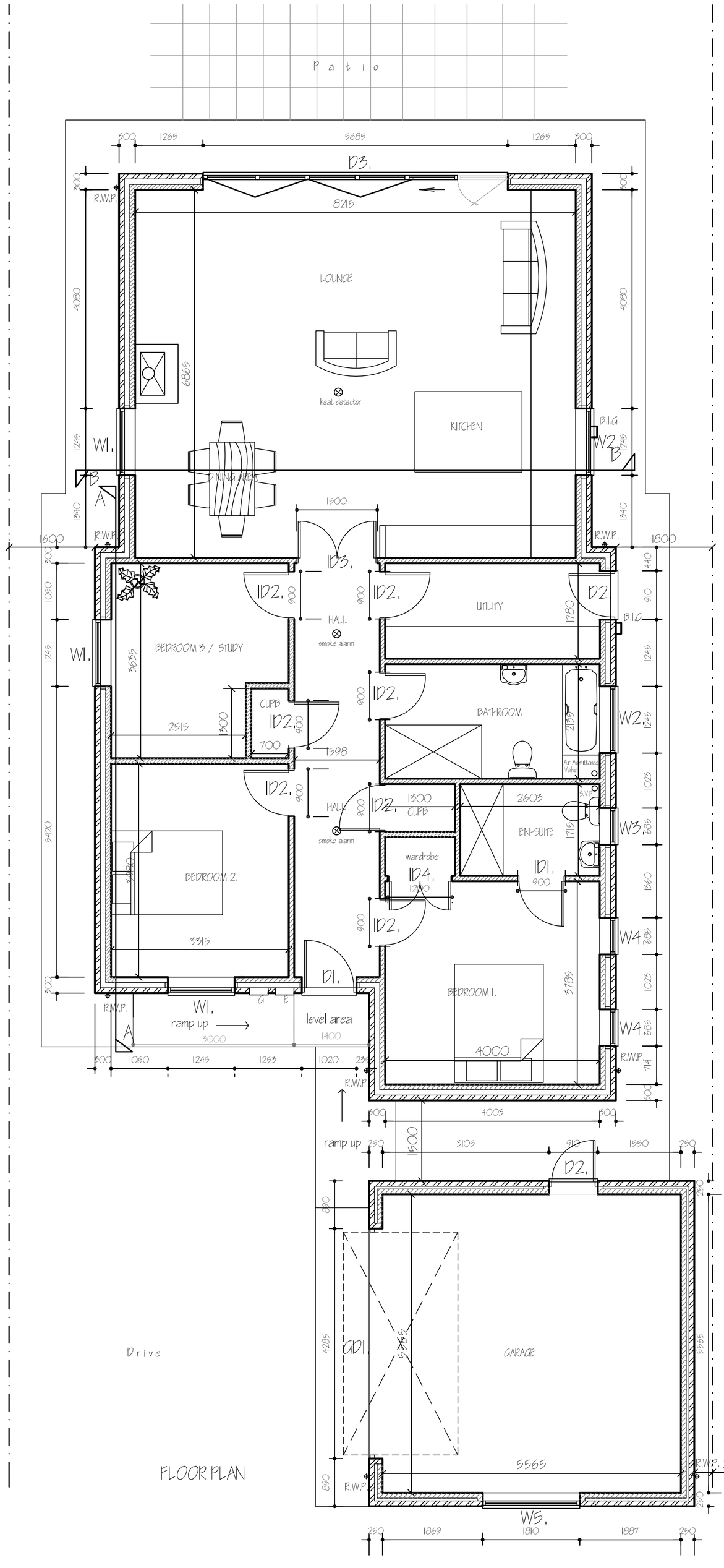


Walling (to achieve U Value 0.28W/ m2K) : -
302 cavity walling to consist of face brickwork to BS 3921: 1974 for clay bricks and BS 187: 1978 for calcium silicate bricks: 100 cavity: build into cavity Super Glass Super Wall 32 100mm Ht Cav in accordance with makers instructions. 100mm Tarmac Toplite 2.9 aai blocks or similar. Cavity walls tied together using suitable stainless steel wall ties set 750 horizontally and 450 vertically to BS 1243: 1978 wall ties positioned at 300 vertical centres at all unbonded closures of cavity (within 225mm) : close cavities with "Thermalvate" preformed closer and provide bitumen felt DPC to CP 121. Movement joints to be installed in brickwork and blockwork in accordance with BS: 5628, part 3, 1985 and manufacturers own design considerations.

Internal Wall Finishes :-
All internal walls of 100mm Tarmac Toplite 2.9 aai blocks to receive 12.5mm plasterboard and 5mm skim.

Garage Walling : -
250 cavity walling to consist of face brickwork to BS 3921: 1974 for clay bricks and BS 187: 1978 for calcium silicate bricks: 50 cavity: (no insulation unless required) . 100mm Tarmac Toplite 2.9 aai blocks or similar. Cavity walls tied together using suitable stainless steel wall ties set 750 horizontally and 450 vertically to BS 1243: 1978 wall ties positioned at 300 vertical centres at all unbonded closures of cavity (within 225mm) : close cavities with "Thermalvate" preformed closer and provide bitumen felt DPC to CP 121: Movement joints to be installed in brickwork and blockwork in accordance with BS: 5628, part 3, 1985 and manufacturers own design considerations.

Lintels: -
All lintels to be installed in accordance with makers instructions and to have minimum end bearing of 150mm and at external positions to have cavity tray DPC to CP 121. (See separate note) . Internal lintels not specified are either SW/ K-100 for load bearing walls and INT/ K-100 lintel for non load bearing. (Keystone lintels specified) .

Doors and Windows: -
To be UPVC by specialist manufacturer. Style as shown on elevations. All to be fitted with Argon filled double-glazed sealed units (at least 16mm cavity) using soft low-E glass (0.05) . The windows are to offer a U value of 1.6W/ m2 K. The doors if fully glazed will offer the same, but if half glazed will offer U value of 1.8W/ m2 K.

Protected glazing areas: -
Provide toughened glass to BS6206 (1981) to following areas. To all windows within 800mm of finished floor level. To all door glazing within 1500mm of finished floor level. This also applies to side screens within 300mm of door. Protected glazing to be permanently marked with BS kite mark.

Ceilings: -
Provide and fix 15mm Gyproc wallboard to all new roof ceilings. Nog all perimeters and board joints prior to fixing plasterboard too fully support sheeting. Fix Gyproc coving and skim finish to ceiling. To garage ceiling provide 2no. layers of 12.5mm Gyproc wallboard taped with staggered joints.

Wall tiling: -
Provide and fix in new kitchen, utility and bathrooms to walls and window cills and over work tops ceramic wall tiles with waterproof fix and grout. Tiles to be selected and areas to be tiled to be determined later.

Joinery: -
Doors, frames, linings, skirting, architrave, window board and timber moldings etc. to be of standard manufacturer.

Loft hatch: -
Size approx. 550 x 700, to be insulated, draught stripped and fitted with suitable fastening to compress draught seal.

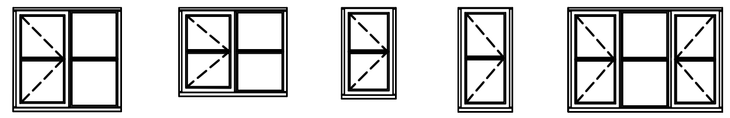
Decoration: -
Allow for decorating all new surfaces: ensure full and proper preparation of all surfaces in accordance with the coating manufacturers specification.

New buildings to Approved document L: -
The building when finished will be Pressure Tested (to latest approved procedure) .
An Air Pressure Test of 5 or below is required.
The Target CO2 Emission Rate will be forwarded to the Local Authority when to hand.

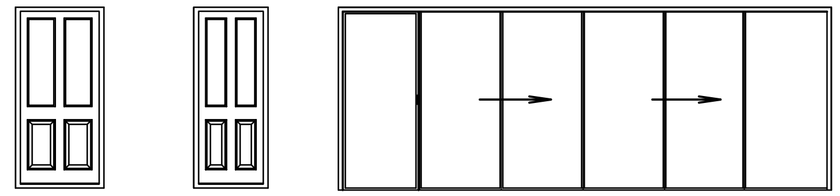
Access for all part 'M': -
Internal
Obstructions in corridors on the ground floor will be satisfied if a short length (no more than 2000mm) of local permanent obstructions, such as a radiator, would be acceptable provided that the unobstructed width of the corridor is not less than 750mm for that length, and the local permanent obstruction is not placed opposite a door to a room if it would prevent a wheelchair user turning into or out of the room.
Also doors to habitable rooms and a room containing a w.c. on the ground floor have a minimum clear opening of 775mm when accessed by corridors or passageways whose width is not less than 1050mm.
Provide switches and socket outlets for lighting and other equipment in habitable rooms at appropriate heights between 450mm and 1200mm from finished floor level.
External
Drives to be hard surfaced (not gravel unless suitably designed) with concrete, tarmacadam or block paving and to be laid level at some point with footpath (around main dwelling) for total accessibility.
The principal entrance is to give a minimum 775mm clear opening width. Provide suitable and established level entry threshold access.

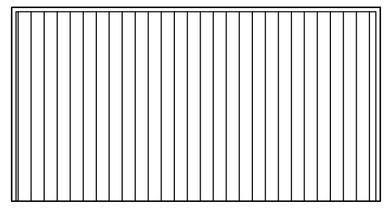
Party wall etc. act 1996:
It is the owners responsibility to be aware of the above act which protects the owner and adjoining neighbors when building in close proximity to an adjoining neighbors boundary. Information regarding the above act can be found on the Office of the Deputy Prime Minister websites:

WINDOWS

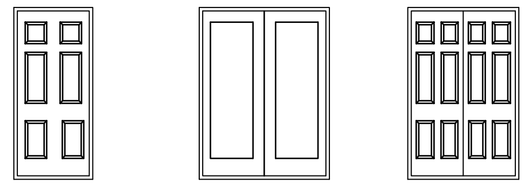


EXTERNAL DOORS





INTERNAL DOORS



Opening schedule: -

D / W	EXTERNAL SIZE	Lintel Type	Size	Notes
D1	1020w x 2100h	HD/ K-90	1550mm	Level Threshold.
D2	910w x 2100h	S/ K-90	1200mm	
D3	3685w x 2100h	BEAM	406x178x60UB	See Structural Calcs.
GD1	4250w x 2100h	LS/ 50	4600mm	See Structural Calcs.
W1	1245w x 1200h	S/ K-90	1550mm	
W2	1245w x 1050h	S/ K-90	1550mm	
W3	685w x 1050h	S/ K-90	1000mm	
W4	685w x 1200h	S/ K-90	1000mm	
W5	1810w x 1200h	LI/ S 50	2150mm	See Structural Calcs.
ID1.	900w x 2100h	SW/ K-100	1200mm	
ID2.	900w x 2100h	INT/ K-100	1200mm	
ID3.	1900w x 2100h	SW/ K-100	1800mm	

E	CHIMNEY REMOVED - FLUE ONLY.	OCT '16.
D	INTERNAL BASEROOM ALTERATIONS - PP.	MAR '16.
C	TIME PLACE DETAILS ADDED.	FEB '16.
B	BUILDING REGULATIONS AMENDMENTS	DEC '15
A	DRAINAGE AMENDMENTS	OCT '15
ref:	revision	date

G. R. MERCHANT LTD.
I.ENG AMICE FIWO

ARCHITECTURAL, STRUCTURAL AND LAND DRAINAGE CONSULTANTS

4 Wrights Mews
12A Park Road, Holbeach,
Spalding, Lincs. PE12 7EE
Tel: 01406 490800
Fax: 01406 425744
E-Mail: gr.merchant@btconnect.com

Project
RESIDENTIAL DEVELOPMENT
OFF KIRKGATE
WHAPLODE
SPALDING, LINCS, PE12 6TE.

Client
D. BROWN BUILDING CONTRACTORS LTD.

Drawing
PLOT 1.
FLOOR PLAN, WINDOW DETAILS AND CONTRUCTION NOTES - PROPOSED

Job Ref.	Drawing No.
2674-14	08E.
Date	**Drawn**
AUGUST 2015.	SJD.

Scales
1/ 50. (unless otherwise stated) .

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