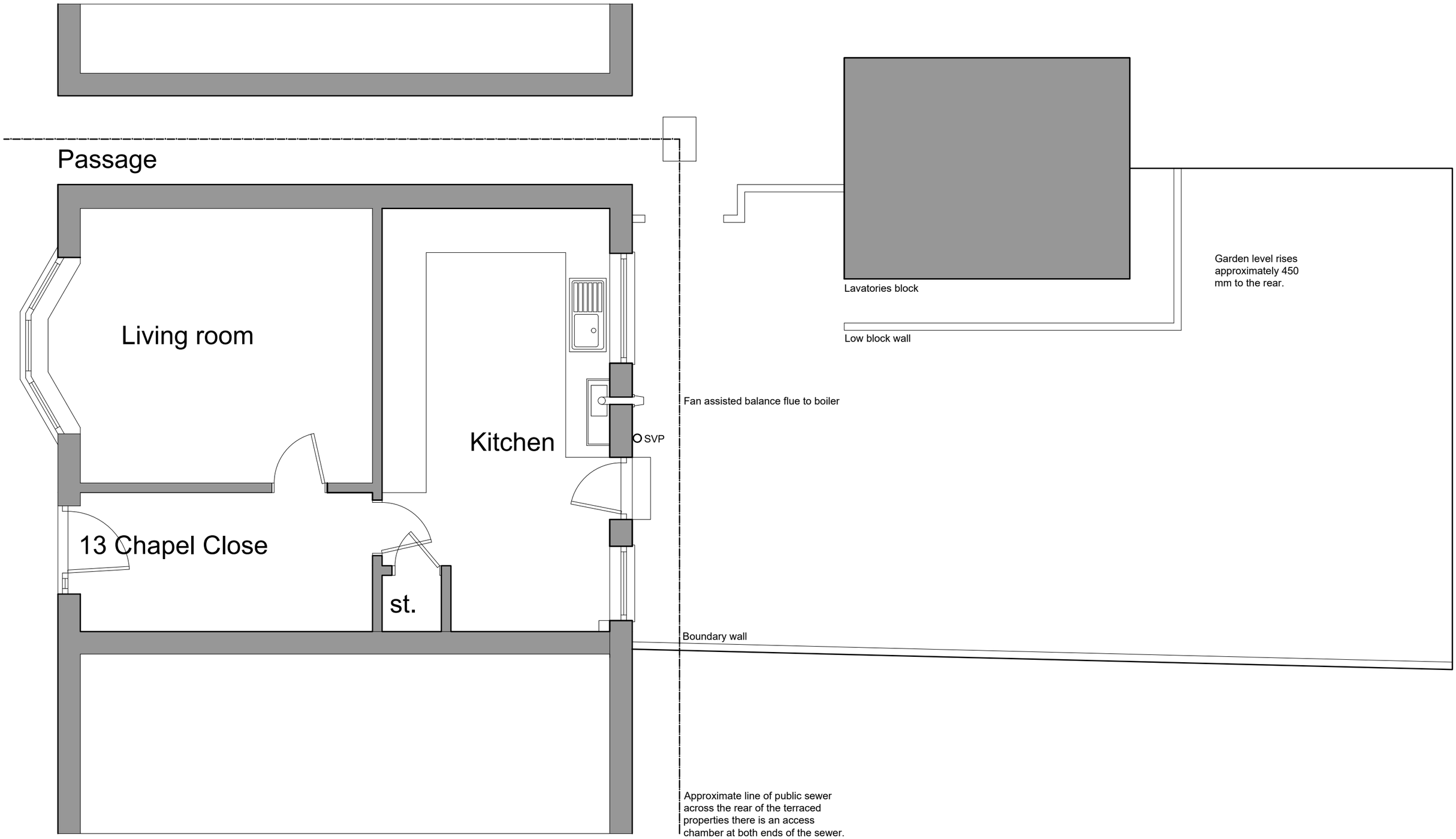

SCALE BAR 1/200 ORIGINAL DRAWING SIZE A3	0.0	2.0	4.0	6.0	8.0	10.0	12.0	14.0	16.0	18.0	20.0 metres		80.0 metres	70.0	60.0	50.0	40.0	30.0	20.0	10.0	0.0	SCALE BAR 1/500
SCALE BAR 1/100	0.0	1.0	2.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	10.0 metres		400.0 metres	350.0	300.0	250.0	200.0	150.0	100.0	50.0	0.0	SCALE BAR 1/2500
SCALE BAR 1/50	0.0		1.0		2.0		3.0		4.0		5.0 metres											

13 CHAPEL CLOSE WHITEHAVEN CUMBERLAND CA28 8HW FOR MRS JUDITH BOSTOCK	SURVEY EXISTING PLAN. GROUND FLOOR PLAN		Scale: Date: DWG No.	1/100 @ A3 FEB 2026 26/0450/1.	REV Date

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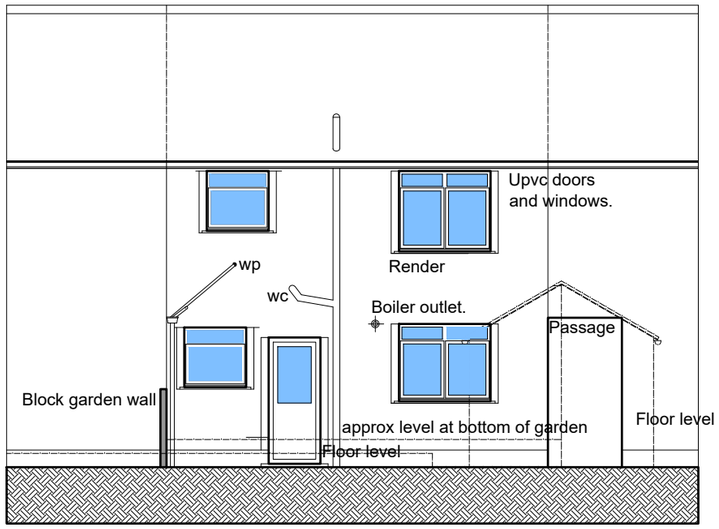
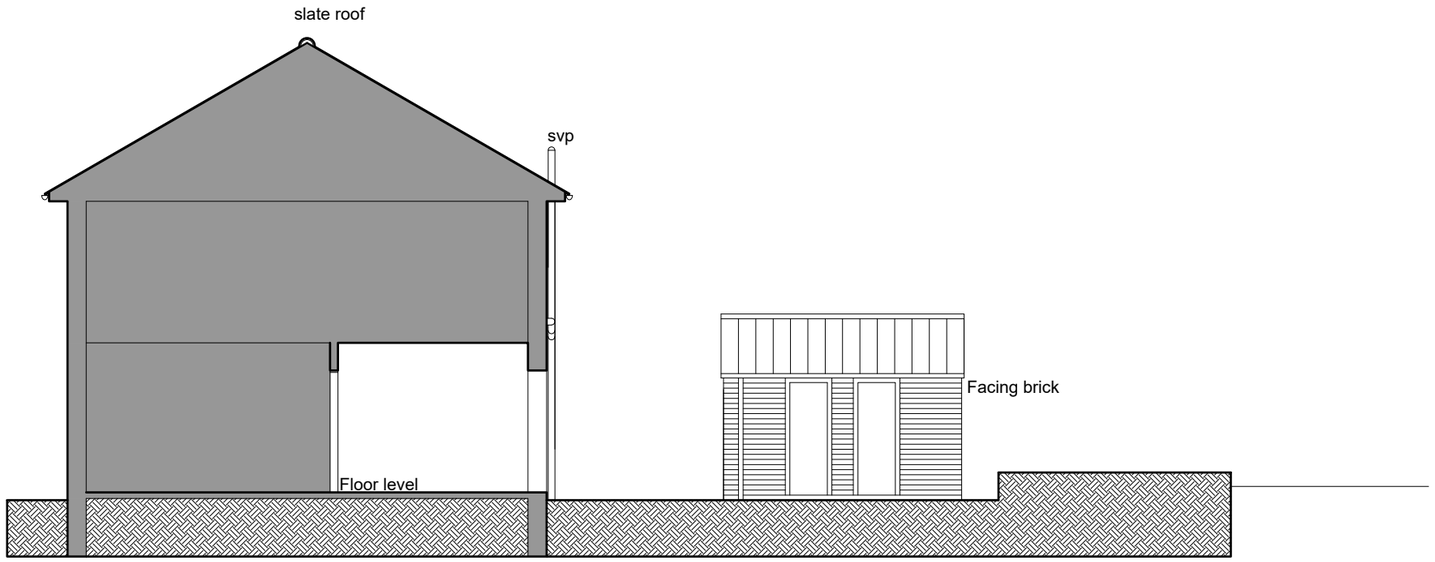
Architectural Design and Technology
Mobile 07816046756
geoffreywallaceltd@gmail.com



REAR ELEVATION EXISTING



SECTIONAL ELVATION OF GARDEN

SCALE BAR 1/200 ORIGINAL DRAWING SIZE A3	0.0	2.0	4.0	6.0	8.0	10.0	12.0	14.0	16.0	18.0	20.0 metres		80.0 metres	70.0	60.0	50.0	40.0	30.0	20.0	10.0	0.0	SCALE BAR 1/500
SCALE BAR 1/100	0.0	1.0	2.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	10.0 metres		400.0 metres	350.0	300.0	250.0	200.0	150.0	100.0	50.0	0.0	SCALE BAR 1/2500
SCALE BAR 1/50	0.0		1.0		2.0		3.0		4.0		5.0 metres											

13 CHAPEL CLOSE WHITEHAVEN CUMBERLAND CA28 8HW FOR MRS JUDITH BOSTOCK	EXISTING ELEVATIONS		Scale: Date: DWG No.	1/100 @ A3 FEB 2026 26/0450/2	REV Date

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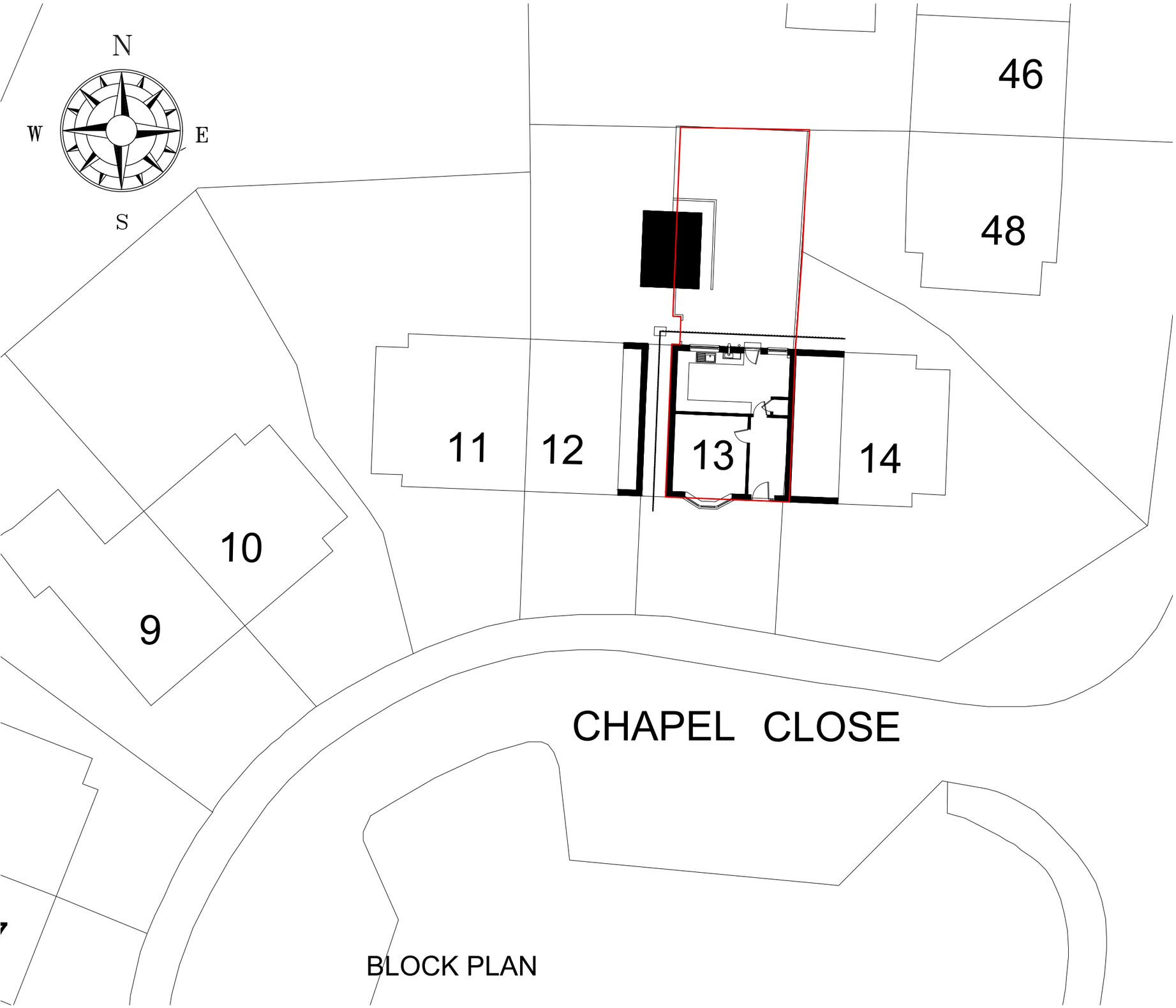
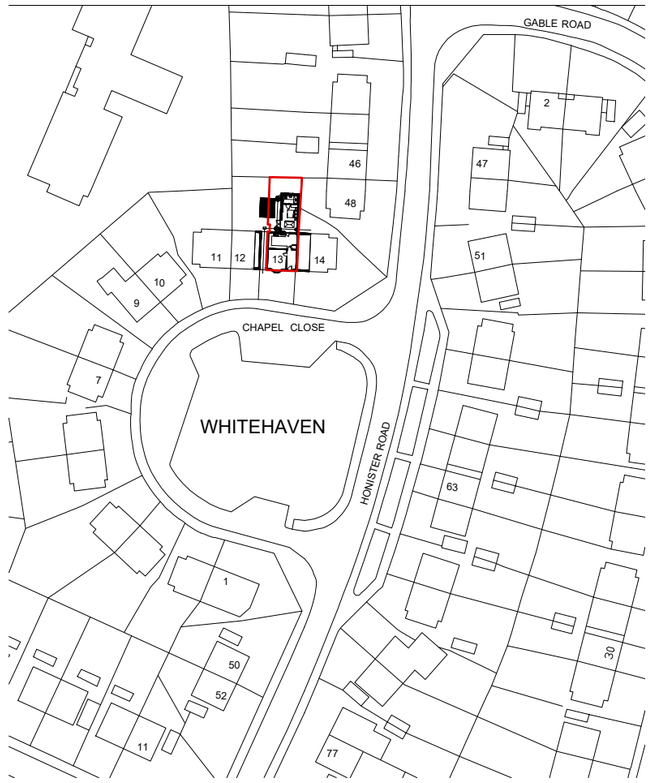
geoffreywallaceltd@gmail.com



BLOCK PLAN



LOCATION PLAN 1/1250 Scale

SCALE BAR 1/200 ORIGINAL DRAWING SIZE A3	0.0	2.0	4.0	6.0	8.0	10.0	12.0	14.0	16.0	18.0	20.0 metres		80.0 metres	70.0	60.0	50.0	40.0	30.0	20.0	10.0	0.0	SCALE BAR 1/500
SCALE BAR 1/100	0.0	1.0	2.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	10.0 metres		400.0 metres	350.0	300.0	250.0	200.0	150.0	100.0	50.0	0.0	SCALE BAR 1/2500
SCALE BAR 1/50	0.0		1.0		2.0		3.0		4.0		5.0 metres											

13 CHAPEL CLOSE WHITEHAVEN CUMBERLAND CA28 8HW FOR MRS JUDITH BOSTOCK	EXISTING BLOCK AND LOCATION PLANS		Scale: Date: DWG No.	1/200 @ A3 FEB 2026 26/0450/3.	REV Date

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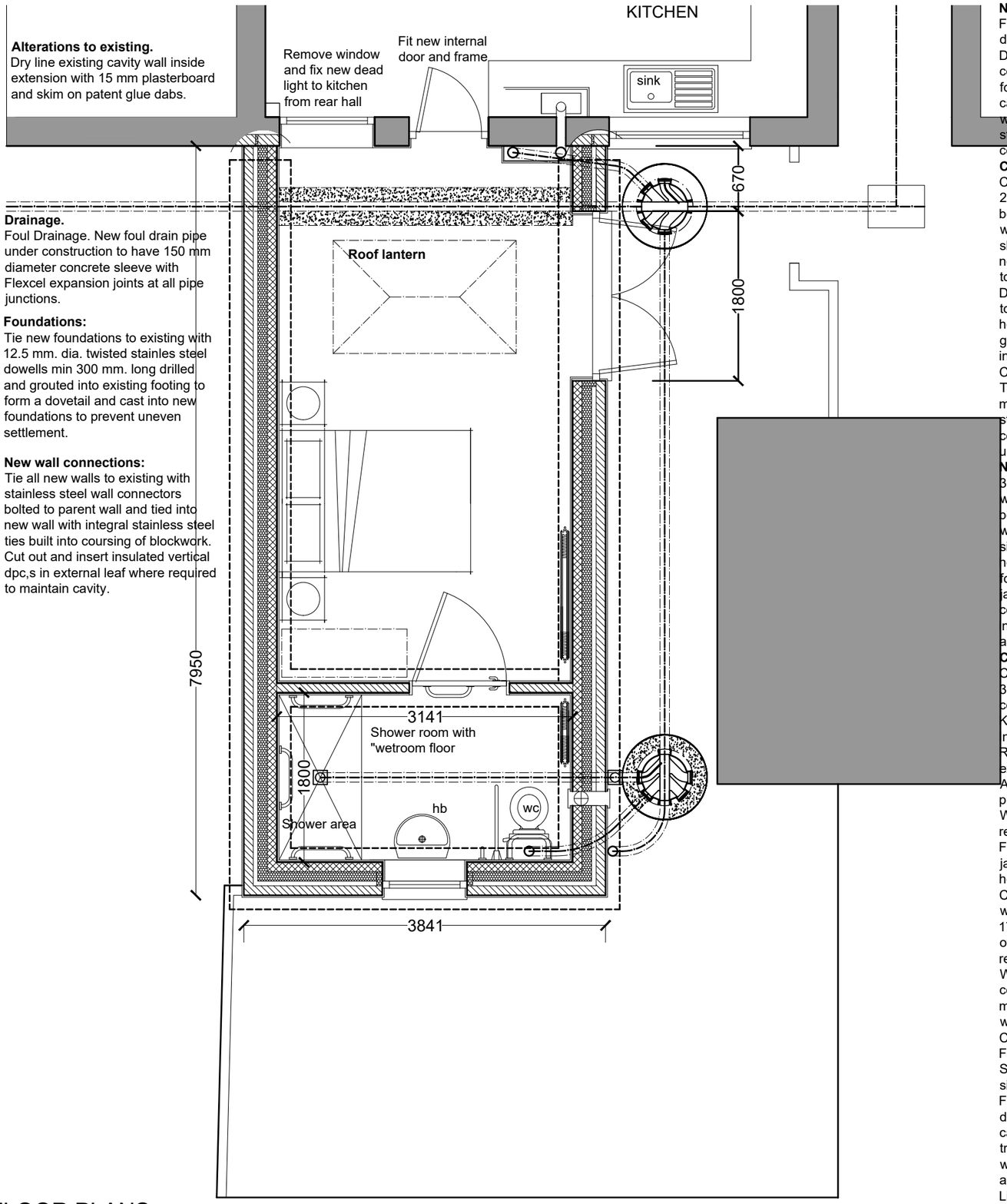
geoffreywallaceltd@gmail.com



Drainage.
Foul Drainage. New foul drain pipe under construction to have 150 mm diameter concrete sleeve with Flexcel expansion joints at all pipe junctions.

Foundations:
Tie new foundations to existing with 12.5 mm. dia. twisted stainles steel dowells min 300 mm. long drilled and grouted into existing footing to form a dovetail and cast into new foundations to prevent uneven settlement.

New wall connections:
Tie all new walls to existing with stainless steel wall connectors bolted to parent wall and tied into new wall with integral stainless steel ties built into coursing of blockwork. Cut out and insert insulated vertical dpc,s in external leaf where required to maintain cavity.

New extension.
Foundation trenches to be excavated to suit dimensions indicated and taken down to virgin ground for inspection by Local Authority Building Control officer. Depth may vary according to site conditions and site contours, but the top of concrete must be minimum 450 mm. below the finished ground level. Strip foundations to be generally 640 mm. wide x 225 mm. min. deep to external cavity walls and 450 mm. x 225 mm. min. for 100 mm. load bearing internal walls or with minimum 150 mm. toe where wall thickness may vary. Form all steps in level of foundations in vertical increments of 225 mm. to suit block coursing, and with min 300 mm horizontal overlaps.

Concrete
Concrete to be premixed C20P as described in tables 1 and 2 of BS EN 206:2013 + A1:2016 maximum size aggregate to be 20 mm. All concrete shall be distributed and placed in position as quickly as practicable by a method which precludes contamination, segregation or loss of materials, compaction shall be complete before the initial set commences. Partial set concrete shall not be reworked or used. All concreting shall be continuous to completion or to an approved construction joint.
During the first seven days the concrete shall be protected by whatever means to prevent over rapid drying. Steps in the foundations are overlap by twice the height of the step or by 300 mm. whichever is the greater and should not be of greater height than the thickness of the foundation. In general steps should be in increments of 225 mm. to suit block coursing.
Concrete con't
Tie new foundation horizontally to existing foundations, by inserting 3 no. 9 mm. twisted mild steel bars in a dovetail pattern into the face of the existing strip foundations and install new concrete foundations to fully surround steel connections, to form a horizontal tie between the two foundations, to prevent uneven settlement.

New cavity wall below DPC generally.
350 mm. thick cavity walls consisting of 100 mm. thick solid concrete block with 150 mm wide cavity back filled with concrete to ground level max 225 mm below dampproof course and 100 mm. solid concrete block inner leaf. Cavity wall ties to be Ancon ST1 Type 1 Tie to PD 6697 (Masonry Heavy Duty) or similar specifically designed for 150 mm to 175 mm. cavities at 750 mm. horizontal centres and 450m vertical centres, offset 375 mm. horizontally to form a diamond pattern. Fix additional wall ties every course at all corners and jambs. Between ground level and floor level, fix bituthene Hyload DPCs continuous across the cavity to both inner and outer leaves of walls and integrated with the Gas and Damp proof floor membrane at min of 150 mm. above ground level.

Cavity wall construction. U Value 0.18 W/M²K
Cavity wall above dpc, U Value 0.17 W/M²K
350 mm. thick cavity walls consisting of rendered 100 mm thick dense concrete block external leaf 50 mm. clear cavity with 100 mm Kingspan Kooltherm K108 insulation or similar and 100 mm. thick Celcon Standard Insulation high strength 7.3 N/mm² block inner leaf.
Render to be smooth self-coloured to appear similar to existing rendered external insulation
All walls are to be built in a manner to ensure the building would pass a pressure test to achieve 5.5 M³ / (h.M²) at 50PA or better
Walls are to be dry lined internally with minimum 15 mm. high density humidity resistant plasterboard on dabs or patent glue spot fixing.
Fix insulated cavity closers (150 mm Kingspan Kooltherm or similar) at all jambs and cills to doors and windows and fix tray under cills and lintels to heads of openings.
Cavity wall ties to be Ancon ST1 Type 1 Tie to PD 6697 (Masonry Heavy Duty) with ferrules to support insulation or similar specifically designed for 150 mm to 175 mm cavities at 750 mm. horizontal centres and 450m vertical centres, offset 375 mm. horizontally to form a diamond pattern or as otherwise recommended by the wall insulation manufacturer.
Where expansion joints are required (10 to 12 metre centres in blockwork) Use compressible brick joint roll, Fillcrete or similar and Ancon 225 mm PPS movement joint slip ties with debonding sleeves, or similar, and weather seal with Sika Waterbar® or similar.
Cavity walls continued
Fix additional wall ties every course at all corners expansion joints and jambs.
Seal heads of cavities with inert fire-proof material 6mm thick Masonite or similar bedded in mortar and fixed between toes of spars.
Fix Catnic Cougar or IG type stainless steel or galvanised lintels or similar designed for 150 mm. cavities. Lintels to have insulated voids and integral cavity trays and minimum bearing of 150 mm. Fix additional bitumen or pvc trays in severe weather areas. Fix additional bitumen or pvc trays in severe weather areas. Fix perpend joint weep holes in outer leaf at 600 mm. centres above all cavity trays. And over concrete lintels in outer leaf.
Lintel schedule to be supplied to Building Control by the selected manufacturer 21 days prior to installation.

Drainage.
All existing sewer and drain installations are to be traced and recorded and surveyed in the presence of the building control offer prior to any service alterations taking place.
Where pipes pass under new building works they should be checked as fit for purpose and either surrounded in concrete or replaced as agreed with Building Control
General Drainage Specification: All new drains will be designed to comply with BS EN 752.
New soil and surface water drainage: Hepworth Supersleeve or similar spun clay 100/150/225 mm. diameter pipes with u.p.v.c. flexible sealed collars laid in clean square cut trenches at a gradient of not less than 1: 60 falls. Carefully back fill trenches with layered back fill strictly in accordance with the manufacturer's instructions. All fittings including manholes, inspection chambers, and back inlet gullies etc. to be from the same range and supplier. Set all preformed gullies and chambers on 150 mm. concrete bases and surround with 150 mm. sleeves. Fit gullies with plastic or galvanized grills. Fit manholes and inspection chambers with steel rims and covers, as supplied by the manufacturer set in mortar surrounds. Set manhole covers onto preformed r.c. covers where manholes internal size is greater than 450 mm. x 600 mm. which is the minimum acceptable internal dimension for a 900 mm. deep manhole.
Where new drains pass under the area of new construction the drains are to be surrounded to a minimum 150 mm concrete sleeve with Flexcell expansion joints at every pipe junction. Where drains are less than 1500 mm deep in traffic areas surround pipes in 150 mm concrete sleeve with Flexcell joints at each pipe joint or as otherwise recommended by the pipe manufacturers.
All drain lines are diagrammatic, and the final layout should be agreed on site with the Building Control Department.

Ground Floor Construction. U Value 0.12 W/M²K
(Where it is practically and allowed in the party wall agreement to reduce the adjacent garden to below the damp proof course.)
Allow for flooring finish thickness on 100 mm concrete floor slab on 500-gauge Visqueen vapour barrier on 150 mm Celotex GA4000 floor insulation slabs on 1200 gauge damp proof membrane. All on 50 mm sharp sand blinding on minimum 150 mm thick sand blinded hard-core sub-base laid and consolidated in 150 mm layers no thicker than 600 mm. deep. Visqueen Damp Proof Membrane is to overlap D.P.C. in inner leaf of external walls to form a permanent damp proof barrier. All damp proof courses, and vapour barriers are to be overlapped and taped as recommended in the manufacture's specification for the location and purpose. New ground floor to be level with existing ground floor
(Alternatively where the external ground level has to be retained above the floor level)
Allow for the floor finish thickness on 100 mm thick solid concrete floor slab on 500-gauge Visqueen vapour barrier on 150 mm Celotex GA4000 floor insulation slabs on two coats of LACⓇ liquid asphaltic tanking applied to 100 mm concrete sub-base on minimum 150 mm thick clean consolidated hardcore sub-base. Take tanking through inner leaf of cavity wall and formed sealed vertical two coat tanking to minimum 300 mm above the mean finished external ground level. Tanking to be sealed with LACⓇ Sheetseal reinforcing strip back fill the wall cavity to minimum floor level raked to fall towards the exterior. Fit stepped cavity tray dpc Sheetseal 9000 minimum 150 mm above the mean external ground finished level. All LACⓇ details to be installed strictly as advised and specified by the product suppliers (see detailed section)

Building Regulations Only. Named products.
Where products are named in the specification the developer can substitute similar products provided the specification of the products meets or exceeds the selected product specification.

FLOOR PLANS

SCALE BAR 1/200 ORIGINAL DRAWING SIZE A3	0.0	2.0	4.0	6.0	8.0	10.0	12.0	14.0	16.0	18.0	20.0 metres		80.0 metres	70.0	60.0	50.0	40.0		30.0	20.0	10.0	0.0	SCALE BAR 1/500
SCALE BAR 1/100	0.0	1.0	2.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	10.0 metres		400.0 metres	350.0	300.0	250.0	200.0		150.0	100.0	50.0	0.0	SCALE BAR 1/2500
SCALE BAR 1/50	0.0		1.0		2.0		3.0		4.0		5.0 metres												

13 CHAPEL CLOSE WHITEHAVEN CUMBERLAND CA28 8HW FOR MRS JUDITH BOSTOCK	FLOOR PLAN GENERAL ARRANGEMENT	ALTERATION AND EXTENSION FOR ACCESSIBLE GROUND FLOOR BEDROOM AND SHOWER ROOM	Scale: Date: DWG No.	1/50 @ A3 FEB 2026 26/0450/4.	REV Date

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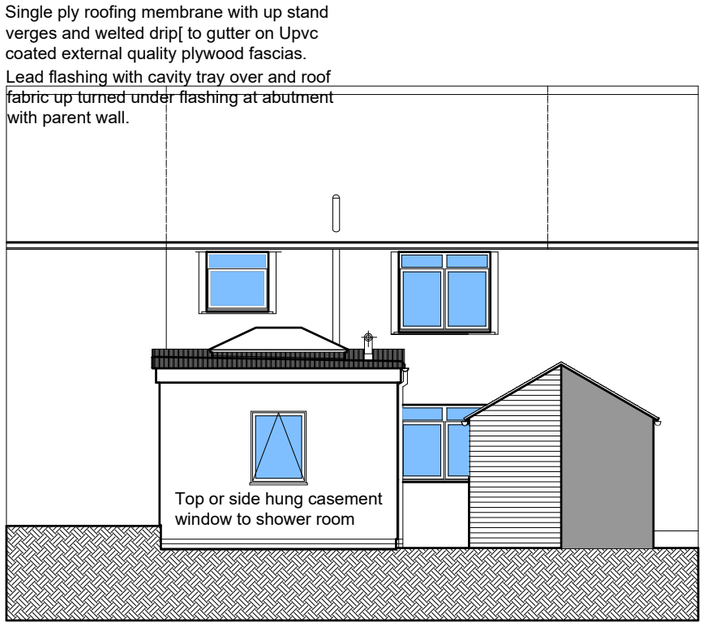
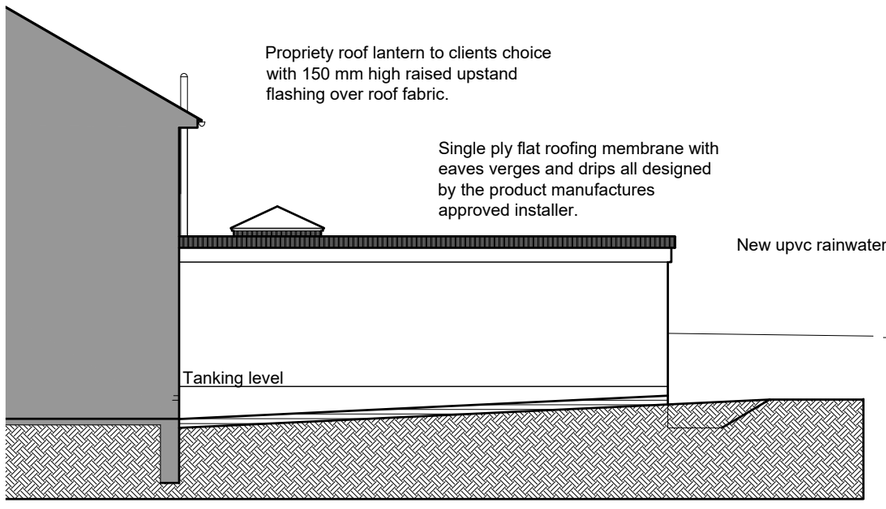
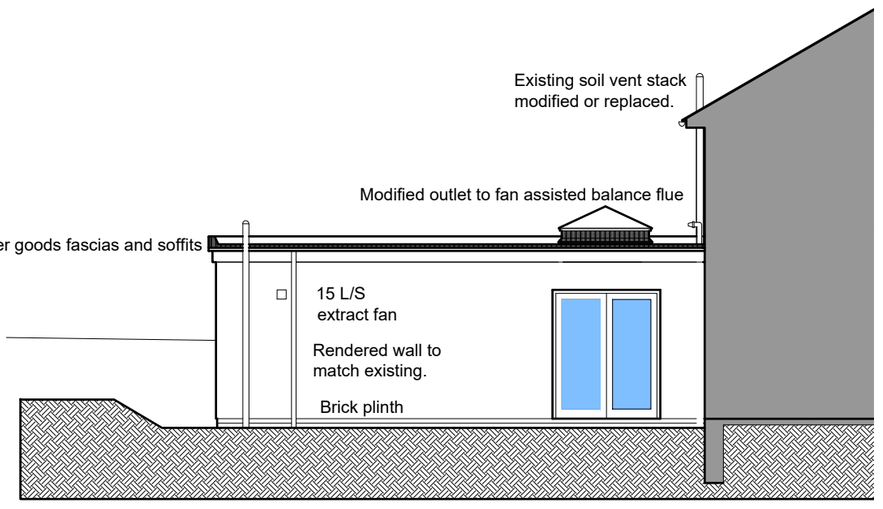
Architectural Design and Technology
Mobile 07816046756
geoffreywallaceltd@gmail.com



REAR ELEVATION PROPOSED



SIDE ELEVATION PROPOSED



SIDE ELEVATION PROPOSED

SCALE BAR 1/200 ORIGINAL DRAWING SIZE A3	0.0	2.0	4.0	6.0	8.0	10.0	12.0	14.0	16.0	18.0	20.0 metres		80.0 metres	70.0	60.0	50.0	40.0	30.0	20.0	10.0	0.0	SCALE BAR 1/500
SCALE BAR 1/100	0.0	1.0	2.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	10.0 metres		400.0 metres	350.0	300.0	250.0	200.0	150.0	100.0	50.0	0.0	SCALE BAR 1/2500
SCALE BAR 1/50	0.0		1.0		2.0		3.0		4.0		5.0 metres											

13 CHAPEL CLOSE WHITEHAVEN CUMBERLAND CA28 8HW FOR MRS JUDITH BOSTOCK	PROPOSED ELEVATIONS	ALTERATION AND EXTENSION FOR ACCESSIBLE GROUND FLOOR BEDROOM AND SHOWER ROOM	Scale: Date: DWG No.	1/100 @ A3 FEB 2026 26/0450/5.	REV Date

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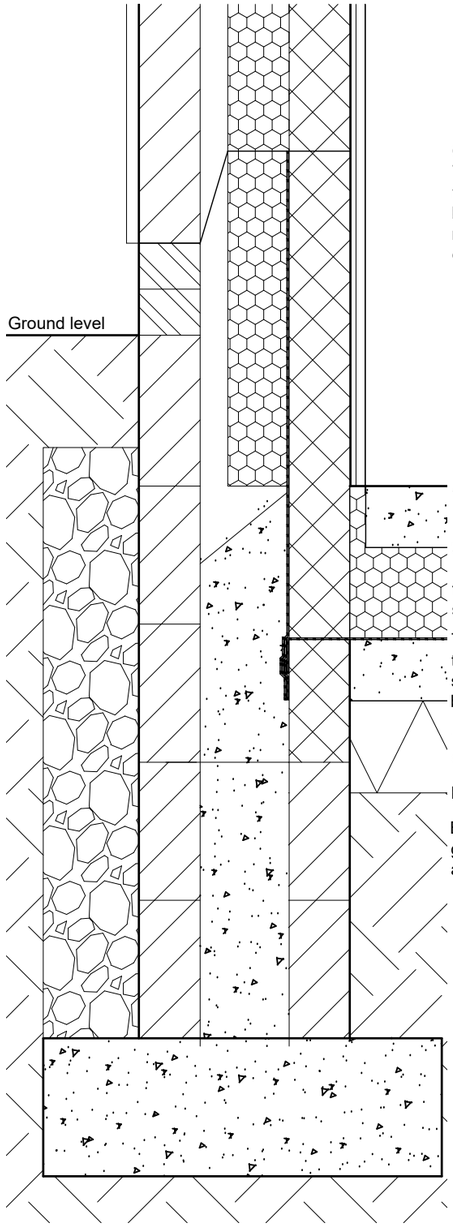
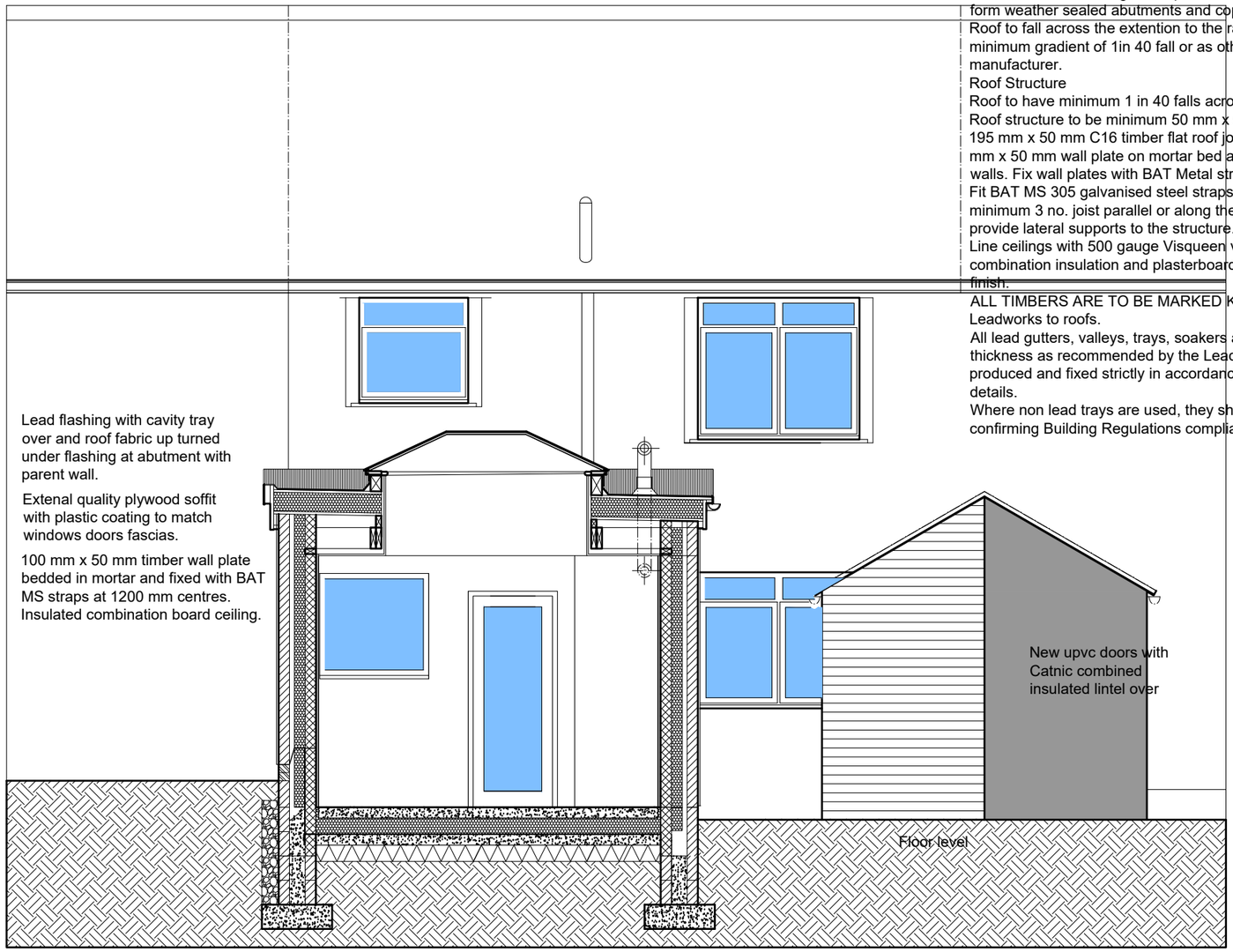
geoffreywallaceltd@gmail.com



CROSS SECTION 1/10



CROSS SECTION

Roof Construction Fabric.
The roof type will be a warm roof with insulation over the roof decking.
Single ply fibre backed roofing membrane, Sanafil or similar, fixed by a manufacturer recommended and approved installer on 140 mm Celotex XR400 or similar adhered to 25 mm thick external quality plywood roof decking.
All roof fabric details fixtures and fittings roof outlet gully etc. are to be strictly as recommended and detailed by the roof fabric product manufacturer/installer.
Fix code 4 lead flashing over up turned roof fabric at parent wall abutments to form weather sealed abutments and copings.
Roof to fall across the extention to the rainwater gutter downpipe and yard gully at minimum gradient of 1in 40 fall or as otherwise recommended by the fabric manufacturer.
Roof Structure
Roof to have minimum 1 in 40 falls across the roof to the rainwater gutter.
Roof structure to be minimum 50 mm x 50 mm timber tapering timber firrings on 195 mm x 50 mm C16 timber flat roof joists at 400 mm centres supported on 100 mm x 50 mm wall plate on mortar bed and fixed to head of inner leaf of cavity walls. Fix wall plates with BAT Metal straps at 1500 mm centres.
Fit BAT MS 305 galvanised steel straps to head of all new walls and across minimum 3 no. joist parallel or along the side of joists perpendicular to walls to provide lateral supports to the structure.
Line ceilings with 500 gauge Visqueen vapour barrier and 25mm/12.5mm (15mm) combination insulation and plasterboard and skim ceiling with 3 mm plaster skim finish.
ALL TIMBERS ARE TO BE MARKED KILN DRIED
Leadworks to roofs.
All lead gutters, valleys, trays, soakers and flashings are to be in the correct code thickness as recommended by the Lead Sheet Manufacturer's Association and produced and fixed strictly in accordance with their published recommended details.
Where non lead trays are used, they should have a patent agreement certificate confirming Building Regulations compliance.

SCALE BAR 1/200 ORIGINAL DRAWING SIZE A3	0.0	2.0	4.0	6.0	8.0	10.0	12.0	14.0	16.0	18.0	20.0 metres		80.0 metres	70.0	60.0	50.0	40.0	30.0	20.0	10.0	0.0	SCALE BAR 1/500
SCALE BAR 1/100	0.0	1.0	2.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	10.0 metres		400.0 metres	350.0	300.0	250.0	200.0	150.0	100.0	50.0	0.0	SCALE BAR 1/2500
SCALE BAR 1/50	0.0		1.0		2.0		3.0		4.0		5.0 metres											

13 CHAPEL CLOSE WHITEHAVEN CUMBERLAND CA28 8HW FOR MRS JUDITH BOSTOCK	PROPOSED SECTIONAL ELEVATION (ALTERNATIVE FLOOR)	ALTERATION AND EXTENSION FOR ACCESSIBLE GROUND FLOOR BEDROOM AND SHOWER ROOM	Scale: Date: DWG No.	1/50 @ A3 FEB 2026 26/0450/7.	REV Date

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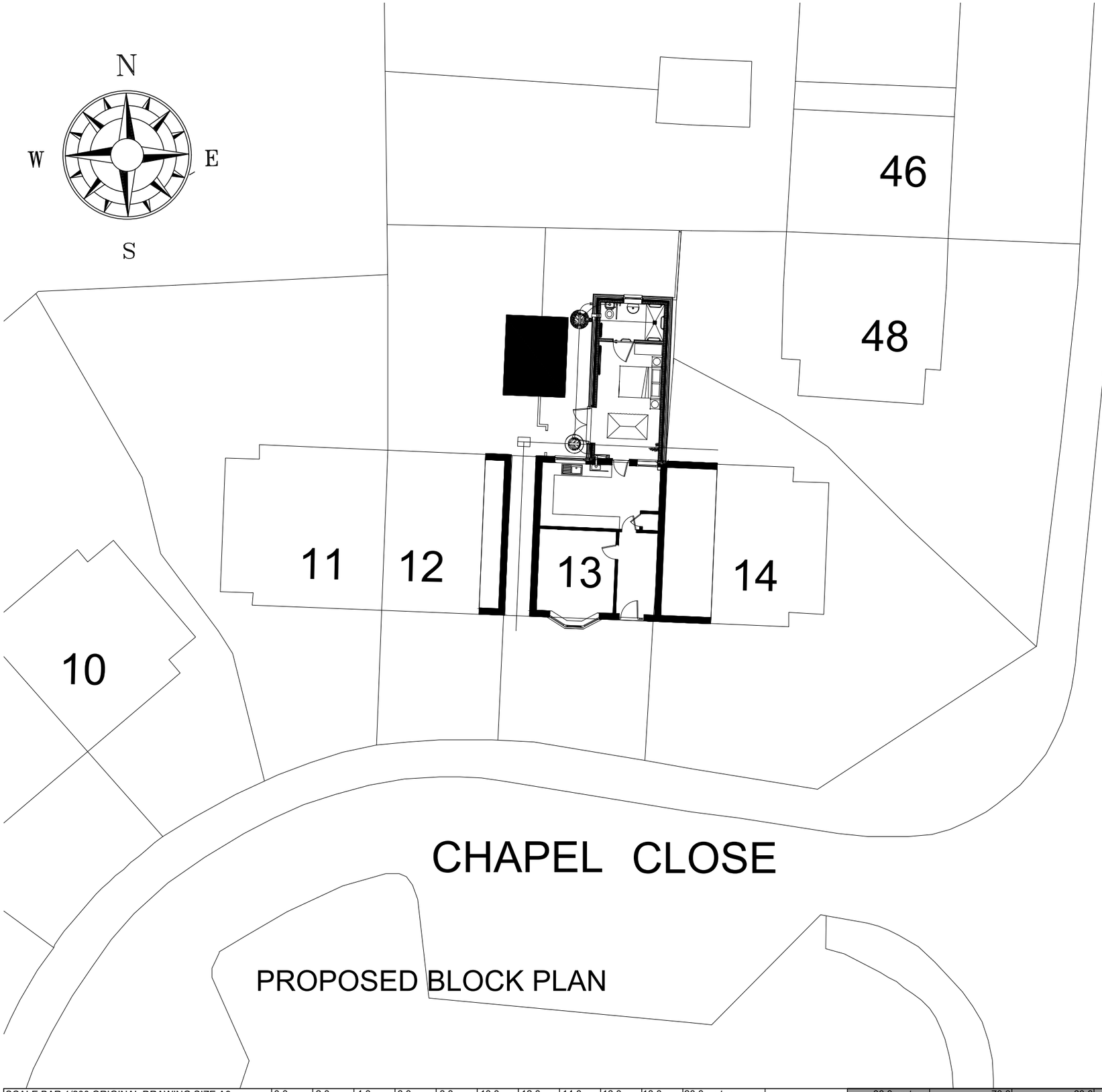
Mobile 07816046756
geoffreywallaceltd@gmail.com



PROPOSED BLOCK PLAN

Drainage.
Connections and Discharges.
There are existing drainage connections for foul and surface water. These are to be surveyed recorded and investigated for suitable reuse with the approval of Building Control and the service provider (United Utilities).
Where existing drains/sewers pass under the area of new construction, the drains should be excavated for inspection in the presence of Building Control to establish if they are fit for the purpose, should the drains be suitable, they are to be surrounded with a 150 mm diameter concrete sleeve with Flexcell expansion joints at every pipe junction.
Where these drains are sewers under the control of the utility services provider (United Utilities Limited)
The employer is to enter into a Building over agreement with the service provider and meet their specification for building over the sewer.

General Drainage Specification:
All new drains will be designed to comply with BS EN 752.
New soil and surface water drainage: Hepworth Supersleeve or similar spun clay 100/150/225 mm. diameter pipes with u.p.v.c. flexible sealed collars laid in clean square cut trenches at a gradient of not less than 1: 60 falls. Carefully back fill trenches with layered back fill strictly in accordance with the manufacturer's instructions. All fittings including manholes, inspection chambers, and back inlet gullies etc. to be from the same range and supplier. Set all preformed gullies and chambers on 150 mm. concrete bases and surround with 150 mm. sleeves. Fit gullies with plastic or galvanized grills. Fit manholes and inspection chambers with steel rims and covers, as supplied by the manufacturer set in mortar surrounds. Set manhole covers onto preformed r.c. covers where manholes internal size is greater than 450 mm. x 600 mm. which is the minimum acceptable internal dimension for a 900 mm. deep manhole.
Where new drains pass under the area of new construction the drains are to be surrounded to a minimum 150 mm concrete sleeve with Flexcell expansion joints at every pipe junction. Where drains are less than 1500 mm deep in traffic areas surround pipes in 150 mm concrete sleeve with Flexcell joints at each pipe joint or as otherwise recommended by the pipe manufacturers.

All drain lines are diagrammatic, and the final layout should be agreed on site with the Building Control Department.

Foul Drainage

New toilet shower and handbasin to modified foul drains new connections to back inlet trapped gullies to new access chambers to existing sewer.

Surface Water Drainage
Connect rainwater to existing drains/sewers.

SCALE BAR 1/200 ORIGINAL DRAWING SIZE A3	0.0	2.0	4.0	6.0	8.0	10.0	12.0	14.0	16.0	18.0	20.0 metres		80.0 metres	70.0	60.0	50.0	40.0	30.0	20.0	10.0	0.0	SCALE BAR 1/500
SCALE BAR 1/100	0.0	1.0	2.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	10.0 metres		400.0 metres	350.0	300.0	250.0	200.0	150.0	100.0	50.0	0.0	SCALE BAR 1/2500
SCALE BAR 1/50	0.0		1.0		2.0		3.0		4.0		5.0 metres											

13 CHAPEL CLOSE WHITEHAVEN CUMBERLAND CA28 8HW FOR MRS JUDITH BOSTOCK	PROPOSED BLOCK PLAN	ALTERATION AND EXTENSION FOR ACCESSIBLE GROUND FLOOR BEDROOM AND SHOWER ROOM	Scale: Date: DWG No.	1/200 @ A3 FEB 2026 26/0450/8.	REV Date

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Architectural Design and Technology
Mobile 07816046756
geoffreywallaceltd@gmail.com