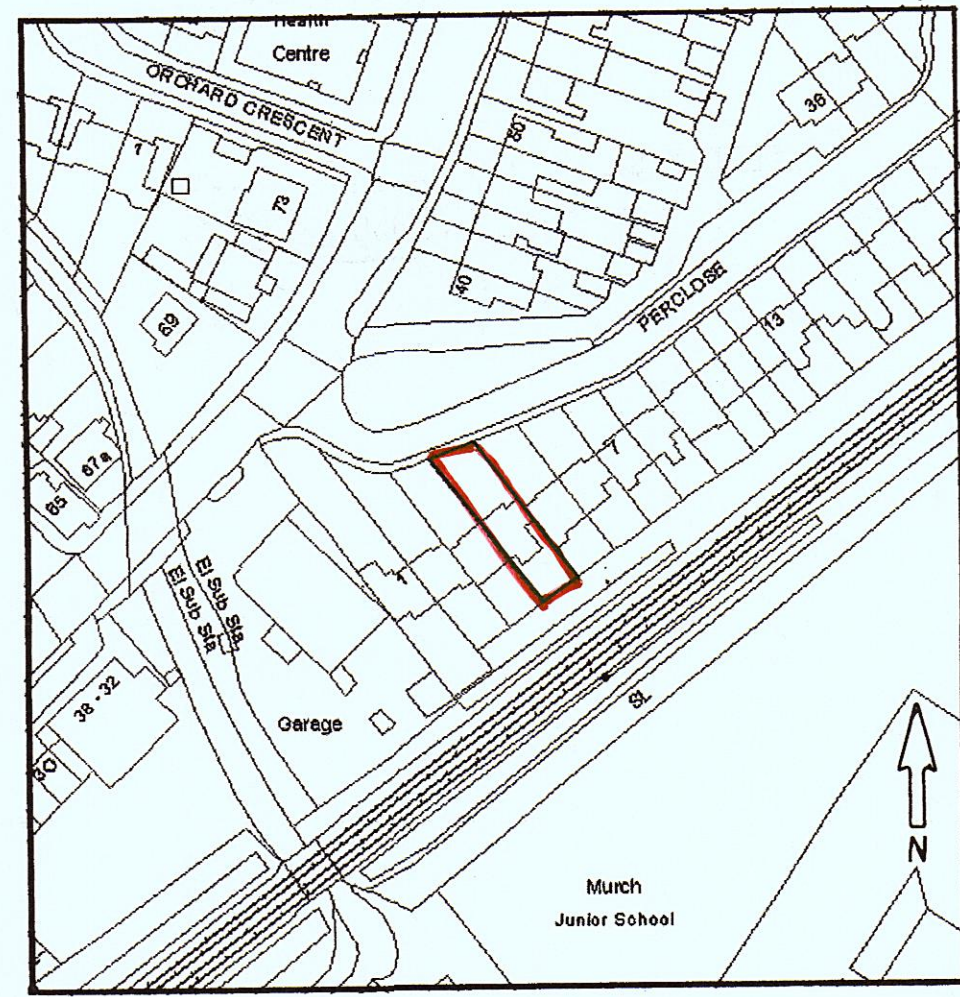
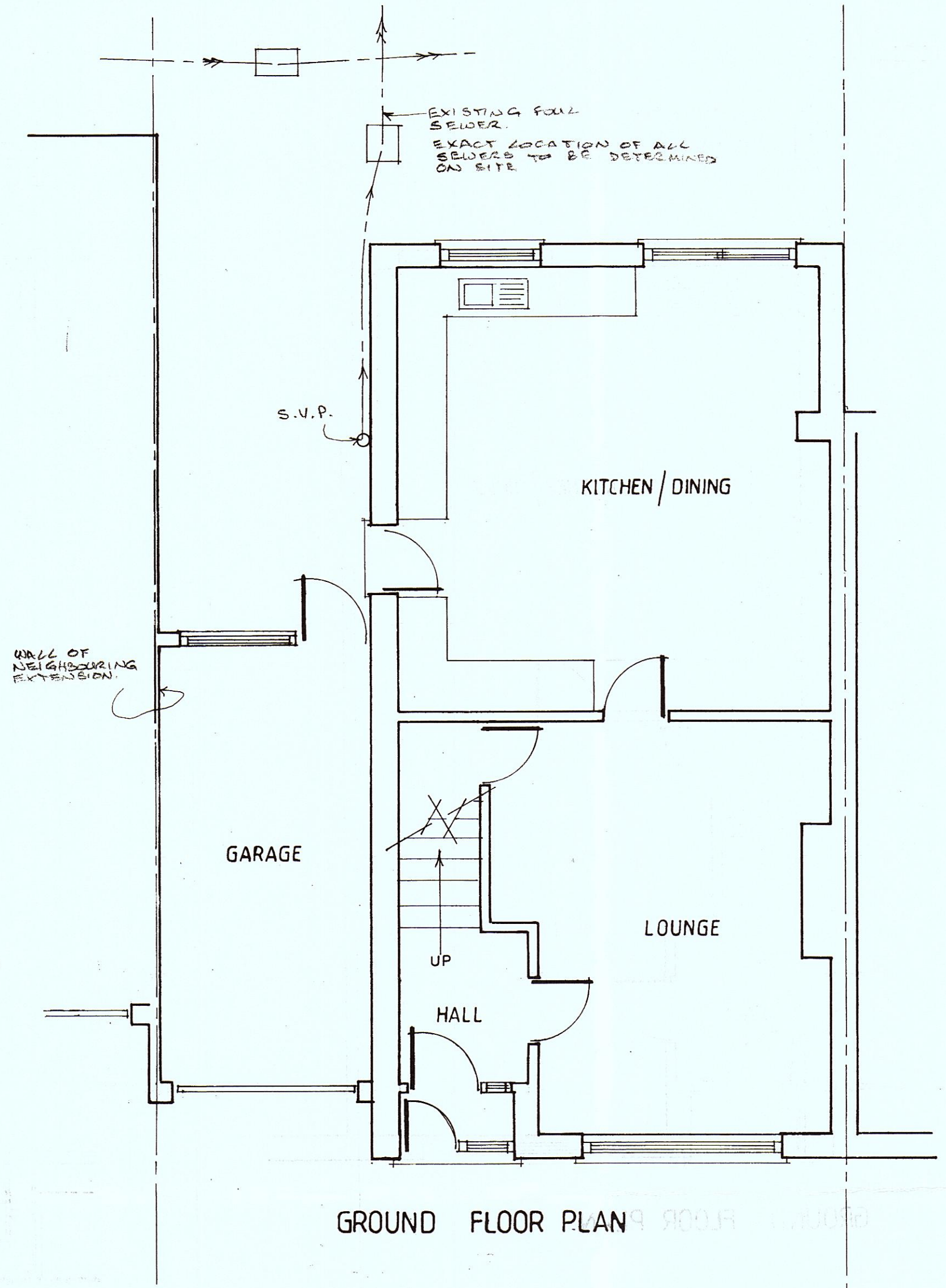


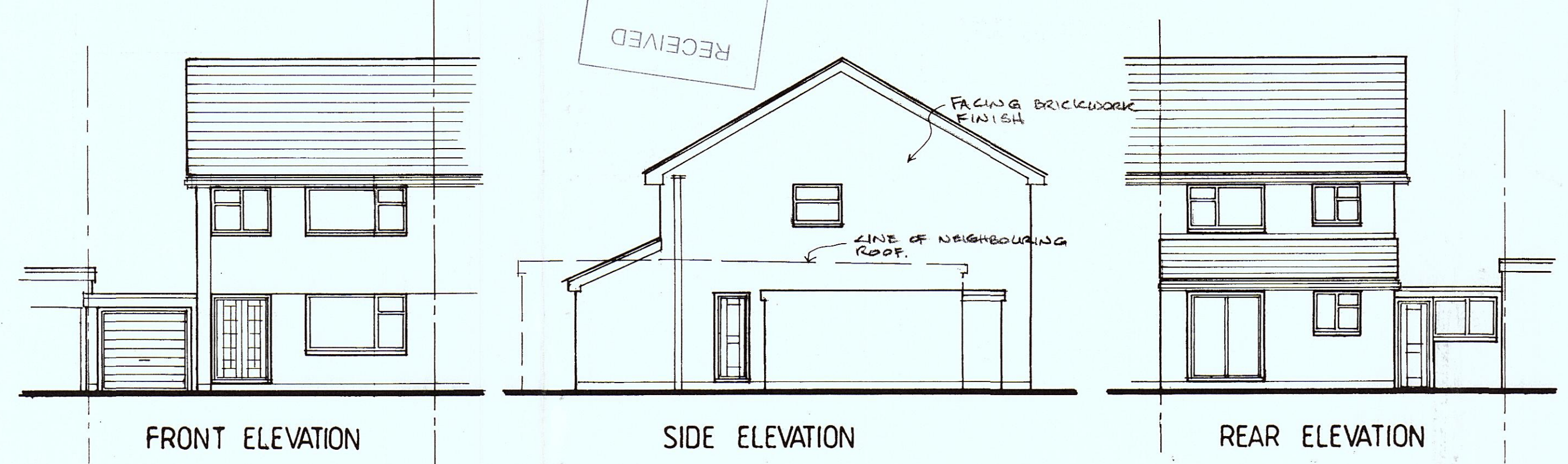
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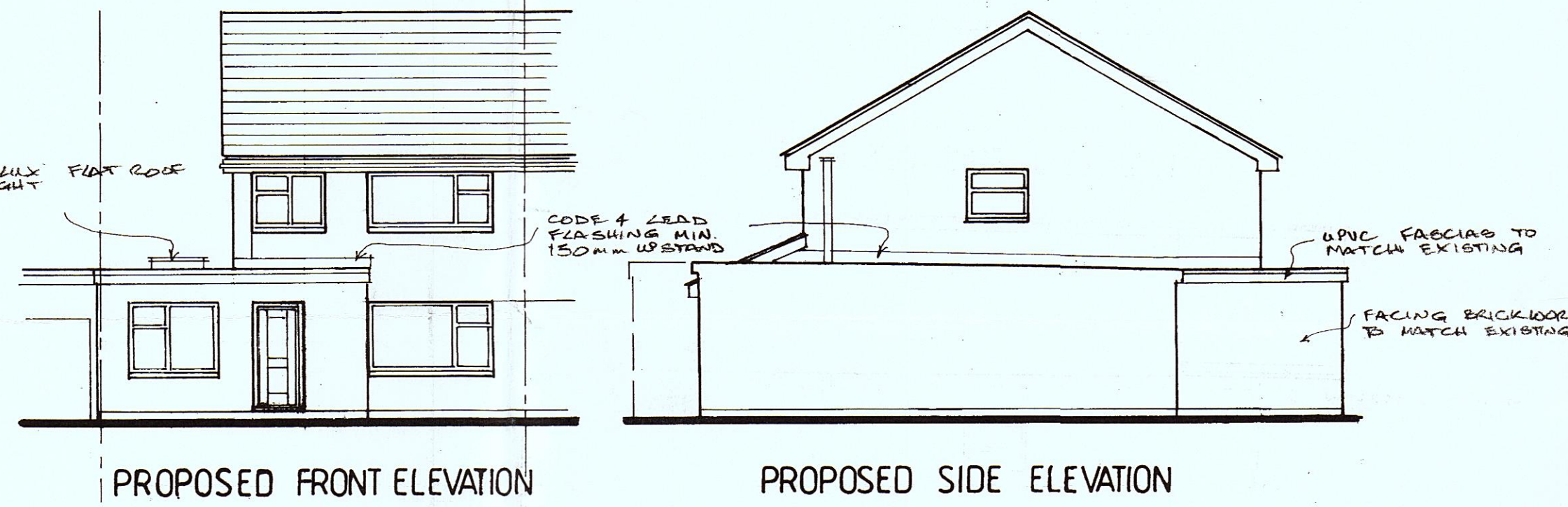
LOCATION PLAN 1:1250



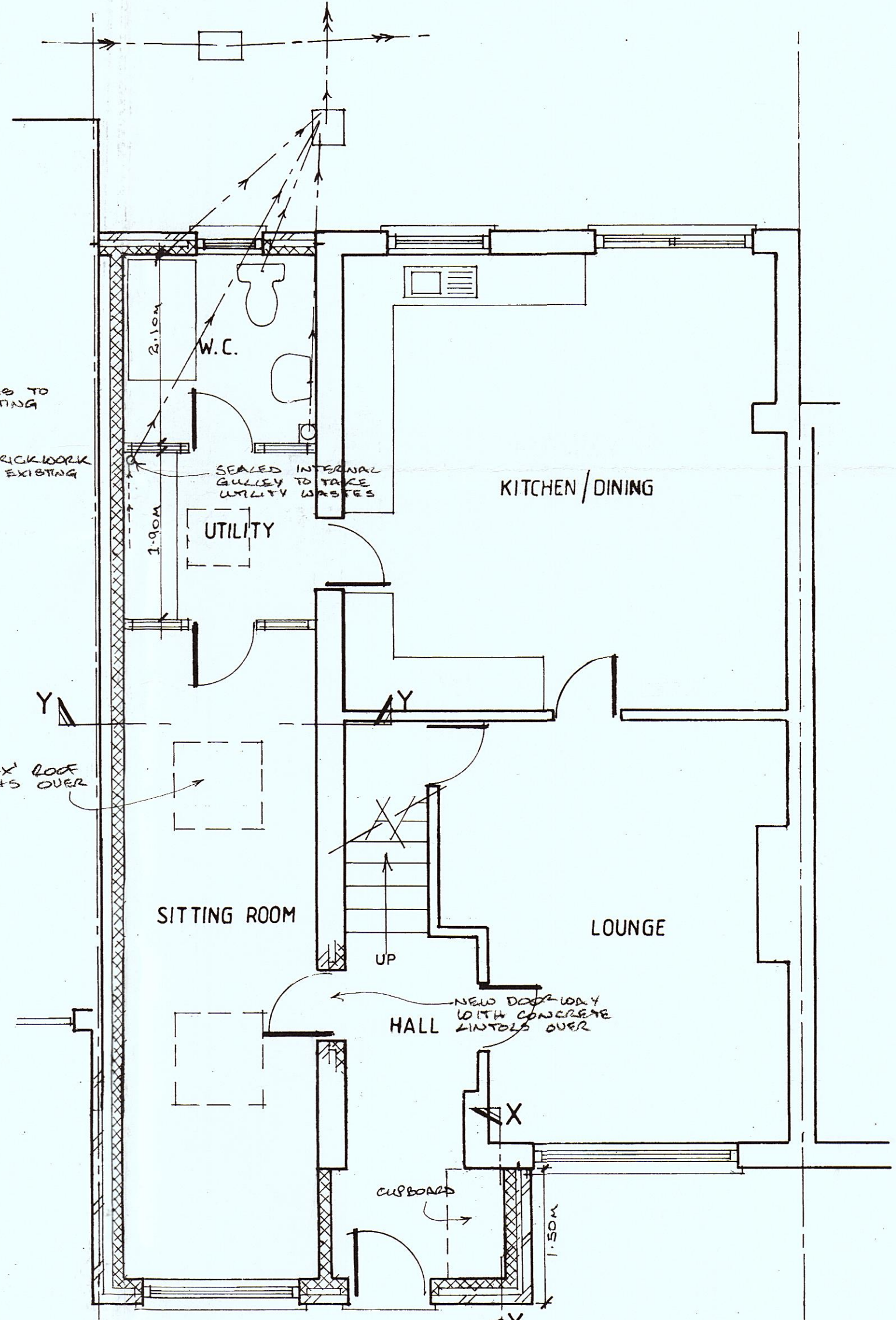
GROUND FLOOR PLAN



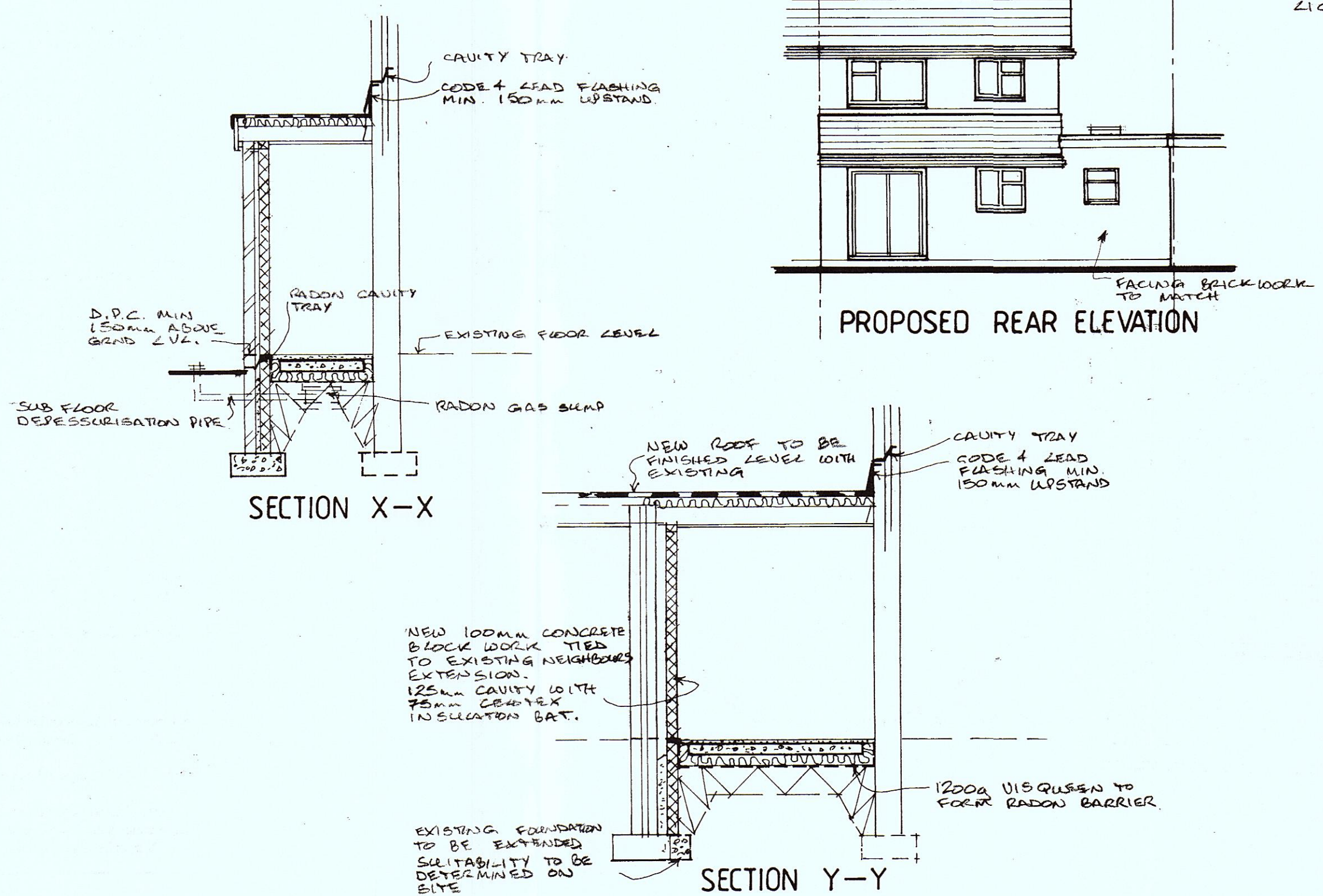
EXISTING



PROPOSED FRONT ELEVATION PROPOSED SIDE ELEVATION PROPOSED REAR ELEVATION



PROPOSED GROUND FLOOR PLAN



SECTION X-X

SECTION Y-Y

All new brickwork/blockwork to be fixed to existing using 'Furfix' or similar wall extension profiles. Furfix to be fixed in accordance with manufacturers instructions. Vertical D.P.C.'s to be disc cut into existing walls at relevant locations.

All drainage under or within 1.0 m. of building to be encased in 150 mm. Of concrete. Where pipes pass through walls concrete lintols used to span over. All underground drainage to be to B.S. 8301. All plumbing to be to B.S. 5572.

All habitable rooms to be ventilated by both a rapid ventilation opening of at least 1/20 th. of the floor area, and by a background (trickle) ventilation opening equivalent to 8000 mm<sup>2</sup> and bathrooms to be 4000 mm<sup>2</sup>

Kitchen to be mechanically ventilated to the outside air to give extraction of :  
Extract fan - 60 litres/sec. Or Cooker hood - 30 litres/sec  
Utility to be mechanically ventilated to the outside air to give min. 30 litres/sec extraction.  
W.C. to be mechanically ventilated to the outside air to give min. 15 litres/sec. extraction with a 15 min. time delay.

Wastes from w.c. and utility to discharge to foul sewer system via. 110 mm. w.c. waste pipe and 40mm. dia. p.v.c. waste pipes with 75mm. deep seal traps.  
An in line blending valve is to be fitted to all baths to ensure the maximum hot water temperature is no more than 48 degrees centigrade.

Stud partitions to be of 100 mm. x 50 mm. s.w. studs at 600 mm. cts. with nogginns to suit 100 mm. mineral wool infill to provide min. 40db sound insulation. 12.5 mm. plasterboard and skim to both sides

Catic CG130/100 lintols over all external openings. Vertical and horizontal D.P.C.'s to all openings.  
Glazing to be Pilkington K glass with a min. U-value of not less than 1.6 w/m<sup>2</sup> k.  
Glazing in critical locations to be toughened safety glass to comply with the test criteria as indicated in B.S. 6206 1981

**Floor Specification.**  
40mm. Sand/cement screed on 150mm. Oversite concrete on 100mm. Celotex on layer of 1200 g. visqueen on min. 150mm. on layer of consolidated hardcore. Floor to achieve a min. U-value of 0.18 w/m<sup>2</sup> k.

**Cavity wall specification.**  
100mm. concrete block inner skin. Min. 125 mm. cavity with 75mm. Celotex insulation bat.  
100mm. facing brickwork to match existing - outer skin.  
9mm. Supalux cavity closures. Wall ties to be stainless steel with insulation bat retainers, and staggered 450mm. Vertical and 600mm. Horizontal. Wall to achieve a U-value of not less than 0.21 W/m<sup>2</sup>k.

**Roof Specification**  
'ISIS 900' G.R.P. (or similar) roof, consisting of 2 layers of glass fibre chop strand mat 450g per layer, impregnated with Polyester resin, ratio-2.5-1. Grey float coat finish, on 150mm. 'Celotex Tempdeck' on 19 mm. plywood decking, or similar warm roof construction (to provide a U-value of not less than 0.15 W/m<sup>2</sup>k) on s.w. firings laid to falls on 150 mm. x 50mm. S.W. joists at 450 mm. cts. 12.5 mm. foilbacked plasterboard and skim to underside.  
100 mm. x 50. mm. s.w. wallplates secured at 1.80 m. cts. with galvanised steel straps. Straps to have a min. cross sectional area of 30 mm. x 5 mm.

Foundations to be 600mm. X 300mm. mass concrete. Depth of foundations to be determined on site, but to be below the invert of any drains within 1.0 m. and to be a min. of 900mm. below ground level.  
Suitability of existing foundations to be verified on site

Any new soakaways to be at min. distance of 5.0m. from any building and to be min. 1.0 m<sup>3</sup> capacity.

All electrical work to be installed by a member of an approved competent persons scheme and a completion certificate in accordance with BS7671 is to be provided.  
All electrical switch and socket outlets to be installed in compliance with paragraph 8.3 of approved document M 2004.

Project. PROPOSED SINGLE STOREY SIDE EXTENSION at, 4, PER CLOSE, DINAS POWYS, VALE OF GLAM.

Scale. 1:50. 1:100 Drwg. No. GSE 01 Date. OCTOBER 2017.

**meridian** BUILDING DESIGN  
WALSH COUNTY GRANTS AGENCY

All dimensions to be checked on site prior to commencement of works. Exact location of all services to be determined on site by owner/builder.

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