SPECIFICATION

FOUNDATIONS

CONCRETE STRIP MIN. 600 x 300min. THICK TO CAVITY WALLS & MIN. 450 x 200 THICK TO 1/2 BRICK / LOADBEARING WALLS TO SITE SPECIFIC ENGINEERS DETAILS OR 425 WIDE CONCRETE TRENCH FILL FINISHED AT LEAST 150 BELOW G.L IN CLAY SOIL NOT AFFECTED BY TREE GROWTH OR REMOVAL. DEPTH OF FOUNDATIONS TO SUIT GROUND CONDITIONS TO FIRM BED & TO APPROVAL OF BUILDING INSPECTOR. N.B. PRECAUTION AGAINST ROOT DAMAGE TO BE AGREED ON SITE WITH BUILDING INSPECTOR AND TO NHBC STANDARDS - CHAPTER 4.2.

GROUND FLOOR

100 POWERFLOAT FINISH TO CONCRETE ON 100 XTRATHERM XT / UF INSULATION ON 300 um 1200g POLYTHENE DPM ON GROUND BEARING SLAB IF NO MORE THAN 600 MAKE UP. 225mm DEEP BEAM &BLOCK OTHERWISE. EXTERNAL WALL JUNCTION TO BE CONSTRUCTED AS TO PREVENT "COLD BRIDGING" WITH 25mm PERIMETER INSUL' DPM MUST BE CONTINUOUS OVER CAVITY WITH TRAY OVER - THIS IS FOR RADON PROTECTION

SERVICES

COLD WATER SERVICE PIPES TO BE INSULATED THROUGHOUT LENGTH IN SUBFLOOR WITH FOAMED PLASTIC MIN THICKNESS 25mm FOR 15 DIA PIPE & 19mm FOR 22 - 28mm DIA PIPE.

ALL ELECTRICAL WORKS IN ACCORDANCE WITH APPROVED DOCUMENT 'P' UNDER CERTIFICATION

ALL NEW DRAINAGE IS TO BRANCH CONNECT TO THE EXISTING

DPC

ASTOS OR EQUAL CONTINUOUS DPC MIN. 150mm ABOVE F.G.L WITH D.P.M. UNDER GROUND FLOOR.
CAVITIES FILLED WITH WEAK MIX CONCRETE TO WITHIN 225mm OF F.G.F.L.

EXTERNAL WALLS

300mm CAVITY CONSTRUCTION WITH WALL TIES TO BS.1243:1978 @ 750c/c HORIZONTALLY & 450c/c VERTICALLY & 450c/c VERTICALLY STAGGERED. WALL COMPRISING 100mm EXTERNAL STONE DETAIL TO MATCH, 100mm CAVITY 60mm XTRATHERM POLYISO XT / CW ZERO ODP INSULATION WITH AIR GAP MAINTAINED
TO GIVE MIN U VALUE IN PART L COMPLIANCE WITH INTERNAL SKIN OF 7N HEMELITE OR TOPLITE 7
OR EQUIVALENT BLOCKS INNER LEAF AS SHOWN WITH 13mm PBD ON DABS DRY LINING.
DRY LINING TO BE SEALED WITH CONTINUOUS RIBBONS OF ADHESIVE AT PERIMETERS OF EXTERNAL WALLS, OPENINGS AND AT JUNCTION WITH SKIRTING AND CEILING. POLYTHENE DPC /
CAVITY TRAYS TO OPENINGS WHERE APPLICABLE. CAVITIES TO BE CLOSED AROUND EXTERNAL OPENINGS WITH PROPRIETARY CLOSURE WITH MIN. THERMAL RESISTANCE PATH OF 0.45M K/W. WEEPHOLES TO BE PROVIDED AT ALL EXTERNAL OPENINGS.

MEANS OF WARNING AND ESCAPE

SELF CONTAINED MAINS OPERATED SMOKE / HEAT ALARMS TO BS.5446:PART 1. TO BE INSTALLED INDICATED THUS:- SD⊠ INTERCONNECTED & WIRED TO A SEPARATELY FUSED CIRCUIT WITH A DEDICATED MONITORING DEVICE FOR MAINS FAILURE.

VENTILATION-NATURAL

HABITABLE ROOMS-OPENING WINDOWS MIN 1/20TH FLOOR AREA OF ROOM WITH PART AT LEAST 1.75m ABOVE FLOOR LEVEL. TRICKLE VENTS TO BE FITTED TO WINDOWS WITH 8000mm BACKGROUND VENTILATION TO HABITABLE ROOMS.

FIRE PROTECTION TO ENCASED STEEL BEAMS

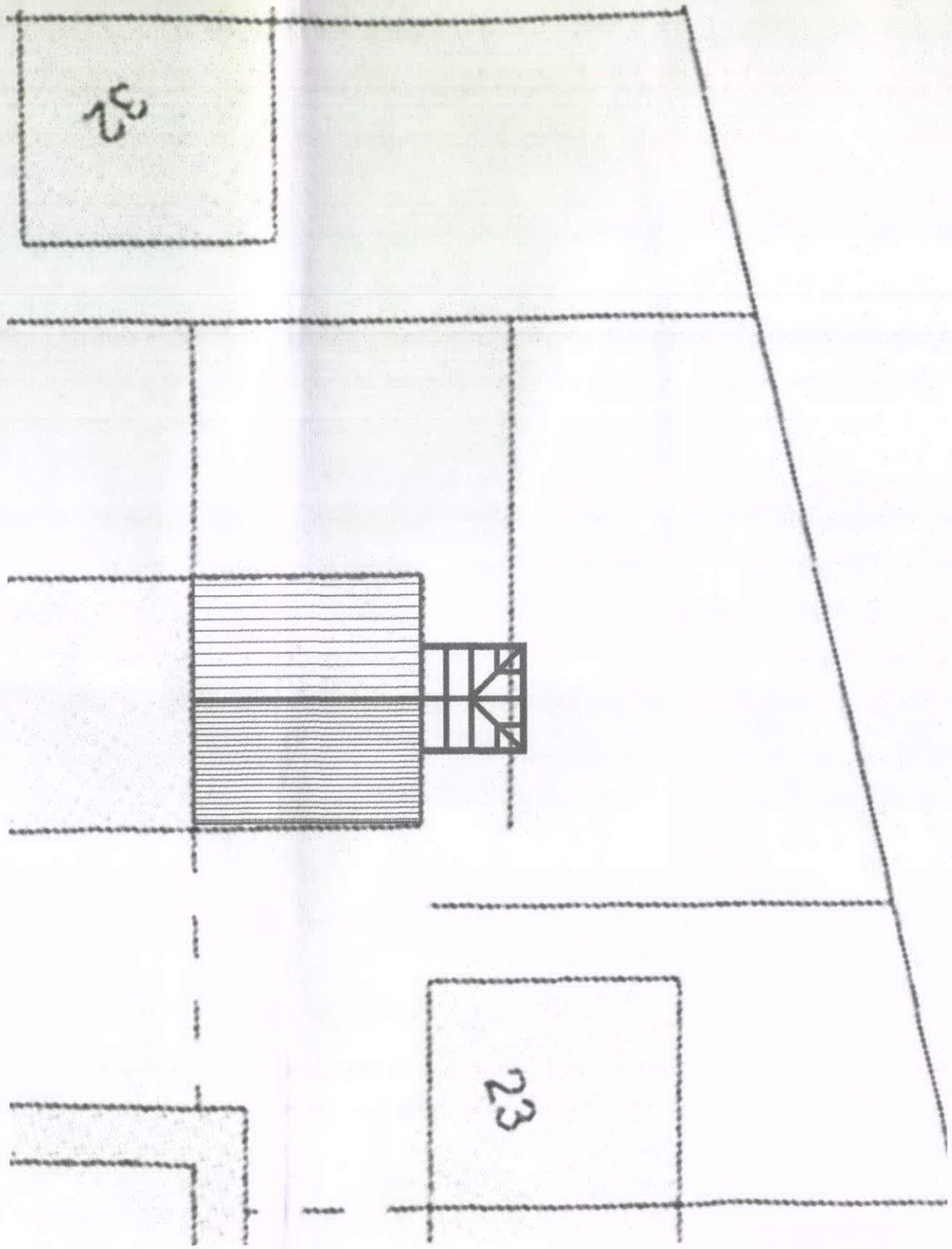
15mm GYPROC WALLBOARD ON MIN 44mm x 44mm TIMBER FRAMING @ MAX 600c/c.

HEATING TO BS.5449.

REFER TO CLIENT REQUIREMENTS FOR HEATING OF CONSERVATORY.
ALLOW FOR POTENTIAL UNDERFLOOR HEATING SYSTEM IN FLOOR MAKE UP - TO BE DISCUSSED WITH CLIENT.
FULL WET SYSTEM DRIVEN OFF CENTRAL HEATING SYSTEM HAS BEEN SUGGESTED.

GLAZING - TO WINDOWS AND DOOR

ALL GLAZING TO BE WHITE UPVC WITH 'A' RATED DOUBLE GLAZED UNITS. U VALUE RANGE 1.2-1.6
REFER TO DRAWING FOR OPENING LIGHTS. SEE MANUFACTURER INFORMATION FOR FURTHER DETAILS.



SITE PLAN 1:200
(ROOF PLAN)

N.

HPK/2012/0586

16 OCT 2012

21 KNOWLES CRESCENT

SPECIFICATION
21 KNOWLES CRESCENT
FAIRFIELD, BUXTON

1:200	CHECKED:
DATE: OCT 12	DRAWN:

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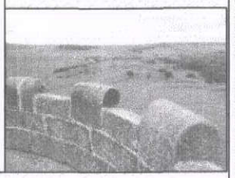

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21 KNOWLES CR'