

PROPOSED PLANS & ELEVATIONS

Scale(s) as shown @ A1



1 FRONT ELEVATION

Scale 1:50



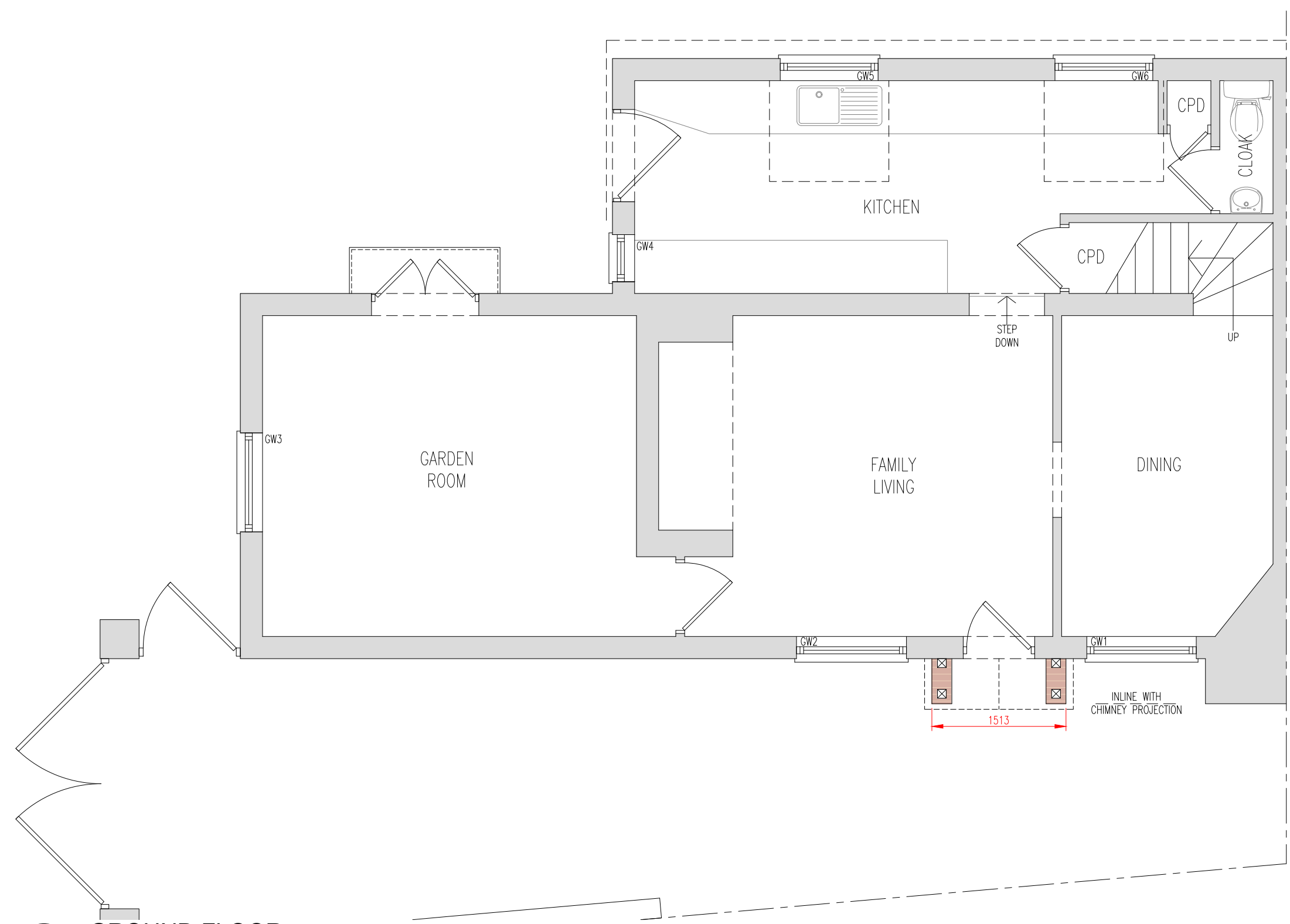
2 SIDE ELEVATION

Scale 1:100



3 REAR ELEVATION

Scale 1:100

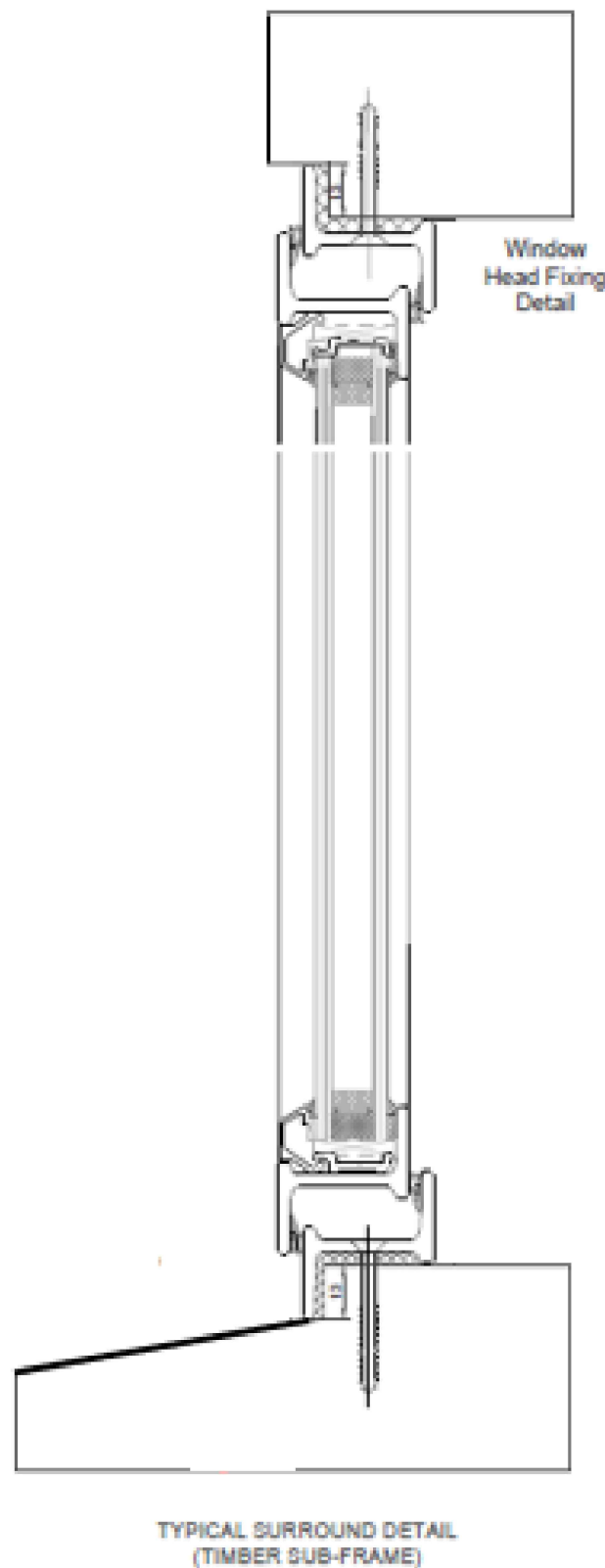


4 GROUND FLOOR

Scale 1:50

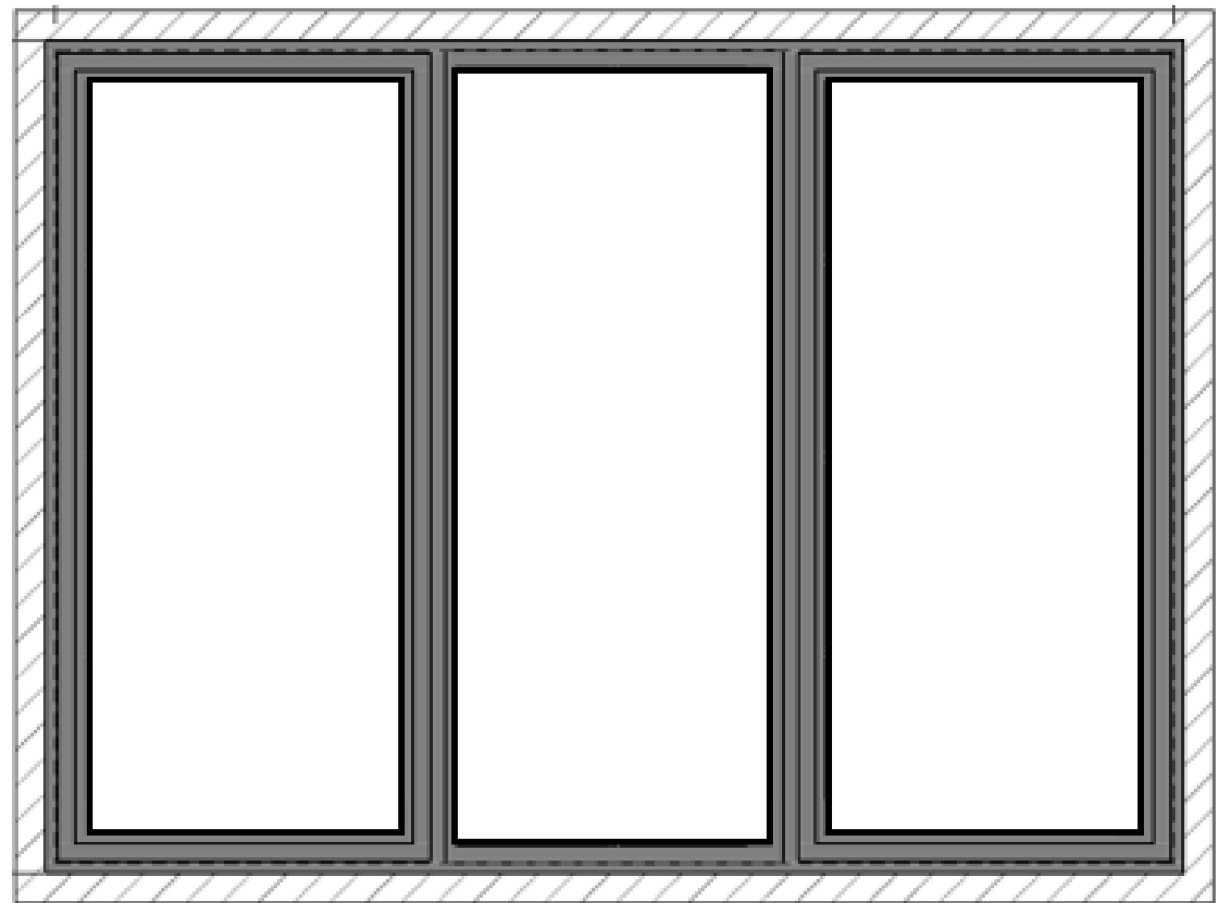
5 WINDOW PROFILING/DETAILS

TYPICAL DETAILS



TYPICAL SURROUND DETAIL
(TIMBER SUB-FRAME)

Window Head Fixing Detail



All Elevations Are Viewed From Outside

Scale 1:50

SPECIFICATION:
ELEVATIONS - VIEWED FROM OUTSIDE
SECTIONS - HOMELIGHT
GLAZING - GLAZED OUT 1599/1600 BEAD FOR 16mm DGU
SIDE HUNG WINDOW
1 PAIR, UP AND 12 MULTIPoint HANDLE- KEY-LOCKING
MONKEY TAIL IN BK (ANTIQUE BLACK) FINISH.
(AS PER PHOTO BELOW)
CONC. S/D FRIG. ARMS - NO RESTRICTOR.
FIXED AND GLAZED BY BESPOKE GLAZING DESIGN.
PAINT FINISH - RAL5005 MATT - JET BLACK.
GLASS SPECIFICATION -
EXTERNAL: 4mm TOUGHENED LOW IRON
CAVITY: 8mm KRYPTON BLACK SPACER
INTERNAL: 4mm TOUGHENED PLANITHERM TOTAL +

THERMAL BRIDGING
Care shall be taken to limit the occurrence of thermal bridging in the insulation layers caused by gaps within the thermal element, (i.e. around windows and door openings). Reasonable provision shall also be made to ensure the extension is constructed to minimise unwanted air leakage through the new building fabric.

SITE PREPARATION
Ground to be prepared for new works by removing all unsuitable material, vegetable matter and tree or shrub roots to a suitable depth to prevent future growth. Seal up, cap off, disconnect and remove existing redundant services as necessary. Reasonable precautions must also be taken to avoid danger to health and safety caused by contaminants and ground gases e.g. landfill gases, radon, vapours etc. on or in the ground covered, or to be covered by the building.
EXISTING STRUCTURE
Existing structure including foundations, beams, walls and lintels carrying new and altered loads are to be exposed and checked for adequacy prior to commencement of work and as required by the Building Control Officer.

BEAMS
Supply and install new structural elements such as new beams, roof structure, floor structure, bearings, and padstones in accordance with the Structural Engineer's calculations and details. New steel beams to be encased in 12.5mm Cyproc FireCase or painted in Mullins 5 or similar intumescent paint to provide 1/2 hour fire resistance as agreed with Building Control. All fire protection to be installed as detailed by specialist manufacturer.

CDM REGULATIONS
The owner, should they need to do so, must abide by the Construction Design and Management Regulations 2015, which relate to any building works involving more than 500 man hours or longer than 30 days duration. It is the client's responsibility to appoint a Planning Supervisor on all projects that require compliance with the CDM Regulations.

PARTY WALL ACT
The owner, should they need to do so under the requirements of the Party Wall Act 1996, has a duty to serve a Party Structure Notice on any adjoining owner if building work on, to or near an existing Party Wall involves any of the following:

- Support of beam
- Insertion of DPC through wall
- Raising a wall or cutting off projections
- Demolition and rebuilding
- Underpinning
- Insertion of lead flashings
- Excavations within 3 meters of an existing structure where the new foundations will go deeper than adjoining foundations, or within 6 meters of an existing structure where the new foundations are within a 45 degree line of the adjoining foundations.

A Party Wall Agreement is to be in place prior to start of works on site.

MATERIALS AND WORKMANSHIP
All works are to be carried out in a workmanlike manner. All materials and workmanship must comply with Regulation 7 of the Building Regulations, all relevant British Standards, European Standards, Agreement Certificates, Product Certification of Schemes (Vote Marks) etc. Products conforming to a European technical standard or harmonised European product should have a CE marking.

PLANNING PERMISSION

Commencement of any building works prior to receipt of all required planning permissions; full building control/regulation approval is done so entirely at the clients risk

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THIS DRAWING IS TO BE READ IN CONJUNCTION WITH JOB SPECIFICATION TOGETHER WITH ENGINEERING / SITE LAYOUT, CONSTRUCTION NOTES, ANY RELEVANT STRUCTURAL ENGINEERS INFORMATION, M&E AND OTHER SPECIALIST CONTRACTORS DRAWINGS.

LT
LT Drawing Services Limited
ARCHITECTURAL SOLUTIONS
Canterbury Office:
Treasury View,
Isleham, Canterbury,
Kent, CT3 1QY
Telephone: +44 (0)1227 206205
Email: enquiries@ltdservices.co.uk

Client
Mr & Mrs Lay

Project
1 Church Cottage, Wrotham Road, Meopham, Kent DA13 0AB

Drawn
WINDOW REPLACEMENT PROPOSED DESIGN
Scale @ A1
as noted
N/A
Date
MAR 25

Drawn No
05429_MH02
Revision
A

Rev	Date	Description
A	APR 25	CANOPY DESIGN AMENDED