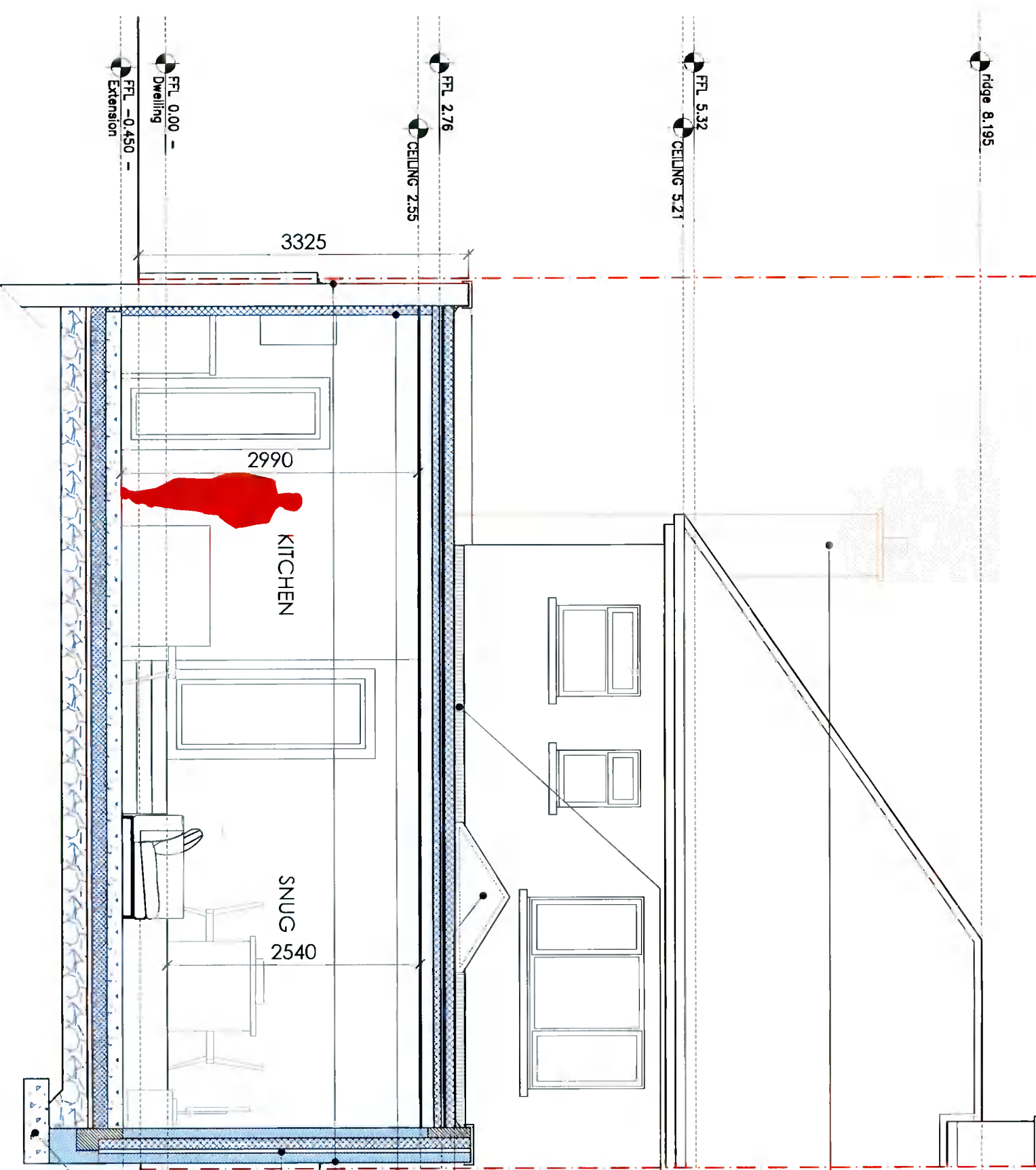


**No. 60** OF PLANNING APPLICATION  
SUBJECT SITE



Existing chimney to be removed and all finishes made good

Paraloid NT4 roofing membrane to the flat roof to be installed in accordance with manufacturers specification; 5lb lead flashing keyed into the wall 150mm above roof level; Aluminium PAP trim to grey 9004 colour to parapets; May Materials to be notified prior to works commencing to ensure specification is adhered to and terms of guarantee are met

Proposed rooflight seen behind

Existing external wall to be insulated with 72.5mm Xtratherm XT-TL insulated plasterboard.

5lb lead flashing on the boundary wall

350mm cavity wall construction - 150mm cavity partial fill with 110mm xtratherm xtrowall fitted tight to the innerleaf

Foundations to engineer spec: All hardcore fill throughout to be Pyrite-free, in accordance with S.R.21 + I.S EN 13242

**NEW WORKS HATCHED**

ALL DRAWINGS TO BE READ IN CONJUNCTION WITH ENGINEERS SPECIFICATION AND DETAILS

ALL CONSTRUCTION WORK TO COMPLY WITH THE CURRENT BUILDING REGULATIONS AND ALL OTHER RELEVANT COMPLIANCE AND SPECIFICATIONS. COMPLIANCE OF SUCH TO BE THE RESPONSIBILITY OF THE BUILDING CONTRACTOR ON SITE OR CLIENT PRIOR TO COMMENCEMENT OF CONSTRUCTION WORK

DEVELOPMENT TO BE BUILT ON THE INSIDE OF THE BOUNDARY. LINE OF THE BOUNDARY TO BE CONFIRMED PRIOR TO CONSTRUCTION BY CONTRACTOR. UNDERPINNING TO ENGINEER'S SPECIFICATION. NO ELEMENT OF THE CONSTRUCTION TO BE ENCROACHING ON THE NEIGHBOUR'S PROPERTY.

ALL EXISTING STRUCTURE TO BE INSPECTED BY ENGINEER. ANY ADDITIONS OR ALTERATIONS TO THE STRUCTURE BE SPECIFIED AND INSPECTED BY ENGINEER

ALL DRAINAGE TO BE CONFIRMED ON SITE

ALL DRAINAGE, BOTH NEW AND EXISTING, TO BE SPECIFIED AND INSPECTED BY ENGINEER

**Proposed Section AA**  
scale 1:50 @ A3

**Client**  
Edmond & Erica Hickey  
60 Ballyroan Rd,  
Templeogue,  
Dublin 16,  
D16 V1Y6

**Revisions**

Chartered Institute of Architectural Technologists

STATUS OF DRAWING  
**PLANNING ONLY**

**notes**

All work to be carried out in accordance with the current Building Regulations and Technical Guidance Documents. These documents take precedence over any dimensions / notes / specifications on these drawings. The contractor / client is to make a thorough inspection of the site and make themselves fully aware of any peculiarities pertaining there to. The contractor is entirely responsible for the proper setting out of works on site. Written dimensions are to be used in preference to scaling. **Contractor / client is to check all dimensions prior to planning stage / construction. Any discrepancies to be reported before work is in hand.** Contractor is deemed to have included for everything required to finish off project to a satisfactory condition though not specifically described on drawings. All work to be supervised and signed off by suitably qualified persons with up to-date insurance and proper Health and Safety. All drainage works to comply with Local Authority Regulations - if in doubt contact Authority. All works must be carried out using proper materials that are fit for the use for which they are intended and for the conditions in which they are to be used; if in doubt, refer to the harmonised technical specifications. All materials and products to be fitted as per manufacturers' specification.

**JOE FALLON DESIGN** ARCHITECTURE  
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P: 053-9377633

**project** Extension and alterations to 60 Ballyroan Road  
**drawing** Proposed Section AA  
**job no.** 21029 **scale** 1:50 **date** 03.10.21 **drawn by** GS **checked** DOM

**dwg no.** 21029-PP-10

**A3**