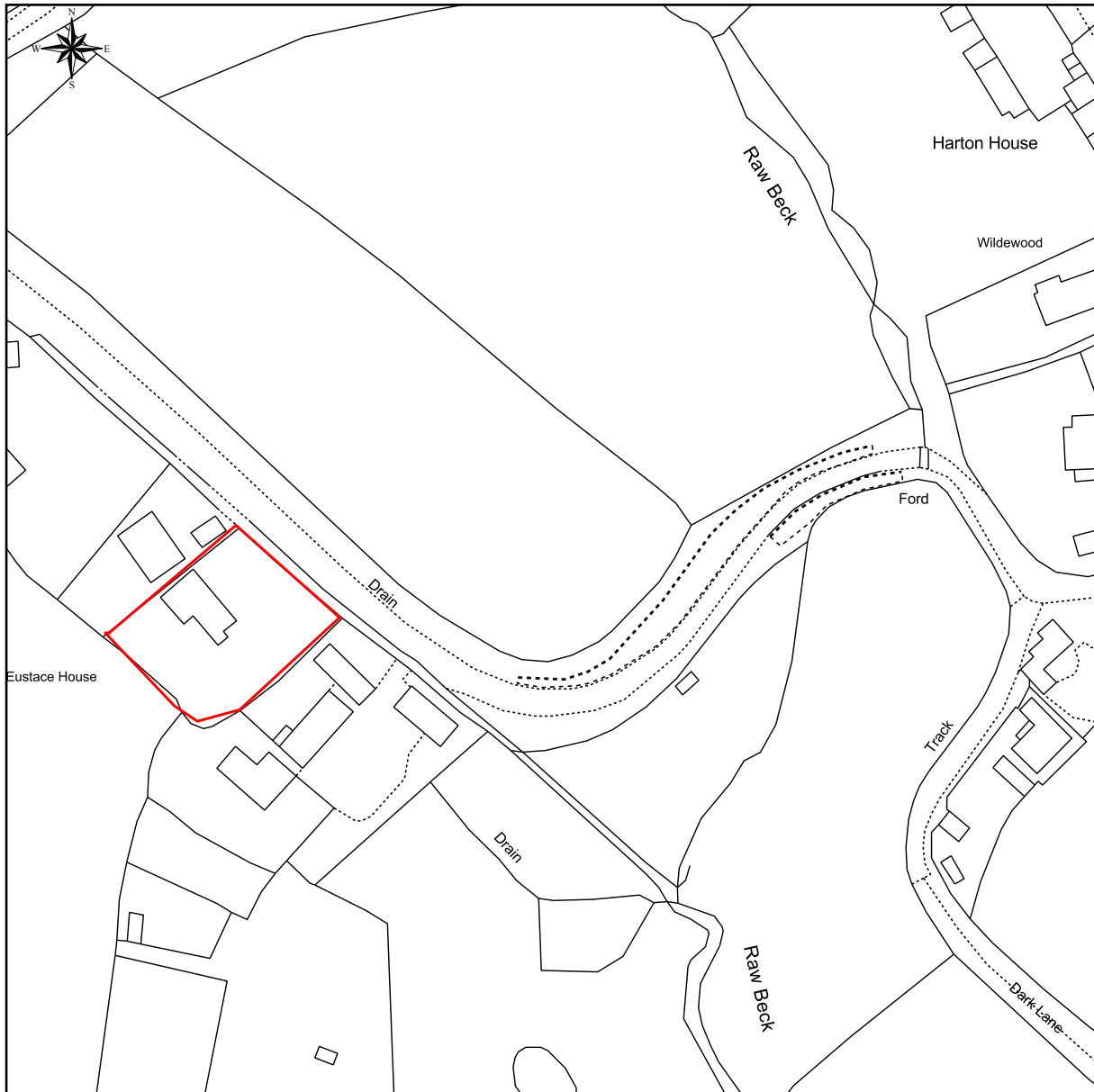


# Location Plan of Eustace House, YO22 4PP



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0m 20m 40m 60m 80m 100m

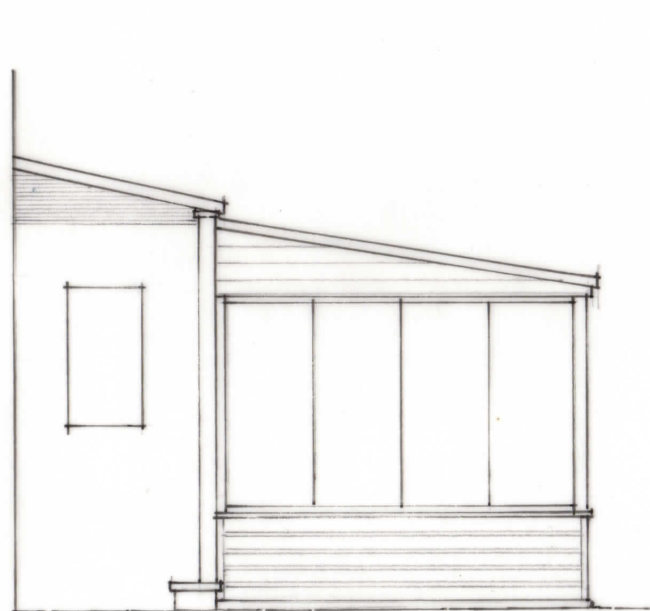
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RD 901  
location plan

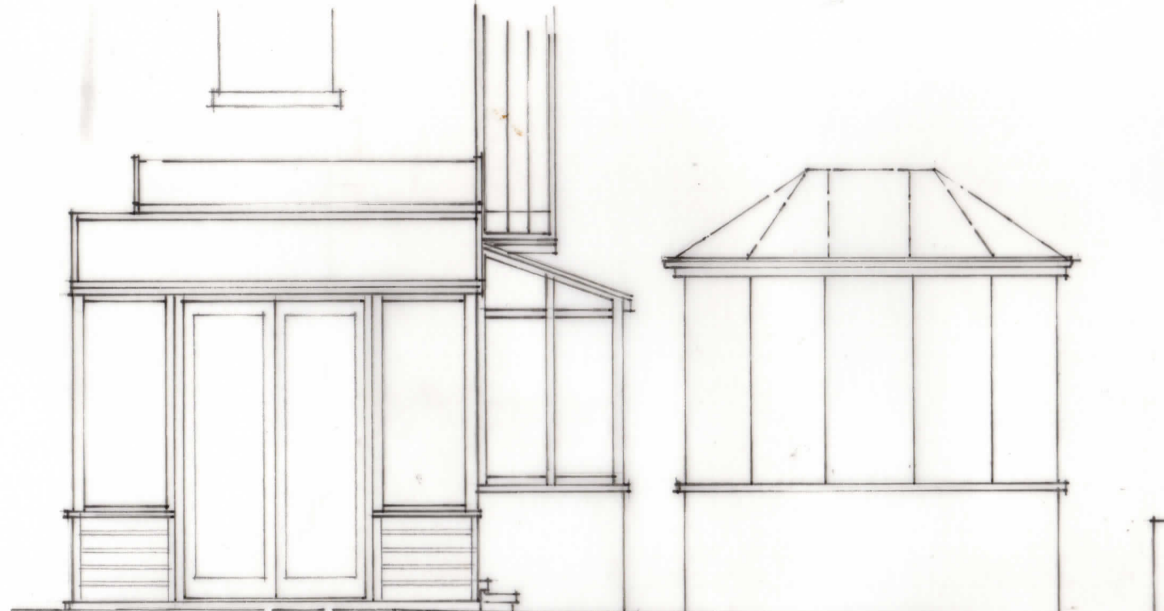
NYMNPA  
07/11/2018



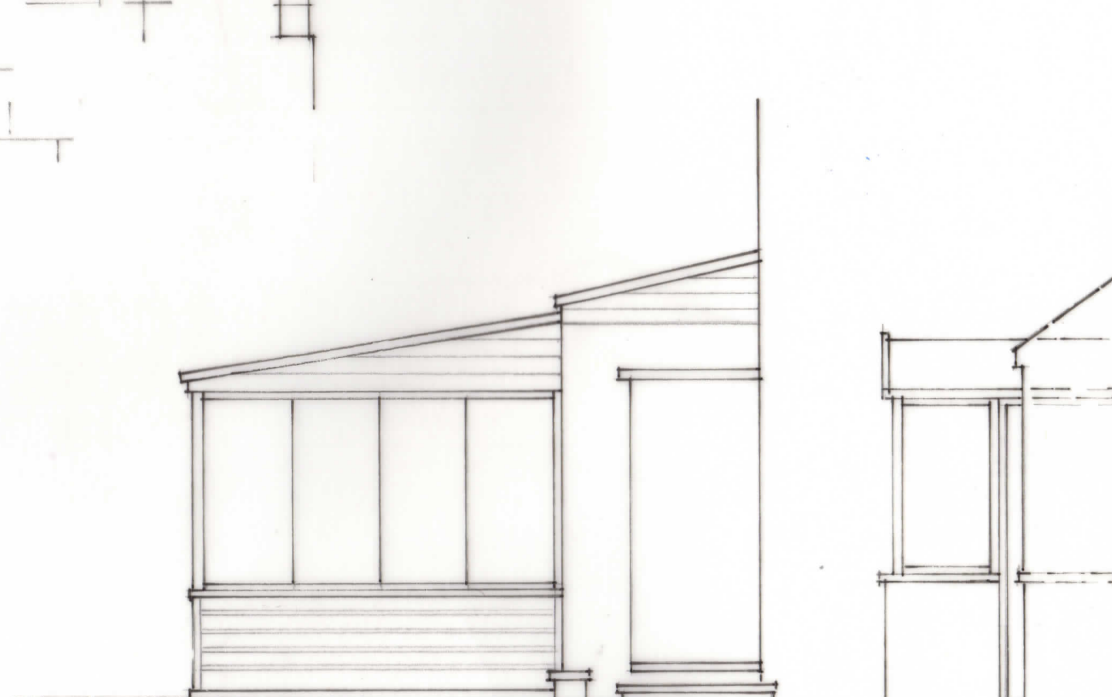
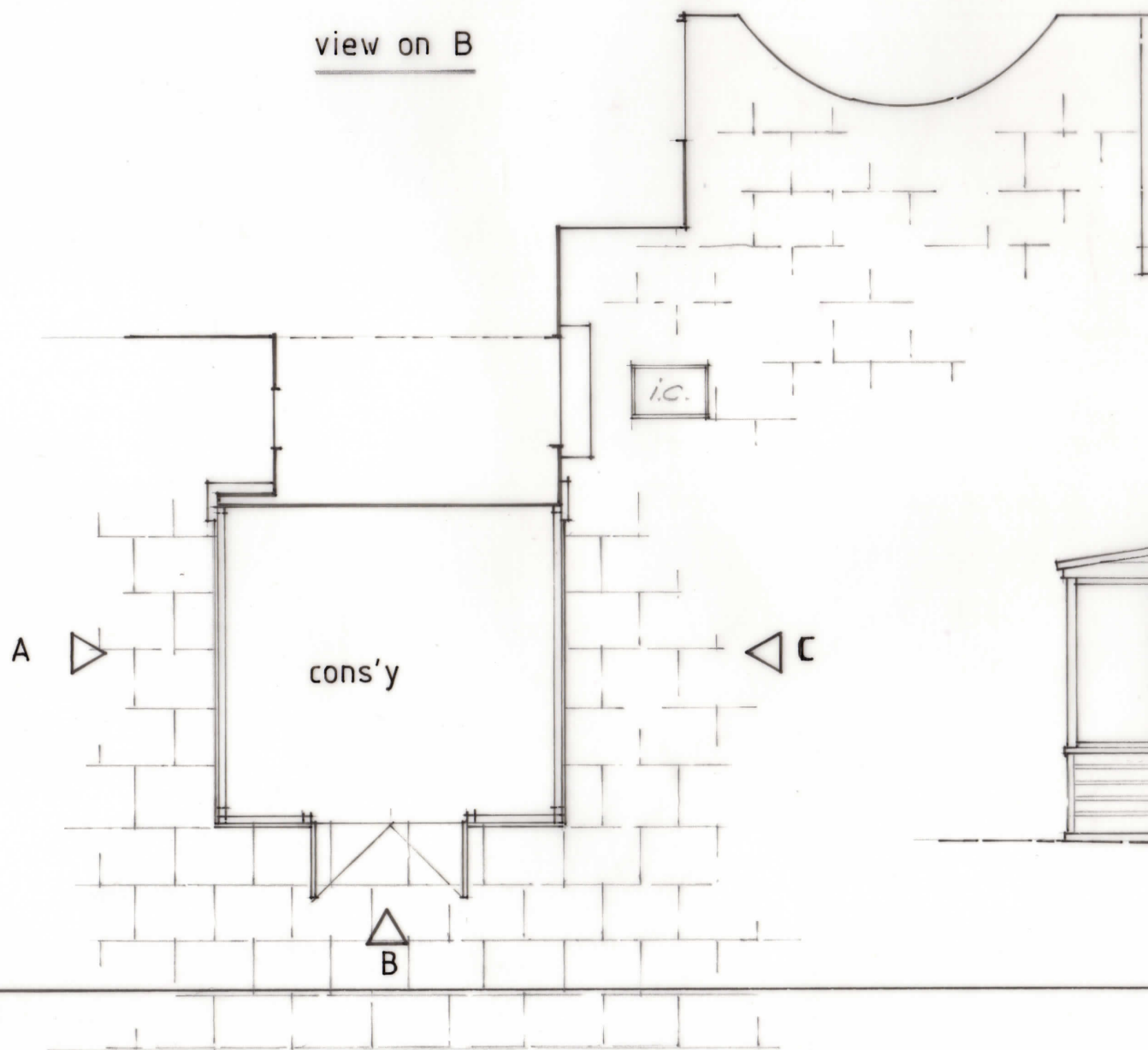
plans ahead by emapsite™



view on A



view on B



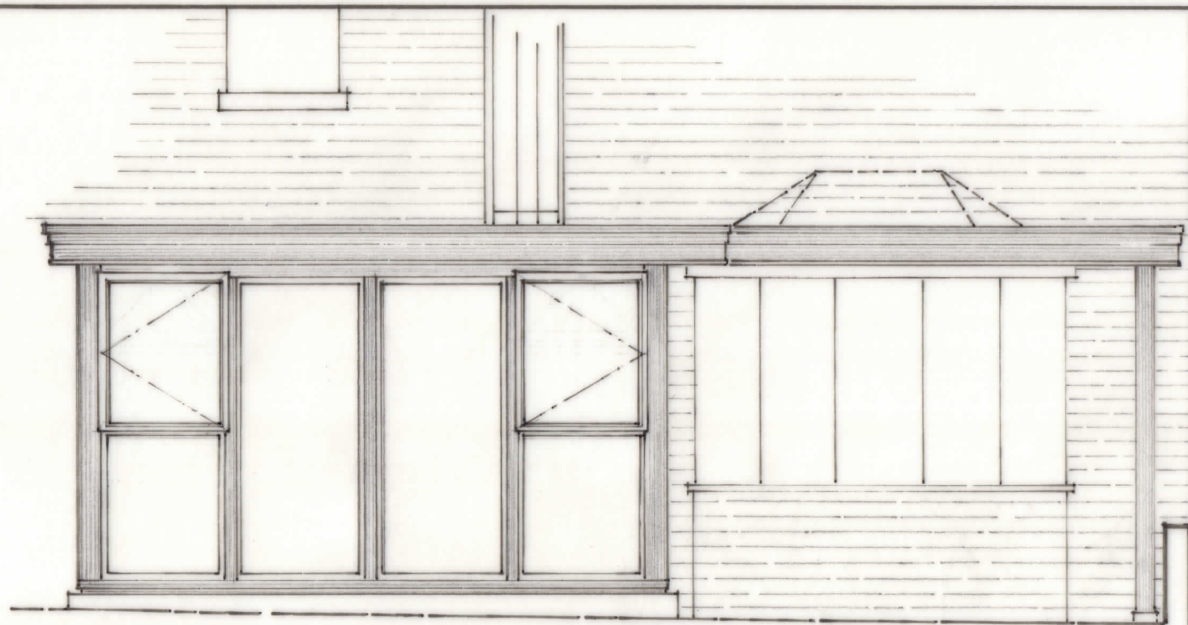
view on C

NYMNPA  
07/11/2018

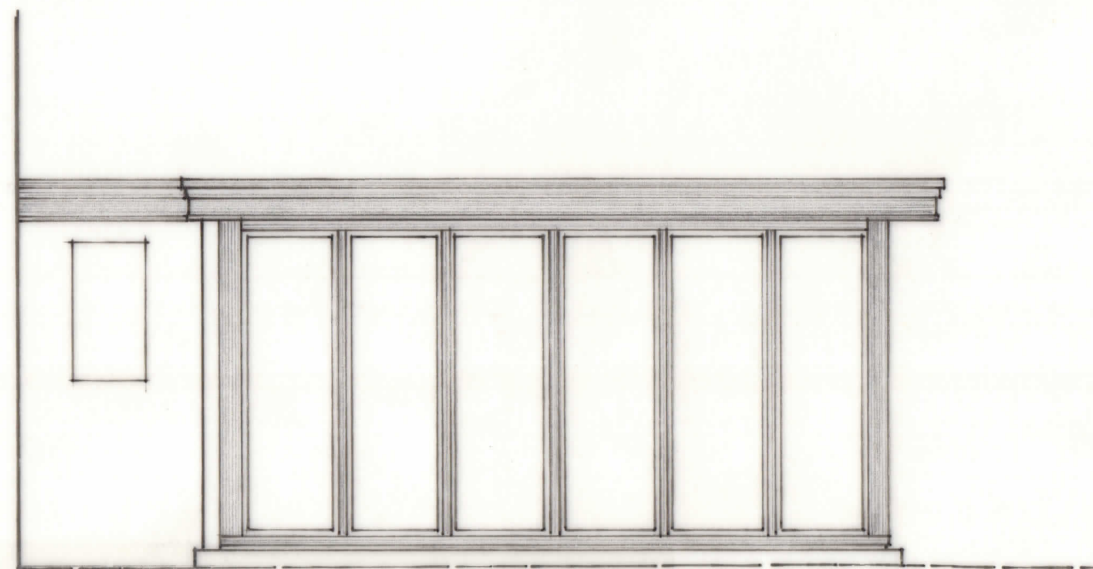
Project : proposed replacement rear sun lounge  
Location : Eustace House, Raw, Whitby  
Clients : Mr M & Mrs P McCabe  
Title : existing elevations & floor plans

July '18  
scale 1:50 @ A3  
Mike  
90/11





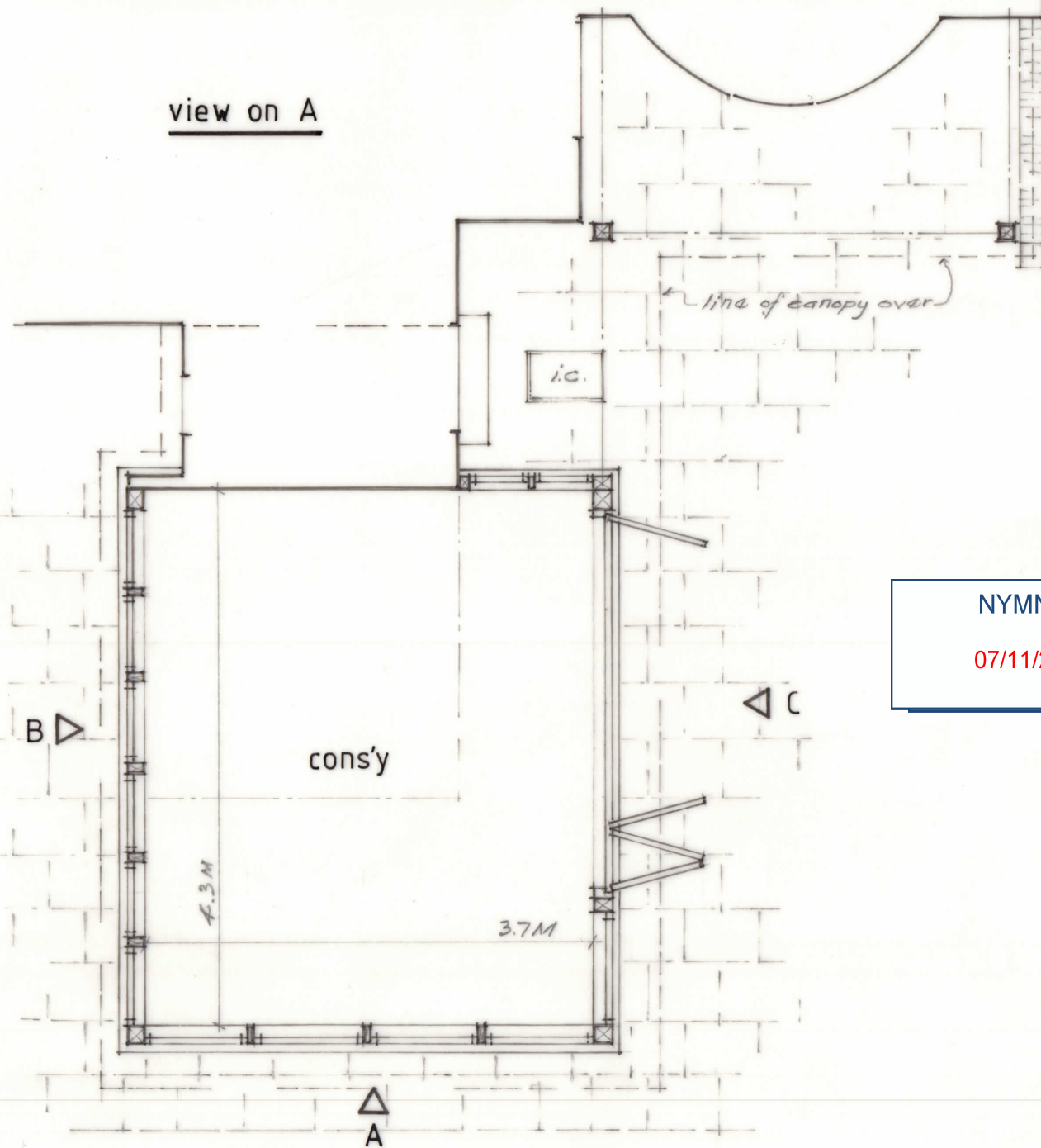
view on A



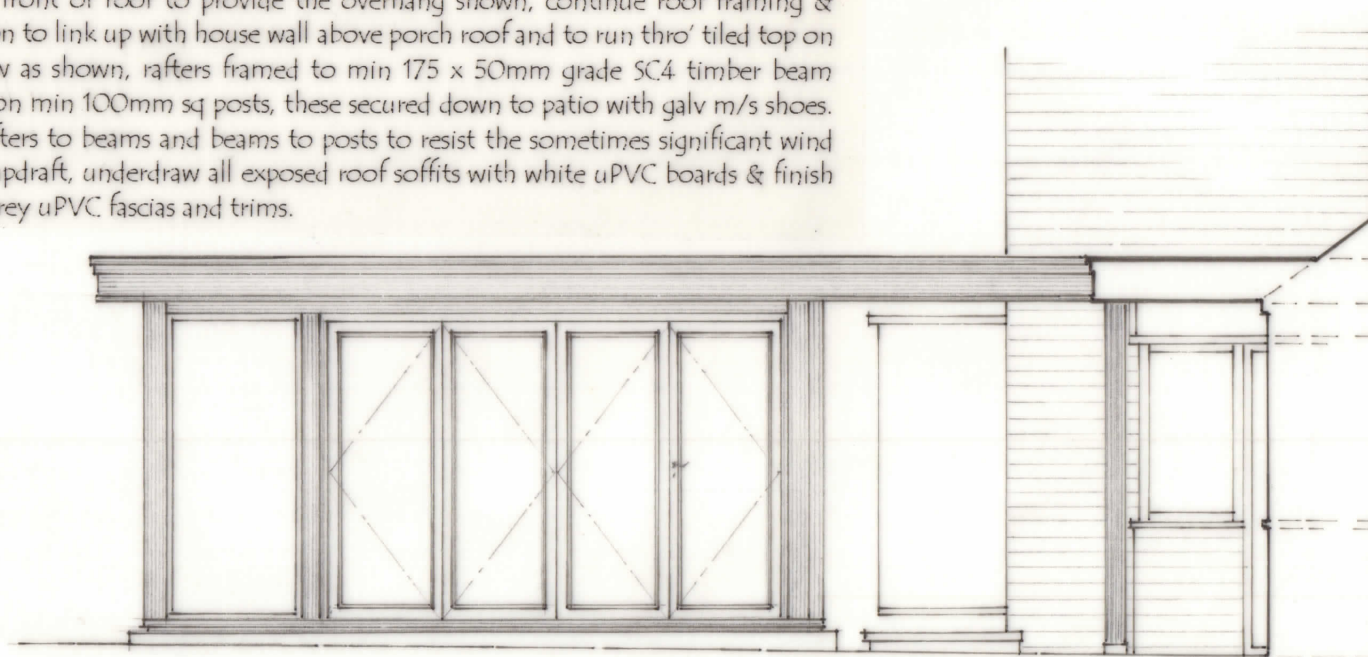
view on B

**Notes/materials:**

New structure shown to be erected off new conc floor slab, tiled finish, thickened up around edges & laid over d.p.m on layer blinded hardcore, cons'y to be timber framed in h/w, this painted dark grey inside & outside with thermal tinted double glazing built into cons'y frame and dark grey coloured fold aside doors set into matching frame with black door furniture, construct flat roof with fibre glass finish over OSB board on 50mm counter-battens on structural grade timber rafters 150 x 50mm at 400mm crs framed from house wall over 100 x 50mm wall plate on existing lean-to wall to double 175 x 50mm timber header, joists bolted together, on front posts, using timber connectors. Insulate roof void with 150mm thk Rockwool or equiv insulation and under draw with foilbacked 9mm upvc faced plasterb'd. Provide noggins to sides & front of roof to provide the overhang shown, continue roof framing & construction to link up with house wall above porch roof and to run thro' tiled top on bay window as shown, rafters framed to min 175 x 50mm grade SC4 timber beam supported on min 100mm sq posts, these secured down to patio with galv m/s shoes. Strap all rafters to beams and beams to posts to resist the sometimes significant wind loading - updraft, underdraw all exposed roof soffits with white uPVC boards & finish with dark grey uPVC fascias and trims.



NYMNPA  
07/11/2018



view on C

Project	: proposed replacement rear sun lounge	Aug '18
Location	: Eustace House, Raw, Whitby	Scale 1:50 @ A3
Clients	: Mr M & Mrs P McCabe	Mike
Title	: proposed elevations & floor plans	901/2