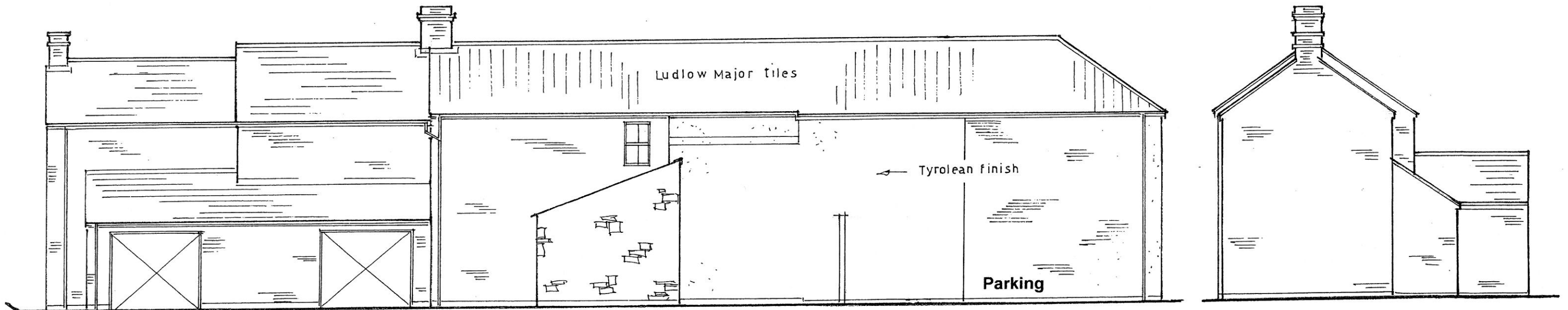


EXISTING ELEVATIONS



WEST ELEVATION
(Market Street)

SOUTH ELEVATION



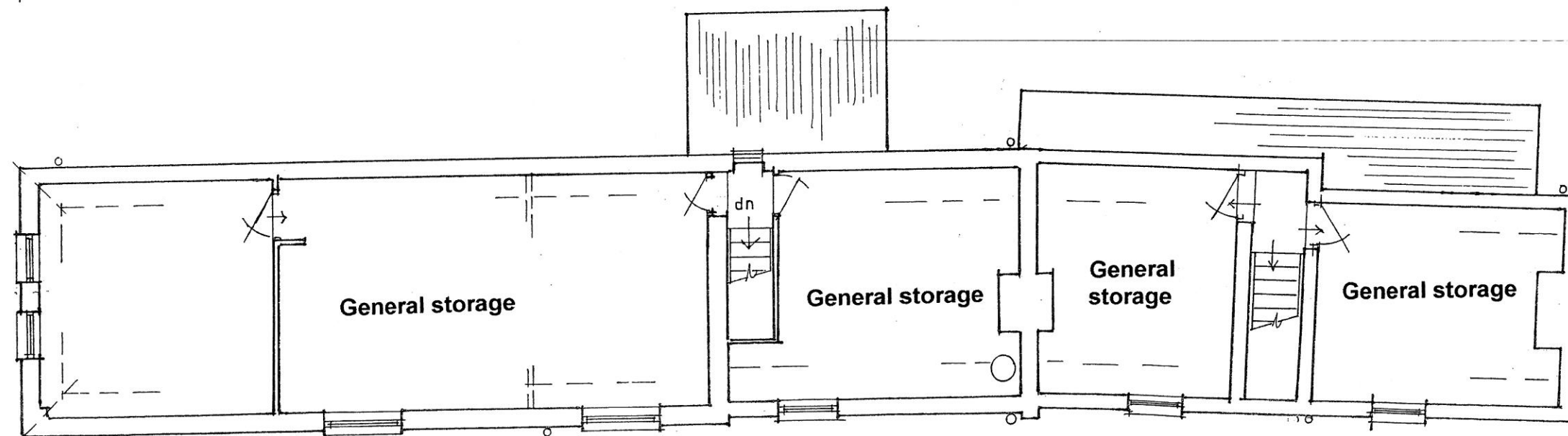
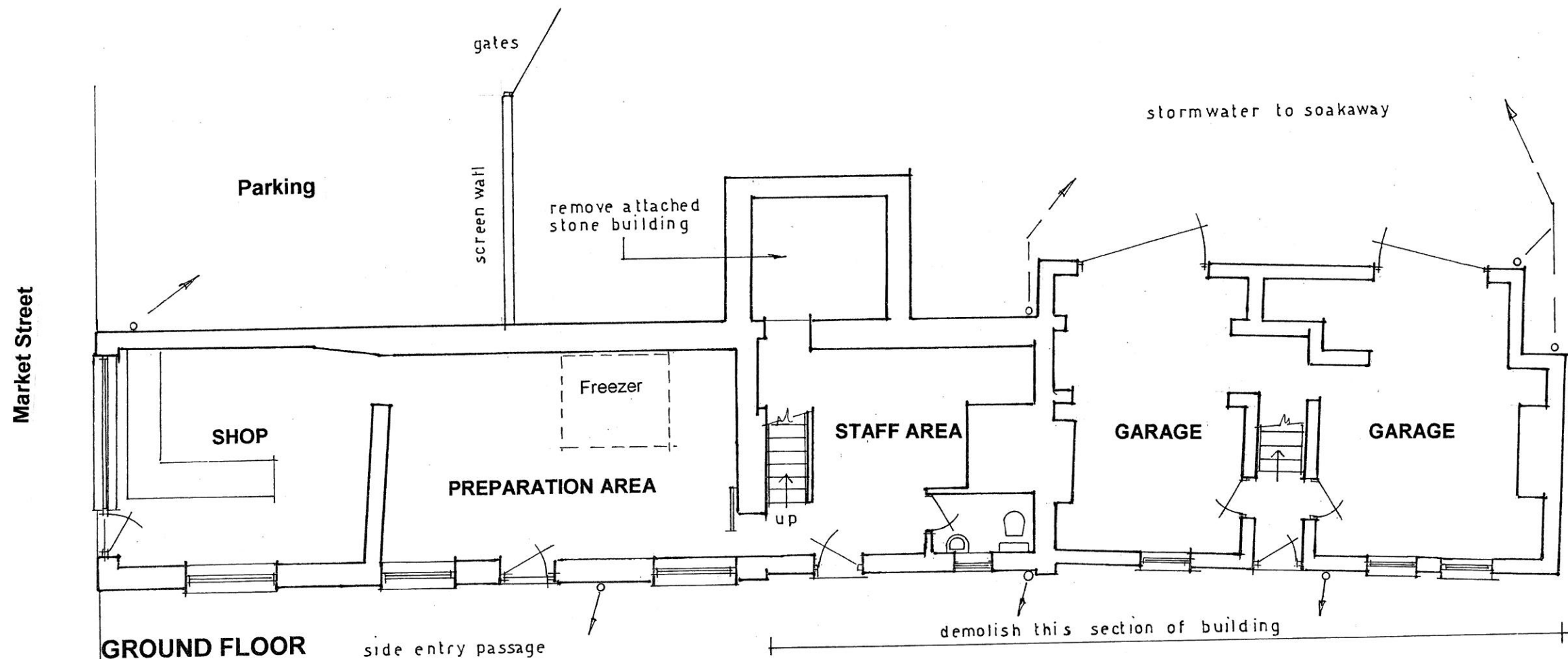
NORTH ELEVATION

EAST ELEVATION

**DEMOLITION OF EXISTING BUILDING ATTACHED TO 20 MARKET STREET,
AND CONSTRUCT A NEW BUILDING FOR GENERAL STORAGE PURPOSES
AT RHOSLLANNERCHRUGOG, WREXHAM, LL14 1AF for D & J THOMAS**

Prepared by: M.A. Clark. ACIOB	Existing Elevations	Scale 1:100
Tel/Fax: 01691 662749	Plan No. 2316/03MAC	Original Drawing A3

EXISTING FLOOR PLANS

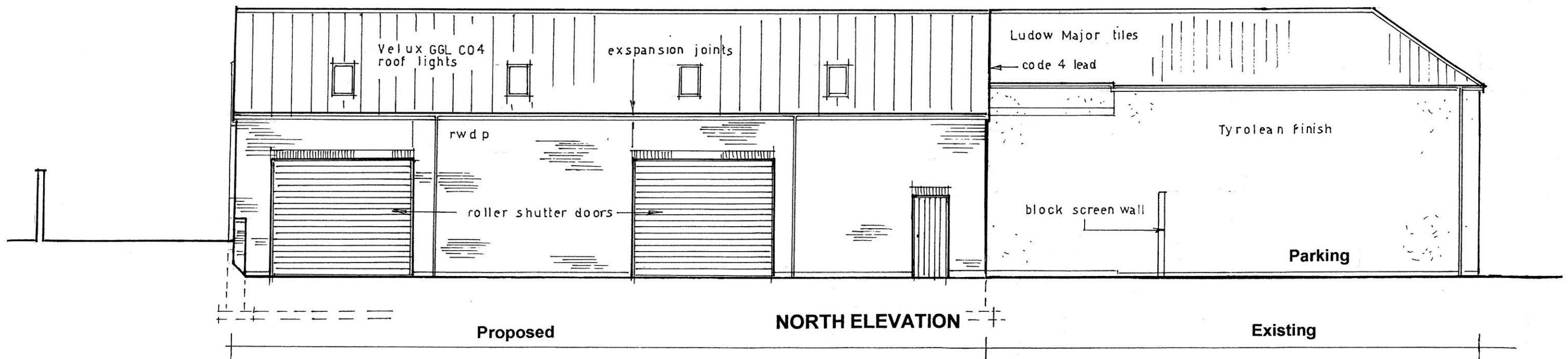
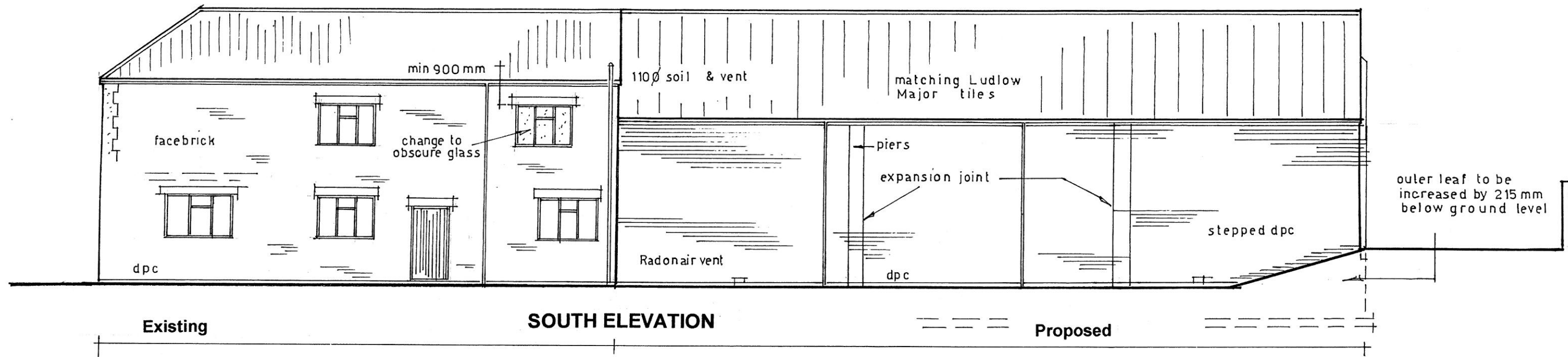


**DEMOLITION OF EXISTING BUILDING ATTACHED TO 20 MARKET STREET,
AND CONSTRUCT A NEW BUILDING FOR GENERAL STORAGE PURPOSES
AT RHOSLLANNERCHRUGOG, WREXHAM, LL14 1AF for D & J THOMAS**

Prepared by: M.A. Clark. ACIOB
Tel/Fax: 01691 662749

Existing Floor Plans Scale 1:100
Plan No. 2316/04MAC Original Drawing A3

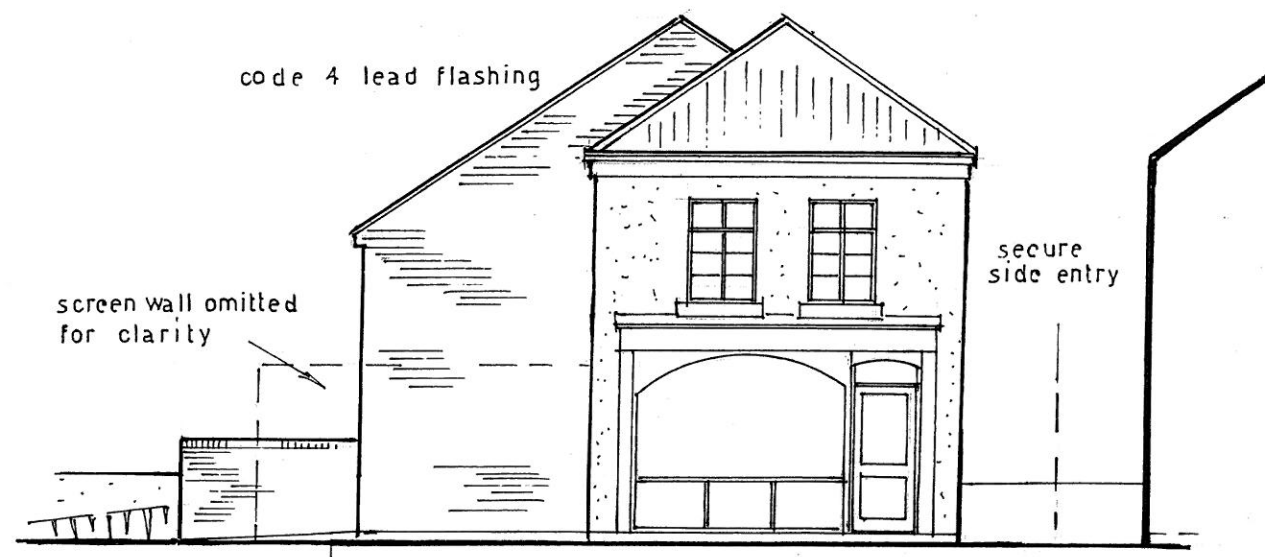
PROPOSED ELEVATIONS



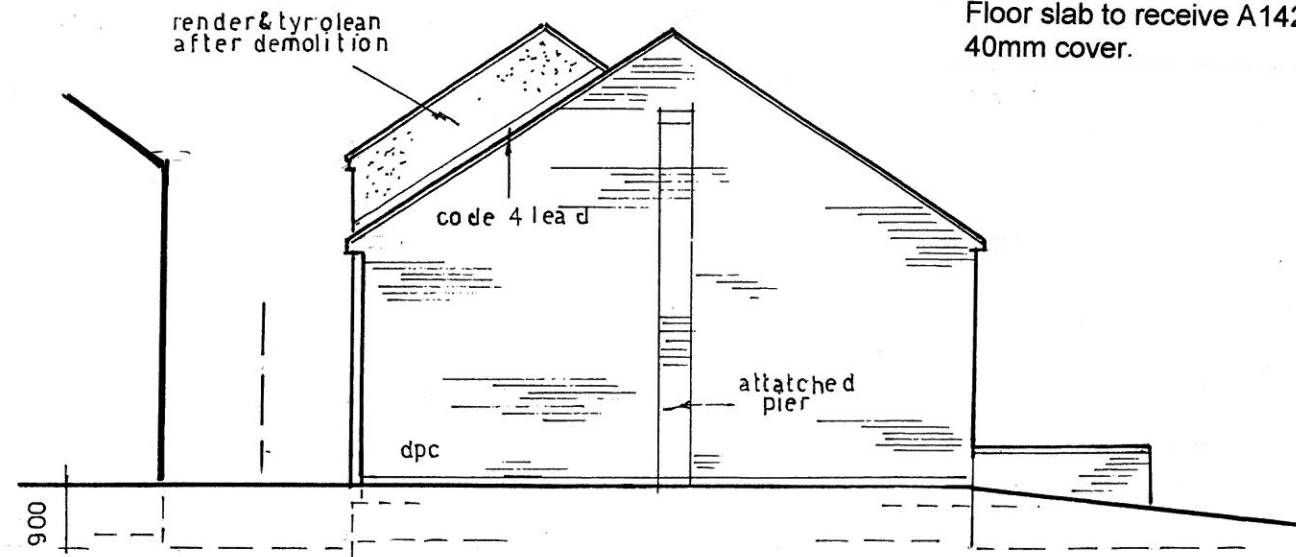
DEMOLITION OF EXISTING BUILDING ATTACHED TO 20 MARKET STREET,
AND CONSTRUCT A NEW BUILDING FOR GENERAL STORAGE PURPOSES
AT RHOSLLANNERCHRUGOG, WREXHAM, LL14 1AF for D & J THOMAS

Prepared by: M.A. Clark. ACIOB	Proposed Elevations	Scale 1:100
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PROPOSED ELEVATIONS



**WEST ELEVATION
(Market Street)**



EAST ELEVATION

ADDENDUM added 30/03/2016

Strip foundations reinforced with 6 - T16 bars on top
And 6 - T16 bars on bottom, with T10 U bars @ 300c/s
Strip foundation increased to 250mm thickness.
Floor slab to receive A142 fabric reinforcement +
40mm cover.

SCOPE OF THE WORKS

This proposal is for the demolition of traditional built buildings attached to Shop premises all in the ownership of the applicants. The building is divided into numerous sections and has been used for general storage and garaging of plant and equipment. The internal layout of the building is inappropriate for adaption and the building would require extensive renovation and refurbishment. The replacement single storey building will be of traditional construction, with cavity walls, trussed roof and concrete interlocking tiles to match to reflect the local vernacular. Given the purpose of this building heating is not included. It is proposed to install stairs, water closet, basin and shower facility within the shop premises.

PREPARATIONS

Locate and isolate existing services to make safe prior to demolition. Maintain live services to the shop premises (20 Market Street), which will remain open during daytime hours. Install Heras security fencing or similar to ensure customers safety, using either the shop or Abattoir. Construct scaffolding and working platforms to be used in conjunction with demolition. See Contractor requirements in the General Section at the end of the Specification. These requirements must be observed throughout the duration of works. Carefully remove roof coverings, roof timbers, upper floors, internal and external walls. Salvaged materials to be cleaned off and set aside as directed. Ground floors and foundations are to be broken up with hardcore set aside for reuse. Non recyclable materials are to be removed from site and disposed of at a licensed tip facility. Protect existing foul and storm water drainage connections, these are to be reused.

SPECIFICATION FOR GENERAL STORAGE BUILDING

Foundations. Excavate for and lay 750w x 200d and 900x 250d concrete strip foundations for cavity walls with C30 grade OPC concrete, nominally 900mm below ground level, dependant on exposed ground conditions. Refer to Floor Plan and Section A-A.

Walls. To dpc, Cavity wall to comprise nominally of 125mm concrete blockwork to inner and 100mm to outer leaf in 1:1:6 mix, with a 100mm cavity width. The East Gable and part South facing wall retain raised ground levels, outer leaf to be increased as indicated on Section

B-B. Note; lay minimum of 4 courses dense face bricks to outer leaf, below dpc. Incorporating 100mm cavity. Hyload dpc to walls min 150mm above external ground levels, with 100mm end laps. Incorporate precast RC relieving lintels in all walls over any drain or service ducting. Mask both sides of openings with rigid sheet material to prevent entry of fill or vermin. Space around pipes or services to be filled with compressible sealant to prevent entry of gas. Lean mix concrete to cavity to 225mm below ground level, finished sloping outwards. 1200g Radon membrane set under dpc, taken down and across cavity and built into outer leaf, incorporating weep holes at 900 c/s. Prevent mortar droppings from building up within cavity. Fully bond all walls as work proceeds. Build in PVCu telescopic Radon duct to vent directly to external air.

Ground Floor. 125mm thickness ground bearing slab, concrete C30 grade with fine tamp (or power float) finish, laid with slight fall to central drainage channel. All on separation layer and 80mm Kingspan Thermafloor, zero rated ODP insulation including 25mm PE upstand, against all perimeter walls to prevent cold bridging.

All laid on 1200g Monarflex Radon Barrier (DPM), 300mm side and end laps. Joints fully taped, taken up walls and set under dpc on well blinded and compacted hardcore, min depth 200th to achieve U value 0.20W/m²K or better. Radon preventative measures are to be included in the form of a Radon sump chamber (450mm square x 600mm deep honey combed brick or proprietary Pvcu chamber) with 100mm dia perforated duct pipe. Include for the formation of expansion joints to the concrete slab at 6m centres.

Walls. Above dpc. Cavity walls to comprise Hanson Atherstone Red face brickwork outer leaf and 125mm Durox Supa block or similar to inner leaf all in 1:1:6 mortar. 40mm Kingspan K8 Kooltherm zero ODP composite foil rigid high density urethane insulation within the cavity, secured with retaining clips to inner leaf. All to achieve U value 0.27W/m²K or better. Stainless steel ties @ 6 per m² and @ 225 c/s to jambs. Close cavities at jambs, eaves, verges etc using insulation blockwork and include dpc's. Form attached piers to openings and walls generally as shown, incorporating expansion joints at 6m centres. Hoist and set Catnic steel lintels CH90/125 over roller shutter doors and CG90/125 over personnel door. Incorporate cavity tray to extended cavity wall above existing retained shop gable. Infill 2 in number door openings with solid blockwork in existing gable wall. Note: Insulation has been incorporated in the floor and cavity walls although it is not intended to heat the building.

Specification continues on separate Specification Sheets.

**DEMOLITION OF EXISTING BUILDING ATTACHED TO 20 MARKET STREET,
AND CONSTRUCT A NEW BUILDING FOR GENERAL STORAGE PURPOSES
AT RHOSLLANNERCHRUGOG, WREXHAM, LL14 1AF for D & J THOMAS**

Prepared by: M.A. Clark. ACIOB
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Proposed Elevations Scale 1:100
Plan No. 2316/06MAC Original Drawing A3

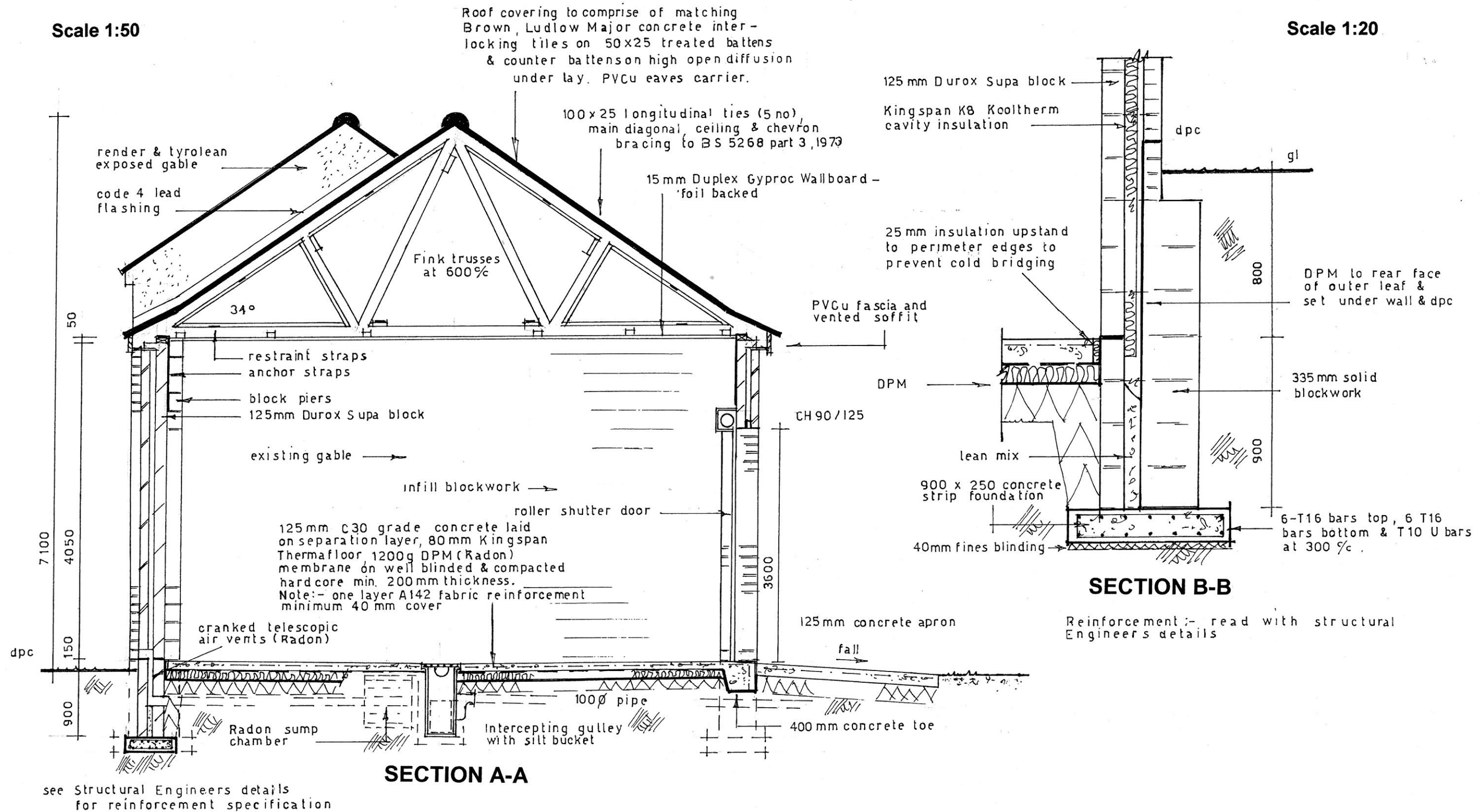
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Reinforcement added 30/03/2016

Proposed Floor Plans	Scale 1:100
Plan No. 2316/07MAC	Original Drawing A3

Scale 1:50

Scale 1:20



Reinforcement added 30/03/2016

DEMOLITION OF EXISTING BUILDING ATTACHED TO 20 MARKET STREET, AND CONSTRUCT A NEW BUILDING FOR GENERAL STORAGE PURPOSES AT RHOSLLANNERCHRUGOG, WREXHAM, LL14 1AF for D & J THOMAS		
Prepared by: M.A. Clark. ACIOB	Sections	Scales: 1:50, 1:20
Tel/Fax: 01691 662749	Plan No.2316/08MAC Original Drawing A3	