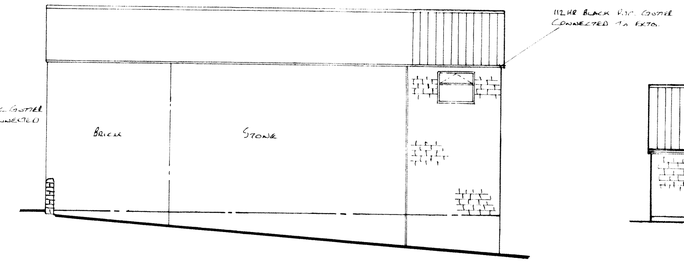
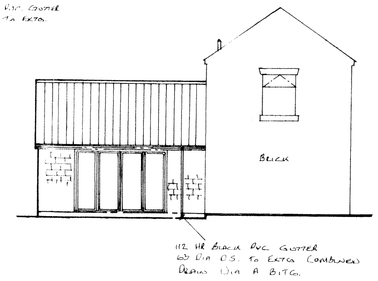


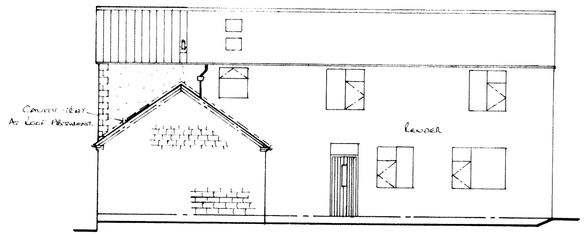
Side Elevation



Rear Elevation



Side Elevation

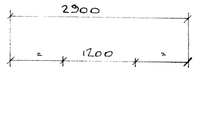


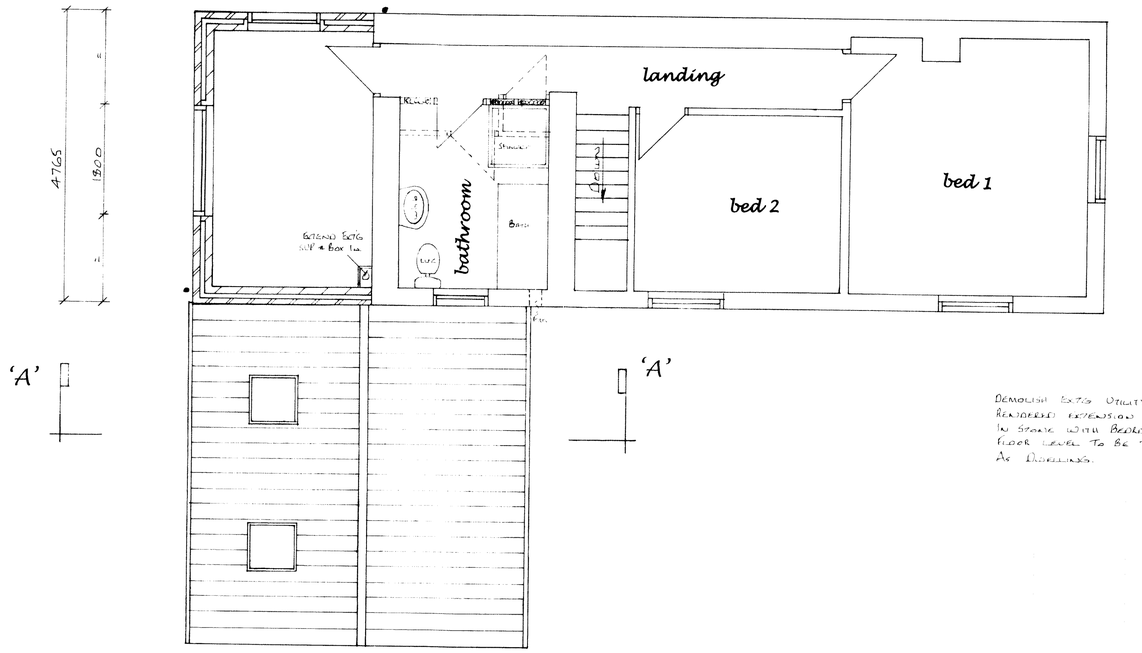
Front Elevation

Window And Doors Details.
All new windows and doors to be grey upvc double glazed to match extg with catnic steel lintels over with minimum opening lights of 450 x 750, 1100mm max from floor level to window bottom where applicable for means of escape.
Glazing to be 'A' rated planitherm argon filled, low iron, fully insulated to achieve a U value of 1.6w/m²k.

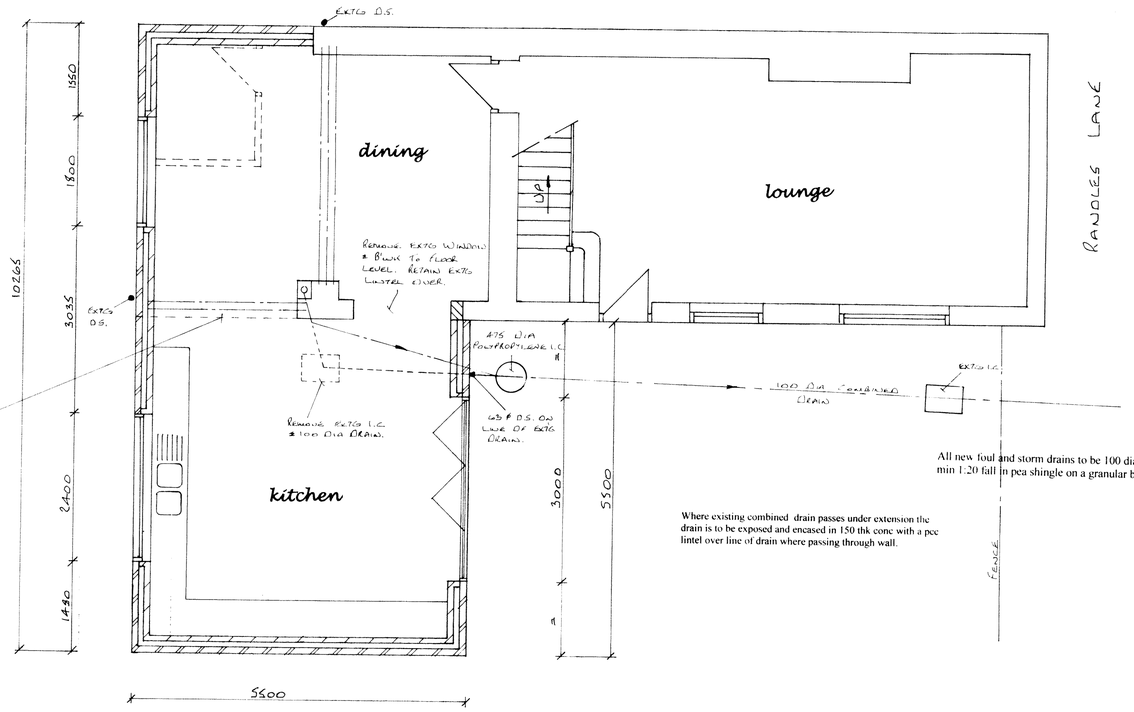
Kitchen :- 3000 x 2050 folding doors, 1800 x 1200 & 2400 x 800 windows CG90-100 lintels.
Bed 3 :- 1800 x 11075 & 1200 x 1075 windows CG90-100 lintels.

Plumbing Notes.
Internal pipework and associated fittings to be UPVC by Marley or similar approved manufacturer to BS.5255:1976 or BS. 5572/1978.
All joints to be of 'O' ring type. Minimum branch sizes and seal depths to be as follows:- Wash hand basin and sink – 32mm dia, 75mm seal min, Shower and bath – 40mm dia, 75mm seal min, W.C. – 100dia, 50 seal min.
110 dia svp min above any opening lights within 2.3m and fitted at top with a pvc vent cap. All traps to be anti-syphon type.
Water supply to bathroom and kitchen to comply with regs G1 and G3.





First Floor Plan



DEMOLISH EXTG UTILITY & W.C. RENDERED EXTENSION & REBUILD IN STONE WITH BEDROOM OVER. FLOOR LEVEL TO BE THE SAME AS DWELLING.

All new foul and storm drains to be 100 dia min 1:20 fall in pea shingle on a granular bed.

Where existing combined drain passes under extension the drain is to be exposed and encased in 150 thk conc with a pcc lintel over line of drain where passing through wall.

Ground Roof Plan

Proposed Extension To Form Larger Kitchen With Bedroom Over At Hawthorne Cottage, Randles Lane, Wetley Rocks, Staffs Moorlands For Mr. D. Houlton.

Drg No 125/174/1A

Date :- July 14th 2016.

Scale :- Floor Plans 1:50, Elevations 1:100.

9500 part 2 storey extension reduced to 5500 single storey extension. Bedroom added above kitchen. 4765 walk out is discussed with planning officer [illegible]