



Proposed Part Front Elevation

1

Proposed Side Elevation 1

1:50

All dims are to be checked on site by builder.

330/002

Types of Glass for Privacy:

Tinted Glass
Widely associated with cars, tinted glass is in fact extremely popular in commercial property. It is created by adding metal oxides to the glass in order to colour it. Tints can be used for purely decorative purposes and also to control the heat and UV light passing through glass, helping to make buildings more energy efficient. When darker colours are used, it also has the effect of blocking light rays of many wavelengths as they try to pass through, obscuring visibility.

One-way glass
One-way glass is based on the same principle as a mirror, using a thin metallic film in the glass to reflect light back where it has come from. However, in one-way glass the metallic film is extremely thin, so thin in fact that it only reflects some of the light back, but not all. When there is a difference in light levels either side of the glass – one light, one dark – the filmed surface acts like a mirror on the light side only.

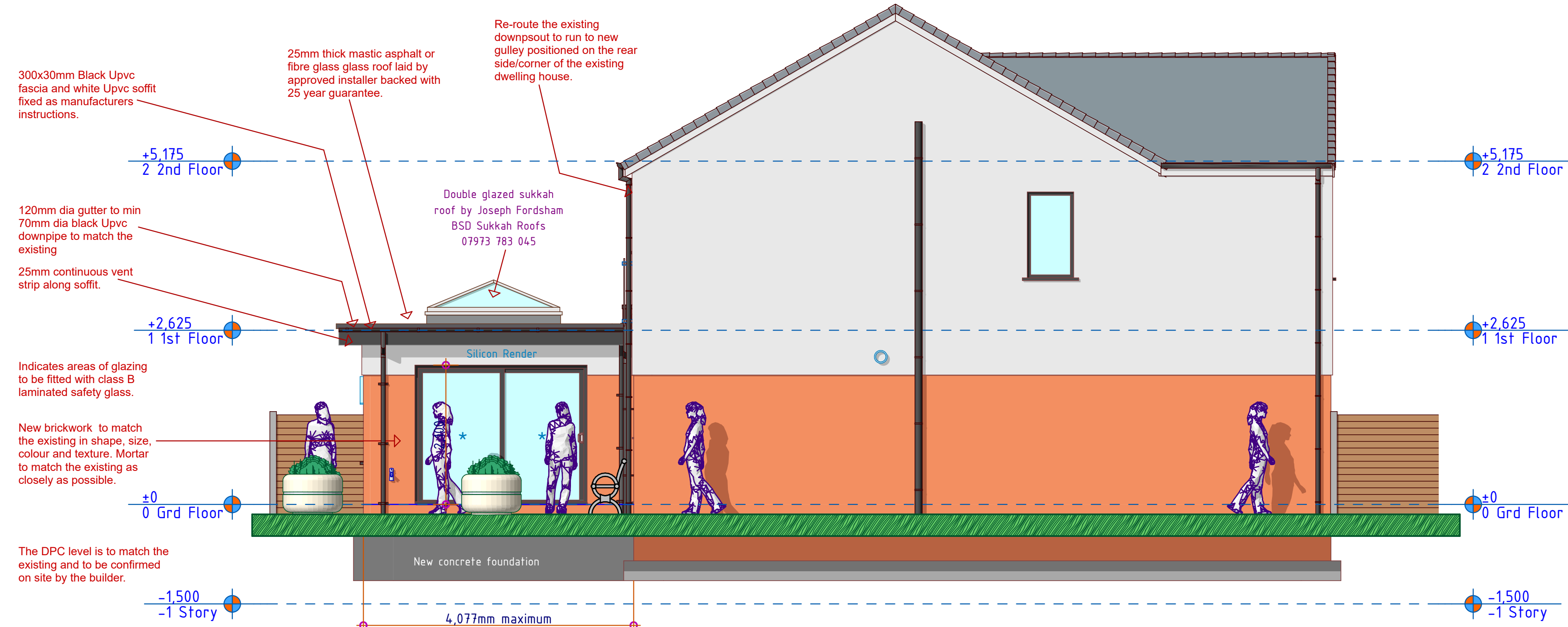
This is because there is more light being reflected back from the light side than is passing through from the dark side. If you are looking from the dark side, however, this is reversed and you can see through to the light side. One-way glass is common on the exterior of buildings where there is a discrepancy between light on the outside during daylight hours and light inside.

Smart Glass
Smart glass is so called because it has the ability to change from transparent to translucent and vice versa. Some smart glass types respond automatically to heat and light levels, using photochromic and thermochromic chemicals added to the glass. These types are growing in popularity in commercial premises more from an energy efficiency perspective than privacy, as they can help to automate regulation of heating and lighting.

Other types of smart glass use pigments that respond to electrical charge, which means they can be controlled digitally. When used in homes or commercial premises, you therefore have a choice – turn the system on to tint or obscure your windows for privacy, or turn it off to have normal transparent windows.

If you would like to discuss which form of privacy glass is most suitable for your situation, get in touch with BSD Sukkahs.

SOLID FLOOR INSULATION UNDER SLAB
To meet min U value required of 0.22 W/m²K
Solid ground floor to consist of 150mm consolidated well-rammed hardcore. Blinded with 50mm sand blinding. Provide a 1200mm gauge polythene DPM. DPM to be lapped in with DPC in walls. Floor to be insulated over DPM with 100mm thick Celotex XR3000.
30mm insulation to continue around floor perimeters to avoid thermal bridging. A 500 gauge vapour control layer should be laid over the insulation boards and turned up 100mm at room perimeters behind the skirting, all joints to be lapped 150mm and sealed. Floor dpm to lap new and existing walls dpcs. Dpm joints to be taped and sealed using proprietary jointing tape. Provide 125mm ST2 or Gen2 c35 grade concrete ground bearing slab concrete mix to conform to BS 8500-2 over VCL. Builder to ensure that the slab is cast at the correct finished level to allow the clients chosen floor finish to be applied/laid as the manufacturers instructions to the correct finished level. Finish over the slab with floor finish as agreed with the client as the manufacturers instructions.
Where drain runs pass under new floor, provide A162 mesh 1.0m wide within bottom of slab min 50mm concrete cover over length of drain.
Where existing suspended timber floor air bricks are covered by new extension, ensure cross-ventilation is maintained by connecting to 65mm x 215mm UPVC ducts to terminate at new 65mm x 215mm air bricks built into new cavity wall with 100mm concrete cover laid under the extension floor. Ducts to be sleeved/ducted through cavity wall with cavity tray over.



Proposed Side Elevation 2

1:50

Sukkah Roof to be fitted with tinted glass as agreed with client. Discuss glass type with BSD Sukkahs.

New roof to be weather protected with 25mm thick mastic asphalt roof membrane (or fibreglass) fitted in accordance with the manufacturers instructions by approved installer.

300x30mm Black Upvc fascia and white Upvc soffit fixed as manufacturers instructions.

120mm dia half round gutter running to 70mm dia downpipe terminating in new gully connected to the existing surface water drainage.

New brickwork to match the existing in shape, size, colour and texture. Mortar to match the existing as closely as possible.

Indicates areas of glazing to be fitted with class B laminated safety glass.

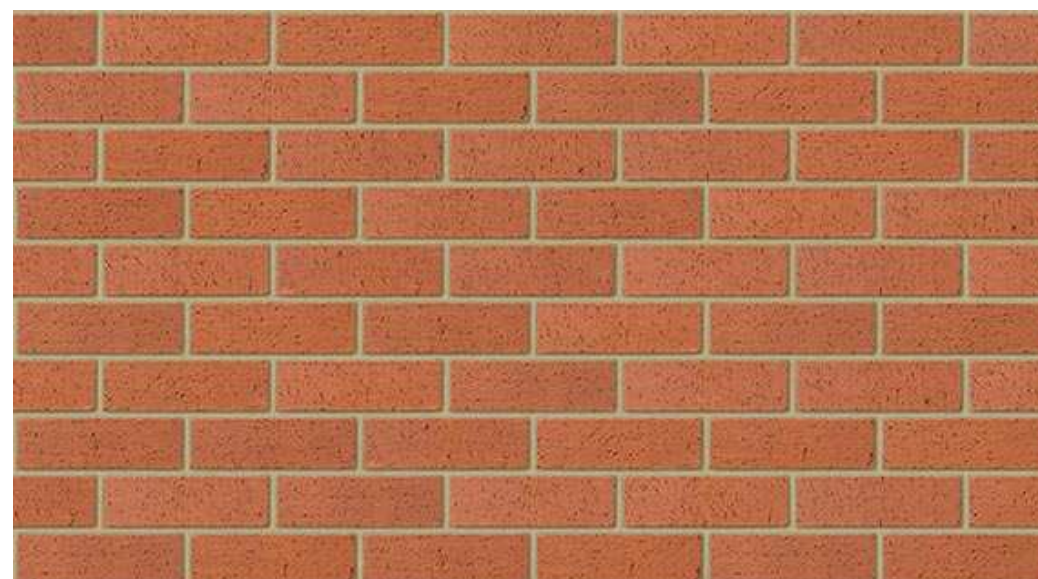
The DPC level is to match the existing and to be confirmed on site by the builder.

Rear window and Patio Doors to be fitted with tinted glass as agreed with client. Discuss glass type with window manufacturer.

Proposed Rear Elevation

1:50

THE BUILDER IS TO PROVIDE 5 SAMPLES OF FACE BRICKWORK CHOSEN TO MATCH THE EXISTING AS CLOSELY AS POSSIBLE. OWNER TO CONFIRM THE FINAL BRICK TYPE WITH THE BUILDER PRIOR TO ORDERING. MORTAR COLOUR AND TEXTURE TO MATCH THAT USED IN THE FACEWORK OF THE EXISTING DWELLING HOUSE. BUILD SAMPLE PANELS AS REQUIRED FOR THE OWNER TO ACCURATELY MAKE THEIR CHOICE.



RED DRAGFACE - BUFF MORTAR - KINGSCOURT
Confirm brick choice with client prior to order.

Silicon Render Colour



Silicon Render Panels to be applied as shown on the proposed elevations - Confirm final colour type with client prior to application.

CLIENT:
MR B WEISS
2 NORWOOD, PRESTWICH,
MANCHESTER, M25 9WA.
THE CONSTRUCTION OF A SINGLE
STOREY EXTENSION AT THE
REAR OF THE DWELLING HOUSE
+ INTERNAL/EXTERNAL
ALTERATIONS.