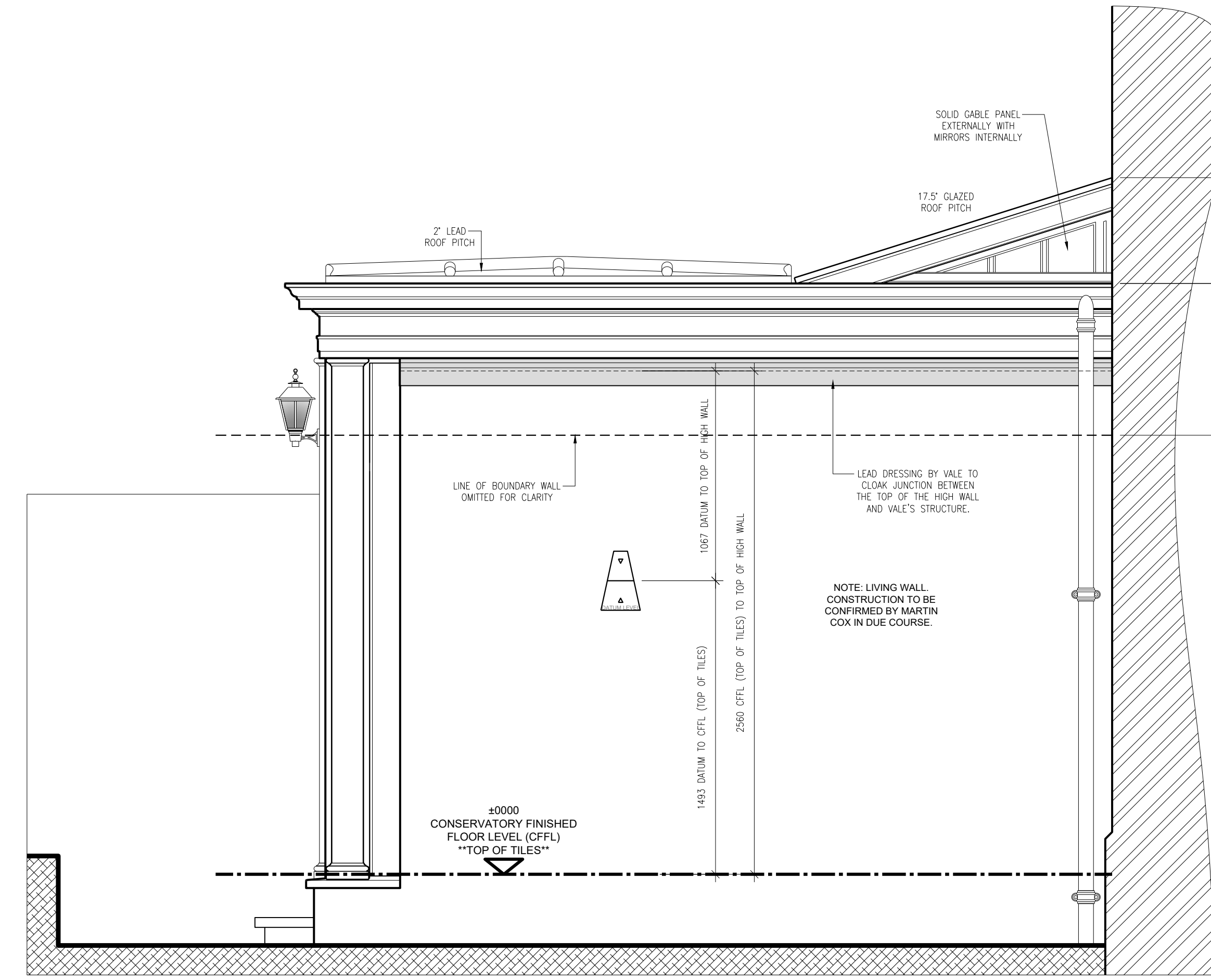


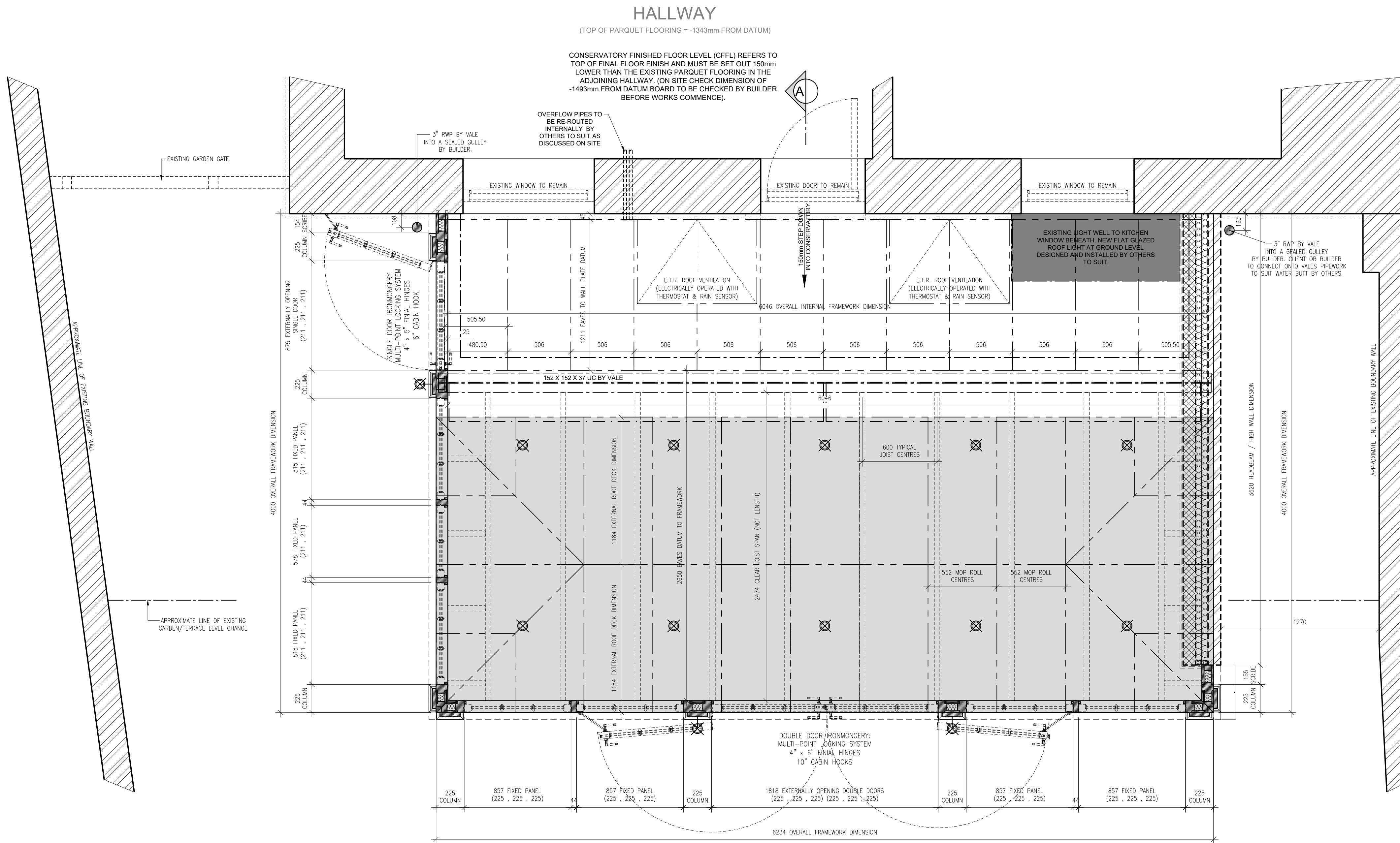
DO NOT SCALE - IF IN DOUBT ASK



WEST ELEVATION @ 1:20



SOUTH ELEVATION @ 1:20

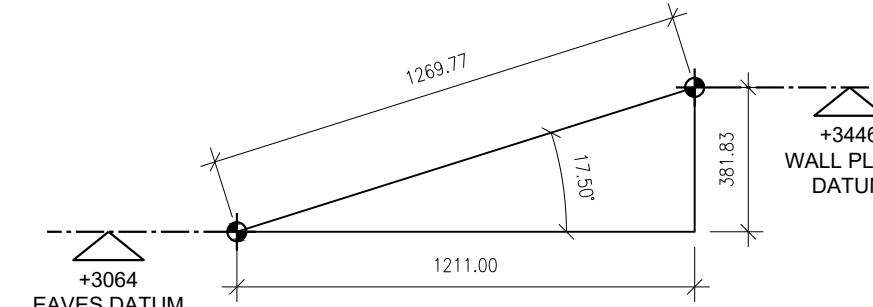


PLAN VIEW @ 1:20

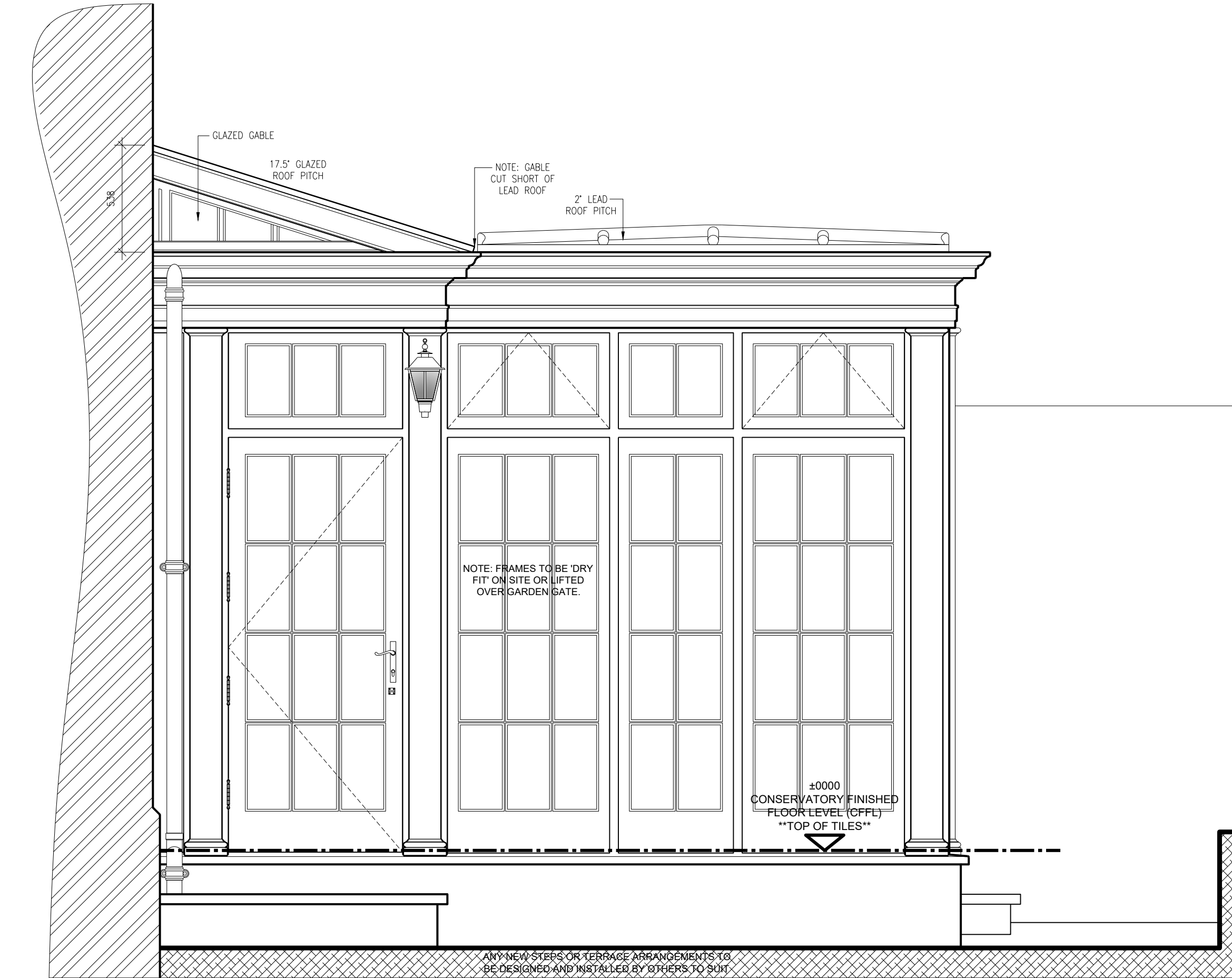
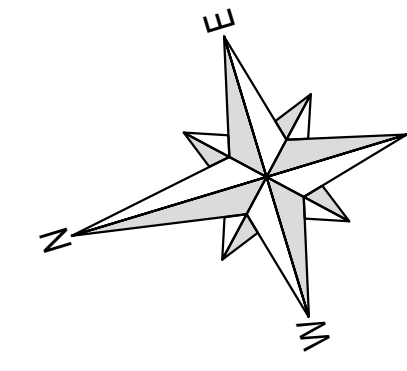
PROPOSED LIGHTING KEY*:

- ☒ - PROPOSED DOWNLIGHTER POSITIONS TO SUIT VALE'S STRUCTURAL MEMBERS WITHIN ROOF STRUCTURE.
- ☒ - PROPOSED EXTERNAL COLUMN LIGHT POSITIONS. EXACT F

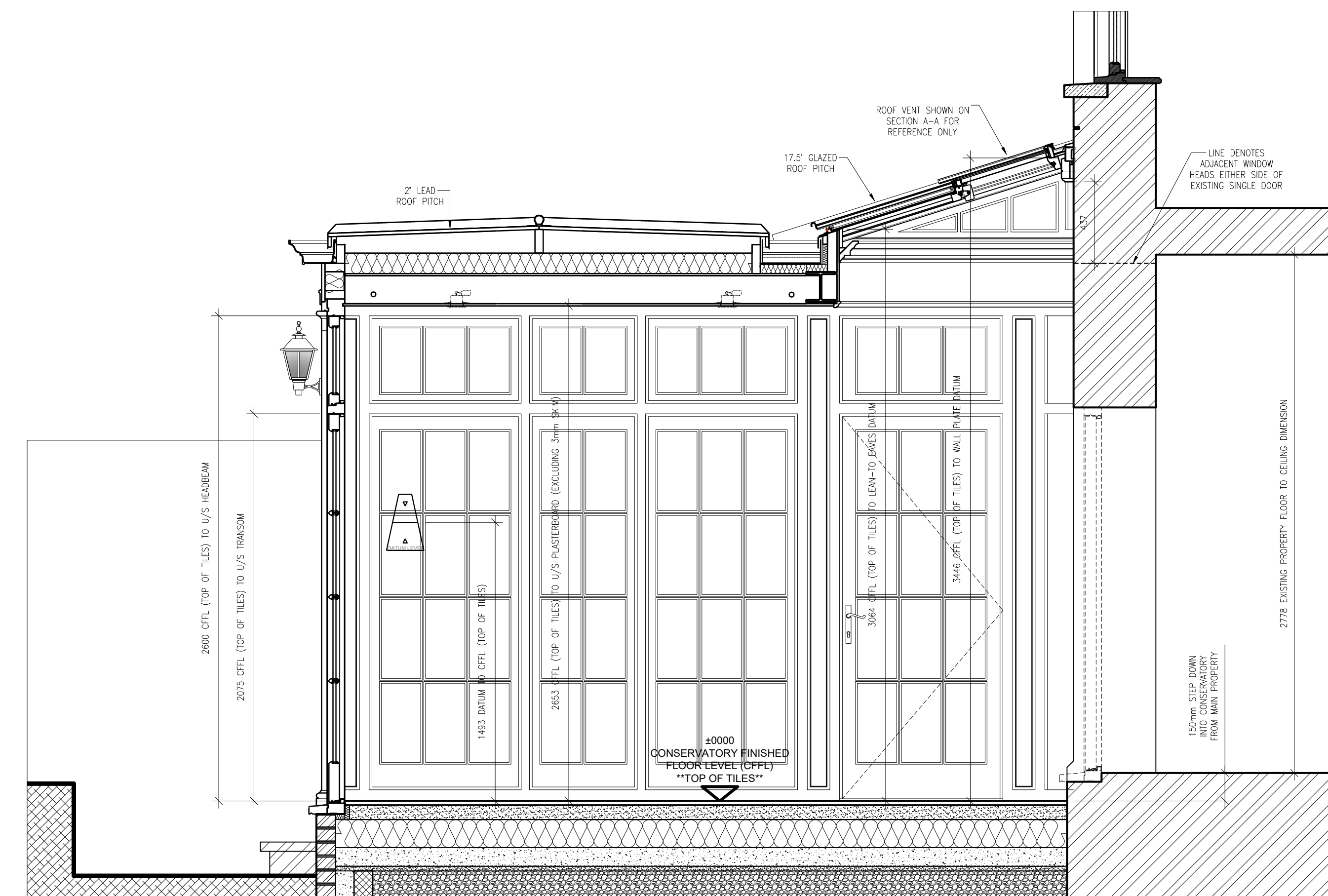
* VALE WILL MAKE PROVISIONS FOR LIGHTING AND ELECTRICAL FITMENTS TO BE INSTALLED AT POSITIONS SHOWN IN THE ABOVE PLAN. WIRING TO BE ROUTED WITHIN VALE'S STRUCTURE MUST BE SUPPLIED AND INSTALLED BY A QUALIFIED ELECTRICAL CONTRACTOR. DURING THE INITIAL STAGES OF SITE INSTALLATION, VALE FITTERS WILL ASSIST WITH CONCEALING WIRING. ALL LIGHTING AND ELECTRICAL FITMENTS TO BE SUPPLIED AND INSTALLED BY CLIENTS CONTRACTORS.



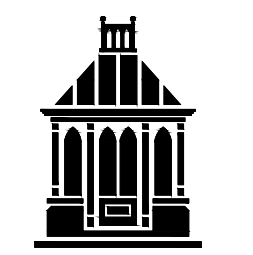
LEAN-TO ROOF CONSTRUCTION TRIANGLE



NORTH ELEVATION @ 1:20



SECTION A-A @ 1:20



VALE
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HOUSES
LTD
LONDONTHORPE ROAD
GRANTHAM
LINCOLNSHIRE, NG31 9SJ
01476 361433 FAX: 01476 52

NOTE:
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FOUNDATION DRAWINGS. CONTRACTORS AND
ERECTORS MUST VERIFY ALL DIMENSIONS ON
SITE BEFORE WORK COMMENCES

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Rev:	Date:	Details:
A	15/12/2021	Minor Amendment following in-house checking.
B	04/01/2022	Steel beam increased to suit structural calculations.

Client: Mr. & Mrs. Booth

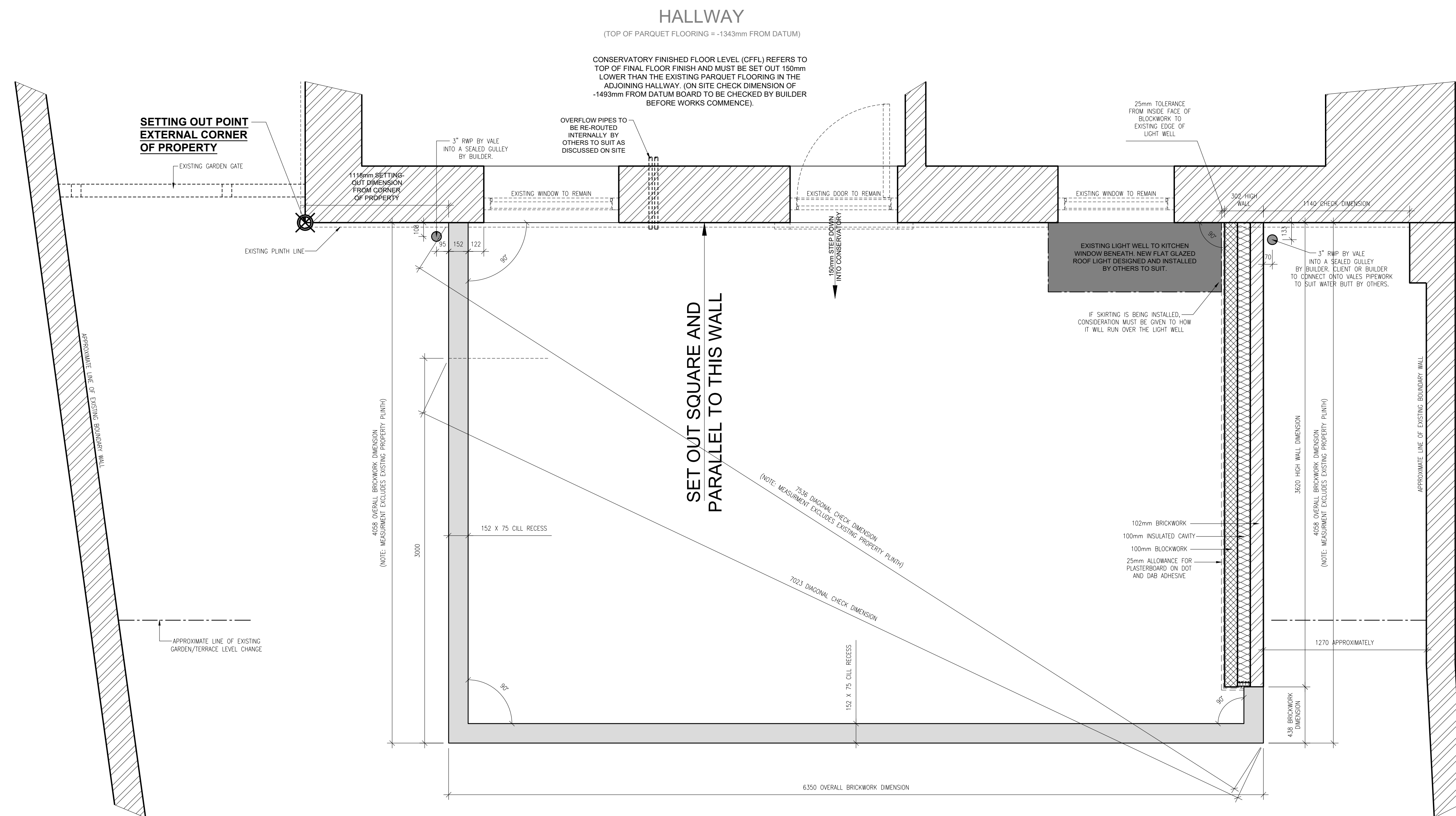
Address: 9 Pilgrims Lane,
Hampstead,
London,
NW2 1SL

Title: Main Plan, Elevations
& Section

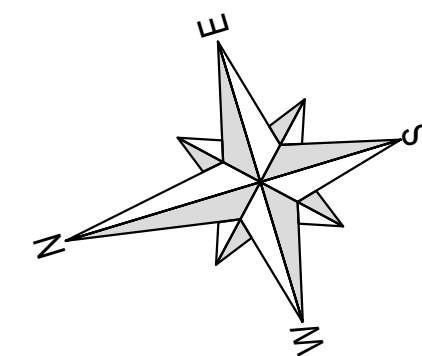
Scale: 1 : 20 @ A0	Date: 03/12/202
Drawn By: S H	Checked By: C H

Drawing No.
BOO2595/01

DO NOT SCALE - IF IN DOUBT ASK



BASEWORK SETTING-OUT PLAN @ 1:20



IMPORTANT SETTING-OUT INFORMATION

- 1). VALE'S STRUCTURE WILL BE FULLY ASSEMBLED IN OUR FACTORY TO EXACT PLANNED DIMENSIONS, THEREFORE IT IS ESSENTIAL THAT ALL SETTING OUT DIMENSIONS ARE FOLLOWED PRECISELY AND ALL WALLS ARE LEVEL AND PLUMB.
- 2). WHERE VALE GARDEN HOUSE DRAWINGS SHOW WORKS TO BE CARRIED OUT BY OTHERS, THIS IS SHOWN FOR CRITICAL SETTING OUT INFORMATION ONLY. ACTUAL DESIGN, CONSTRUCTION METHODS & FINISHES ARE THE SOLE RESPONSIBILITY OF THE APPOINTED CONTRACTOR, MUST BE IN ACCORDANCE WITH RELEVANT PERMISSIONS & BE APPROVED BY THE CLIENT. ALL DETAILS MUST COMPLY WITH CURRENT LEGISLATION & BUILDING CONTROL.
- 3). VGH DATUM TO FINISHED FLOOR LEVEL MUST BE CHECKED ON SITE AHEAD OF ANY WORK BEING CARRIED OUT RELATIVE TO THIS POINT. ANY DISCREPANCY FOUND BEYOND +/- 7mm MUST BE REPORTED BACK TO VGH IMMEDIATELY.
- 4). ALL BASEWORK SETTING-OUT DIMENSIONS SHOWN ARE TAKEN TO THE FRONT FACE OF OUTER SKIN OF BRICKWORK. NOTE: THESE MEASUREMENTS EXCLUDE THE EXISTING HOUSE PLINTH. (REFER TO CONSERVATORY CILL SECTIONS FOR FURTHER DETAILS DWG: BOO2595/03)
- 5). CONSERVATORY BASEWORK TO BE SET OUT PERPENDICULAR TO HOUSE WALLS.
- 6). CONSERVATORY FINISHED FLOOR LEVEL (CFFL) REFERS TO TOP OF FINAL FLOOR FINISH AND MUST BE SET TO 150mm LOWER THAN THE EXISTING PARQUET FLOORING IN THE ADJOINING HALLWAY. (ON SITE CHECK DIMENSION OF -1493mm FROM DATUM BOARD TO BE CHECKED BY BUILDER BEFORE WORKS COMMENCE).
- 7). IF ANY OF YOUR PHYSICAL DIMENSIONS DIFFER TO THOSE ON THE DRAWING IT IS IMPERATIVE YOU CONTACT VALE GARDEN HOUSES IMMEDIATELY.

ADDITIONAL NOTES:-

- CHECK ALL DIMENSIONS.
- FOUNDATION CONSTRUCTION IS LEFT TO THE BUILDER'S DISCRETION, BUT MUST COMPLY WITH LOCAL BUILDING REGULATIONS.
- CONTRACTOR MUST LEAVE A CLEAR, LEVEL, 1.5 MTR PERIMETER AROUND BASEWORK FOR VGH TO FIT CONSERVATORY.
- CONTRACTOR MUST LEAVE AN INTERNAL LEVEL PLATFORM (PREFERABLY CONCRETE SLAB) ON WHICH TO WORK.
- ALL VENTS, OVERFLOWS, SOIL PIPES AND INSPECTION COVERS TO BE CONTRACTORS RESPONSIBILITY TO RE-POSITION OR REMOVE.
- WHERE APPROPRIATE (TYPICALLY WHERE THERE IS NO THERMAL SEPARATION BETWEEN THE CONSERVATORY AND THE PROPERTY), BUILDER MUST REFER TO THE SAP ENGINEERS REPORT AS HIGHER THAN NORMAL THERMAL PROPERTIES MAY BE REQUIRED WITHIN THE FLOOR & WALL BUILD UP TO OFFSET THE HIGH AMOUNTS OF GLAZING & MINIMISE ANY TRADE OFFS WITHIN THE PROPERTY.
- IF CAVITY TRAYS ARE REQUIRED TO SUIT LOCAL AUTHORITIES, THESE ARE THE SOLE RESPONSIBILITY OF THE BUILDING CONTRACTOR. ANY ADDITIONAL INFORMATION IN REGARD TO ABUTMENT FLASHING HEIGHTS etc. ARE AVAILABLE FROM VGH UPON REQUEST.
- IT IS THE BUILDERS RESPONSIBILITY TO NOTIFY THE CLIENT IF MASONRY ABOVE & AROUND VGH STRUCTURE IS IN POOR CONDITION &/OR SHOWING SIGNS OF MOISTURE INGRESS & IN NEED OF REPAIR. CORRECTIVE WORKS IN THESE AREAS SHOULD BE CARRIED OUT AHEAD OF GARDEN ROOM INSTALLATION.
- WHERE REQUIRED, IT IS THE RESPONSIBILITY OF THE BUILDER TO CONTACT THE APPOINTED BUILDING CONTROL AUTHORITY TO ARRANGE INSPECTIONS.
- IT IS THE RESPONSIBILITY OF OTHERS TO ENSURE THE EXISTING MORTAR POINTING ABOVE THE LEVEL OF VALE'S STRUCTURE IS SUFFICIENT ENOUGH TO PREVENT INGRESS OF WATER AT HIGH LEVEL.
- ALL ERRORS AND OMISSIONS ARE EXCLUDED.



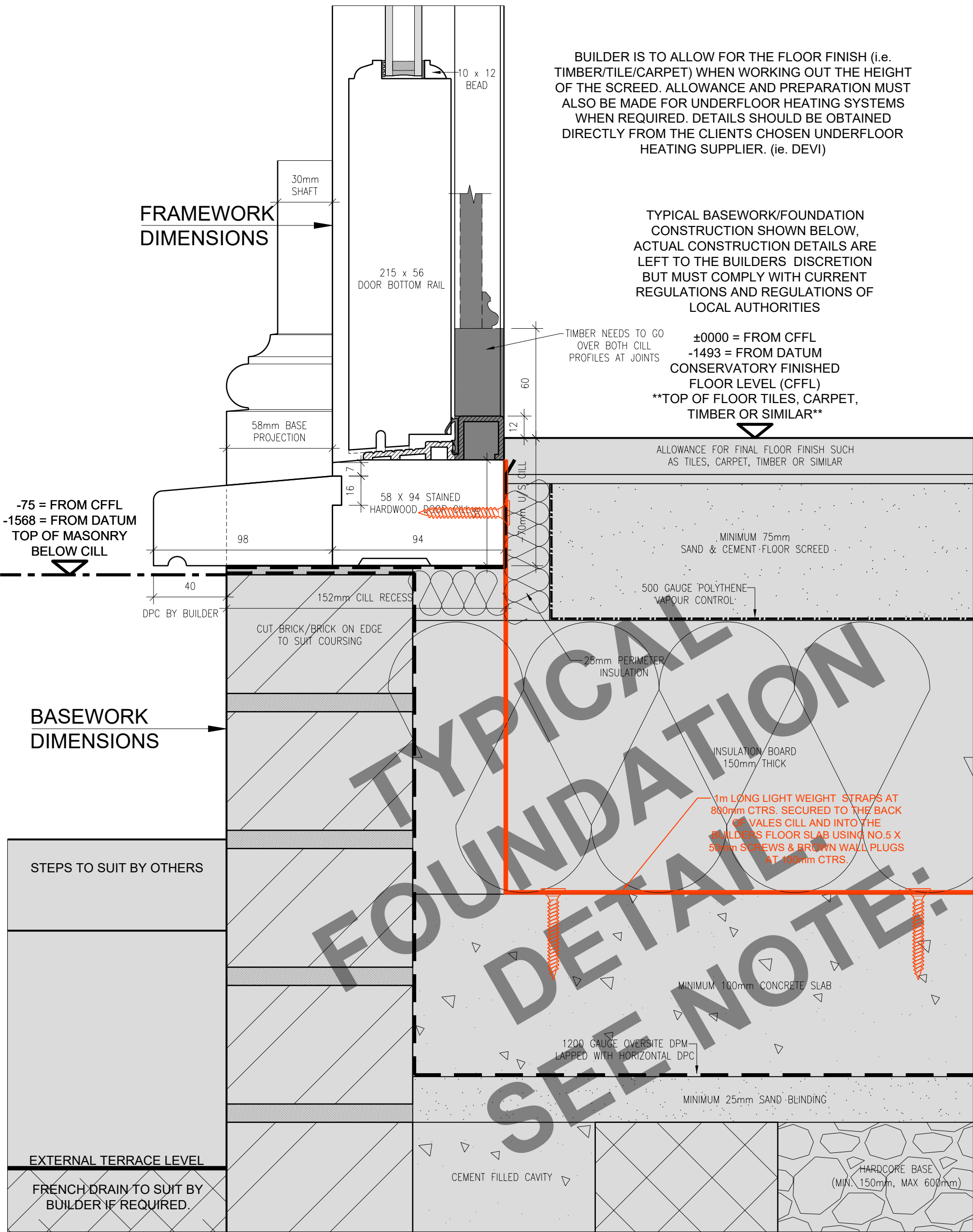
Diagram illustrating the high wall section construction. The wall consists of a 302mm INSULATED CAVITY CLOSER BY BULLER, a 100mm BLOCKWORK, a 100mm INSULATED CHASE, and a 102mm BRICKWORK. The basework dimensions are indicated as 100mm, 100mm, and 102mm. A 25mm allowance for plasterboard on dot and dab adhesive by Buller is shown on the left side.

LONDON/ROBE ROAD LINCOLNSHIRE, NG21 9AH TEL: 01509 546573 FAX: 01509 526553		
NOTE:		
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No.	Date	Details:
Client:		
Mr & Mrs Booth		
Address:		
9 Pilgrims Lane, Hampstead, London NW3 7SU		
Site:		
Basework Setting-Out		
Cable scale 1:5 & 1:20 @ A/H	Date	
Drawn by: S.O.	Checked By:	N.F.
Drawing No.		
BOO2559/02		
Revision:		

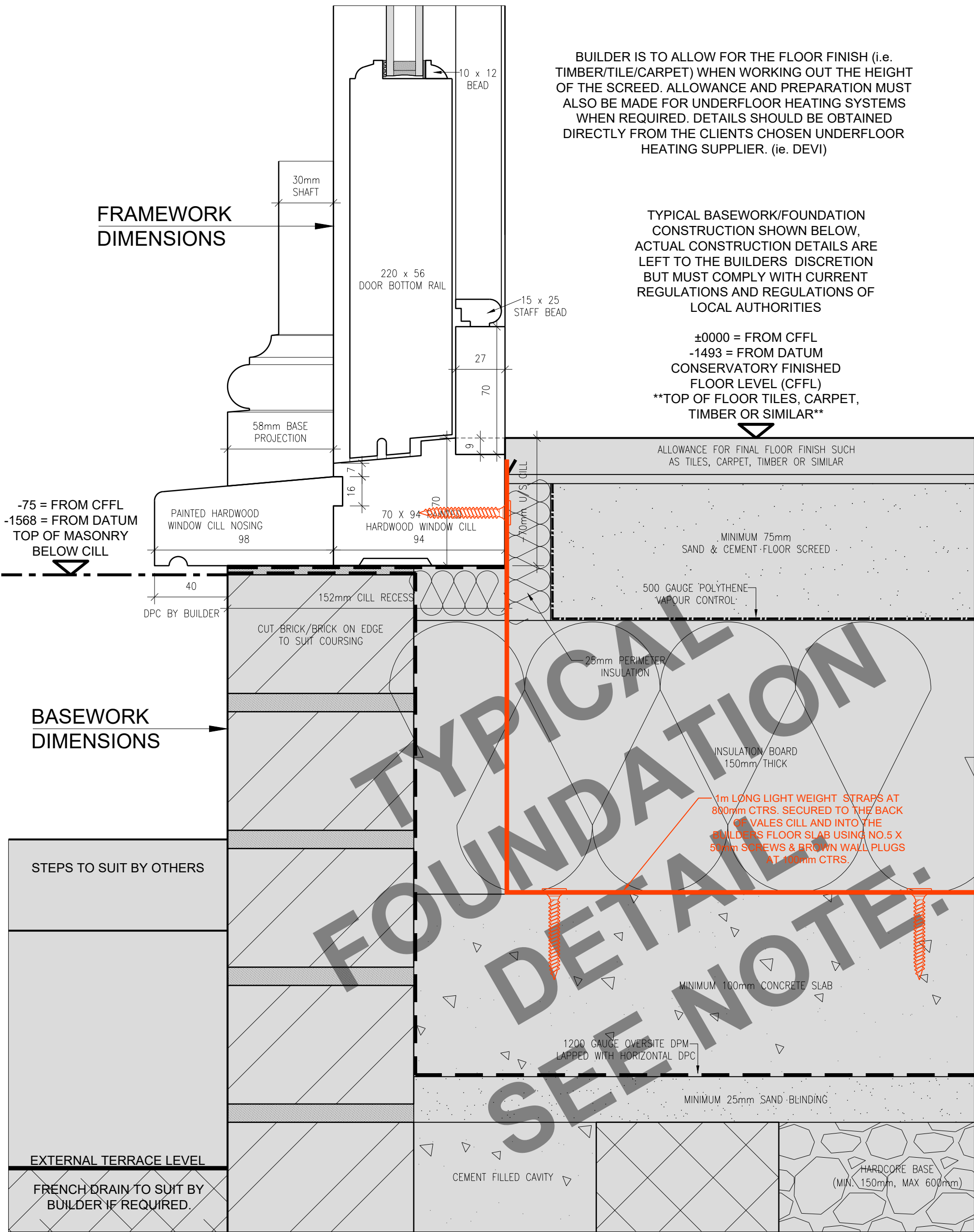
DO NOT SCALE - IF IN DOUBT ASK

NOTE: BASEWORK SETTING-OUT MUST BE ACCURATE. BRICKWORK MUST BE COMPLETELY LEVEL ALL ROUND AND SET OUT CORRECTLY TO ALLOW VALE'S CONSERVATORY TO FIT AS DESIGNED.

DOOR CILL SECTION:



FULL HEIGHT GLAZED PANEL SECTION



VALE GARDEN HOUSES LTD
LONDONTHORPE ROAD
GRANTHAM
LINCOLNSHIRE, NG31 9SJ
TEL: 01476 564433 FAX: 01476 578555

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Rev:	Date:	Details:

Client: **Mr & Mrs Booth**
Address: 9 Pilgrims Lane, Hampstead, London, NW3 1SJ

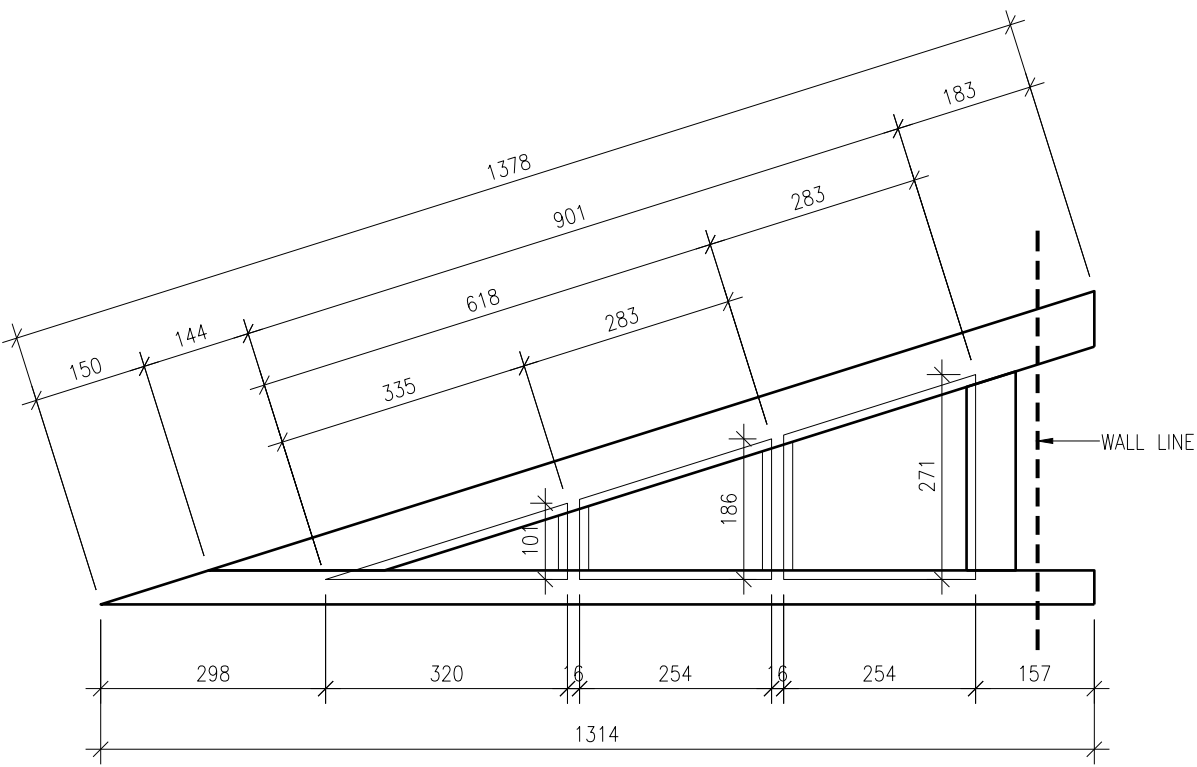
Title: **Cill Sections**

Scale: 1 : 2 @ A1	Date: 14/12/2021
Drawn By: S.H.	Checked By: N.F.

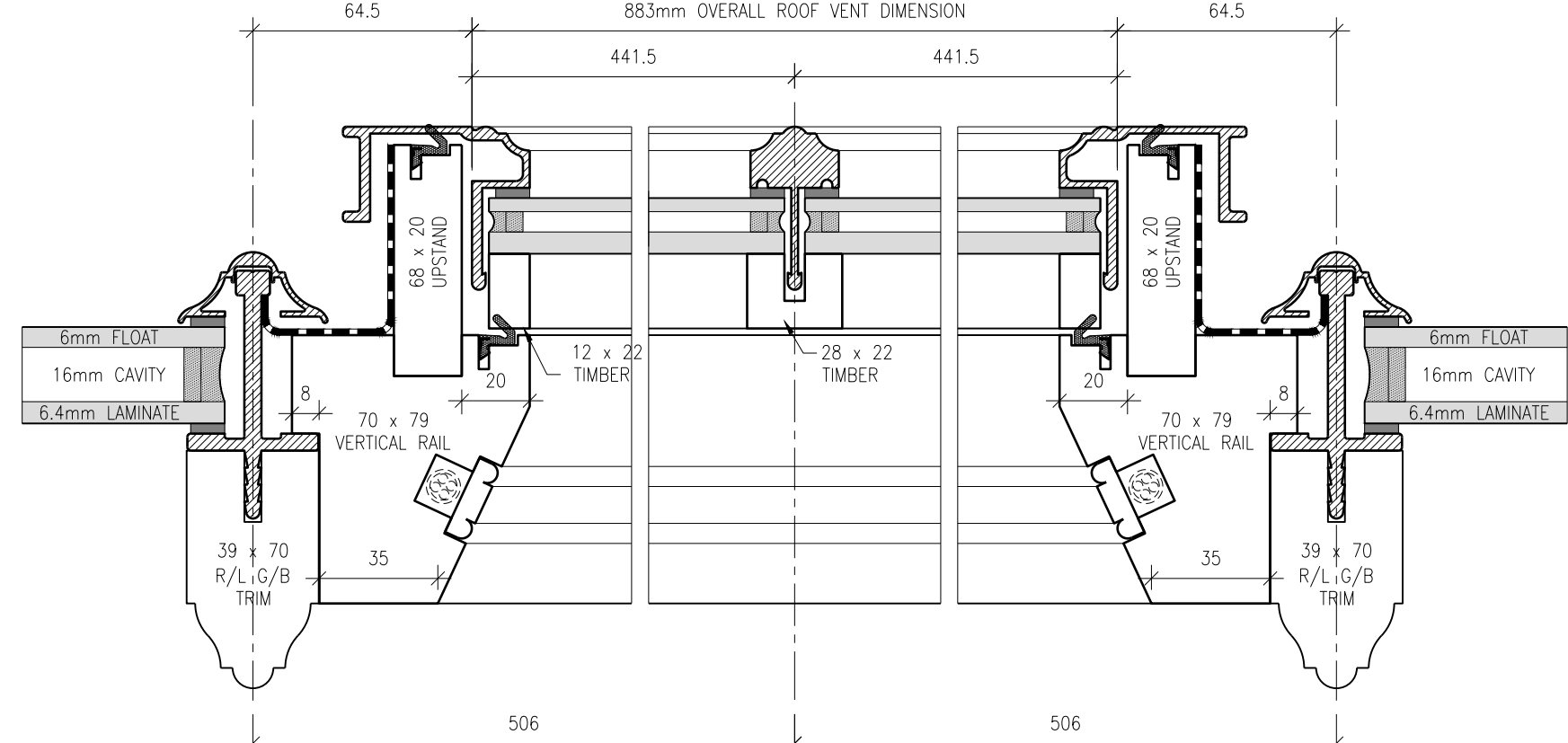
Drawing No. BOO2595/03
Revision:

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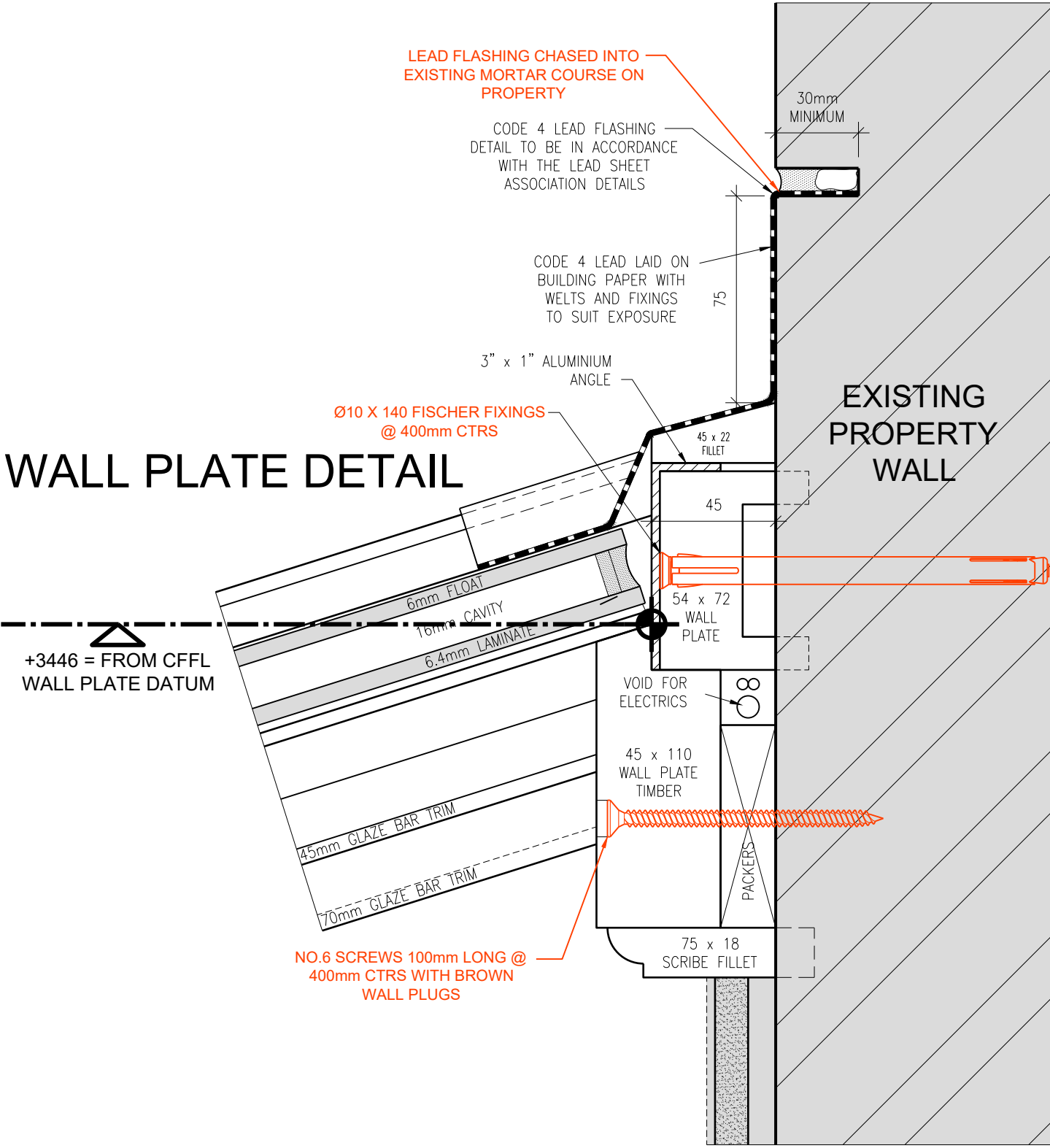
NORTH ELEVATION GABLE SETTING-OUT @ 1:10
(MIRRORED FOR SOUTH ELEVATION)



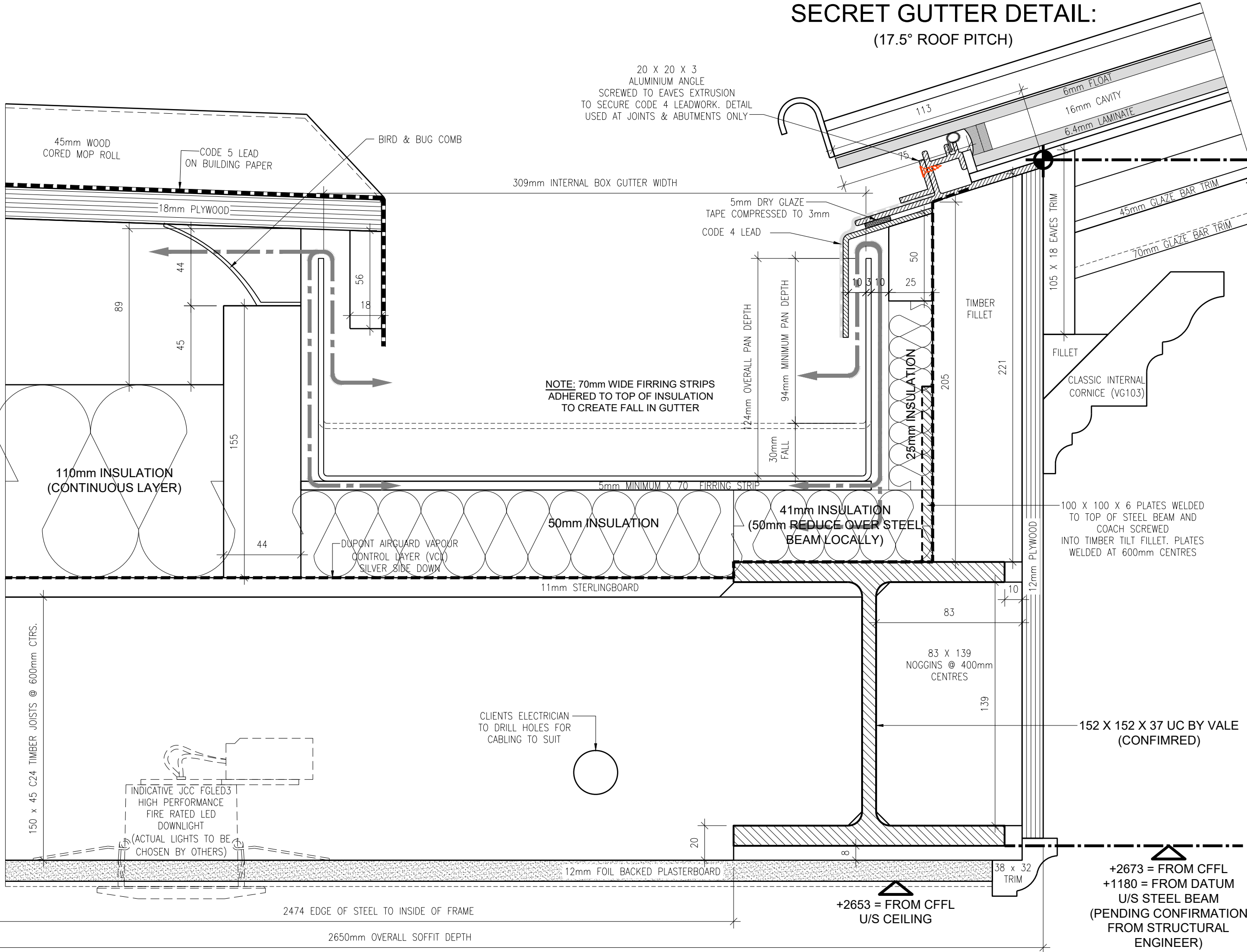
ROOF VENT
DETAIL:



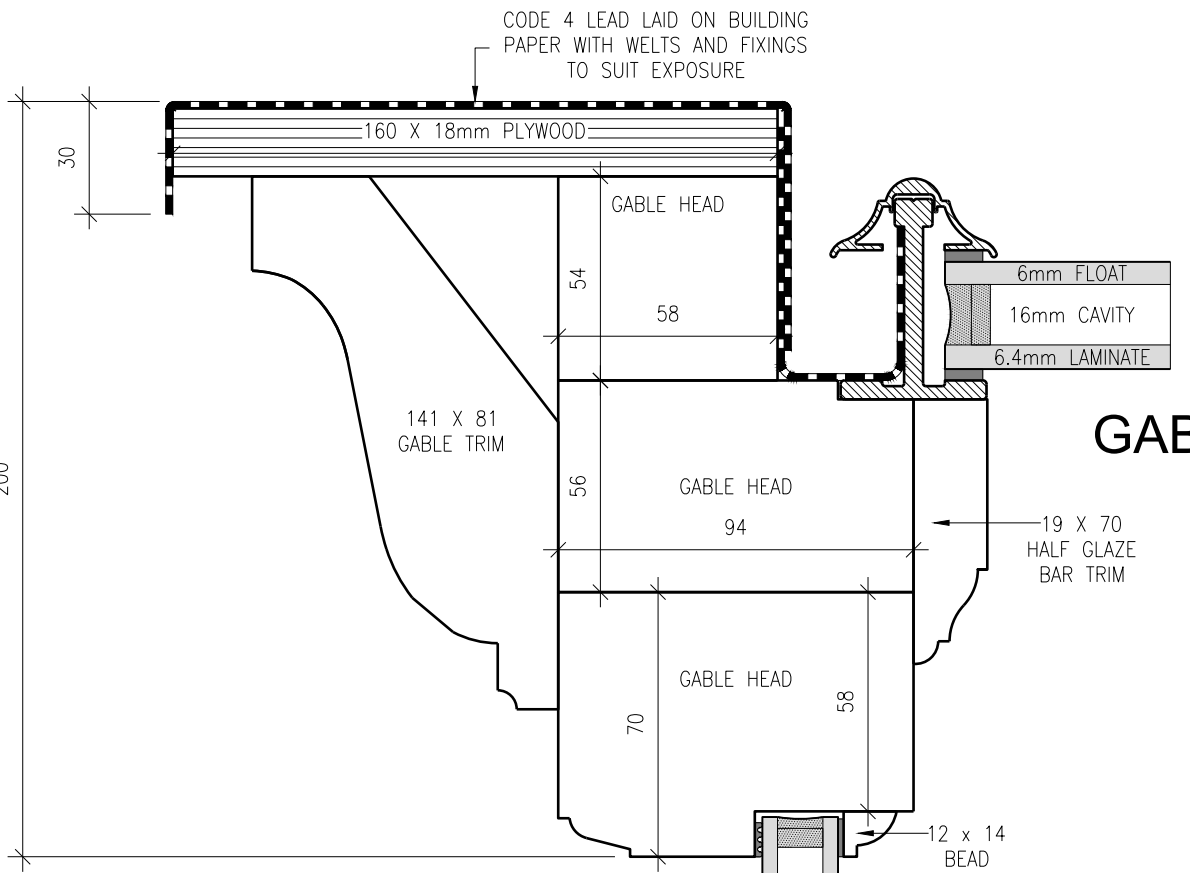
WALL PLATE DETAIL



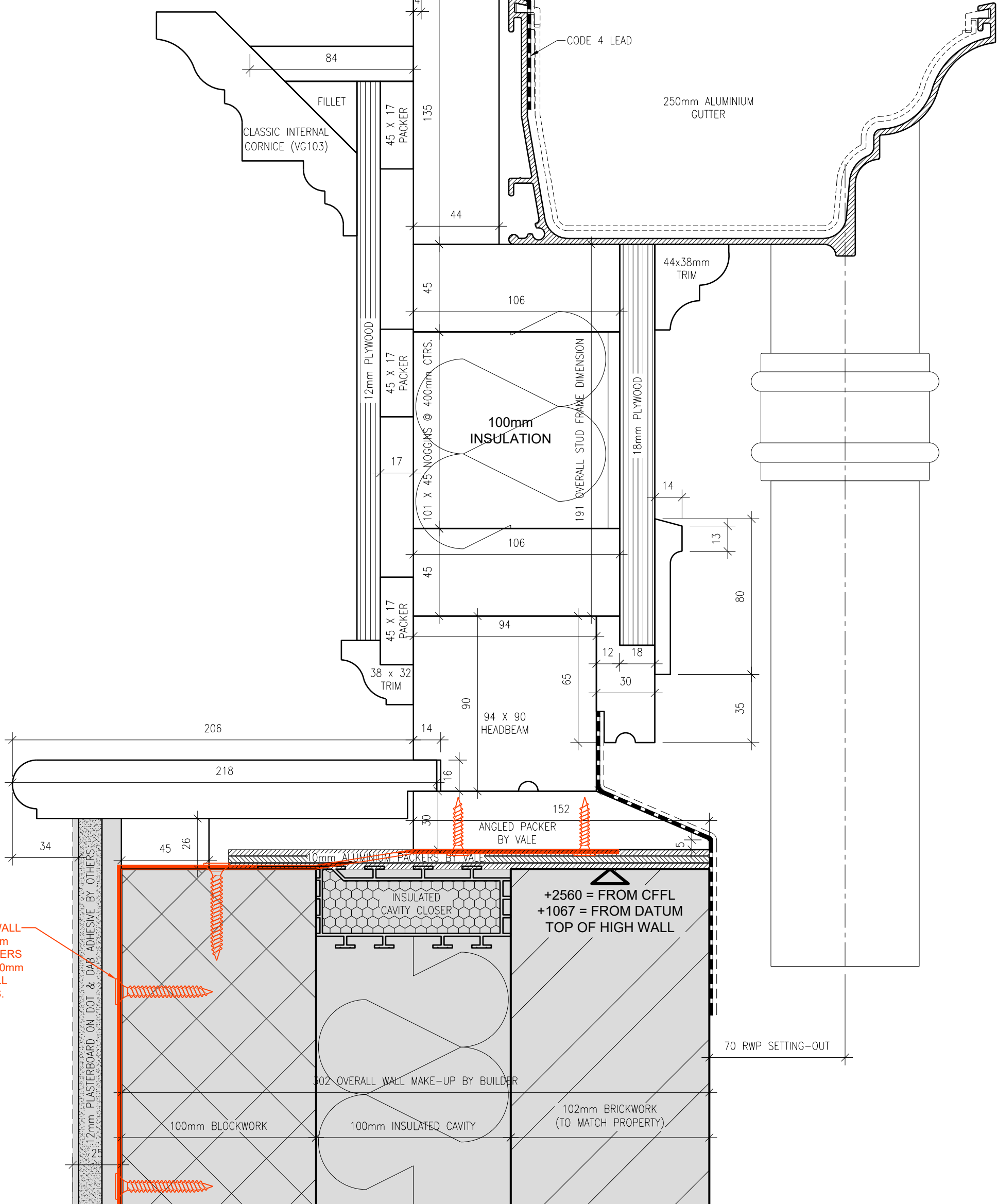
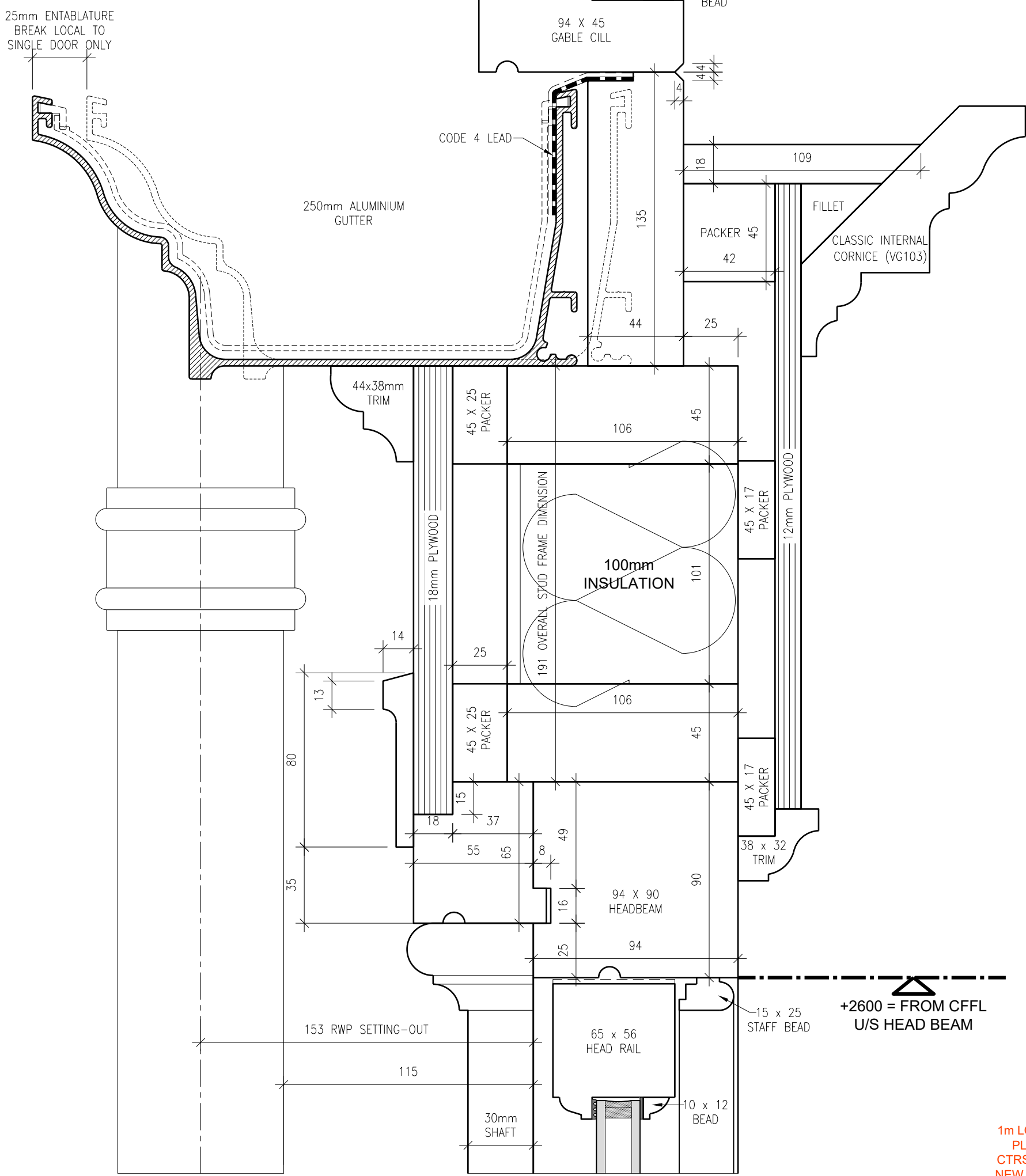
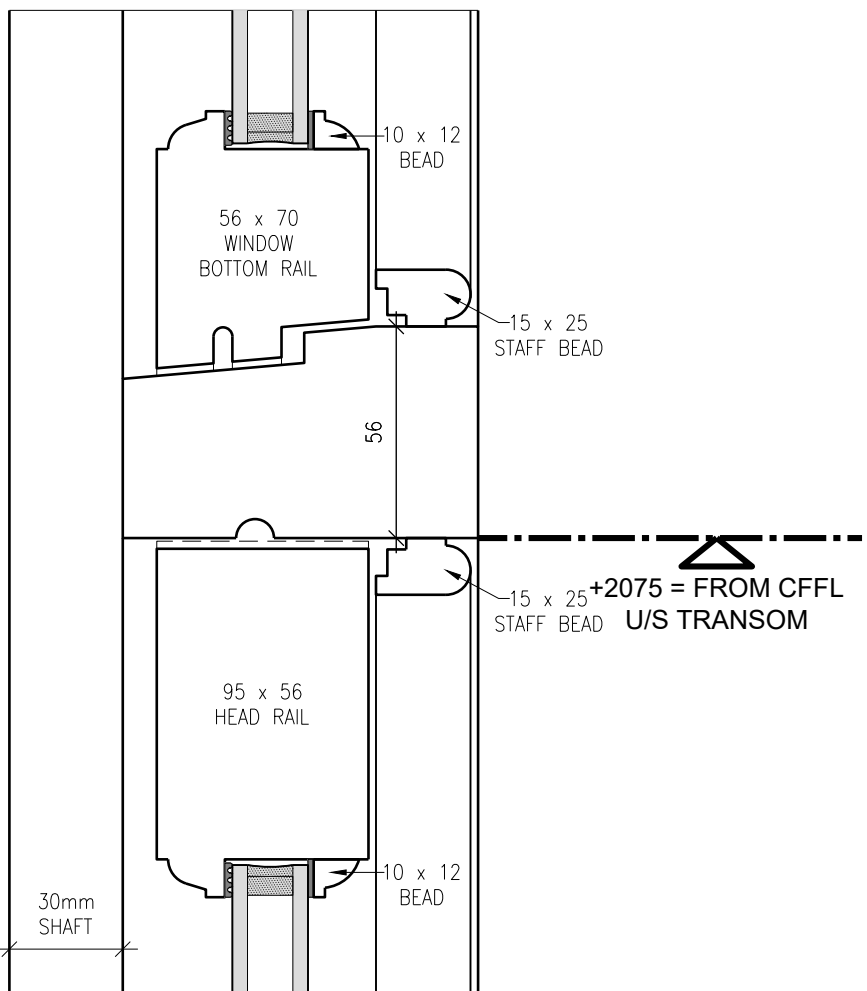
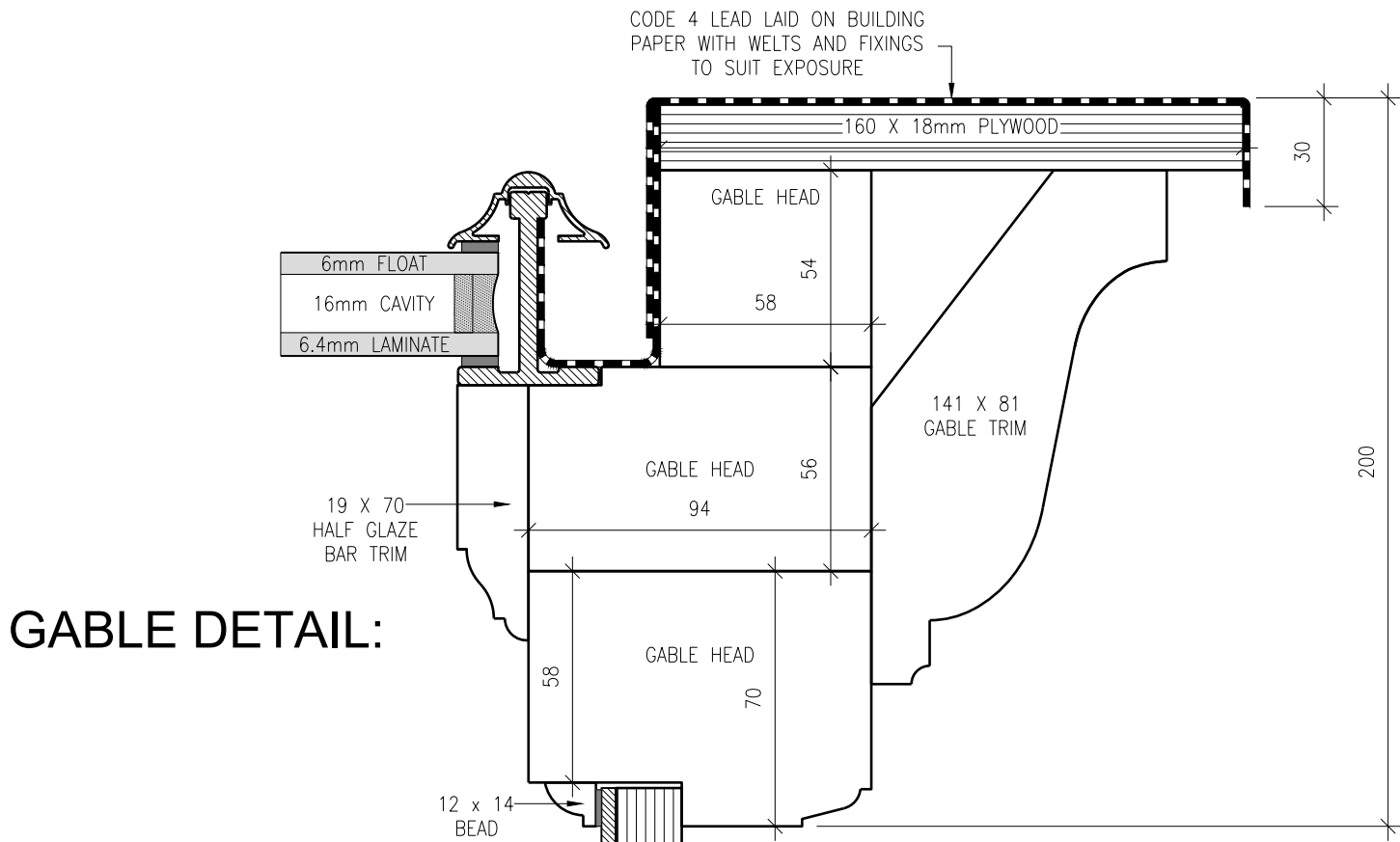
WARM ROOF
SECRET GUTTER DETAIL:
(17.5° ROOF PITCH)



GABLE DETAIL:



GABLE DETAIL:



**VALE
GARDEN
HOUSES
LTD**
LONDON/DONTHORPE ROAD
GRANTHAM
LINCOLNSHIRE, NG11 9SL
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Rev:	Date:	Details:
A	04/01/2022	Steel beam increased to suit structural calculations.

Client:

Mr & Mrs Booth

Address:

9 Pilgrims Lane,
Hampstead,
London,
NW3 1SL

Title:

**Eaves & Roof
Construction Details**

Scale:

1:2 @ A0

Drawn By:

S.H.

Checked By:

N.F.

Date:

14/12/2021

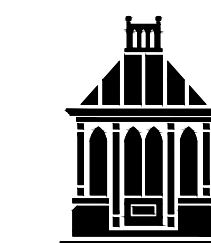
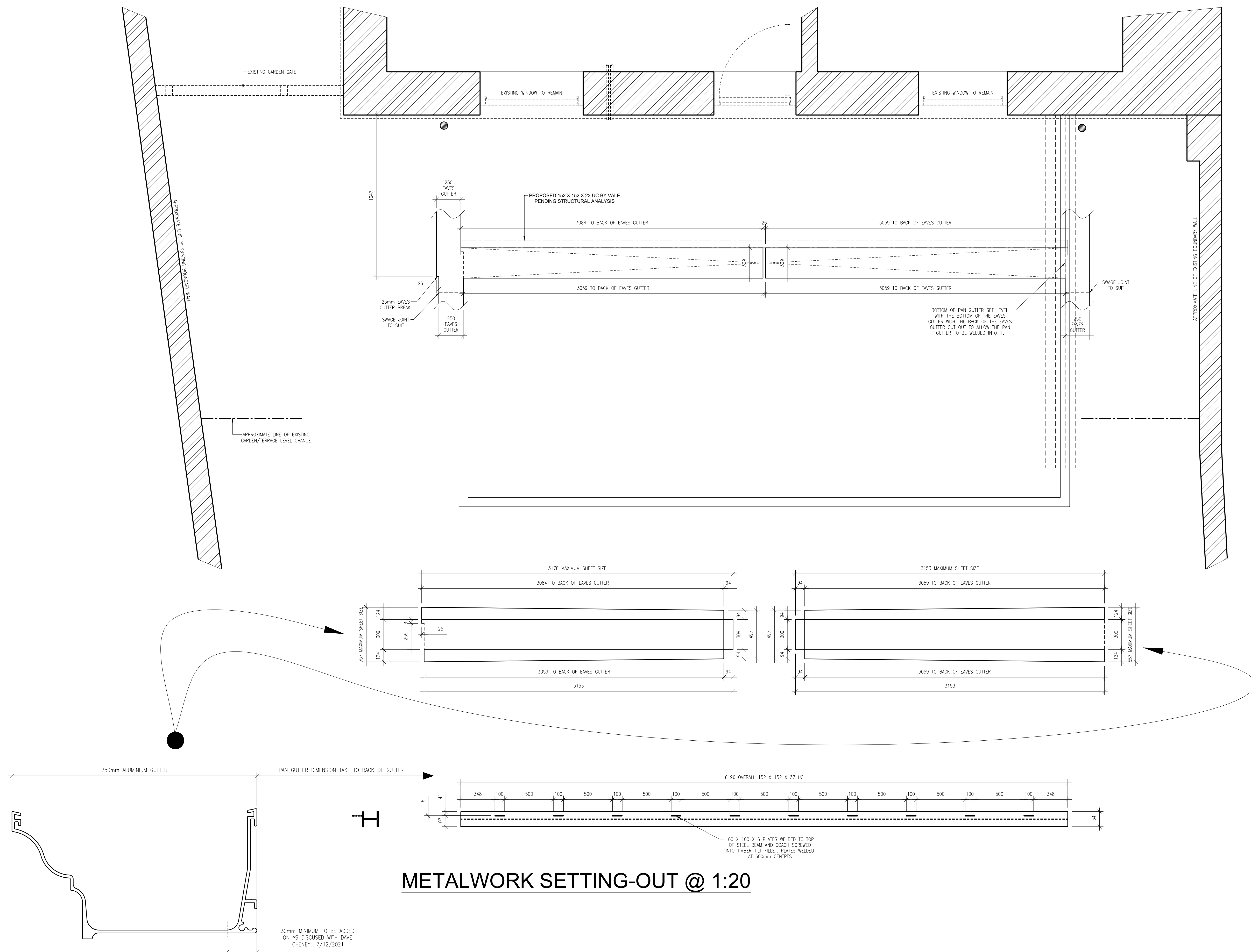
Drawing No:

B002595/04

Revision:

A

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Rev:	Date:	Details:
A	04/01/2022	Steel beam increased to s structural calculations.

Client: Mr & Mrs Booth

Address: 9 Pilgrims Lane,
Hampstead,
London,
NW3 1SJ

Title: Metalwork Setting-Out

Scale: 1 : 20 @ A1	Date: 14/12/202
Drawn By: S.H.	Checked By: N.

Drawing No. BOO2595/06

Revision:	A								
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