

ALL STRUCTURE TO THE SIDE IS EXISTING. THE WORKS RELATE TO THE INTRODUCTION OF A NEW DOOR TO THE SERVICES/PLANT ROOM AND A NEW WINDOW TO THE GROUND FLOOR OF THE MAISONNETTE. TO THE ROOF THE EXISTING POLYCARBONATE ROOF IS TO BE REMOVED AND REPLACED WITH AN INSULATED SLATE ROOF. STRUCTURE WITH EXISTING GLAZED SECTION TO THE SIDE ELEVATION TO BE REMOVED. WALL BUILT UP TO PICK UP WALLPLATE FOR RAFTER ENDS. 150x50 C24 RAFTERS AT 450 CTRS WITH MID SPAN STRUCTURAL FRAMES TO PICK UP TIMBER ROSE OVER DOUBLE TRIM ROOFLIGHTS AS SHOWN. INSULATE BETWEEN RAFTER WITH 100 KINGSFAN AND 50 BELOW WITH PBD AND SKIM FINISH. INSULATED BATTEN TO INSIDE FACE OF WALL WITH 25mm AIR GAP. 50 BATTEN WITH FULL FULL KINGSFAN AND 25mm INSULATED VAPOUR CHECK PBD TO FINISH.



REAR EXTENSION SHELL HAS BEEN BUILT. INCREASE OPENING TO ALLOW FOR 2100mm WIDE ALUMINIUM 91-FOLD TO REAR FLOOR TO BE GROUND BEARING SLAB WITH 150 MDT BASE TO 1200q DPM. 100 FLOORING GRADE KINGSFAN. 500g INSULATING MEMBRANE. 100 CONC TO SCREED OVER. TAPE AND SEAL DPM/PPC. LINE FLOOR TO EXISTING. WALL STRUCTURE DOESN'T QUITE COMPLY WITH U VALUE FOR EXTENSION (CAVITY AND INSULATION THERETO WITH 0/A WIDTH JUST UNDER) SO SUGGEST DRY LINING INTERNALLY WITH 50mm INSULATED BOARD ON DOT AND DRES. WALL STRUCTURE TO RENDERED EXTERNALLY TO MATCH EXISTING UP TO FLAT TOP STONE COPING STONE TO PARAPET

NEW FLAT ROOF STRUCTURE OVER GROUND FLOOR TO BE 225x75 FLAT ROOF JOIST AT MAX 450ctrs WITH MID SPAN NOOSING (232mm TO U/S OF JPOSTS). TRIM FOR OPENING FOR ROOF LANTERN WITH DOUBLE JOIST TO OPENING ETC. WARM DECK MEMBRANE OVER JOIST TO BE 15mm PLYBOARD WITH VAPOUR MEMBRANE. 150mm ROOFING GRADE KINGSFAN. 19mm PLYBOARD DECK OVER TO GRP. WATERPROOF MEMBRANE TO TAKE BALLAST COVER IF REQUIRED. GRP DRESSED UP PARAPET WALL TO HEIGHT AS SHOWN AND DRESSED TO UNDERSIDE OF FLAT TOP COPING STONE. SUN LANTERN TO BE DOUBLE GLAZED TO ALUMINIUM FRAME TO OPENING AS INDICATED. UPSTAND TO BE MIN 150 ABOVE FINISHED LEVEL WITH GRP DRESSED THERETO AND SOFFIT FINISHED WITH 25mm INSULATED REVEAL BOARD INTERNALLY

BREAKDOWN OF PROPOSED UNITS:

GROUND FLOOR: (FROM FRONT)
1 BED MAISONNETTE: 131M2 (TO LEFT)
1 BED MAISONNETTE: 61M2 (TO RIGHT)

1 BED APARTMENT: 73M2
2 BED APARTMENT: 93M2

BREAKDOWN OF PROPOSED UNITS:

FIRST FLOOR:
1 BED APARTMENT: 67M2
2 BED APARTMENT: 85M2

BREAKDOWN OF PROPOSED UNITS:

SECOND FLOOR:
1 BED APARTMENT: 67M2
1 BED APARTMENT: 65M2

BREAKDOWN OF PROPOSED UNITS:

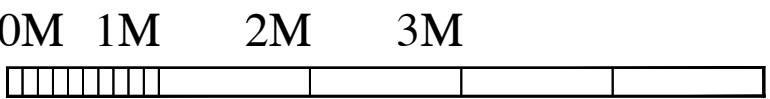
ATTIC FLOOR:
1 BED APARTMENT: 77M2

GARAGE/UTILITY:

CONVERTED TO 1 BEDSIT
FOR HOLIDAY RENTAL ONLY: 45M2

REAR ELEVATION AS PROPOSED 1:50

FOXLOW GRANGE, HARPUR HILL



REVISIONS:
PROPOSED ELEVATIONS

FOXLOW GRANGE

SCALE: 1:50
DATE: JAN'21 DRAWN: AJS CHECKED: AJS

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A. J. S ARCHITECTURE



32 carr road,
buxton,
derbyshire,
sk17 6wf.

h: 01298 26062
m: 07794 400237

DRAWING No: PROPOSED 06

B REGS COMPLIANT