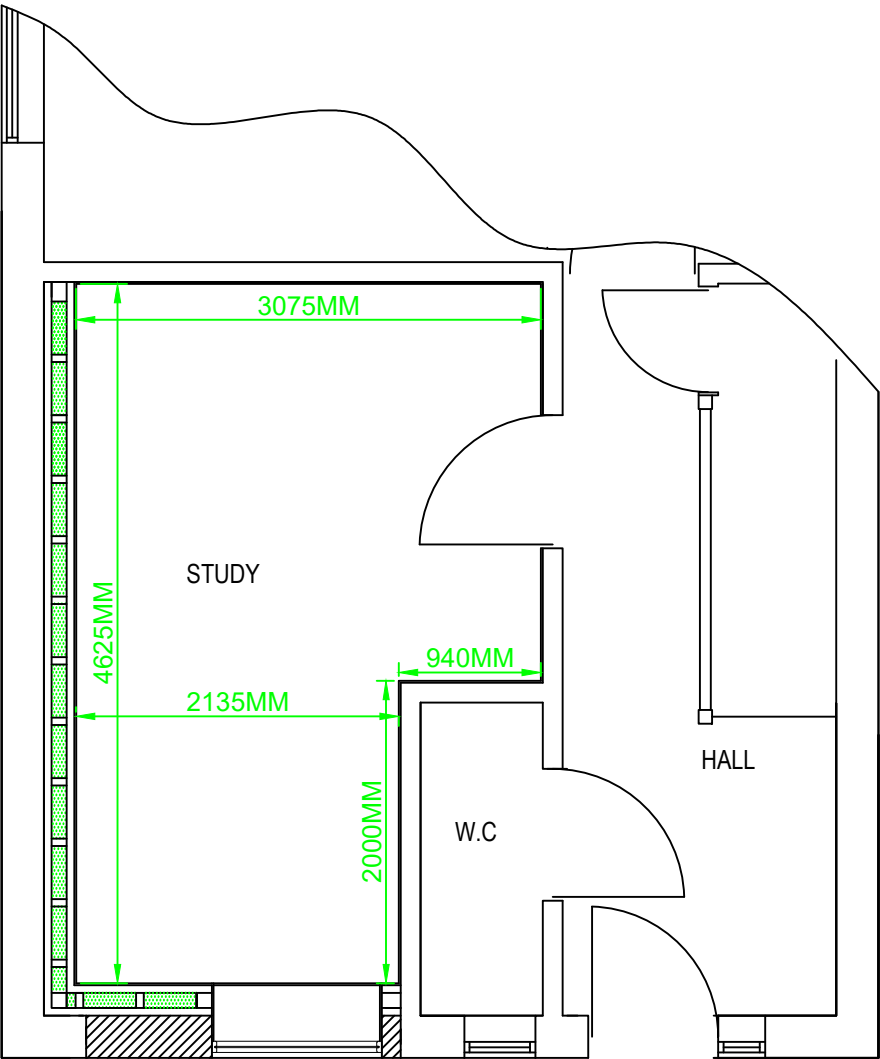


Escape window to have an unobstructed openable area that is at least 450mm high and 450mm wide to provide a minimum opening of 0.33m2, the bottom of the openable area should not be more than 1100mm above the floor.

Existing heating system to be extended into extension.
Radiators to be fitted with thermostatic release valves.

TIMBER FRAME DETAILS

Build up external walls in timber frame studwork with a ventilated cavity and a face brickwork external finish to match existing. Brickwork to be fixed to timber frame via stainless steel wall ties @ 750mm horizontal & 450mm vertical ctrs min. Provide a suitable breather membrane and sheathing to timber studwork. Provide a 150mm wide vertical D.P.C. to reveals. Lay a min 100mm wide horizontal D.P.C. to each skin, Lapped at corners linked to existing D.P.C. & D.P.M. and 150mm above finished ground level. All new work to be bonded to existing by Furfix battens. Retile with existing tiles where possible. Install new 30 x 5mm x 1200 long, angled galvanized restraint straps @ 1800mm ctrs to new gable wall and tie back across new rafters. Insulate timber frame with 100mm celotex with 50mm celotex across face and provide a vapour control layer.



PROPOSED GROUND FLOOR



THE
LOFT DESIGN
STUDIO

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01m2m3m
SCALE BAR 1:50 @ A3

Name: MR & MRS NIRVAN	Address: 7 CAMBRIAN GROVE, GRAVESEND, DA11 0PU	Project: GARAGE CONVERSION	Date: 28/06/2023	Drawn By: SC	Plan No: 1580/3	
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