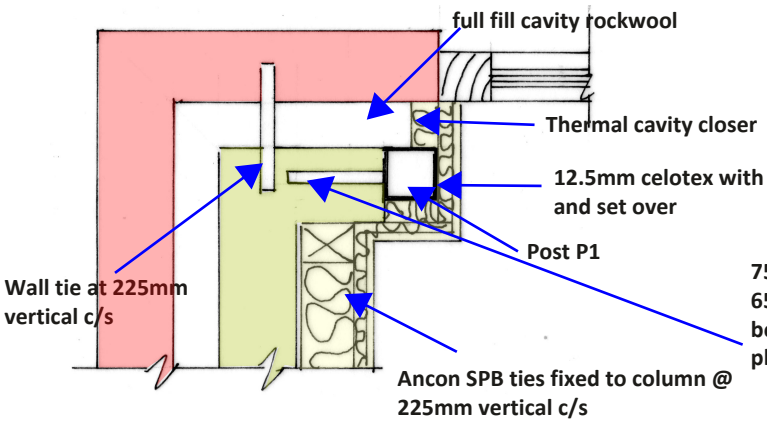
Corner Details

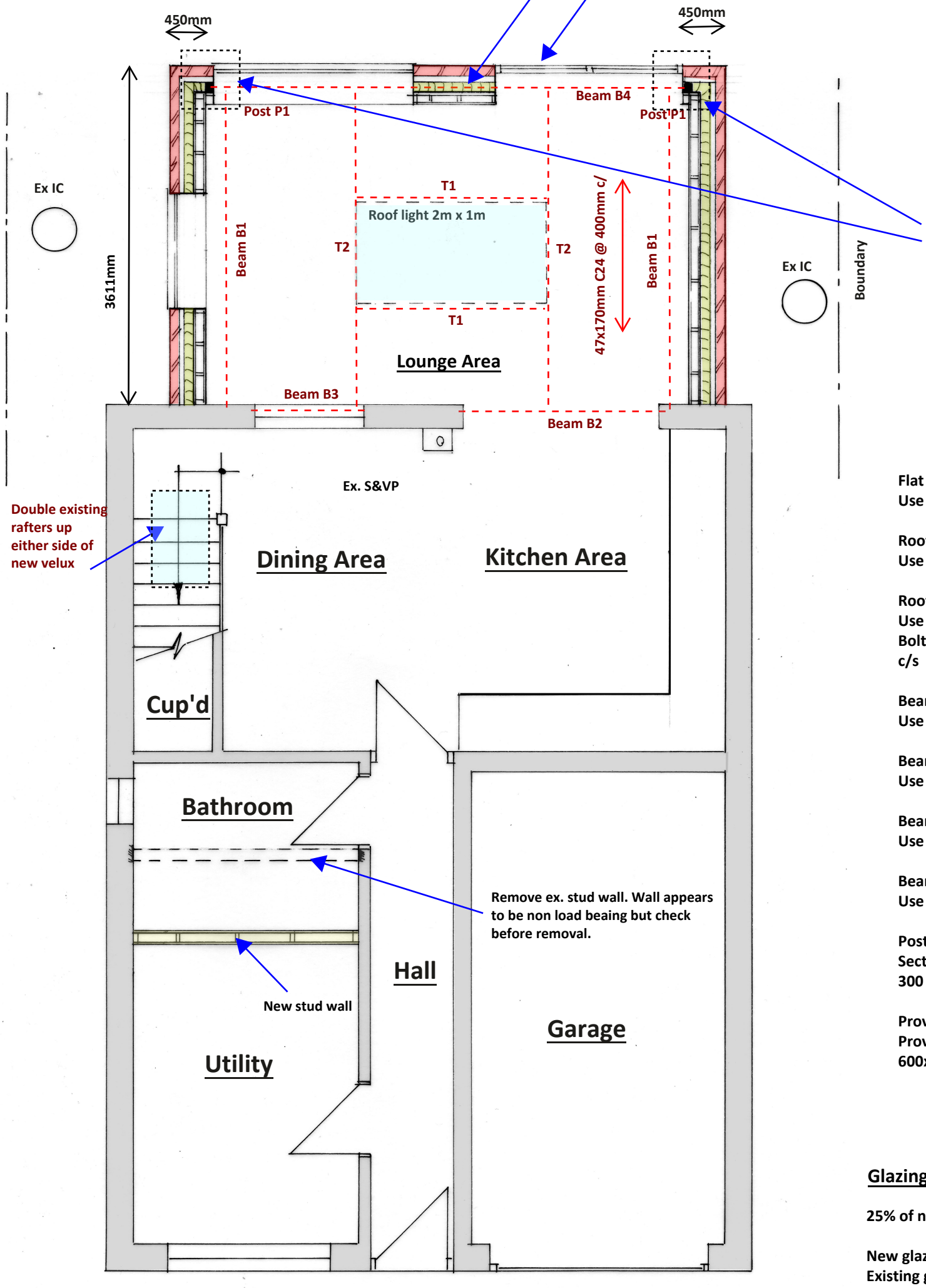


Plan 2 of 5

The property owner is required to serve a party structure notice on the adjoining owner as required by The Party Wall etc Act 1996.

Beam B4 to span across brick column. Beam B4 to be a continuous beam spanning from post P1 to P1

Doors & windows to clients choice



Provide 600x600x300mm deep mass concrete pad foundation. Depth of foundation to Building control surveyors agreement. Post P1 to have 300x300x10mm thick baseplate and fixed to pad foundation with 4No M20 holding down bolts Grade 8.8.

See detail 5 for head plate connection with Beam B4

Flat roof joists @ 400mm c/s
Use 47 x 170 C24

Roof Trimmer T1
Use 2no 47 x 170 C24

Roof Trimmer T2
Use 3no 47 x 170 C24
Bolt timbers together with M12 bolts @ 500mm c/s

Beam B1
Use 2no 47 x 170 C24

Beam B2
Use 2no 47 x 170 C24

Beam B3
Use 2no 47 x 170 C24

Beam B4
Use 203 x 133 x 25 UKB S355

Post P1
Section: 80 x 80 x 3.6 SHS Grade S355 on 300 x 300 x 10mm base plate

Provide 4No M20 grade 8.8 holding down bolts. Provide mass concrete pad foundation 600x600x300mm deep

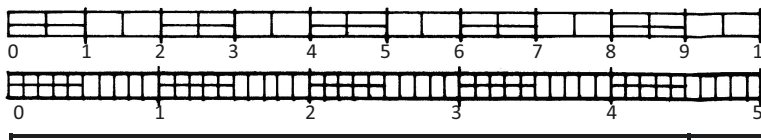
Glazing calculation

25% of new floor area is 4.37m2.

New glazing area = 9.83m2
Existing glazing area being covered = 5.97m2

Therefore net new glazing area is 3.86m2 < 4.37m2 OK

Proposed Ground Floor Plan 1:50



1:50 @ A3

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BSB S.Barrett Architectural, Structural & Party Wall Services stevebsbltd@yahoo.com 07974 715009 cabe chartered association of building engineers	1 The Downs Sompting	Conversion of conservatory to extension Drawn by Steve Barrett C.Build E, CABE	CLIENT Mr & Mrs Greenfield DATE 18.10.2023 DRWG No BSB/23070/2/B	A3