

TRIMMER T1 :2No.50x200  
 TRIMMER T2 :2No.50x200  
 BEAM R1 :152x152x30UC ON 100x450x215 PAD  
 BEAM C1 :152x152x30 UC  
 BEAM F1 :152x152x30 UC  
 BEAM F2,F4:203x203x46 UC ON 100x600x20 PLATES  
 BEAM F3 :203x203x46 UC ON 100x700x25 PLATES

DOUBLE UP RAFTERS AROUND ROOF LIGHTS  
 DOOR FRAMES RECEIVING FD30 DOORS ARE TO HAVE 25x25MM DOOR STOPS AND FD30 DOORS ARE TO BE HUNG ON 3NO. HEAVY DUTY STEEL HINGES  
 LEAD FLASHING TO HAVE 150MM UPSTAND  
 DORMER TILES TO BE PLAIN CONCRETE

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MARKED	REVISION	DATE
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BEAM C1/F1 CONNECTED TO BEAM F2/F3 WITH 2No.90x90x8 ANGLE CLEATS AND 6M12 BOLTS  
 BOLT TOGETHER DOUBLE JOISTS / RAFTERS WITH M10 BOLTS WITH 50 DIA TOOTHE PLATE CONNECTORS AND WASHERS AT 900 C/C  
 STEEL BEAMS TO BE PAINTED WITH INTUMASCANT PAINT - TO MANUFACTURERS INSTRUCTIONS

PROVIDE 8000MM<sup>2</sup> BACKGROUND VENTILATION TO NEW LOFT ROOMS, VIA TRICKLE VENTS IN WINDOWS  
 WINDOW AREA TO BE 1/10TH OF THE FLOOR AREA AND OPENABLE AREA EQUAL TO 1/20TH OF THE FLOOR AREA

ALL NEW WINDOWS TO BE DOUBLE GLAZED WITH TOUGHENED GLASS TO BS 6206, IF WITHIN 800MM OF FLOOR

BEAM F2/F3 AND BEARING NOT TO TAKE SUPPORT ONTO MASONARY FORMING PART OF THE CHIMNEY BREAST

100x150 POST UNDER BEAM R1 ON TO BEAM F1, FIXED WITH 90x90x8 ANGLE CLEAT AND M12 BOLTS TO R1 AND BEAM F1

ALL INTERNAL STUD WALLS BETWEEN THE W.C./BEDROOM AND STAIRS TO BE FILLED WITH 100MM MINERAL WOOL DENSITY 15KG/M<sup>3</sup>

STUD WALLS TO STAIRS ENCLOSURE TO BE HALF HOUR FIRE RESISTING 50x100 STUDS AT 400C/C VERTICALLY AND HORIZONTALLY LINE BOTH SIDES WITH 12.5MM PLASTER BOARD AND SKIM, FILL VOIDS WITH 100MM MINERAL WOOL DENSITY 15KG/M<sup>3</sup>

SOFFIT OF NEW STAIRS TO BE LINED WITH 12.5MM PLASTER BOARD AND SKIM

PROVIDE CODE 4 LEAD FLASHING BETWEEN THE DORMER CHEEKS AND THE ROOF

SINK WASTE TO BE 50MM WITH 75MM UPVC DEEP SEAL TRAP, - DISCHARGE INTO THE EXISTING SOIL AND VENT PIPE, IN ACCORDANCE WITH BS5572

PROVIDE ROODING ACCESS IN WASTE PIPES AT CHANGE IN DIRECTION

PROVIDE ELECTRIC FAN TO WC/SHOWER ROOM TO GIVE 15 LITRES PER SECOND AIR EXTRACT RATE WITH 15 MINUTE TIMER

PROVIDE AT EACH LANDING SELF CONTAINED SMOKE DETECTORS PERMANENTLY WIRED TO A SEPARATELY FUSED CIRCUIT AT THE DISTRIBUTION BOARD WITH BATTERY BACK UP, SMOKE ALARMS TO BE LINKED AND DENOTED THUS:- Ø SMOKE ALARMS TO COMPLY WITH BS 5446;PART 1

NEW RAFTERS TO HIP END 50x150 AT 400c/c RIDGE BOARD 50x150

ANCHOR GABLE WALL TO ROOF AND FLOOR JOISTS WITH 30x5x1200 LONG GALVANISED MILD STEEL STARPS AT 1200 C/C

STEEL BEAMS TO AVOID BEARING ON TO BRICK WORK THAT PREVIOUSLY FORMED PART OF THE CHIMNEY BREAST

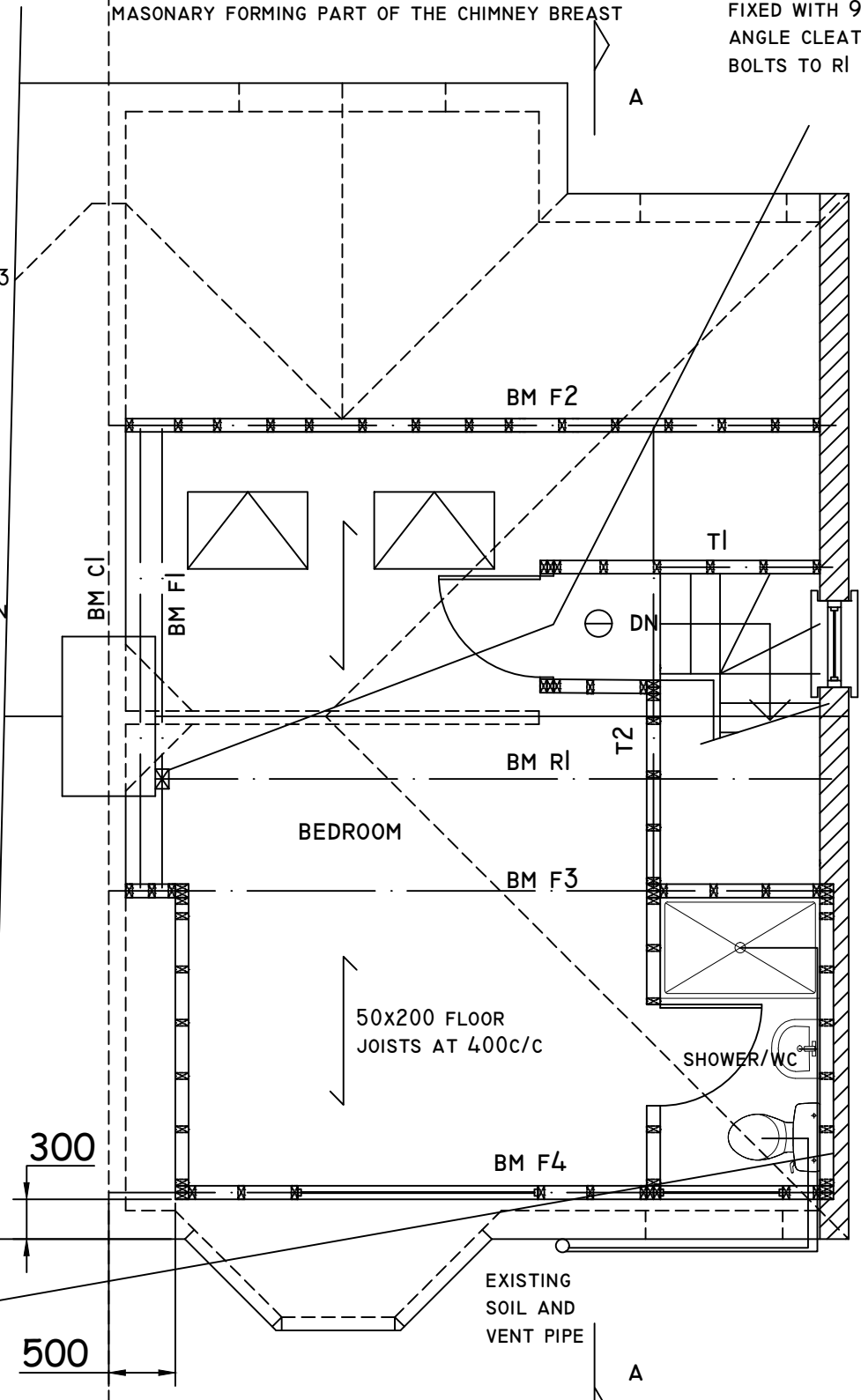
RAISE GABLE WALL IN 215MM CELCON BLOCKS, BUILT OFF THE EXISTING WALL, DRY LINE INTERNALLY WITH 82.5MM KINGSPAN INSULATION DRY-LINING BOARD MECHANICALLY FIXED TO TIMBER BATTENS EXTERNALLY - 20MM RENDER WITH WATER PROOF ADDITIVE

PROVIDE CATNIC LINTEL CN71A OVER WINDOW OPENING IN GABLE WALL

FLUSHING DEVICES TO W.C. TO BE PROVIDED WITH PROVISION OF WHOLESOME WATER FROM THE MAINS

BASIN/SHOWER TO BE PROVIDED WITH HEATED WHOLESOME WATER OR SOFTENED WATER

ALL ELEMENTS OF HOT WATER SYSTEM TO BE DESIGNED, CONSTRUCTED AND INSTALLED TO RESIST EFFECTS OF TEMPERATURE DURING NORMAL USE AND IN THE EVENT OF A MALFUNCTION. SYSTEM TO BE ADEQUATELY SUPPORTED AND COMPLY WITH APPROVED DOCUMENT G (G3)



**LOFT PLAN**

DOUBLE UP FLOOR JOISTS UNDER STUD PARTITIONS AND BOLT TOGETHER WITH 10MM BOLTS AT 600C/C  
 PROVIDE ACCESS FOR RODDING AT BASE OF ALL STACKS  
 HOT WATER STORAGE VESSEL REQUIRES PRECAUTIONS TO PREVENT WATER EXCEEDING 100 DEGREES C. SAFTEY DEVICES TO DISCHARGE TO A SUITABLE PLACE OF SAFTEY TO PREVENT INJURY TO PEOPLE



	CHECKED:	DATE: DEC 2022	DRAWING TITLE: <b>PROPOSED LOFT PLAN</b>	PROJECT: <b>49 SANDRINGHAM ROAD LONDON NW11 9DR</b>	
	DRAWN:	SCALE: 1:50			
	DRAWING NUMBER: <b>L3</b>				