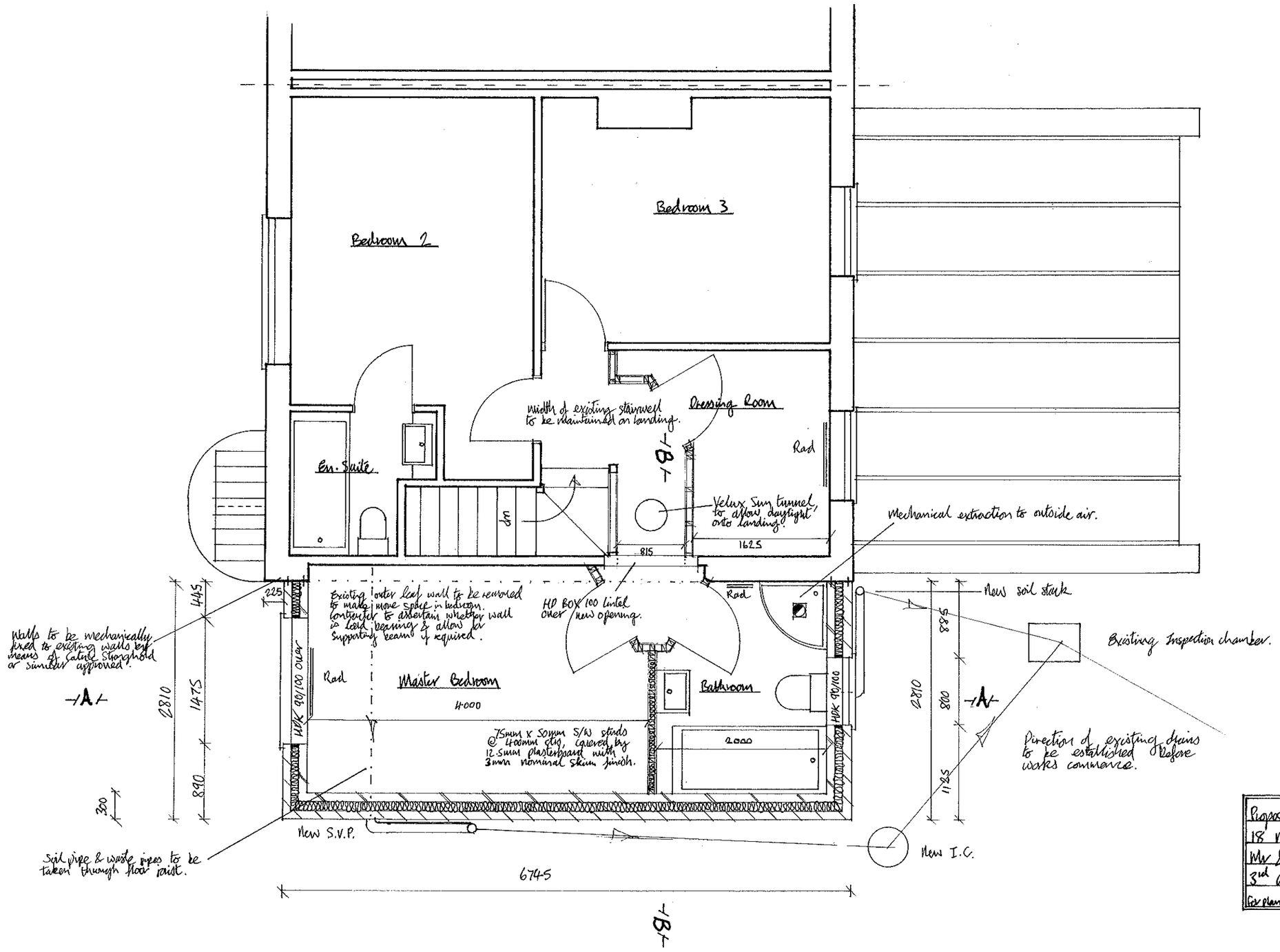
PROPOSED FIRST FLOOR PLAN



Plastering

Block walls to be dry lined using 2.5mm plasterboard bonded to walls with dry wall bonding compound, finished with 3mm nominal thistle finish. Ceilings to receive 12.5mm plasterboard screwed to ceiling joists and finished with 3mm nominal thistle finish. Noggins to be 75mm by 47mm SC3 grade timber fixed between ceiling joists at 1200mm centres to take plasterboard.

Roof Trusses

Roof trusses to be designed by specialist roof trust manufacturer. Trusses to be fixed at maximum 600mm centres. Trusses to be fixed to 100mm by 50mm soft wood wall plate bedded on mortar, which is to be bolted down to block work with 1200mm by 30mm by 6mm galvanised steel restraining straps at maximum 2m centres using minimum 4 screws per strap and nailed to wall plate. Trusses to be nailed to wall plate and fixed using galvanised truss clips. All roof bracing to be carried out in accordance with manufacturers guidelines.

Roof Construction

Roof covering to be tile to match existing, nailed to 50mm x 25mm tantalised battens over Tyvek Supro vapour permeable membrane. Horizontal laps to be no less than 150mm. Fix additional battens where necessary to prevent felt being opened at laps by wind suction. Ridges to match existing. Roof space to be insulated using 100mm crown loft roll between ceiling joists and 200mm crown loft roll laid over ceiling joists at right angles. Code 4 lead to valleys & flashings. Patination oil to be applied onto lead as soon as possible to prevent staining.

First floor construction

Ceiling joists to match depth of existing joists at no more than 400mm ctrs. trimmers to be doubled up and bolted together at 600mm ctrs, trimmers over 2.5m long to be treble joist. 1500mm x 30mm x 6mm galvanised restraining straps to be built in to blockwork and to carry over first 3 joists @ max 2m ctrs. Additional noggins to be placed under strap for support. Floor to comprise of 18mm t&g treated chipboard sheets glued and screwed down to joist. Internal first floor to receive 100mm rockwool acoustic slabs between joists.

Proposed extension to side of
18 Mountain View, Rossett, for
Mr & Mrs G. Thompson.
3rd April 2024 SCALE: 1:50
For planning purposes only. DO NOT SCALE OFF PLAN