

PROPOSED NEW SINGLE STOREY GRANNY ACCOMMODATION AND NEW KITCHEN EXTENTION

EXISTING HOUSE

CODE 6 LEAD FLASHING,
AND COUNTER FLASHING.
CUT ROOF TO ENGINEER DETAILS.

SELECTED ROOF TILES ON 50MM X 25MM TREATED TIMBER BATTENS
ON ROOFING FELT ON 175 MM X 50 MM TIMBER RAFTERS AT 350 MM CTRS,
150MM ROCKWOOL INSULATION BETWEEN AND CEILING TO BE 15MM FOIL
BACKED PLASTERBOARD SKIMMED FINISHED.

CAVITY WALL CONSTRUCTION WITH 100MM PLASTERED BLOCKWORK OUTER LEAF
125MM CAVITY WITH FULL BONDED BEAD INSULATION
100MM CONCRETE BLOCK WALL INNERLEAF WITH STAINLESS STEEL WALL TIES AT
MIN 750MM CTS HORIZONTALLY AND MIN. 450MM CTS. VERTICALLY,
INNER WALL TO BE DRYLINED WITH 50MM INSULATED PLASTER BOARD MUSHROOMED
FIXED TO WALL AND SKIMMED PLASTER FINISHED, ALL CAVITY WALLS TO BE FIRE
STOPPED AS REQUIRED BY CURRENT BUILDING REGULATION.

P.V.C SEAMLESS GUTTERS AND
RAINWATER PIPES.

NEW P.V.C. FASCIAS AND SOFFITS
PROVIDE 12mm CONTINUOUS STRIP
SOFFIT VENTILATION OR EQUIVALENT

WINDOWS.

SELECT ALU-CLAD WINDOW AND DOOR BY RATIONEL / CARLSON.
FIXED IN ACCORDANCE WITH MANUFACTURERS DETAILS.
ALL WINDOWS TO BE DRAFTPROOF.

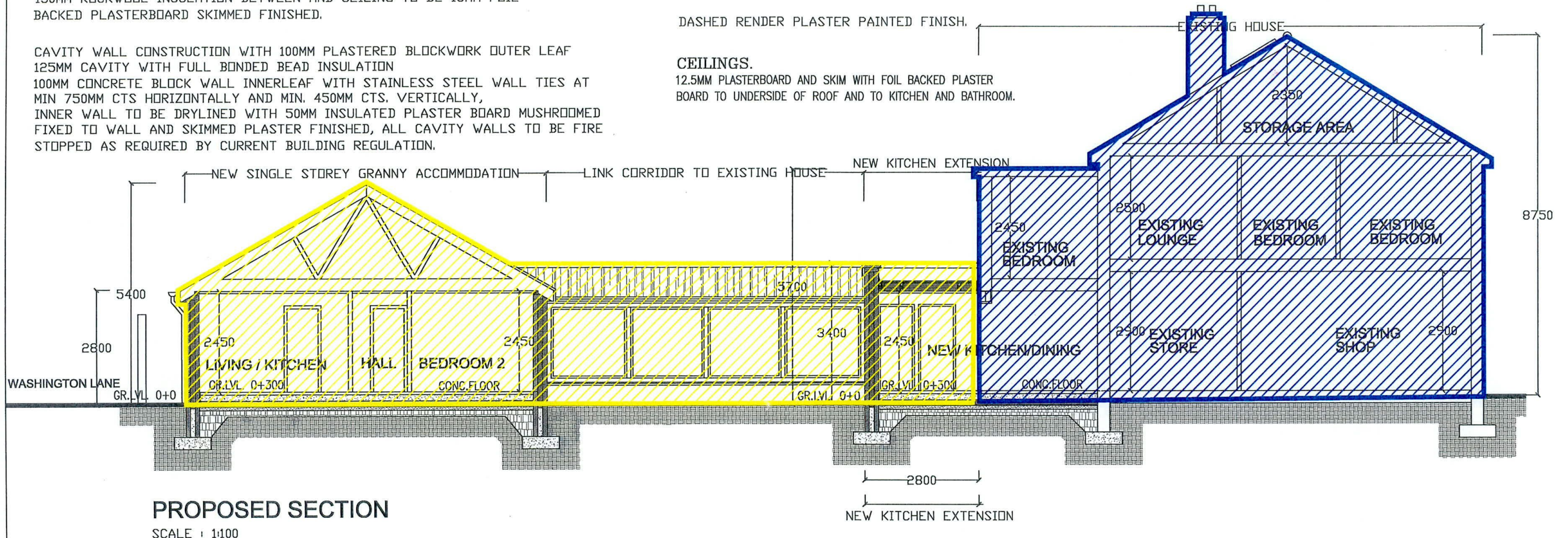
DASHED RENDER PLASTER PAINTED FINISH.

CEILING.

12.5MM PLASTERBOARD AND SKIM WITH FOIL BACKED PLASTER
BOARD TO UNDERSIDE OF ROOF AND TO KITCHEN AND BATHROOM.

CONC. / METAL CAPPING ON WATER PROOF MEMBRANCE
ON PARAPET WALL

NEW FLAT ROOF WITH REFLECTIVE PAINT FINISH LAID TO JOINTS ON
PROPRIETARY SEPARATING MEMBRANE ON
25MM WATER PROOF PLY SHEETS ON FIRRING BATTENS TO FALL ON 50MM X 25MM
TREATED TIMBER BATTENS ON ROOFING FELT ON 200 MM X 50 MM TIMBER
RAFTERS AT 350 MM CTRS ON 200 MM X 50 MM CEILING JOISTS,
INSULATION TO BE 200MM ROCKWOOL INSULATION BETWEEN CEILING JOISTS,
CEILING TO BE 15MM FOIL BACKED PLASTERBOARD SKIMMED FINISHED.



PROPOSED SECTION
SCALE : 1:100

GROUND FLOOR TO BE 75MM THICK SCREED ON 100MM HIGH DENSITY
KINGSPAN UNDER FLOOR INSULATION ON RADON BARRIER ON 200MM CONCRETE
RAFT FOUNDATION ON 150MM WELL CONSOLIDATED HARDCORE.

FOUNDATION TO SIZES SHOWN AND DEPTH AS APPROVED BY
STRUCTURAL ENGINEERS SPECIFICATIONS REF: ENGINEER DRAWINGS.

NOTE:
PLANNING DRAWING SHALL NOT BE USED
AS CONSTRUCTION DRAWINGS,
ALL UNDERGROUND SERVICES & RELOCATION,
LEVELS, AND DIMENSIONS, TO BE VERIFIED ON
SITE BY CONTRACTOR BEFORE COMMENCING
THE WORKS ON SITE.

ALL RELEVANT NOTICES UNDER THE BUILDING CONTROL ACT ETC. TO BE SERVED
AND ALL WORKS CARRIED OUT SHALL COMPLY WITH ALL STATUTORY AND
OTHER PROVISIONS IN FORCE, THE CONTRACTOR SHALL INDEMNIFY THE EMPLOYER
AND THE ARCHITECT AGAINST CLAIMS OR PROCEEDINGS AND SHALL BE RESPONSIBLE
FOR THE SAFETY OF THE BUILDING AND ANY INJURIES TO WORKMEN OR PERSONS
CAUSED AS A RESULT OF THE WORKS AND BE FULLY INSURED UNDER THE
EMPLOYERS LIABILITY W.C.A.

ALL DRAWINGS ARE TO BE READ IN CONJUNCTION WITH TENDER SPEC. AND ALONG WITH ENGINEERS DETAILS AND SPEC. AND MECH.&ELEC.
ALL SIZES TO BE CHECKED ON SITE BY CONTRACTOR, ALL BUILDING TO BE CARRIED OUT TO CURRENT BUILDING REGULATIONS.

PMK ARCHITECTS

SYCAMORE LODGE BARRENHILL SUTTON D.13 TEL. 8325603.

PROJECT: WE RAJENDRA AND KUMUD NAIK INTEND TO APPLY PLANNING PERMISSION FOR A DEVELOPMENT ON
THIS SITE AT 1 ORCHARDSTOWN PARK, RATHFARNHAM, DUBLIN 14. D14VW44
THE DEVELOPMENT WILL CONSIST OF PLANNING PERMISSION OF A SINGLE STOREY KITCHEN EXTENSION TO
EXISTING KITCHEN AT REAR, AND FOR A NEW SINGLE STOREY GRANNY ACCOMMODATION TO REAR CONSISTING OF
TWO BEDROOMS, BATHROOM, LOUNGE, KITCHEN, AND OFF STREET CAR PARKING ALL TO REAR OF EXISTING
SHOP/HOUSE.

TITLE: PROPOSED SECTION
CLIENT: RAJENDRA AND KUMUD NAIK

SCALE: 1 - 100	DRG.NO 007	CHECK PK	REV. PLANNING DRAWINGS.
DATE: AUG,2022	DRAWN. RD	JOB NO.	AUGUST,2022

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& DISCREPANCIES TO BE NOTED TO THE ARCHITECT / ENGINEER.