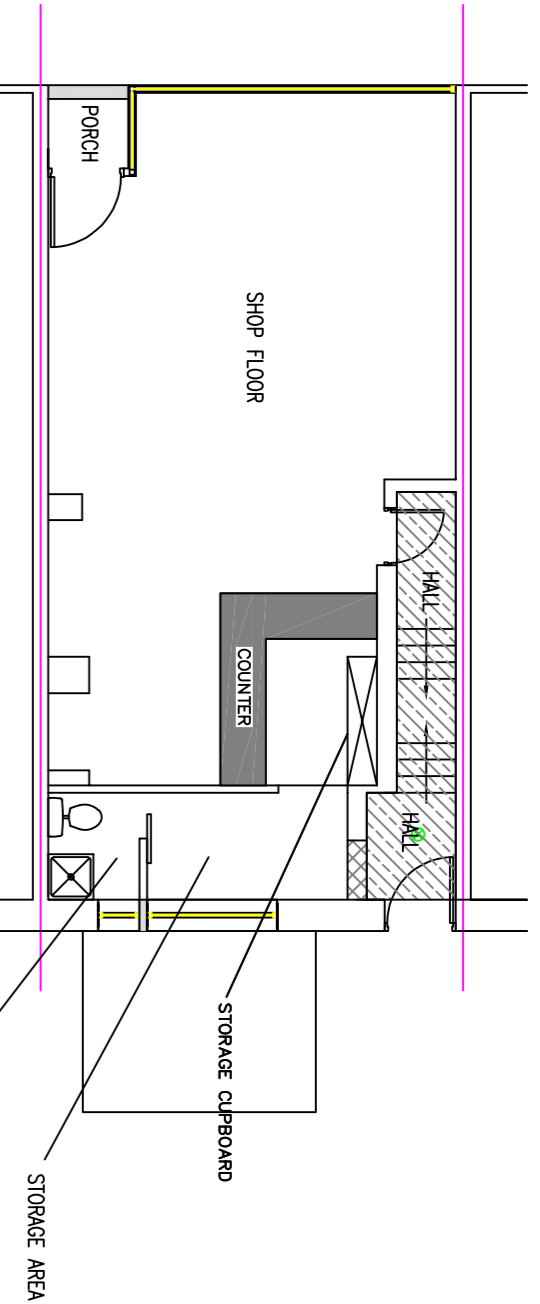
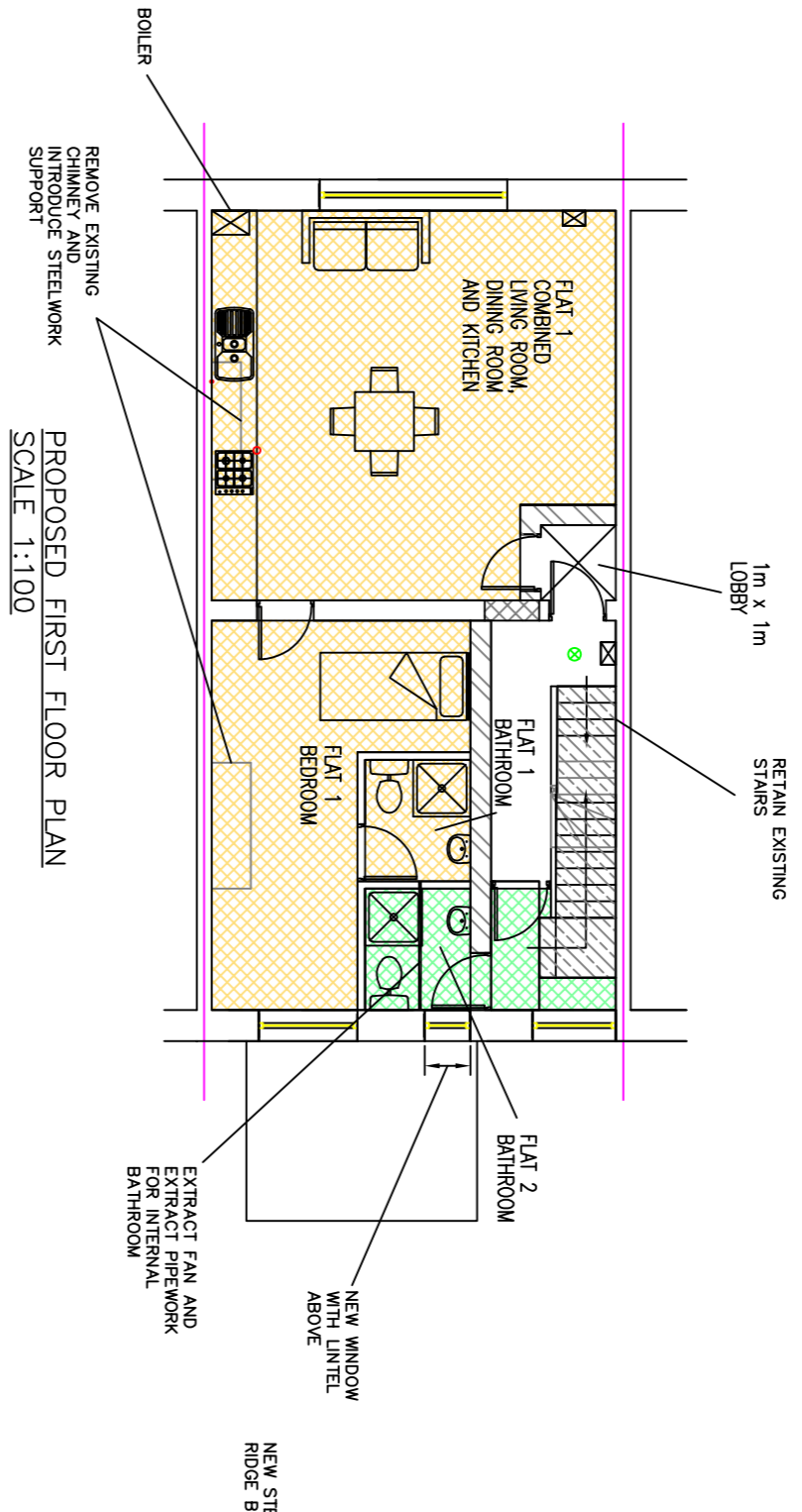


PROPOSED CELLULAR PLAN
SCALE 1:100

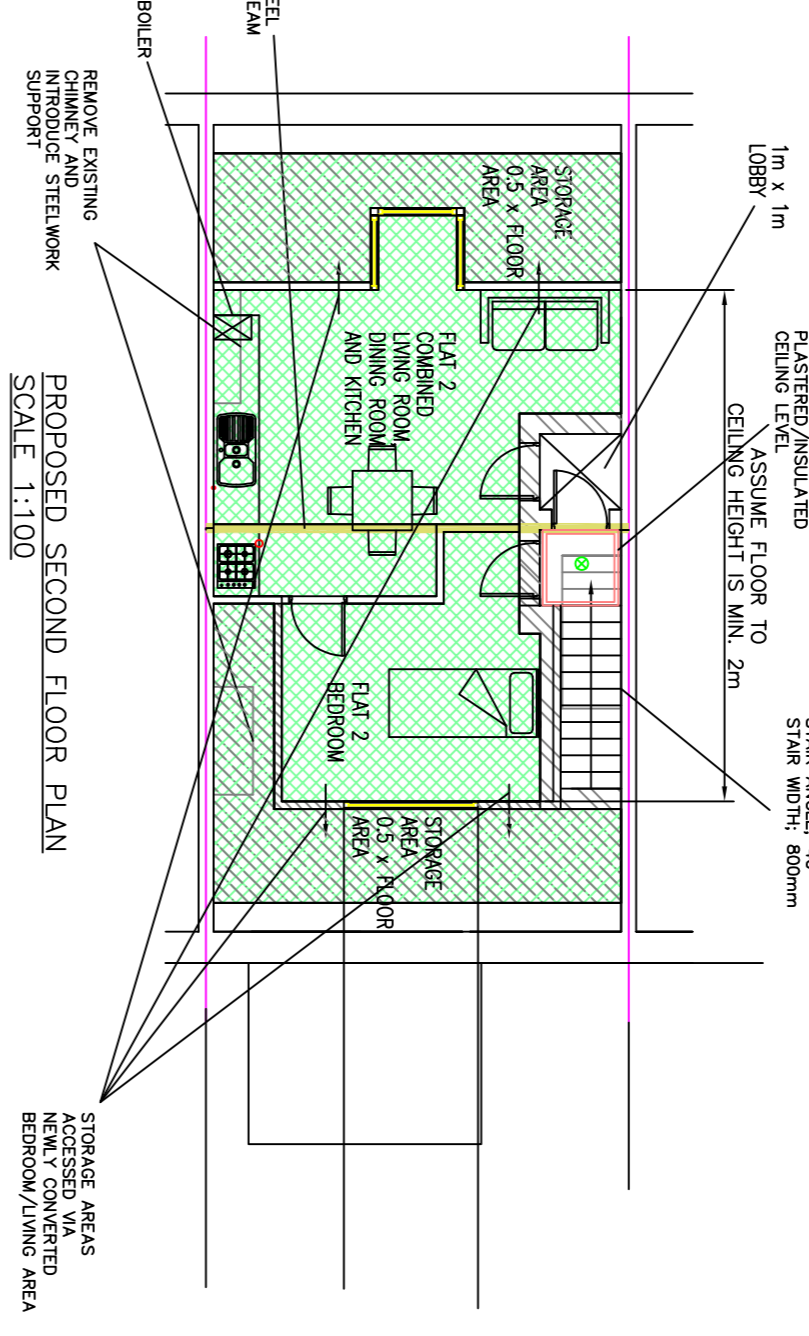
Floor No.	Total Floor Area (m ²)
1	41.7
2	38.4



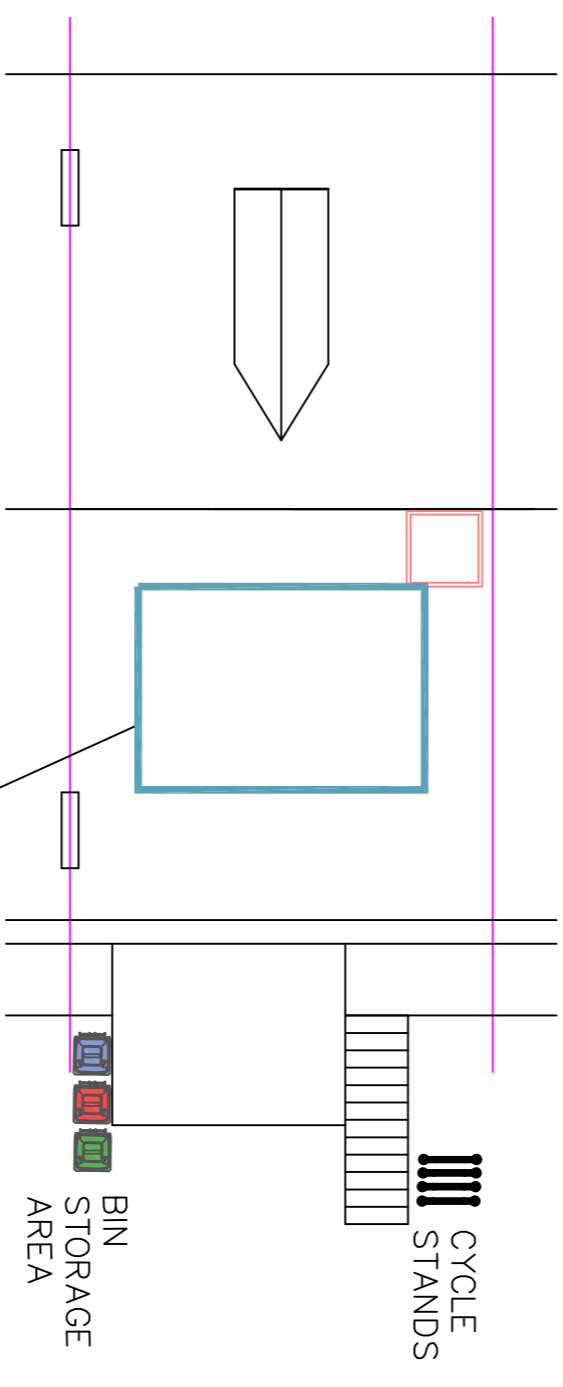
PROPOSED GROUND FLOOR PLAN
SCALE 1:100



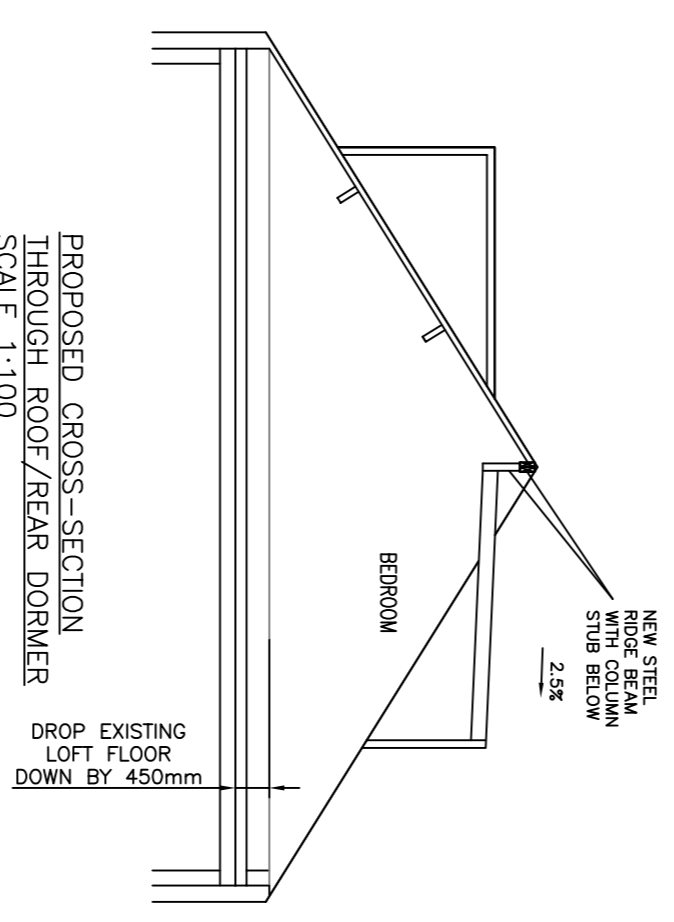
PROPOSED FIRST FLOOR PLAN
SCALE 1:100



PROPOSED SECOND FLOOR PLAN
SCALE 1:100



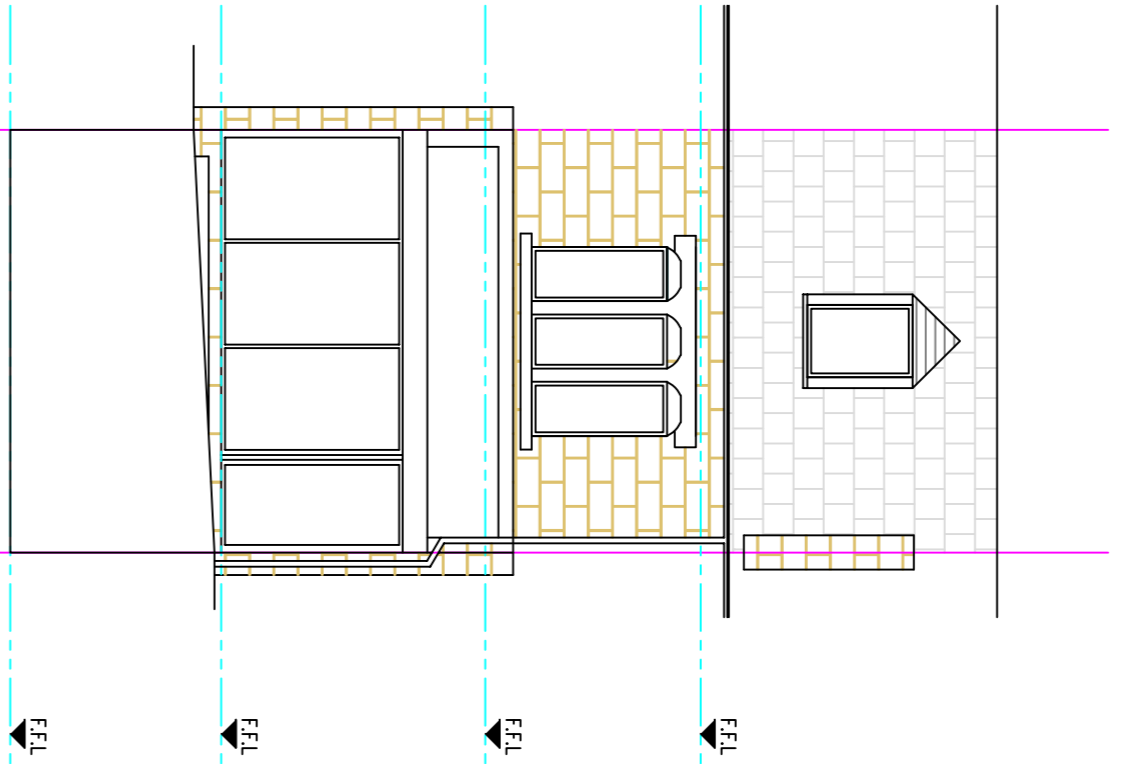
PROPOSED SITE PLAN
SCALE 1:100



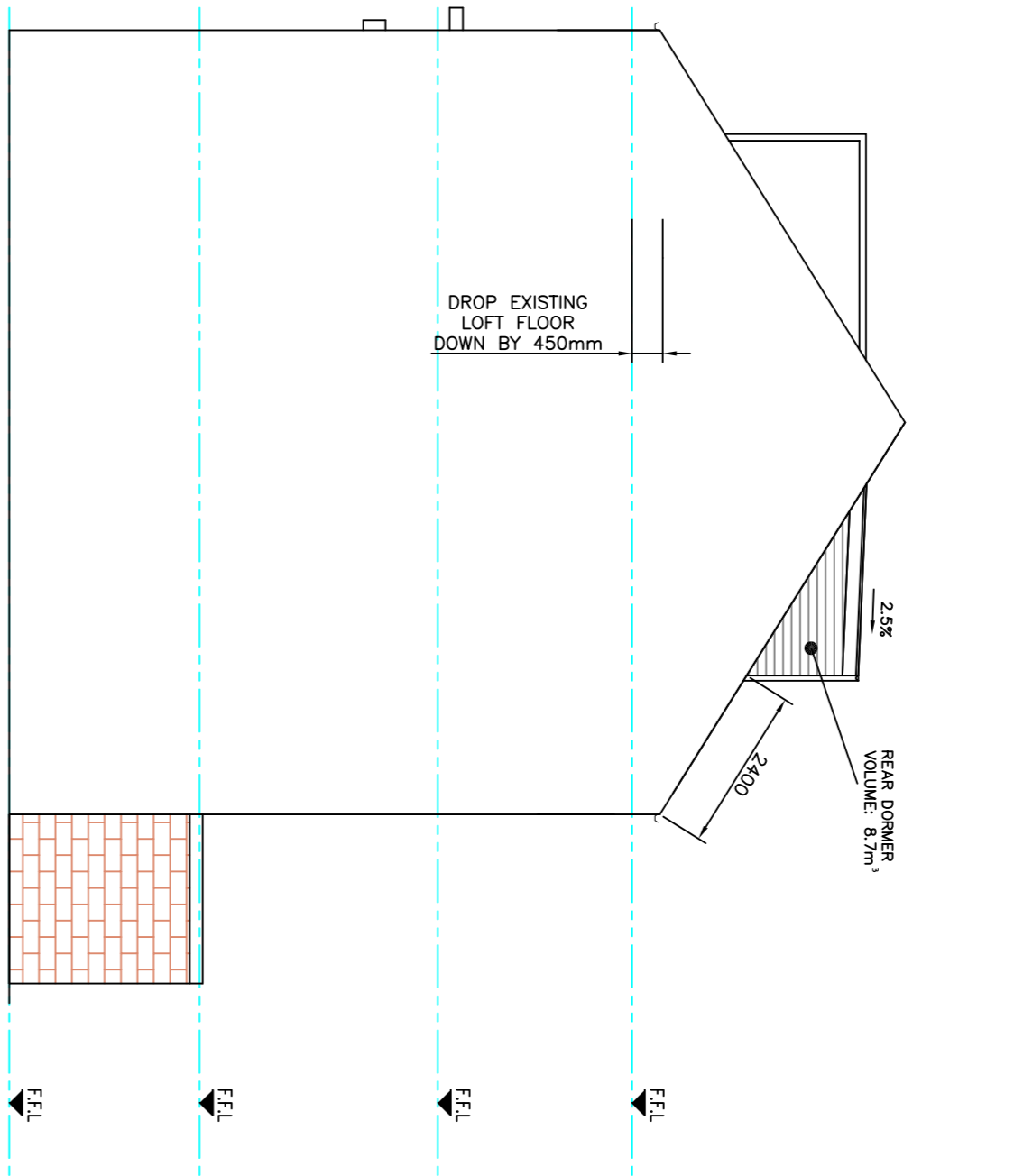
PROPOSED CROSS-SECTION THROUGH ROOF/REAR DORMER
SCALE 1:100

- █ WALLS W/REIN WITH BATTERY BACK-UP INTRODUCED ON ALL HALLOWAY AREAS
- █ STEEL BEAMS INTRODUCED TO FLOOR/WALLS/ROOFS ABOVE NEW OPENINGS WITH INTERSECTING PLATED/INSULATED CEILING. CEILING HEIGHT IS MIN. 2m
- █ ALLOW FOR 50mm THICK FIRE RATED TAPE OF NEW LIGHT FRAME INSULATION BETWEEN
- █ BLOCK-OFF EXISTING DOOR/WINDOW OPENINGS
- █ ALLOW FOR 50mm PLASTERBOARD TO UNDERSIDE FIRST AND LOFT FLOORS
- █ INDICATES WALLS/STAIRS TO BE REINFORCED AREA MAKE GOOD

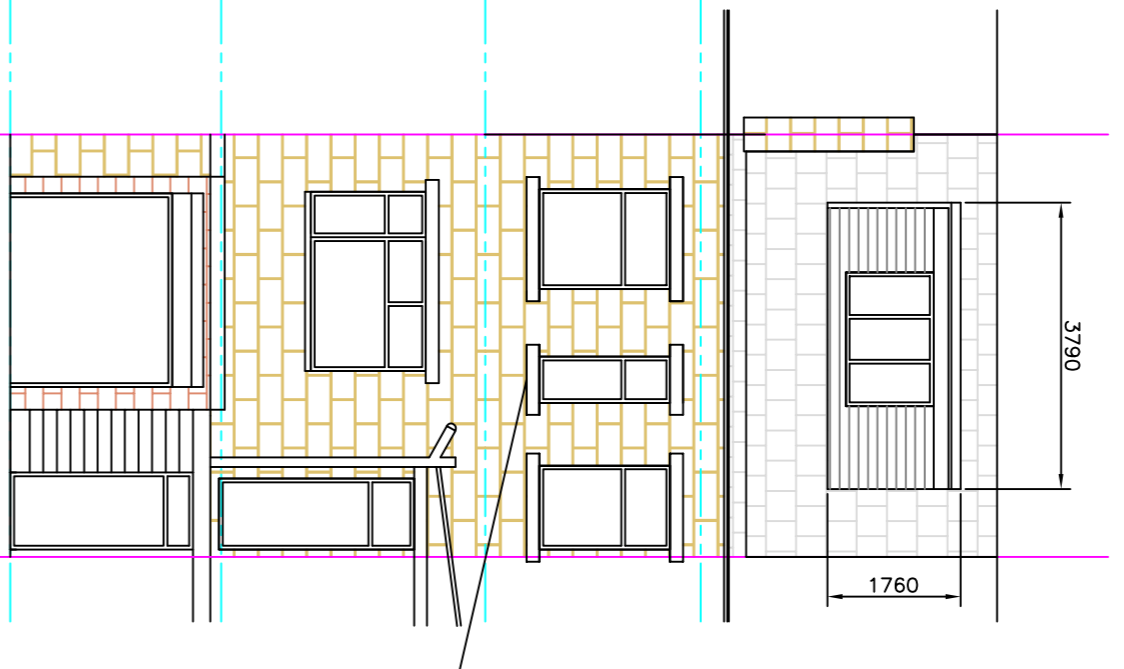
NEW DORMER LOFT FLOOR TO BE TAPERED UP TO WINDOWS ON FRONT AND REAR ELEVATIONS



PROPOSED FRONT ELEVATION
SCALE 1:100



PROPOSED SIDE ELEVATION
SCALE 1:100



PROPOSED REAR ELEVATION
SCALE 1:100

CONTRACTOR HAS FULL RESPONSIBILITY FOR TEMPORARY PROTECTIVE WORKING TO MAINTAIN LIMITS - ALL LIMITS TO ADHERE TO HAVE HORIZONTAL DUMP PROOF TO CONSOLE

REINFORCE ALL EXISTING ALCE OF SAFE THE ROOF FROM INTERFERED WITH BATTERY BACK-UP AND HALF HOUR FIRE RATED INTERNAL ALLOW FOR HALF HOUR FIRE DOORS ON GROUND FLOOR AND LOFT FLOOR ROUTE

ALLOW FOR ALL PARTITIONS AND FIRST PROTECTION W/ 1 HOUR FIRE

UNDER THE PARTY WALL SET 100mm NOTICE MUST BE SET ON ADJOINING PROPERTIES OF THE PROPERTY OWNERS PROPERTY BOUNDARIES. THIS NOTICE THE AFT. MORE INFORMATION IS AVAILABLE ONLINE

BEAR DORMER CONSTRUCTION DETAILS

ROOF ROOF 50mm + 50mm 15027 THERMAFOAM INSULATION WITH 3mm THICK BUTYROLITE VAPOR BARRIER ON BEAM. R/WOOD BEAM WITH A MIN. AIR GAP OF 50mm WITH 125mm LASHEDWOOD AND 50mm OF RAFT UP FEL ROOFING UNDER A 85x147 TYP. 35 PARALLEL BAND BELT AS A PRESSURE RESISTIVE FROM ROOFING BEAM (2.5m OR, SINGLE PLY MEMBRANE OR ROOF BILT UP ON TIMBER BEAMS TO GIVE 1100 FULL APPROX. 75mm TO 20mm ON 16 FLM ROOF JOISTS BUILT OFF FROM WALL OF DORMER ON 1000mm BIRD COATED GALVANIZED STEEL STUDS RIGIDLY SECURED TO NEW ROOF BEAM

INSULATION FROM WALLS TACK UP & BUT JOINED TO ROOF INSULATION (TO PREVENT COLD BRIDGING)

WALLS - TIMBER FRAMED WITH ONLY COLOURED SHEDDING CLADDING TO MATCH EXISTING PROPERTY ROOF - SEE DETAIL

INTERNAL WALLS TO BE CONSTRUCTED USING 100x100mm SW THINER STUDS BARRING STITCHED IN AND HEFT. FRAMING TO BE DORMERED BOTH SIDES FINISH USING THINSTE BOARD FINISH. FASTENERS MUST BE TO BE RIGID TO INTERNAL WALLS TO AVOID OVERHEATING. INSULATION IN THE PARTITION

NEW WINDOWS TO BE UPVC FRAMES & GLAZING TO MEET REQUIREMENTS OF FRAME OF EXISTING ROOF AND ORIGINALLY TO STRUCTURE LOW E GLAZING TO NEW FRAME

NOTICE: NO EXISTING PARTS ON OTHER ROOF PARTS TO BE CUT OR REMOVED OR TEMPORARILY. THE NEW SUPPORTS ARE IN THE EXISTING HEATING SYSTEM EXTENSIONS TO HEATING SYSTEM TO BE DESIGNED & TIED BY SPECIALIST CONTRACTOR (INCLUDING WORKING ANY HEATER ELECTRICAL SYSTEM LIGHTING & POWER CIRCUITS TO BE EXTENDED AND INSTALLED TO MEET ALL WIRING REGULATIONS BY QUALIFIED SPECIALIST CONTRACTOR

TO NEW PARTS TO BE WELDED TO GIVE MIN 100% OF JOINT AREA AND TO HAVE TRACKING WOVEN TO HEAD TO GIVE NOT LESS THAN 80000mm FREE VENTILATION (TRUCKE VENT CONTROLLABLE)

MEANS OF ESCAPE: WINDOWS TO INCORPORATE GREEN SASH PART OF WHICH TO AND DOWN. THE OPERABLE AREA MUST NOT BE MORE THAN 1100mm ABOVE FLOOR LEVEL AND NOT LESS THAN 800mm

INSULATION TO ROOF TO 100mm/20 VALUE. 100mm AIRSPACE INSULATION TIGHT PLASTERBOARD & SPARK VERTICAL INSULATION IN PARTITIONS TO BUTT UP TO INSULATION IN ROOF

NOTES:

1. DRAINAGE FROM DORMERS TO DISCHARGE INTO DRAIN LEVEL OUTLETS. CONNECTION TO DORMERS TO PREVENT WATER INGRESS DURING CONSTRUCTION.

NOTE - SUFFICIENT CAR PARKING SPACES AVAILABLE TO FRONT OF PROPERTY

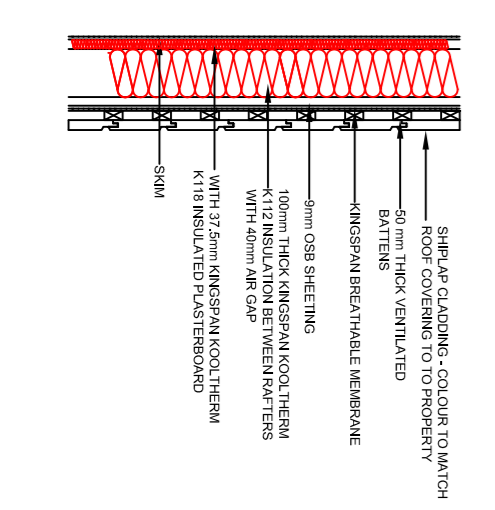
NEW FLOOR CONSTRUCTION TO PROPOSED CHIPBOARD ON 16 FLOOR JOISTS @ GRADE 450mm CRS. SET 25mm ABOVE EXG CEILING JOISTS. FLOOR JOISTS TO BE 100mm SOUND INSULATION BETWEEN FLOOR JOISTS TO HAVE A DENSITY OF 100g/m³ DOUBLE UP FLOOR JOISTS TO SUPPORT STUD WALLS IN LOFT

CHECK STRUCTURAL ADEQUACY OF EXISTING ROOF AND ORIGINALLY TO STRUCTURE FOR NEW DORMERS & SOPE FROM OR STRENGTHENING/UNDERPINNING OR BE REQUIRED

NOTE - CHECK FIRST FLOOR LIMITS UNITS MAY NEED TO BE LIMITED WITH ADEQUATE WORK

NOTE - THIS DRAWING IS FOR PLANNING PURPOSES ONLY - FURTHER DETAILED DRAWINGS WILL BE REQUIRED AS PART OF A BUILDING REGULATIONS APPLICATION.

NOTE - DO NOT SCALE OFF DRAWING. DIMENSIONS TO BE CONFIRMED ON SITE ALL DIMENSIONS IN MM



DORMER SHIPLAP CLADDING DETAIL

Revisions	Date	Planning Application for:
	Oct 2025	Rear Dormer with 2 No. Flats
		1 The Knowl, Miffield

Drawing Title: Proposed Plans and Elevations

Drawing No: S02

Scale: As shown

Page Size: A1