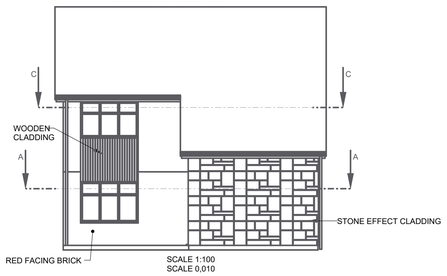
EXSITING FRONT ELEVATION



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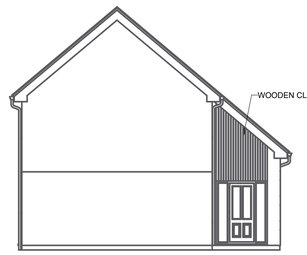
EXISTING RIGHT SIDE ELEVATION



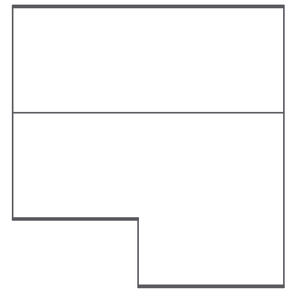
EXISTING REAR ELEVATION



EXISTING LEFT SIDE ELEVATION



EXISTING PLAN VIEW



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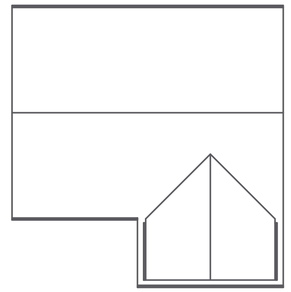
PROPOSED PLAN VIEW



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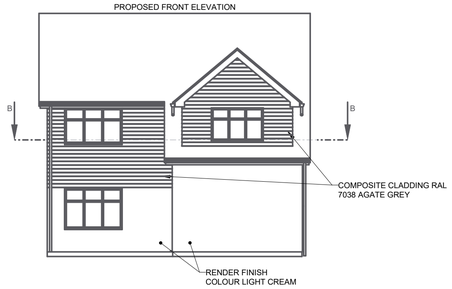
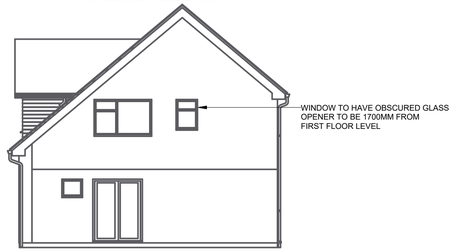
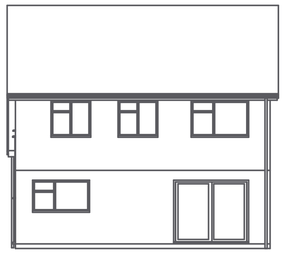
PROPOSED FRONT ELEVATION



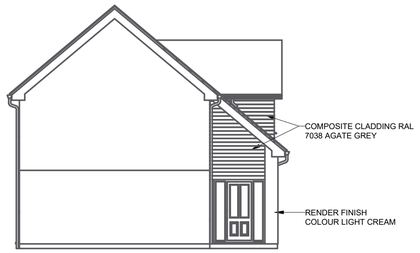
PROPOSED RIGHT SIDE ELEVATION

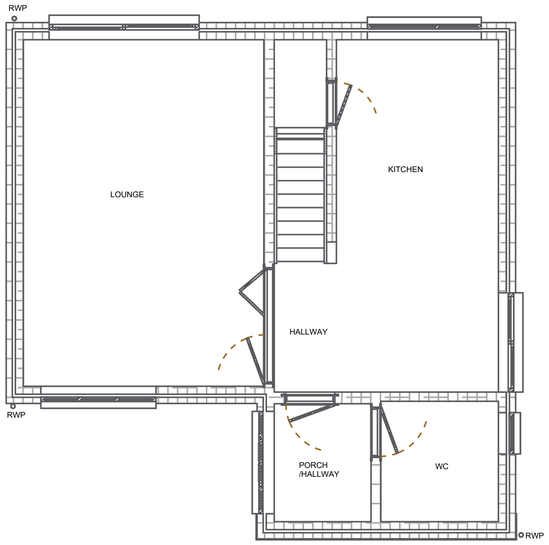


PROPOSED REAR ELEVATION

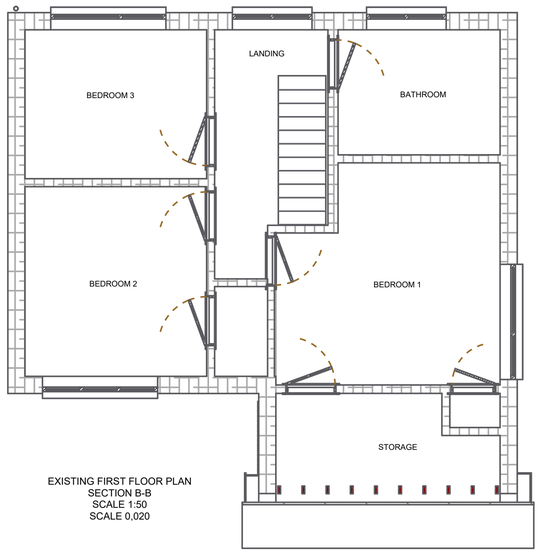


PROPOSED LEFT SIDE ELEVATION

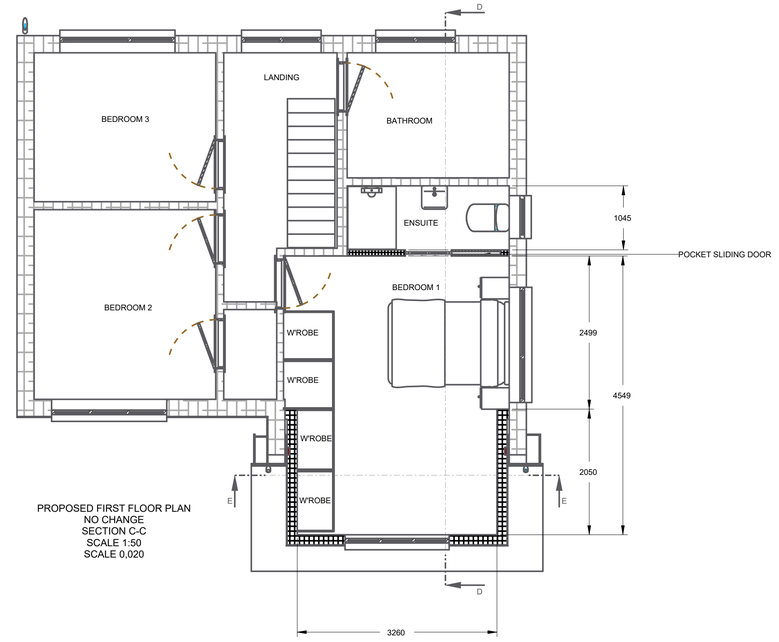




EXISTING GROUND FLOOR PLAN
NO CHANGE
SECTION A-A
SCALE 1:50
SCALE 0,020



EXISTING FIRST FLOOR PLAN
SECTION B-B
SCALE 1:50
SCALE 0,020



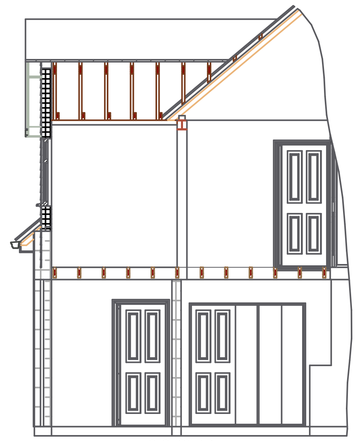
PROPOSED FIRST FLOOR PLAN
NO CHANGE
SECTION C-C
SCALE 1:50
SCALE 0,020



SECTION E-E



SECTION D-D
SCALE 1:50
SCALE 0,020



SECTION D-D
SCALE 1:50
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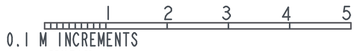

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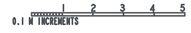

SCALE 1:100
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Tracey Lakin - 14 Lismore Drive, Hinckley, LE10 0SR			
PROPOSED ALTERATIONS : Dormer to the front elevation of the cat slide roof.			
Third Angle Projection	AUTHOR : M Flower	ALL DIMENSIONS IN MM	SHEET SIZE : A1
	DATE : 18 Aug 2026	SHEET 1 OF 1	REVISION: 01
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Amie Lowes - 7 Mawby Close, Whetstone, LE8 6XA.			
PROPOSED ALTERATIONS : Demolition of existing conservatory and build new single storey extension.			
Third Angle Projection	AUTHOR : M.Flower	ALL DIMENSIONS IN MM	SHEET SIZE A3
	DATE : 14 Nov 2025	SHEET 2 OF 6	REVISION: 00
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	DATE : 14 Nov 2025	SHEET 3 OF 6	REVISION: 00
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BUILDING NOTES:-
ALL WORK ON SITE TO BE CARRIED OUT IN ACCORDANCE WITH CURRENT HEALTH AND SAFETY REGULATIONS. WORK IS THE RESPONSIBILITY OF THE BUILDING CONTRACTOR AND MUST BE CARRIED OUT BY A COMPETENT PERSON. BUILDING CONTRACTOR TO CHECK & VERIFY ALL DIMENSIONS ON SITE BEFORE COMMENCEMENTOF BUILDING WORK.

ALL WORK TO COMPLY WITH CURRENT BUILDING REGULATIONS, RELEVANT BRITISH STANDARDS, CODES OF PRACTICE, BBA CERTIFICATES ETC.

CHANGES TO THE DESIGN MUST NOT BE MADE WITHOUT APPROVAL FROM THE DESIGNER.
DIMENSIONS - ALL SIZES MUST BE CHECKED AGAINST SITE MEASUREMENTS.

FOUNDATIONS
EXCAVATE TO A MINIMUM OF 1M, INCREASE DEPTH WHERE DRAINS ARE PASSING THROUGH THE FOUNDATION STRIP, FOUNDATION WIDTH 600MM.

FOOTINGS - MINIMUM 3 COURSES OF COMMONS BRICKS OR CONCRETE BLOCKS UP TO EXTERNAL GROUND LEVEL. DRAINS PASSING THROUGH FOUNDATION / FOOTINGS - BRIDGE WITH CONCRETE LINTELS AND A MINIMUM 50mm GAP AROUND DRAIN.

DAMP PROOFING - ALL OUTER SKINS TO HAVE 2 COURSE BLUE BRICK AND D.P.M. MEMBRANE. INNER SKIN TO HAVE D.P.M. MEMBRANE, OVERLAP FLOOR dpc INTO INNER SKIN DAMP PROOF COURSE.

DRAINS
NEW DRAINS - 110mm DIA U.P.V.C. LAID & CONNECTED WITH FLEXIBLE JOINTS & TO BE BEDDED IN ACCORDANCE WITH MANUFACTURERS SPECIFICATIONS.
DRAINS PASSING UNDER BUILDINGS - TO BE ENCASED IN 150mm THICK MINIMUM CONCRETE. NEW 450mm NOM. DIA. PLASTIC INSPECTION CHAMBERS TO BE BEDDED ON CONCRETE, INACCORDANCE WITH MANUFACTURERS INSTRUCTIONS & FITTED WITH STANDARD FRAME & COVER (GRADE C).

GROUND FLOOR
150mm CONSOLIDATED TYPE 1 HARDCORE, COVERED WITH 30MM BLINDING OF COMPACTED SAND, 1200 GAUGE POLYTHENE D.P.M. UNDERNEATH A 150mm THICK CONCRETE BASE. COVER THE CONCRETE BASE WITH 120MM XTRA-THERM OR SIMILAR INSULATION BOARD WITH A VALUE OF 0.022W/KM . VAPOUR MEMBRANE TO LAID OVER URETHANE FLOOR INSULATION AND COVERED WITH MINIMUM 70mm SCREED.

ROOF
TIMBERS TO BE GRADE C24, RAFTERS 170 X 45 AT 400 CTRS, DOUBLE UP RAFTERS EITHER SIDE OF THE VELUX ROOF LIGHTS
WALL PLATES - 100 X 75 TANALISED - WALLPLATES - SECURE WITH 5mm X 30mm GALVANISED MILD STEEL STRAPS 1.2M LONG TO WALLS AT 1800 CENTRES.
CODE 4 LEAD FLASHING AT ROOF TO WALL JOINTS.
SOFIT, FACIA AND GUTTERING TO BE SPECIFIED BY CLIENT.
FIT 25MM OVER FACIA VENTS TO TOP EDGE OF FACIA BOARD.

ROOF COVERING
FIT MARLEY MENDIP LOW PITCH INTERLOCKING TILES SMOOTH GREY. LAY ON 38 X 25MM BATTENS WITH JOISTS AT 400 CTRS. TILE HEADLAP OF 100MM. LAY BREATHABLE ROOFING MEMBRANE UNDER LATH.

NEW EXTERNAL WALLS
OUTER SKIN - 100mm FACING BRICKS TO MATCH EXISTING AT 1-1 BOND. CONNECT TO EXISTING WALLS USING FIR-FIX STARTER KIT OR TOOTH IN.
150 mm WIDE CAVITY FILLED WITH 150 KNAUF DRITHERM 32 CAVITY INSULATION 0.032 W/MK.
INNER SKIN - 100mm THICK 3.6N THERMALITE OR SIMILAR BLOCKS WITH A VALUE OF 0.15W/MK.

FINISH - ALL INTERNAL WALLS TO HAVE 12.5mm PLASTERBOARD ON ADHESIVE DABS, WITH 10mm AIR GAP AND PLASTER FINISH.

BONDING & TIES - INNER & OUTER LEAF TO BE FIXED TO EXISTING BRICKWORK USING FURFIX OR SIMILAR SINGLE FLANGE WALL EXTENSION PROFILES. NEW INNER & OUTER WALLS TO BE TIED TOGETHER WITH STAINLESS STEEL TIES AT MAXIMUM SPACINGS OF 750mm HORIZONTALLY, 450mm VERTICALLY AND 225mm VERTICALLY AT UNBONDED JAMBS WITHIN 200mm OF THE OPENING.

OPENINGS - DOOR & WINDOW CAVITIES TO BE CLOSED BY LINING THE INTERNAL REVEAL WITH CAVITY CLOSERS. WINDOW OPENINGS TO BE SPAND WITH HEAVY DUTY CATNIC LINTELS, MINIMUM LINTEL BEARING 150mm.

INSTALL CAVITY TRAYS OVER THE LINTELS AND PROVIDE WEEP HOLES.

CEILING
12.5MM PLASTERBAORD AND PLASTER SKIM FINISH.

GLAZING
ALL NEW WINDOWS & DOORS TO BE UPVC GLAZED MATCHING THE STYLE OF THE EXISTING HOUSE, TOTAL U-VALUE 0F 1.4 W/(M2.K).

ALL GLAZING BELOW 800MM IN WINDOWS AND DOORS MUST BE SAFETY GLASS.

VELUX ROOF LIGHTS
TRIPLE GLAZED TO HAVE U-VALUE OF 0.7 W/m2K.
SIZE 780 WIDE X 1400 LONG.
TOP HUNG DESIGN.

HEATING
RADIATORS TO BE POSITIONS TO BE SPECIFIED BY CUSTOMER.

ELECTRICAL INSTALLATION
ALL ELECTRICAL WORK REQUIRED TO MEET THE REQUIREMENTS OF PART P (ELECTRICAL SAFETY) MUST BE DESIGNED, INSTALLED, INSPECTED AND TESTEDBY A PERSON COMPETENT TO DO SO. THIS MAY REQUIRE AN APPROPRIATE BS7671 ELECTRICAL INSTALLATION CERTIFICATE TO BE ISSUED BY THE COMPETENT PERSON.

DOUBLE SOCKETS AS SPECIFIED BY CUSTOMER

LIGHTING TYPE AND SWITCH LOCATIONS AS SPECIFIED BY THE CUSTOMER

SMOKE DETECTION
PROVIDE A LINKED SMOKE DETECTION SYSTEM WITH A SMOKE DETECTOR POSITIONED IN THE HALLWAY OF EACH FLOOR. TO BE MAINS POWERED WITH BATTERY BACKUP.
INSTALL MAINS CONNECTED HEAT DETECTOR IN THE KITCHEN WHERE THE COOKER AND HOB ARE LOCATED, TO BE LINKED TO THE SMOKE ALARM SYSTEM.
MINIMUM SYSTEM REQUIREMENTS TO MEET GRADE D2 CATEGORY LD3

VENTILATION
KITCHEN - FIT A COOKER HOOD EXTRACTOR WITH A MINIMUM AIR FLOW OF 60L/S. EXTRACTING TO THE OUTSIDE.

WINDOWS TO BE FITTED WITH TRICKLE VENTS.

STEEL WORKS - ALL STEEL SECTION GRADE S355, RED OXIDE FINISH.

MINIMUM 30 MINUTE FIRE RESISTANCE TO ALL STRUCTURAL BEAM ELEMENTS.

BOLTS - MINIMUM GRADE 8.8

TIMBER - ALL TIMBER SECTION GRADE C24

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PROPOSED ALTERATIONS : Demolition of existing conservatory and build new single storey extension.			
Third Angle Projection	AUTHOR : M.Flower	ALL DIMENSIONS IN MM	SHEET SIZE A3
	DATE : 14 Nov 2025	SHEET 6 OF 6	REVISION: 00

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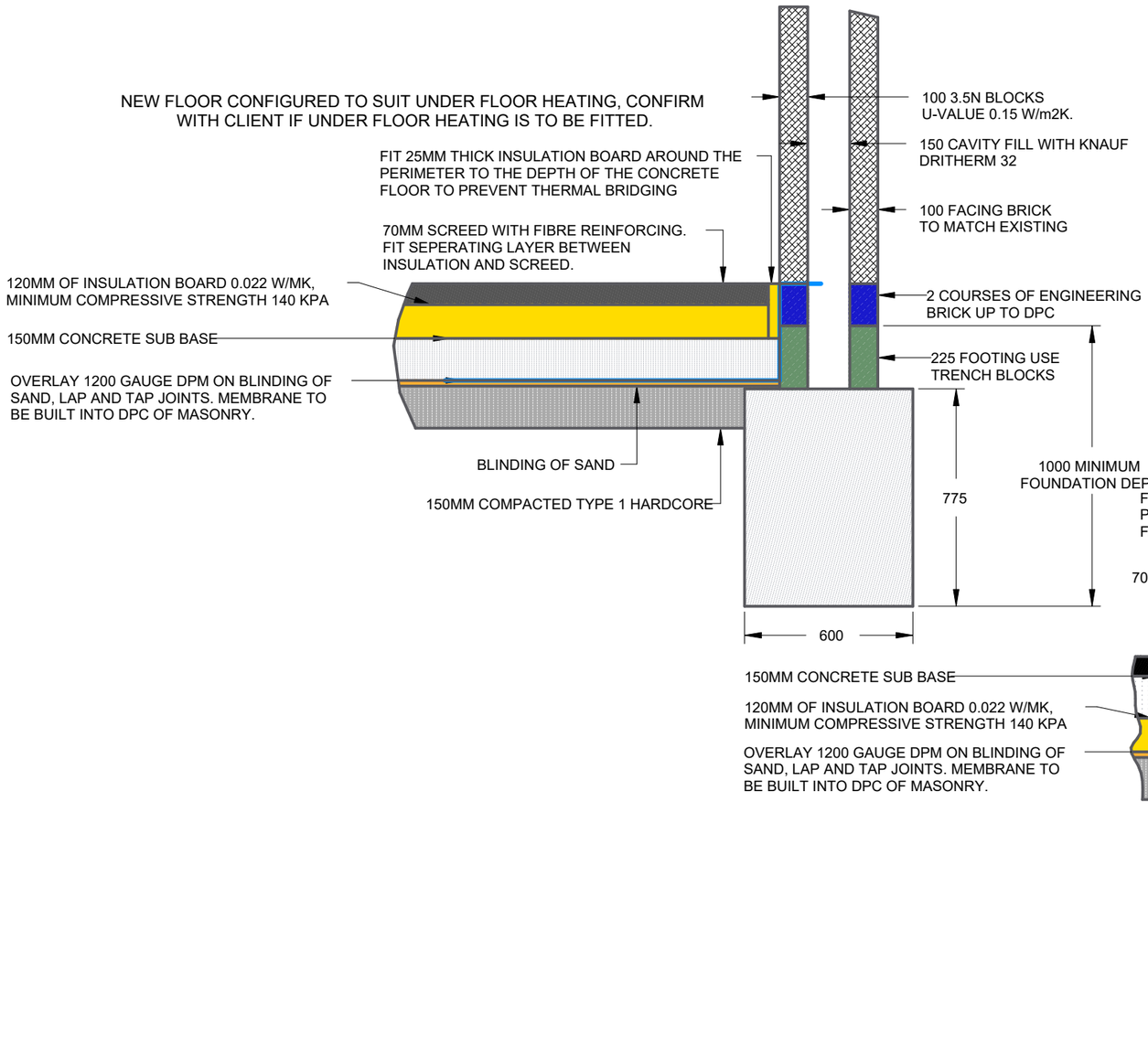
NEW FLOOR CONFIGURED TO SUIT UNDER FLOOR HEATING, CONFIRM WITH CLIENT IF UNDER FLOOR HEATING IS TO BE FITTED.



SECTION X-X
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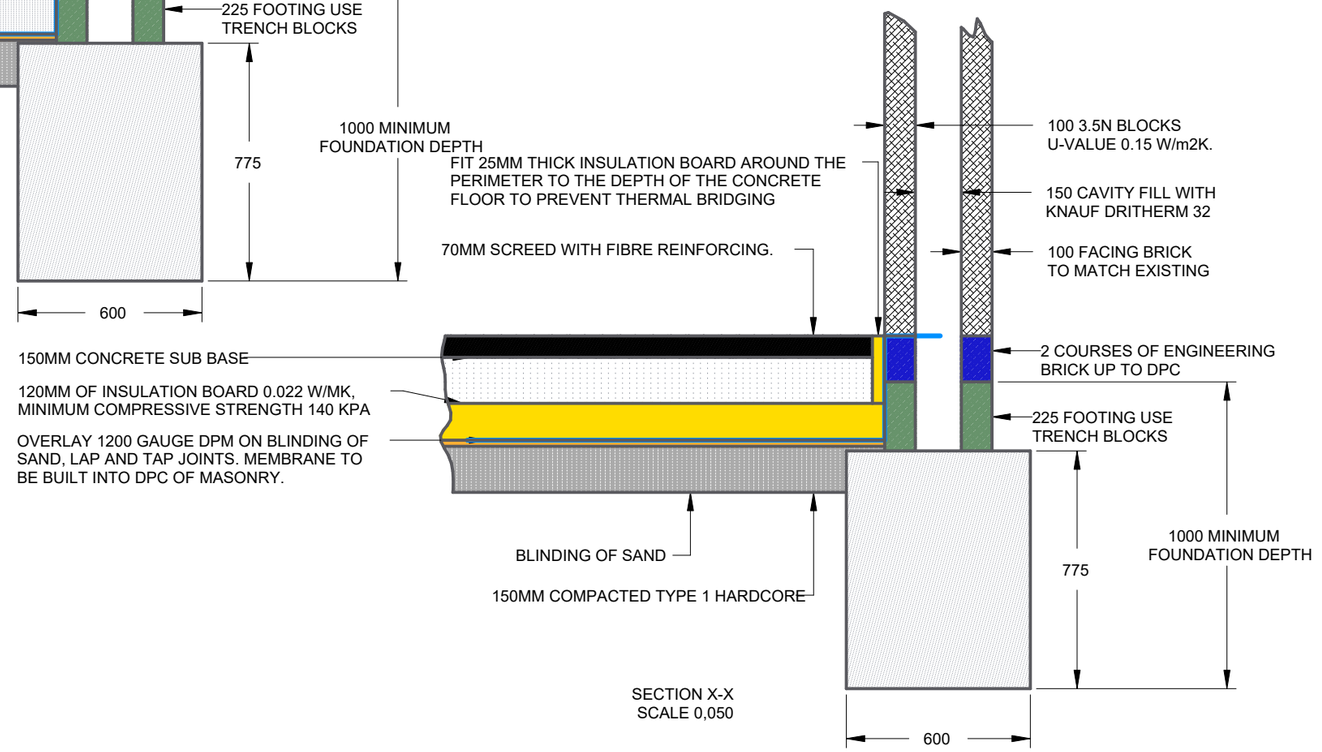

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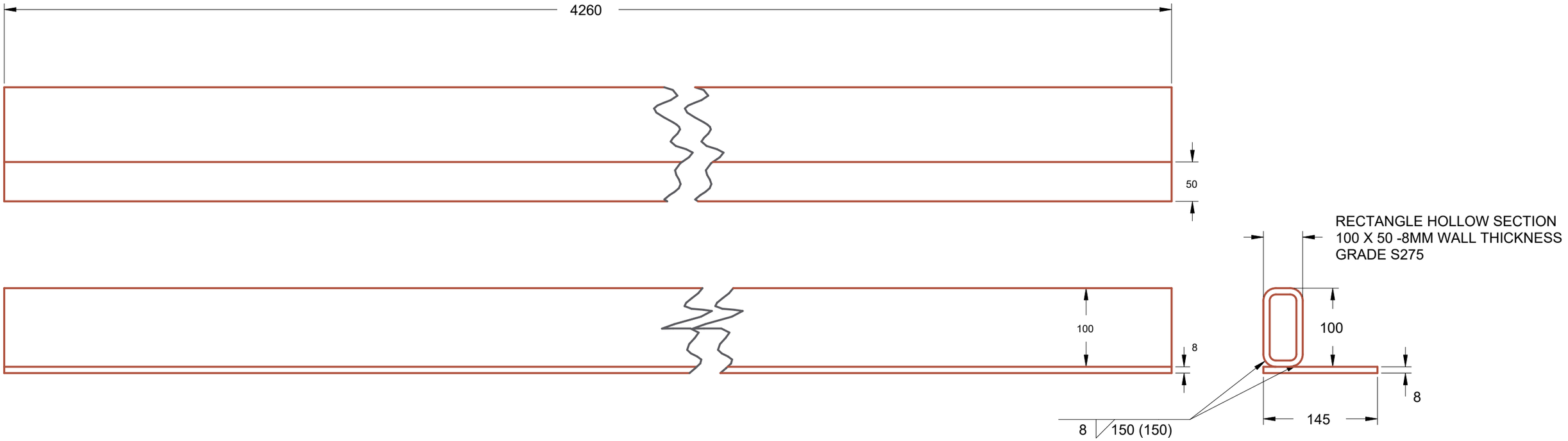

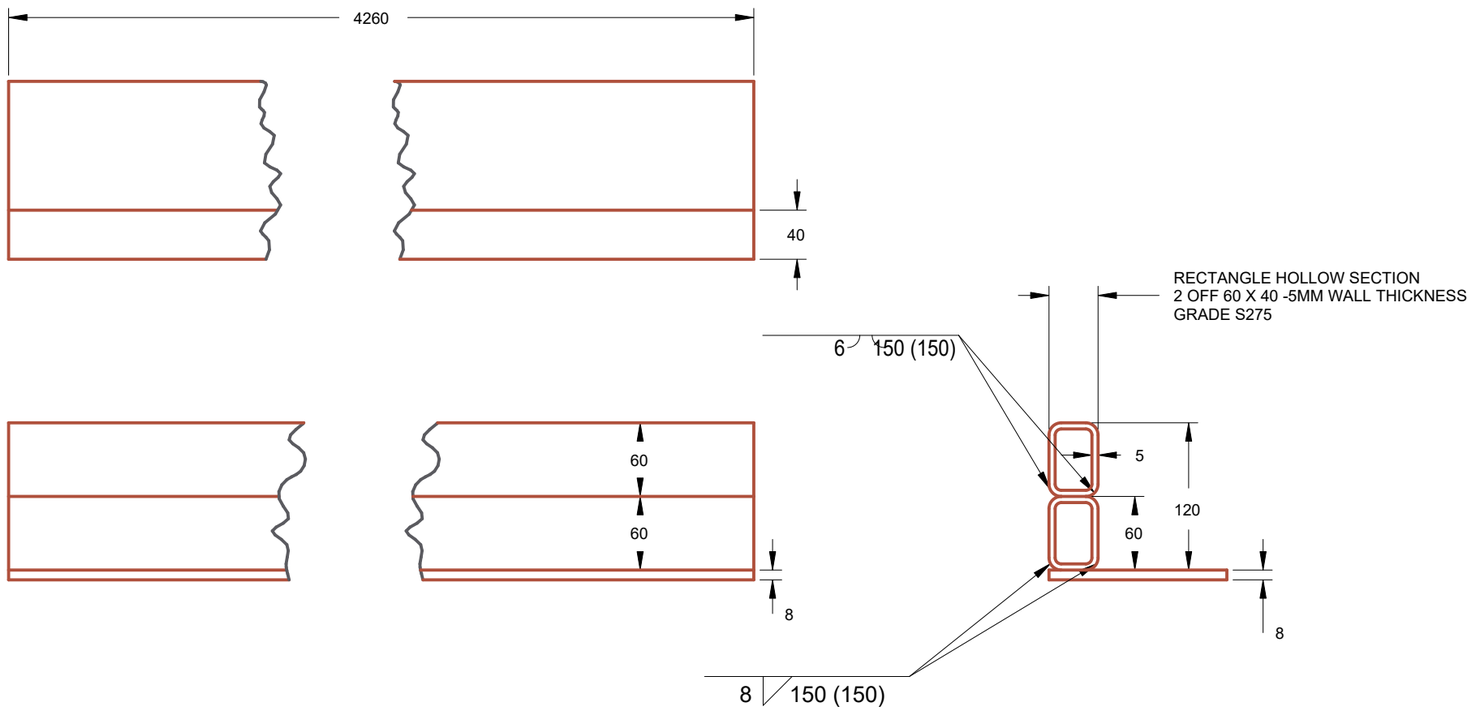

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