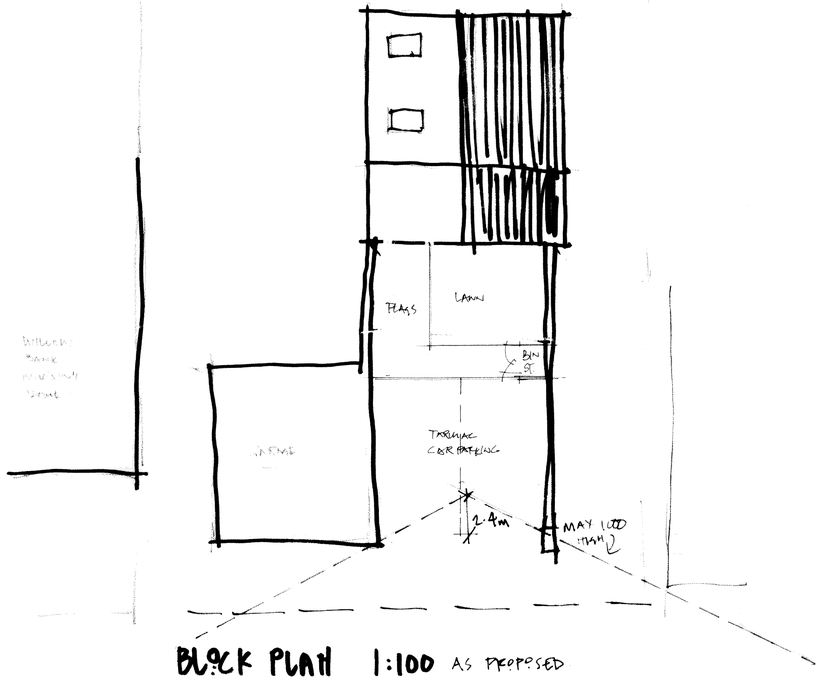
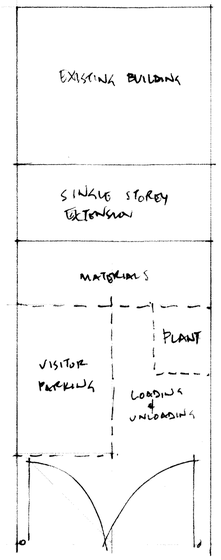


BLOCK PLAN 1:100 AS PROPOSED



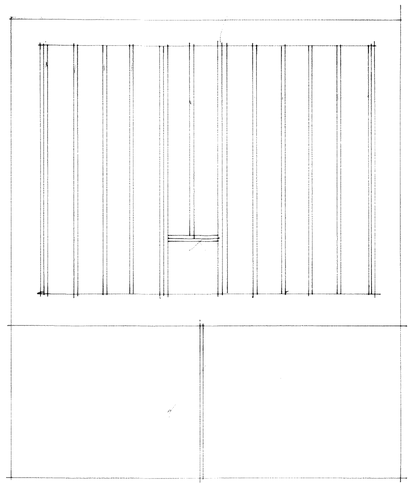
BLOCK PLAN SITE CURTILEDGE 1:100

FIRST FLOOR - ex 100x25 sw tongued and grooved floor boards over 75x170 floor joists at max 450 centres C16 grade. 100mm mineral wool insulation between joist. Under draw ceiling with 12.5mm plaster board and skim and decoration to clients approval. Floor to be strapped to existing wall, across 3No joists parallel to wall using 5x30 stainless steel straps.

UNDERGROUND DRAINAGE - All new underground drainage to be 110mm dia plastidrain pipe system as supplied by Hepworth and to be laid in accordance with manufacturers recommendations and instructions. All new underground drainage in plastic can be laid to a fall of 1in100. Any drain under the building to be encased in 150mm concrete only where top of pipe is within 300mm of the underside of the slab. Where drains pass through walls, the opening is to be spanned by a concrete lintel - opening is to be struck off with a rigid sheet material to stop the ingress of vermin and fill.

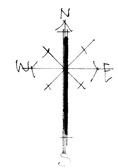
BATH - All new sanitary fittings to be fitted with 75mm deep seal anti vac traps and to discharge via 40mm dia UPVC wastes at 1in 55 fall, WC to be fitted with 100mm dia UPVC waste. Where wastes are combined the waste is to be increased to 50mm dia UPVC waste pipe all connected to existing drains. Mechanical vent required to utility to provide min extract of 15 litres per second and be operated by light switch.

SVP'S - To be encased in 15mm fireline board - all joints taped and sealed and finished with a gypsum plaster skim. All fixed to a 50x50 sw frame. Where an SVP penetrates a compartment floor the pipe is to be fitted with a proprietary fire stopping system such as Intuband collar or similar (tel 01634712222). Where SVP breaks through a roof a metal flashing is to be provided and a durable uPVC cage required to top. Where an SVP terminates within the building an air admittance valve is required to stack top.





BLOCK PLAN 1:500



ALL DIMENSIONS TO BE CHECKED ON SITE.

DO NOT SCALE

IF IN DOUBT - ASK LDP

NO WORK TO COMMENCE ON SITE PRIOR TO PLANNING CONSENT BEING OBTAINED AND BUILDING REGULATIONS APPROVED.

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GAS INSTALLATIONS - All gas appliance installations and alterations to be carried out by a Gas Safe registered heating engineer.
Approved Document L1 (2010), all new and replacement natural gas and LPG boilers are required to have a minimum SEDBUK (Seasonal Efficiency of Domestic Boilers in the UK) rating of 90%.
All oil boilers are to have a minimum SEDBUK (Seasonal Efficiency of Domestic Boilers in the UK) rating of 85%.
New boilers to be controlled electronically and all radiators to be fitted with TRV's.
Exceptional circumstances permitting the installation of a non condensing boiler. The installer must complete an 'Assessment Form' using the procedure 'Guide to the Condensing Boiler Installation procedure for dwellings' (ODPM 2005). The declaration should be retained by the householder as it may be needed when the property is offered for sale.

HOT WATER - Please refer to water efficiency calculations. All hot taps should be located to the left.
Provide a notice to indicate hot water installation has been installed and commissioned by a person competent to do so.

ELECTRICAL INSTALLATIONS - All installations to comply with IEE regulations. High efficiency lighting points with max 40 lumens per circuit watt required in minimum two rooms. All wiring and electrical work will be deigned, installed, inspected and tested in accordance with the requirements of BS 7671, the IEE the 17th edition Wiring Guidance, Part P (Electrical Safety) of the Building Regulations and by a competent person registered with an electrical self certificate scheme authorized by the Secretary of State. The competent person is to send to the local authority a self certification certificate within 30 days of the electrical works completion. The client must receive both a copy of the self certification certificate and a BS 7671 Electrical Installations Test Certificate.

SMOKE DETECTION - Provide hard wired smoke detection with battery backup to BS 5359 Part 1 1998 - installed on ceiling and minimum 300mm from walls and light fittings. All new and existing smoke alarms to be connected.

B. 1:200 BLOCK PLAN ADDED. NOV '11
A. BUILDING INSPECTOR INFO ADDED MAR '11

HIGH PEAK

ALBERT STREET, HADFIELD

MR. M. WINTERBOTTOM

LANDSCAPING DETAILS

BUILDING REGS

LOCKSIDE DESIGN PARTNERSHIP
ARCHITECTURAL + HISTORIC BUILDING CONSULTANTS
Lockside Mill, St. Martins Road, Marple, Stockport SK6 7BZ
Telephone: 0161-427-7721 Fax: 0161-427-7722
www.locksidedesign.co.uk

10/M15/05B 1:100 FEB '11