PROPOSED FRONT ELEVATION



PROPOSED REAR ELEVATION

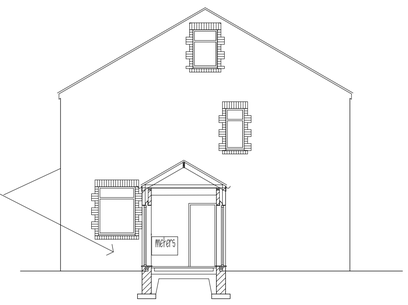



SECTION B B



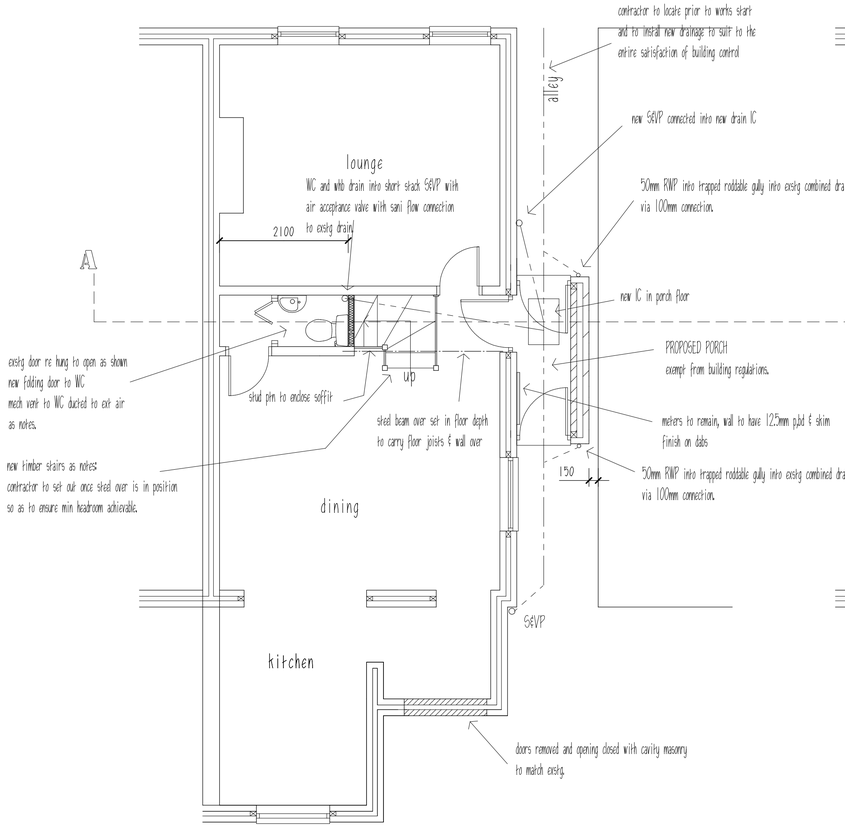

SECTION A A

Porch construction:
Roof: pitch 30°
Slate on 38x25mm battens on breathable membrane on counter battens on 150x50mm C16 timber rafters at max 400mm ctrs birds mouthed and spiked to 100x75mm timber wallplate strapped to int leaf of cavity wall as detail with 225x50mm timber ridge, code 4 lead flashing and soaker linked to cavity tray DPC where roof abuts masonry. 100x50mm C16 timber ceiling joists with 100mm quilt insulation between and 150mm quilt laid over at 90° then underdrawn with 12.5mm p.pd and skim, ceiling height to match exstg.
PVCu fascias, no barge boards, gutters and down spouts to match exstg.
Walls:
103mm facing brick outer leaf to match exstg. 100mm cavity with 50mm Kingspan insulation and inner leaf of med dense blockwork faced with 12.5mm p.pd & skim on dabs. Walls below ground to front and rear to be in thermalite trenchblock down to strip conc founds min 600x150mm at same depth as adjacent house founds but with min 750mm cover, found to gable wall to be in mass conc fill adjacent neighbouring property as shown ensure no air bricks to neighbouring property are obstructed and that no additional loadings are imposed on these founds and they are not undermined or affected in any way. DPC to walls at 150mm above GL linked to floor DPM.
Floor:
50mm sand cement screed on 100mm conc slab on 100mm Kingspan insulation board with return ends on visqueen DPM linked to wall DPC on min 150mm sand blinded well compacted selected hardcore, allow for floor to level through with existing house floor which falls at present and is to be levelled up.
Doors:
PVCu double glazed units to match house.

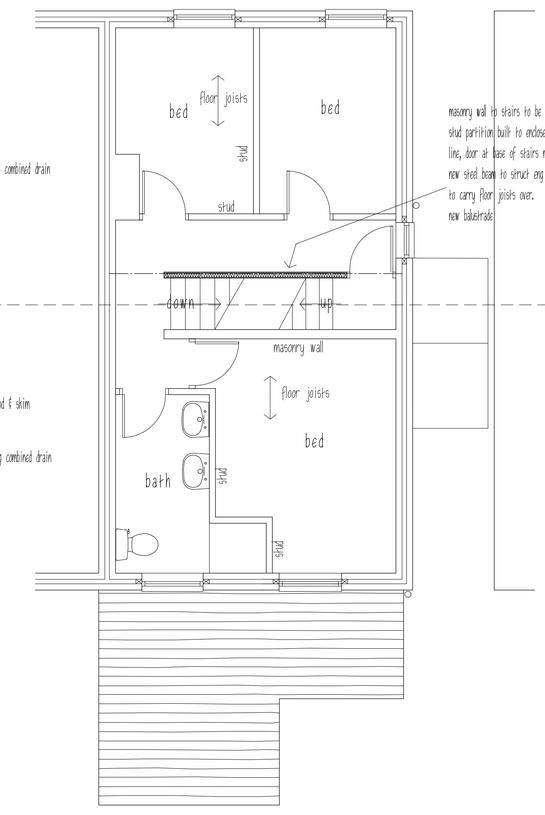



SECTION THRO PORCH

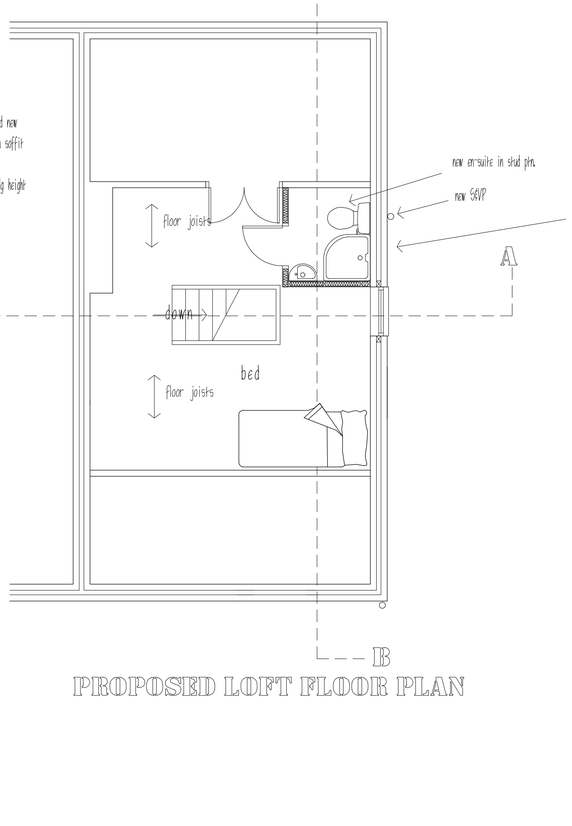
100mm WC waste and 38mm wastes from shower and whb into new 100mm dia SVP
mech vent to en suite as notes
stud partitions to form en suite as notes, door made up to suit roof




PROPOSED GROUND FLOOR PLAN




PROPOSED FIRST FLOOR PLAN




PROPOSED LOFT FLOOR PLAN

THIS DRAWING IS NOT TO BE COPIED OR REPRODUCED
WITHOUT THE PRIOR WRITTEN CONSENT OF PLANMART LTD.

PLANMART

Client:

Mr & Mrs Redfern
47 Pikes Lane, Glossop, SK13 8ED

Project:

Proposed side porch, alterations to stairs and structural openings

Title:

Proposed plans, section and elevations.

| Scale: 1:50 & 1:100 | A1 sheet. |
|---|---|
| Drawn: MH | Date: Aug 2012. |
| Project no.: 2463 | Drawing no.: 2463-2 |

**PLANMART LIMITED**
53A High St. West, Glossop,
Derbyshire SK13 8AZ.
Tel: 01457 863153 E mail: planmart@btconnect.com