



THESE ITEMS ONLY APPLY IF THEY ARE IN THE SCHEDULE OF WORKS

- Excavate for foundations, slab and drainage as required.

3. **Foundations/Slab**
Install concrete strip foundations and concrete floor slab unless otherwise denoted. Depth of foundations to be approved by local authority building control section. Any variation to depth of foundations is to be confirmed with the job architect prior to undertaking. For internal load bearing walls, provide concrete strip foundation. For internal non load-bearing walls, provide thickened floor slabs. Ensure foundations do not encroach beyond boundaries of property. Expose and underpin existing foundations if needed to do so. Install slab membrane as detailed on standard drawing. Install distich floor slab shower, where appropriate as detailed.

4. Suspended Timber Flooring
Insulate floor joists with 25mm thick T & G chipboard on softwood joists, built into new walling. Insulate flooring with 100mm mineral wool quilt or batts with a thermal conductivity of no more than 0.04w/mK. Insulation to be fixed using NETLON or similar netting stapled to joists, or any other approved method. Finished floor level to align with the existing. Provide and fix solid strutting, block and stud to support joists. Nail down floorboards to joists. Nail down battens to floorboards. Lay floorboards (450mm ctrs at corners) – free air space of vent to equal 1500mm² minimum per metre run. Lay floorboards with cavity toy over.

5. Urnange
Install all drainage in 100mm SUPASLAVE flexible jointed pipework and manholes as appropriate to details provided/outlined in the specification. Provide vent pipes/Durgo or airbrassage valves to drainage system as denoted. Install back inlet gullies as denoted. Where Durgo valves are installed the unit is to be situated at a point above the highest connected appliance.

- Install damp proof course as outlined. Install chemical injected d.p.c.'s to existing walls as appropriate and to manufacturers recommendations. Install mastic asphalt screed to bathroom/shower room floor slabs as denoted on detail drawings and all other floors are to receive a bonded screed finish.

7. External walls
Form external walls as detailed, including ties to cavity walling, dpc's and insulation as specified. Bond walls to existing as detailed in the specification.
External facing of walling to match existing unless denoted otherwise.
Provide and install 'GALNIC' proprietary links to all openings, generically ref: CN3 unless otherwise denoted, positioned with a minimum end bearing of 150mm.
The links are to be provided with stop ends and weep vents with at least 2no. to be located in the parap joints of the course immediately above the horizontal dpc, no more than 455mm apart.
All openings within the external wall are to have built in a GALNIC or similar approved insulated cavity closer to protect from cold bridging.
Finish inner face of walling with 2no. coats of 'Umetite' plaster.

8. Windows/Doors
Provide and install PVC-U windows and external doors to sizes as detailed, with double glazed units, head ventilators to windows, and kitchen doors to be 800mm deep, with 800mm above and 800mm below the head ventilator. In all habitable rooms the trickle vents shall be to 8000mm² and to kitchens, bathrooms, and sanitary accommodation and non-habitable rooms the vent is to be of 4000mm² area. Door thresholds are to be flush with the internal finished floor level. Any glazed areas to windows with 800mm above floor level and to doors/sides panels within 1500mm above floor level, are to be glazed in toughened safety glass to BS 6206:1981.

9. Internal Walls
Formed as detailed in blockwork with dpc at ftl and generally CA11NC ref: CN102 head linels at openings with 75mm minimum end bearing unless otherwise denoted. Finish walling generally with 2no. coats of 'Umetile' plaster.
- Form stud walling as appropriate in 75x50mm softwood studs at 400mm ctrs (both directions), faced with 2no. layers of 12.5mm plasterboard and skim and skim to each face. If stud partition divides, stowover area, face portion with 12mm thick Aquapanel board. If stud walls are supported from joists, provide double joists/cross noggins beneath wall locations. Install internal plywood flush door(s) as shown, including lining and ironmongery.



PAVEMENT

10. Roof/Ceilings

Form roof area as outlined in sectional detail/detail drawings. Ensure eaves and rainwater goods do not over-sail adjacent property. Provide 12.5mm plasterboard and skim ceilings throughout.

Install as appropriate all flashings/soaks as detailed.

Install restraint straps and bracings to roofing as defined in the standard specification.

plaster/plywood or a proprietary trap eg BIRTLEY 'ECONOTRAP' No1.

11. **Pumping/Fittings**
install all fittings as denoted, unless otherwise defined, sanitaryware to be as follows:–
Water closet – TWMFOROS Classic CC1138MH with low level 7.5 litre cistern and fittings CC3841WH
Wash Hand Basin – TWMFOROS SOLA WB2322WH size 510x420mm with pedestal ref. VC5910, taps, chrome waste and wall fixing bracket ref. SW13/SXK
Geyser – TWMFOROS Geyser 1500WH size 510x420mm with pedestal ref. VC5910, taps, chrome waste and wall fixing bracket ref. SW13/SXK
Grid Rails – Passatol ribbed gridrail 400mm long Ref: 22182/9 fitted with stainless steel screws.
Hinged Rails to be BOYCO PRODUCTS LTD type "W4750"
Shower Seat – AKW MEDICARE Ref: 407 or BARWOOD PRODUCTS LTD Ref: B212F
Shower Curtain – Module 4 shower curtain and rail or similar approved. (Min 40z nylon curtain)
Install all waste as appropriate, in accordance with standard specification.

12. Electrical Works
Design, Installation & Certification of Electrical Works to be given to Building Control Officer.
Install electrical installation and connect to existing electrical supply all in accordance with the standard specification and BS7671. The contractor is to ascertain the condition of the existing electrical service/wiring and is to allow for any upgrading necessary to undertake the works required within the tender figure.

LOCATION / KEY PLAN

N.I.S.

| Rev. | Details of Revision | Date | Initial |
|------|---------------------|------|---------|
|------|---------------------|------|---------|



Partner Details

Project: **MR D APPELEYARD**
103 HIGH HILL ROAD
NEW MILLS DERBYSHIRE

| | |
|-----------------------|--------------|
| DFG - Working Drawing | Rev |
| Drawing Number | 433105/WD/01 |

EXISTING PLAN

| | | |
|---------------------|-----------------|---------|
| Scale AS SHOWN | Drawn WJD | Checked |
| Original Size A1 | Date SEPT 09 | Date |

- 16/ Clearing Away
Allow for clearing away from site all surplus materials and debris.

All dimensions must be verified prior to the works being put into hand and any discrepancies reported to the originator.