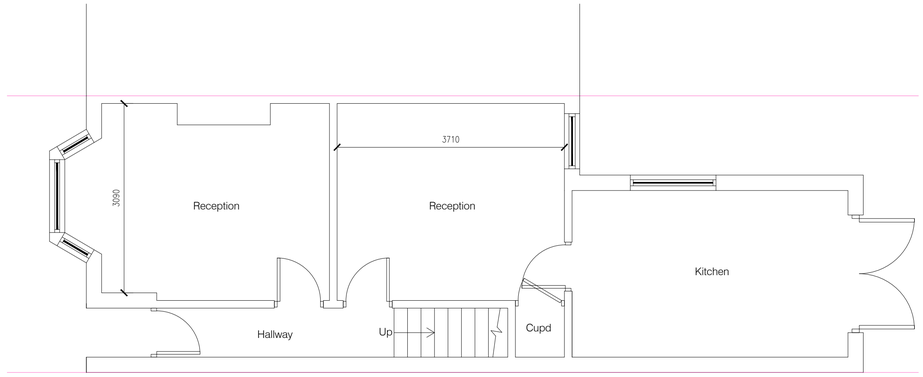
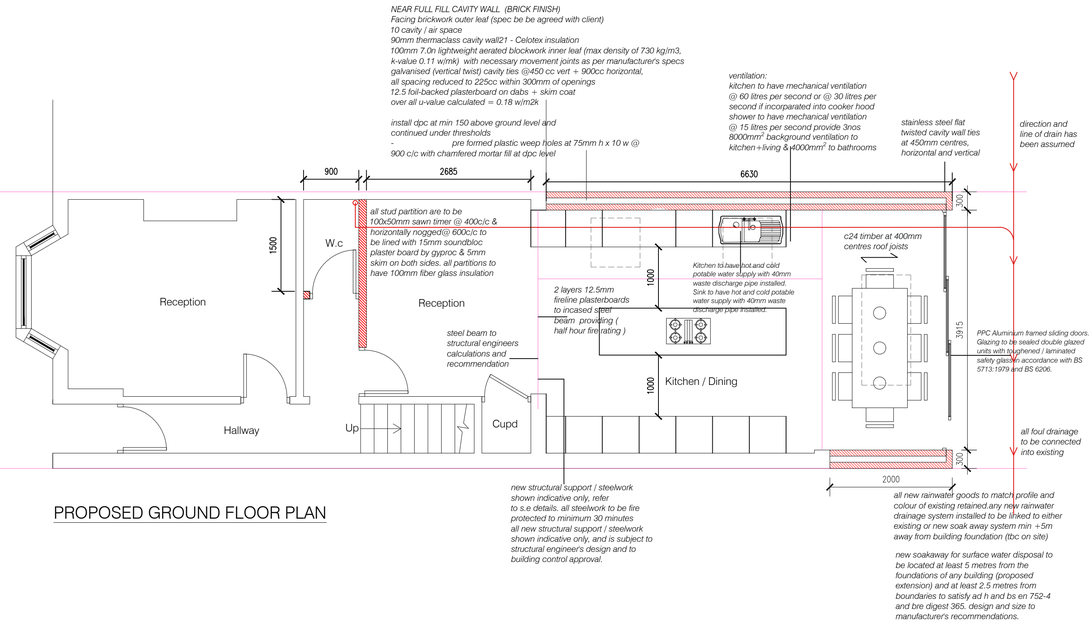
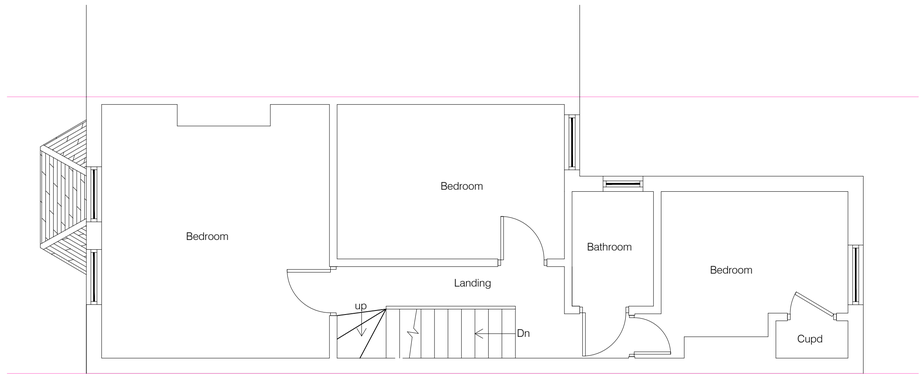


EXISTING GROUND FLOOR PLAN

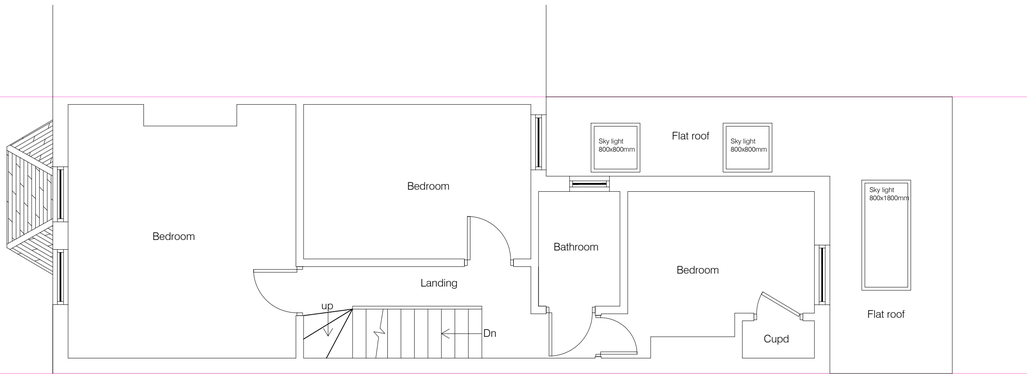


PROPOSED GROUND FLOOR PLAN

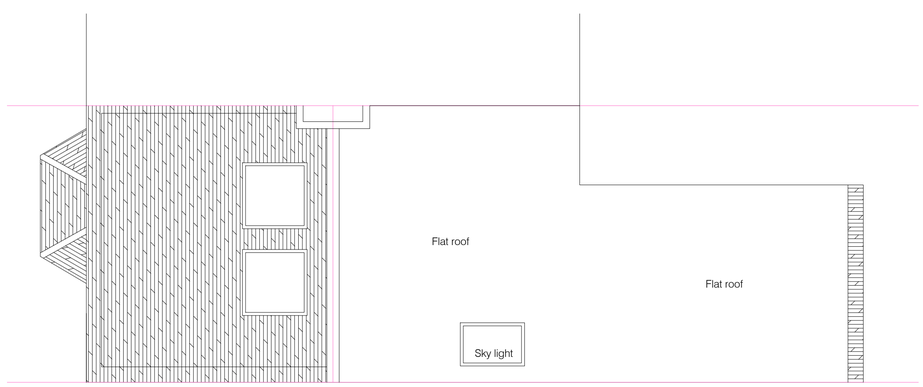


EXISTING FIRST FLOOR PLAN

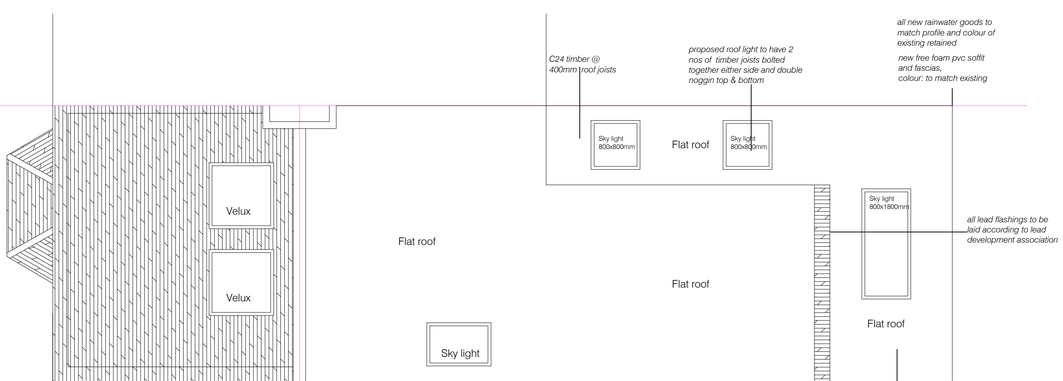
12685



PROPOSED FIRST FLOOR PLAN



EXISTING ROOF PLAN



PROPOSED ROOF PLAN

1:100
0 1 2 4 7

1:50
0 0.5 1 2 3.5

ALL DIMENSIONS TO BE CHECKED ON SITE. DO NOT SCALE FROM THIS DRAWING. ALL DRAWINGS TO BE READ IN CONJUNCTION WITH SPECIFICATION.

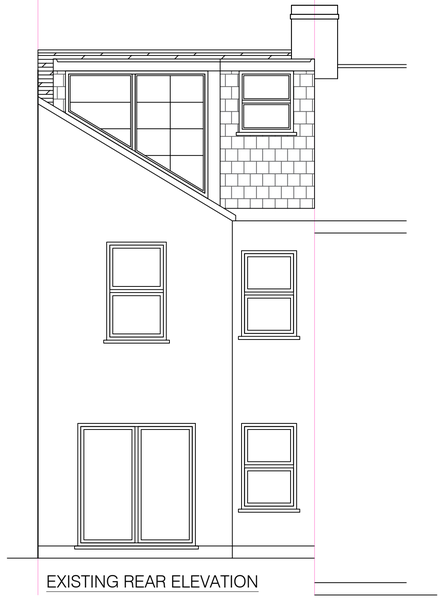
CLIENT:

PROJECT: REAR & SIDE EXTENSION

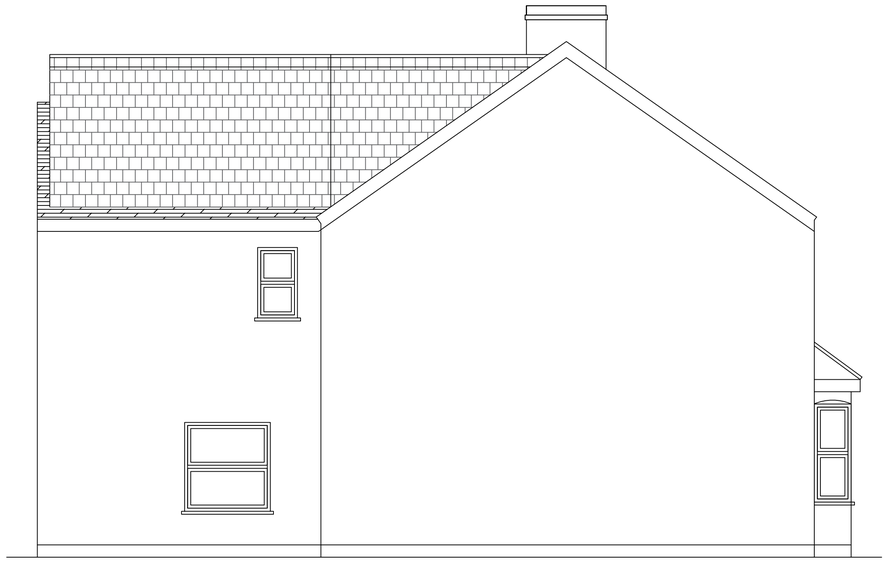
TITLE: EXISTING + PROPOSED FLOOR PLANS

DATE: 10/02/2026 **SCALE:** 1:50 @ A1 **DRAWING NUMBER:** 01

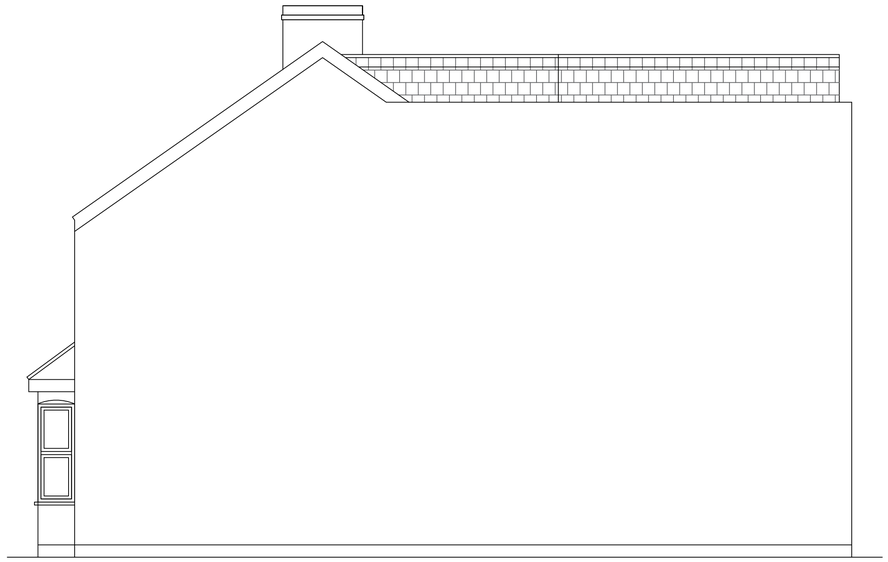
EXISTING FRONT ELEVATION



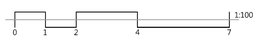
EXISTING REAR ELEVATION

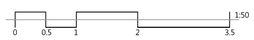


EXISTING SIDE ELEVATION A



EXISTING SIDE ELEVATION B





ALL DIMENSIONS TO BE CHECKED ON SITE. DO NOT SCALE FROM THIS DRAWING. ALL DRAWINGS TO BE READ IN CONJUNCTION WITH SPECIFICATION.

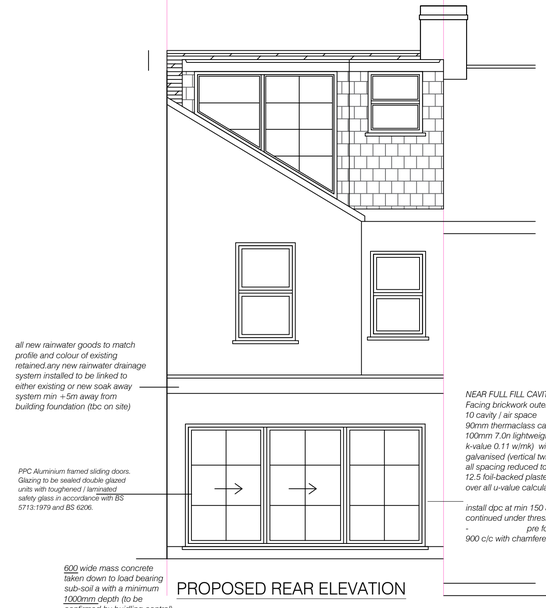
CLIENT:

PROJECT: REAR & SIDE EXTENSION

TITLE: EXISTING ELEVATIONS

DATE: 10/02/2026 **SCALE:** 1:50 @ A1 **DRAWING NUMBER:** 02

PROPOSED FRONT ELEVATION



all new rainwater goods to match profile and colour of existing retained,any new rainwater drainage system installed to be linked to either existing or new soak away system min +5m away from building foundation (tbc on site)

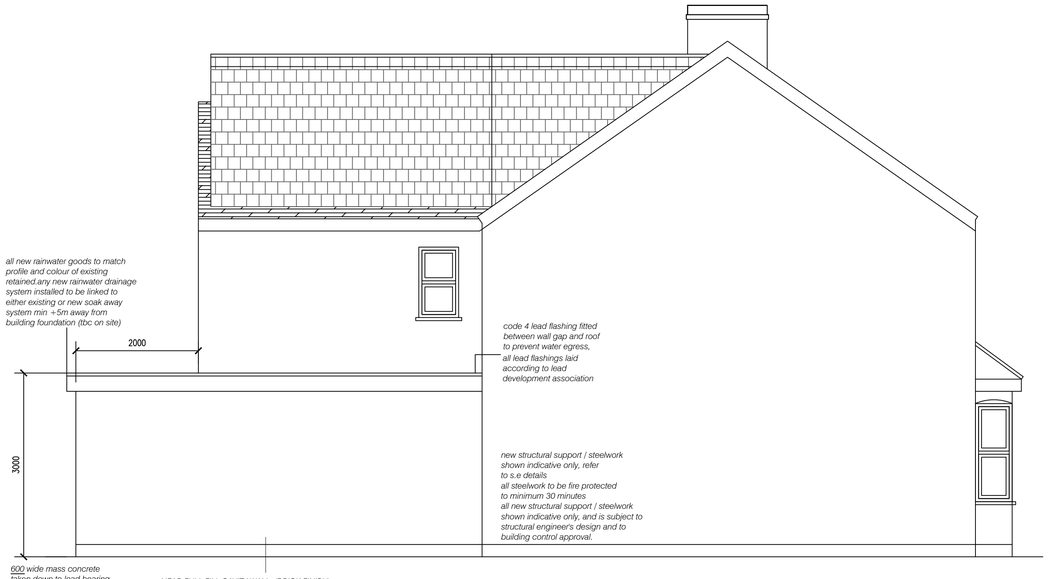
PPC Aluminium framed sliding doors. Glazing to be sealed double glazed units with toughened / laminated safety glass in accordance with BS 5713:1979 and BS 6206.

NEAR FULL FILL CAVITY WALL (BRICK FINISH)
Facing brickwork outer leaf (spec be be agreed with client)
10 cavity / air space
90mm thermaclass cavity wall21 - Celotex insulation
100mm 7.0n lightweight aerated blockwork inner leaf (max density of 730 kg/m3, k-value 0.11 w/mk) with necessary movement joints as per manufacturer's specs
galvanised (vertical twist) cavity ties @450 cc vert + 900cc horizontal,
all spacing reduced to 225cc within 300mm of openings
12.5 foil-backed plasterboard on dabs + skim coat
over all u-value calculated = 0.18 w/m2k

install dpc at min 150 above ground level and continued under thresholds
- pre formed plastic weep holes at 75mm h x 10 w @ 900 c/c with chamfered mortar fill at dpc level

600 wide mass concrete taken down to load bearing sub-soil a with a minimum 1000mm depth (to be confirmed by buidling control)

PROPOSED REAR ELEVATION



all new rainwater goods to match profile and colour of existing retained,any new rainwater drainage system installed to be linked to either existing or new soak away system min +5m away from building foundation (tbc on site)

2000

3000

code 4 lead flashing fitted between wall gap and roof to prevent water egress, all lead flashings laid according to lead development association

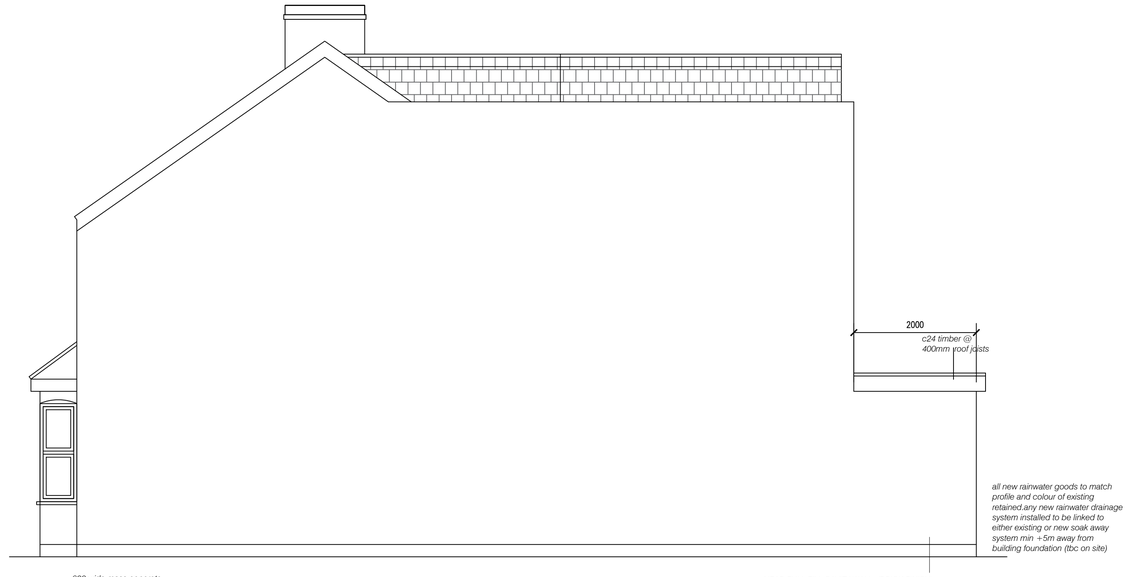
new structural support / steelwork shown indicative only, refer to s.e details
all steelwork to be fire protected to minimum 30 minutes
all new structural support / steelwork shown indicative only, and is subject to structural engineer's design and to building control approval.

600 wide mass concrete taken down to load bearing sub-soil a with a minimum 1000mm depth (to be confirmed by buidling control)

NEAR FULL FILL CAVITY WALL (BRICK FINISH)
Facing brickwork outer leaf (spec be be agreed with client)
10 cavity / air space
90mm thermaclass cavity wall21 - Celotex insulation
100mm 7.0n lightweight aerated blockwork inner leaf (max density of 730 kg/m3, k-value 0.11 w/mk) with necessary movement joints as per manufacturer's specs
galvanised (vertical twist) cavity ties @450 cc vert + 900cc horizontal,
all spacing reduced to 225cc within 300mm of openings
12.5 foil-backed plasterboard on dabs + skim coat
over all u-value calculated = 0.18 w/m2k

install dpc at min 150 above ground level and continued under thresholds
- pre formed plastic weep holes at 75mm h x 10 w @ 900 c/c with chamfered mortar fill at dpc level

PROPOSED SIDE ELEVATION A



2000

c24 timber @ 400mm roof joists

all new rainwater goods to match profile and colour of existing retained,any new rainwater drainage system installed to be linked to either existing or new soak away system min +5m away from building foundation (tbc on site)

600 wide mass concrete taken down to load bearing sub-soil a with a minimum 1000mm depth (to be confirmed by buidling control)

NEAR FULL FILL CAVITY WALL (BRICK FINISH)
Facing brickwork outer leaf (spec be be agreed with client)
10 cavity / air space
90mm thermaclass cavity wall21 - Celotex insulation
100mm 7.0n lightweight aerated blockwork inner leaf (max density of 730 kg/m3, k-value 0.11 w/mk) with necessary movement joints as per manufacturer's specs
galvanised (vertical twist) cavity ties @450 cc vert + 900cc horizontal,
all spacing reduced to 225cc within 300mm of openings
12.5 foil-backed plasterboard on dabs + skim coat
over all u-value calculated = 0.18 w/m2k

install dpc at min 150 above ground level and continued under thresholds
- pre formed plastic weep holes at 75mm h x 10 w @ 900 c/c with chamfered mortar fill at dpc level

PROPOSED SIDE ELEVATION B

1:100
0 1 2 4 7

1:50
0 0.5 1 2 3.5

CLIENT:

PROJECT: REAR & SIDE EXTENSION

TITLE: PROPOSED ELEVATIONS

DATE: 10/02/2026 **SCALE:** 1:50 @ A1 **DRAWING NUMBER:** 03

NORTH

1:1250

0 25 50 75 125

1:500

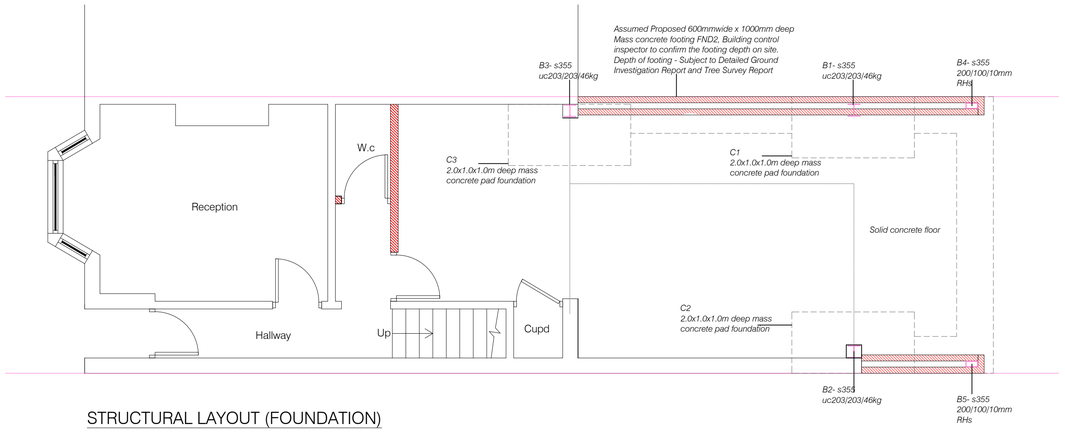
0 10 20 30 50

CLIENT:

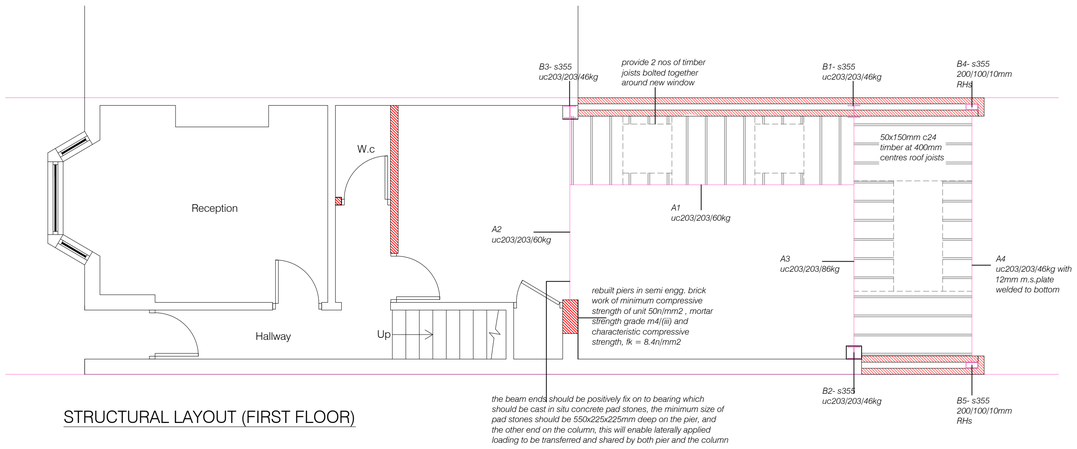
PROJECT: REAR & SIDE EXTENSION

TITLE: BLOCK & LOCATION PLANS

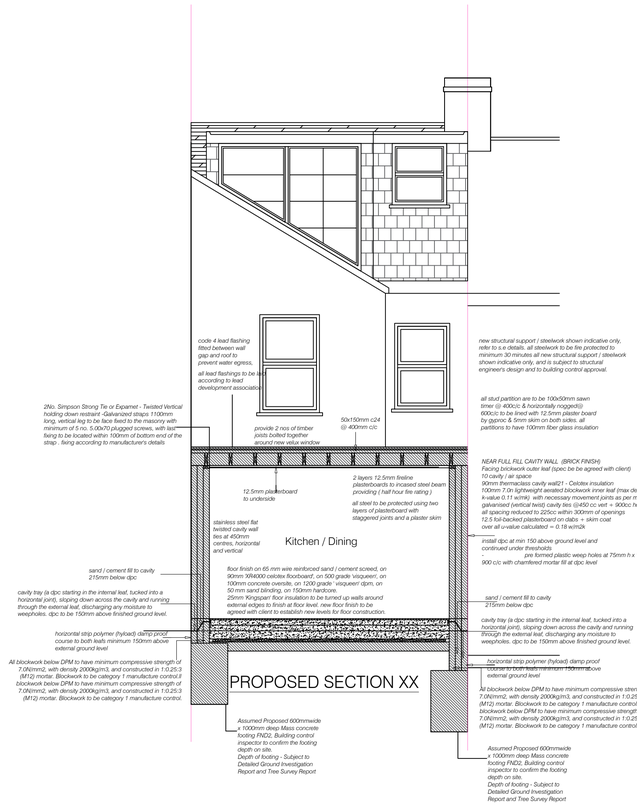
DATE: 10/02/2026 **SCALE:** 1:500,1250 @ A3 **DRAWING NUMBER:** 04



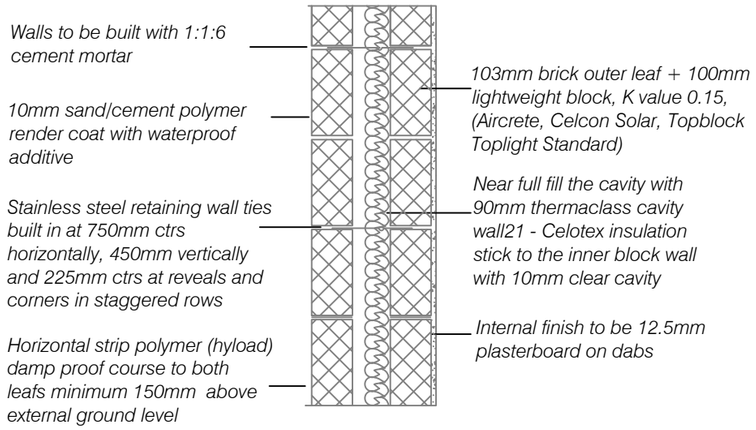
STRUCTURAL LAYOUT (FOUNDATION)



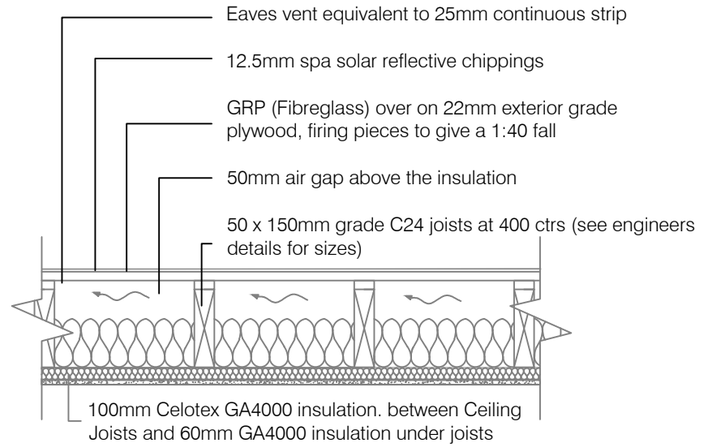
STRUCTURAL LAYOUT (FIRST FLOOR)



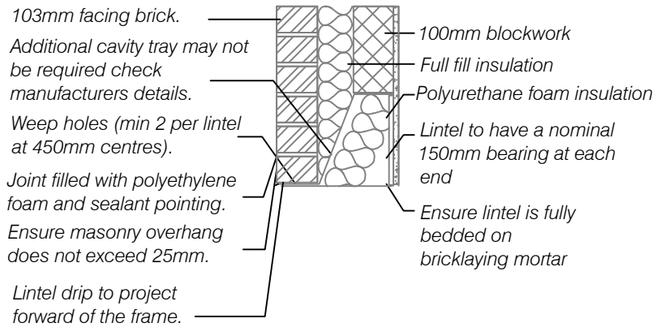
CLIENT:		
PROJECT: REAR & SIDE EXTENSION		
TITLE: STRUCTURAL LAYOUT		
DATE: 10/02/2026 **SCALE:** 1:50 @ A1	**DRAWING NUMBER:**	05



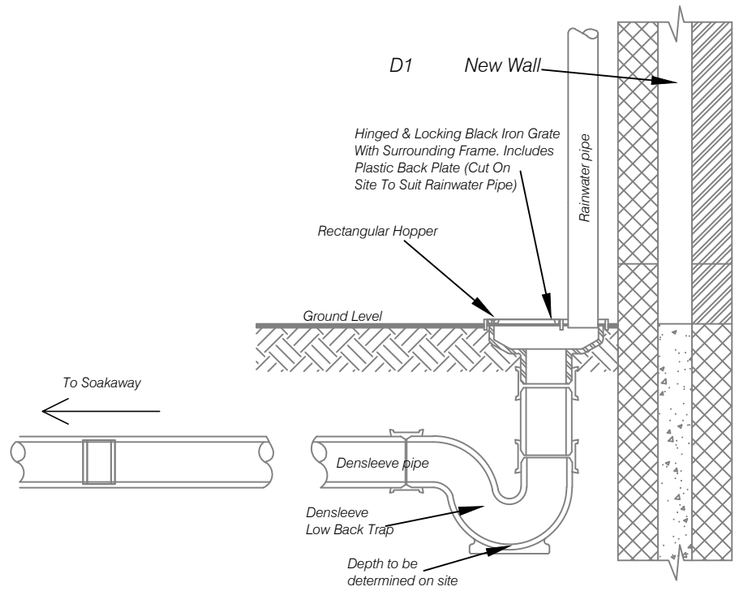
NEAR FULL FILL CAVITY WALL (BRICK)
U-Value - 0.18



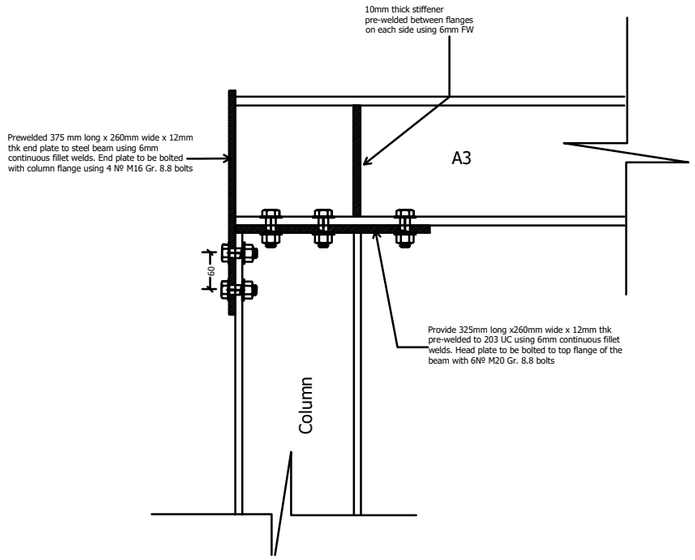
U-Value - 0.15
COLD FLAT ROOF

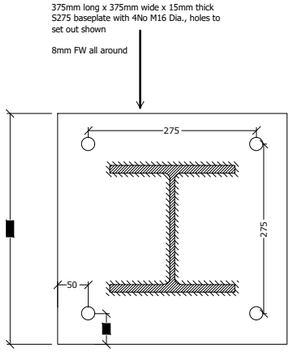


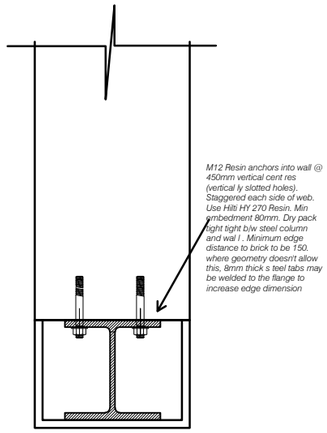
LINTEL WITH SLOPE WITHIN THE CAVITY

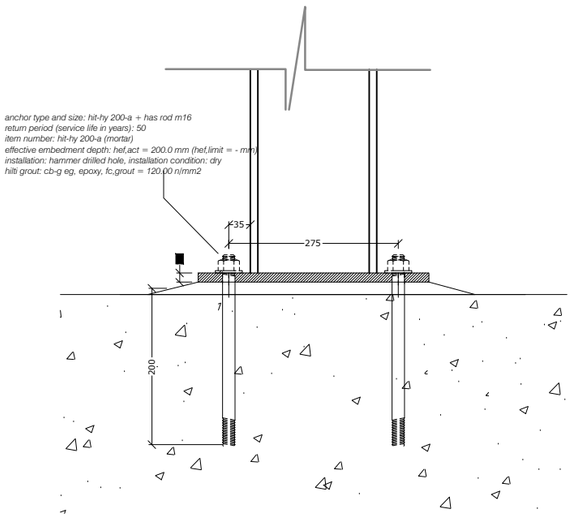


CLIENT:			
PROJECT: REAR & SIDE EXTENSION			
TITLE: B.R.DETAILS			
DATE: 10/02/2026	**SCALE:** NTS @ A3	**DRAWING NUMBER:**	06

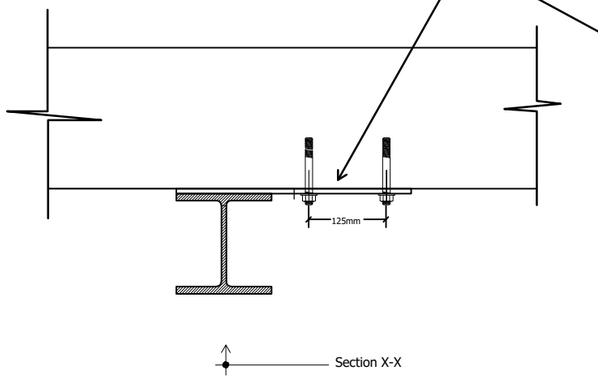




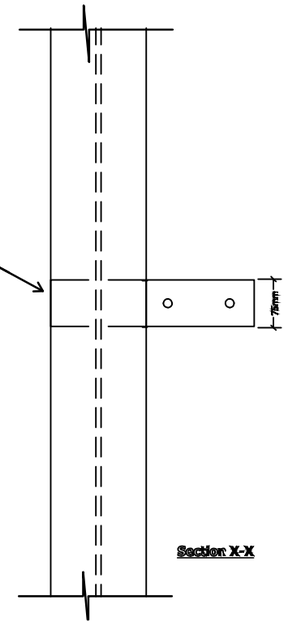


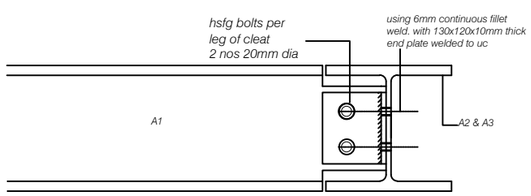


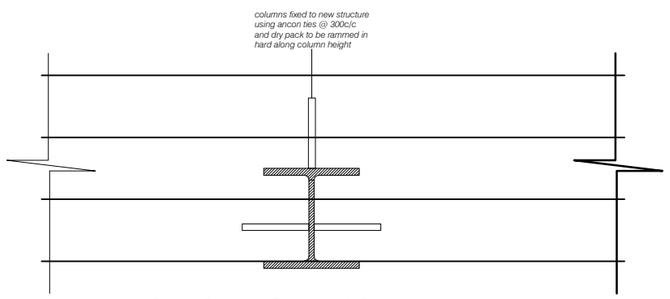
Beam and Column Connection



Steel Column Restraint Connection

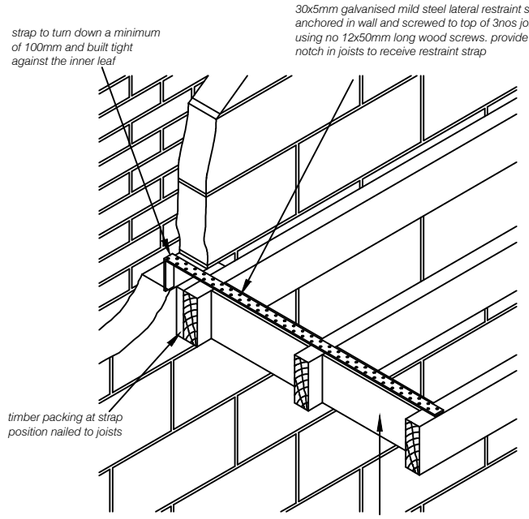




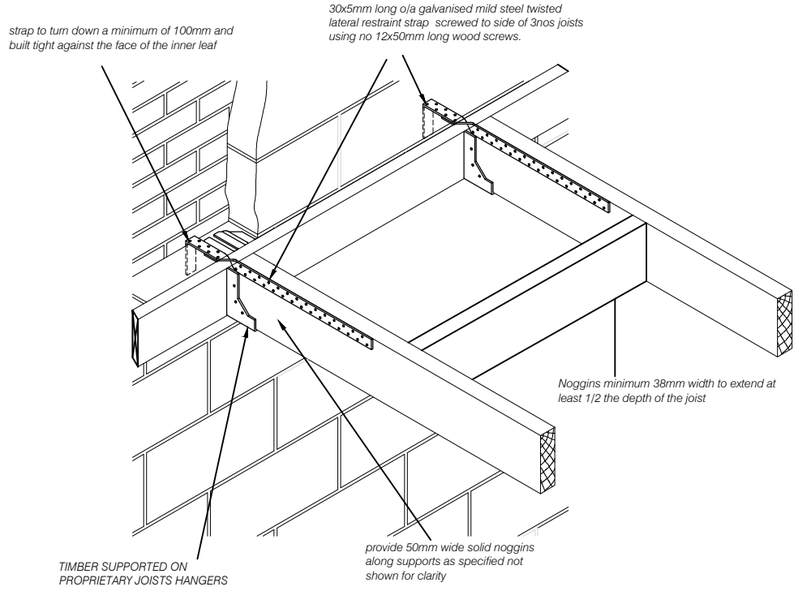


Steel Column Restraint Connection

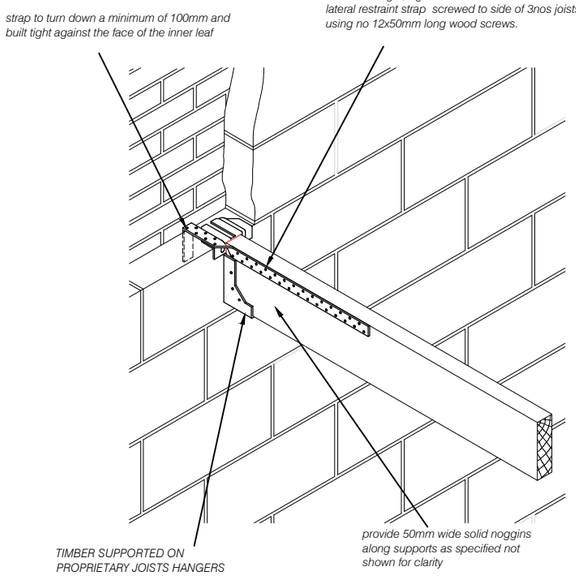
CLIENT:		
PROJECT: REAR & SIDE EXTENSION		
TITLE: CONNECTIONS		
DATE: 10/02/2026	SCALE: NTS @ A3	DRAWING NUMBER: 08



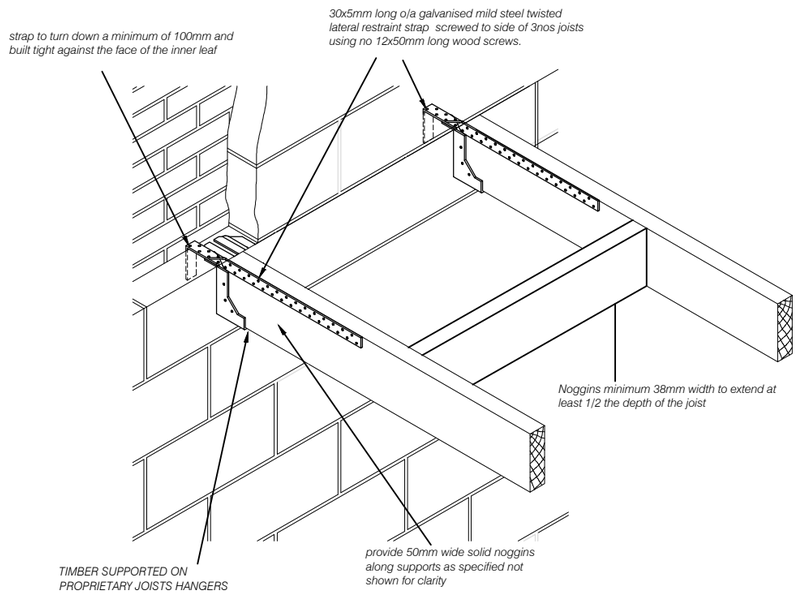
LATERAL RESTRAINT TO NEW CAVITY WALL PARALLEL TO JOISTS



LATERAL RESTRAINT TO NEW CAVITY WALL PERPENDICULAR TO JOISTS



LATERAL RESTRAINT TO NEW CAVITY WALL PERPENDICULAR TO JOISTS



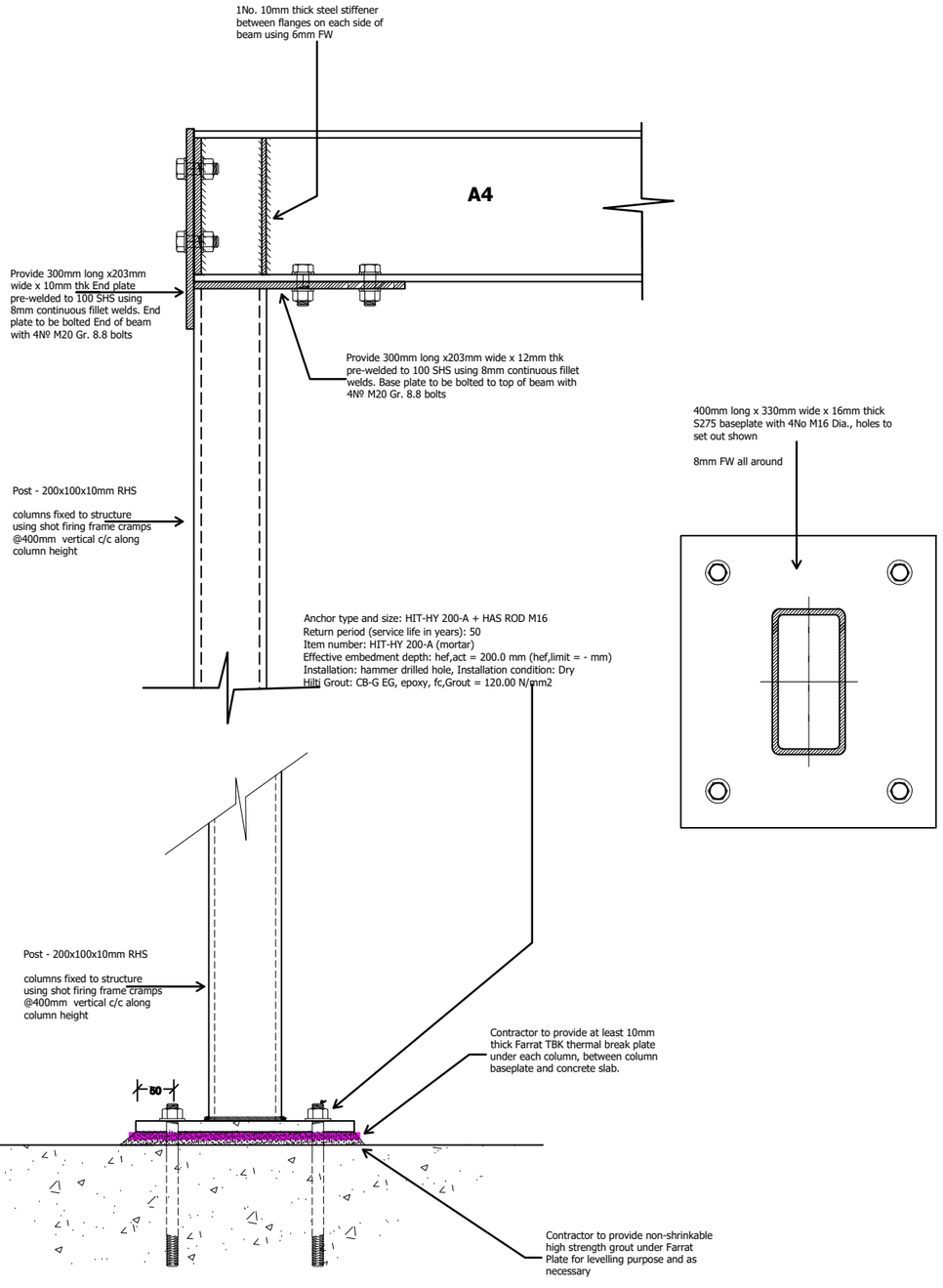
LATERAL RESTRAINT TO NEW CAVITY WALL PERPENDICULAR TO JOISTS

CLIENT:

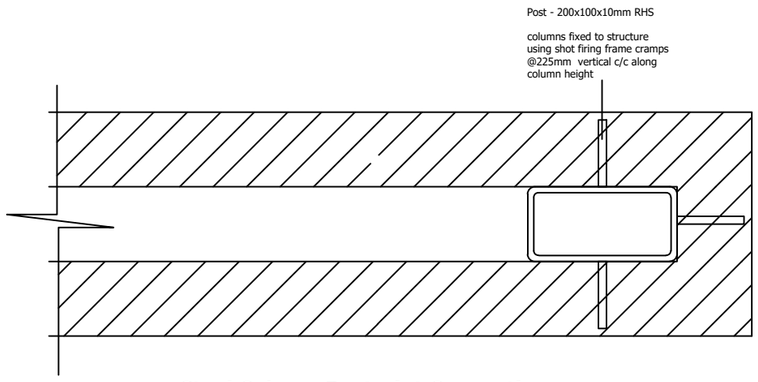
PROJECT: REAR & SIDE EXTENSION

TITLE: CONNECTIONS

DATE: 10/02/2026 **SCALE:** NTS @ A3 **DRAWING NUMBER:** 09



Steel Beam to Steel Column Connection



Steel Column Restraint Connection

CLIENT:		
PROJECT: REAR & SIDE EXTENSION		
TITLE: CONNECTIONS		
DATE: 10/02/2026	**SCALE:** NTS @ A3	**DRAWING NUMBER:** 10