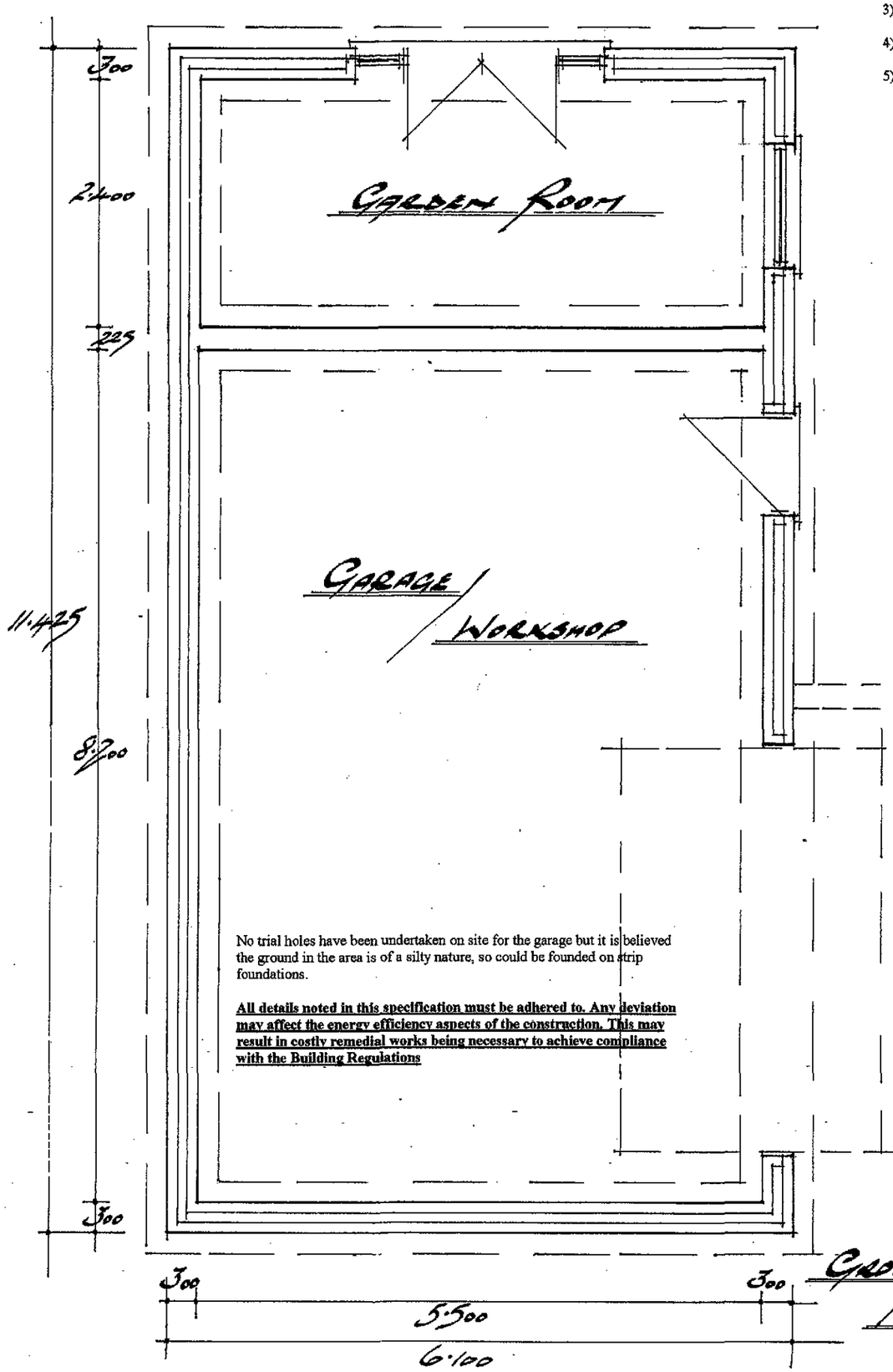
DTLR. Robust Construction Details:-

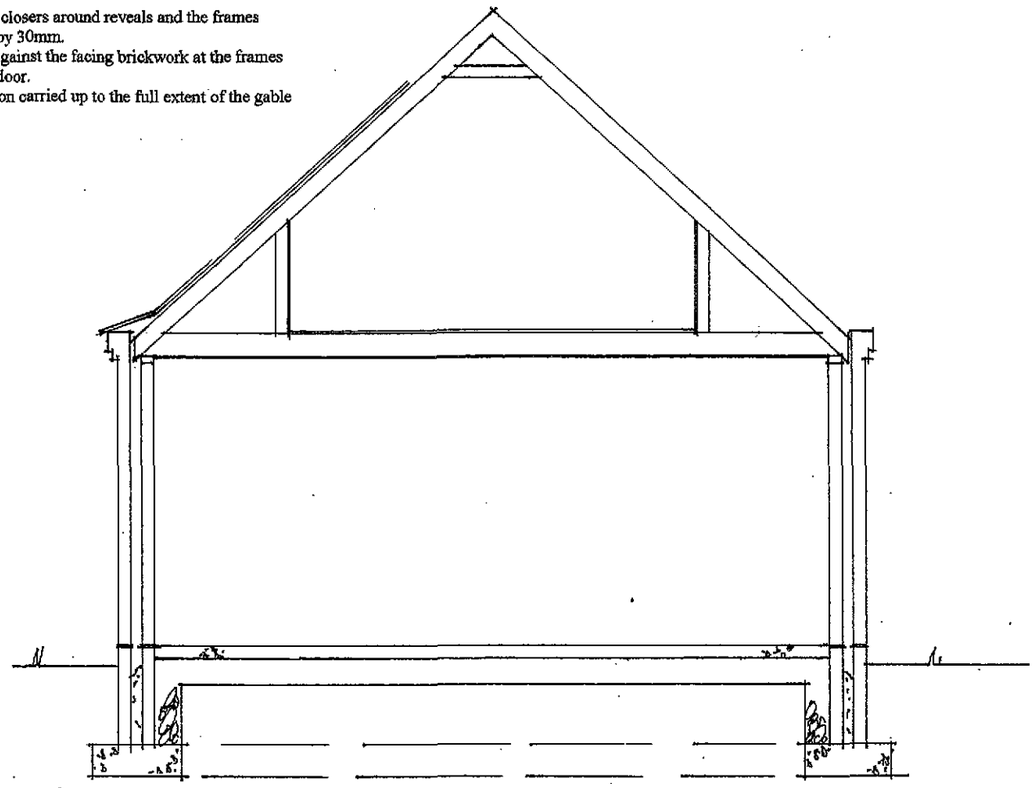
1) Continue wall insulation 150mm below the top of the floor insulation.
2) Install 50mm insulation over the top of the wall to link with the roof void.
3) Provide proprietary closers around reveals and the frames overlap the closers by 30mm.
4) Provide insulation against the facing brickwork at the frames /junctions with the door.
5) Cavity wall insulation carried up to the full extent of the gable wall.



No trial holes have been undertaken on site for the garage but it is believed the ground in the area is of a silty nature, so could be founded on strip foundations.

All details noted in this specification must be adhered to. Any deviation may affect the energy efficiency aspects of the construction. This may result in costly remedial works being necessary to achieve compliance with the Building Regulations

Ground Floor Plan 1:50



Section 1:50

Preparation: -
Demolish existing out buildings on site and cart away excavate down removing top soil and vegetation.

Foundations: -
Provide strip footings under walls as shown on drawing 750 wide x 250 deep under cavity walls with 2 layers of A252 mesh 75mm all round cover, RC28/35 concrete to BS:8500 should be adopted. Foundations taken down to an approved firm base approximately 0.900m below ground level, subject to Local authority specifications, 225mm min depth cavity to be maintained below lowest DPC.

Sub-structure Walling: -
100mm thick class A dense concrete blocks (7N//mm2) made upped 150mm above ground level with FL quality splash course brickwork (commons internally, engineering or facing brickwork externally). Provide weak mix concrete infill to base of cavities to terminate 225mm below lowest DPC level.

Ground Floor Construction:-
Provide 100mm oversite concrete on 1200g DPM linked to DPC in inner wall laid on 200mm sand blinded hardcore laid in 3 lifts & well consolidated.

DPC's: -
All openings to be formed with vertical and horizontal polythene DPC's in cavity. DPC minimum 150mm above ground level to be lapped to ground floors DPM minimum 50mm. To lintels above openings on external walls provide suitable DPC cavity tray over lintel with stop-ends and at least 2no. catnic or sim. Weep-holes in brickwork per opening not more than 450mm apart.

Walling: -
300mm cavity walling to consist of face brickwork to match existing or as close as possible to BS 3921: 1974 for cavity for clay bricks and BS 187: 1978 for calcium silicate bricks: 100mm cavity: build into cavity fulfill Crown Dritherm cavity batts insulation boarding in accordance with makers instructions and agreement certificate no. 83/1087. 100mm Thermalite Shield solid insulation blocks or similar. Cavity walls tied together using stainless steel vertical twist ties set750 horizontally and 450 vertically to BS 1243: 1978 wall ties positioned at 300 vertical centre at all unbounded closures of cavity (within 225mm): close cavities with "Themabate" performed closer and provide bitumen felt DPC to CP 121: Movement joints to be installed in brickwork and block-work in accordance with BS:5628, part 3, 1985 and manufacturers own design considerations.

Door: -
Up & Over metal garage door to be of specialist manufacturer. Style as shown on elevations.

Electrical:-
All electrical work required to meet the requirements of part P (electrical safety) must be designed, installed & tested by a person competent to do so. Prior to completion the council should be satisfied that part P has been complied with. This may require an appropriate
BS 7671 electrical installation certificate to be issued for the work by a person competent to do so.

Electrical installation: -
All work to be carried out in accordance with the latest IEE regulations. All switches, power points, bell call points etc., to be fixed entirely within a zone between 450mm and 1200mm above finished floor or paving level. To limit sound transmission between adjacent rooms no recess boxes for sockets or switches are to be installed back to back & are to be offset in adjacent bays in stud framed partitions.

MC101
SHT 4 of 6