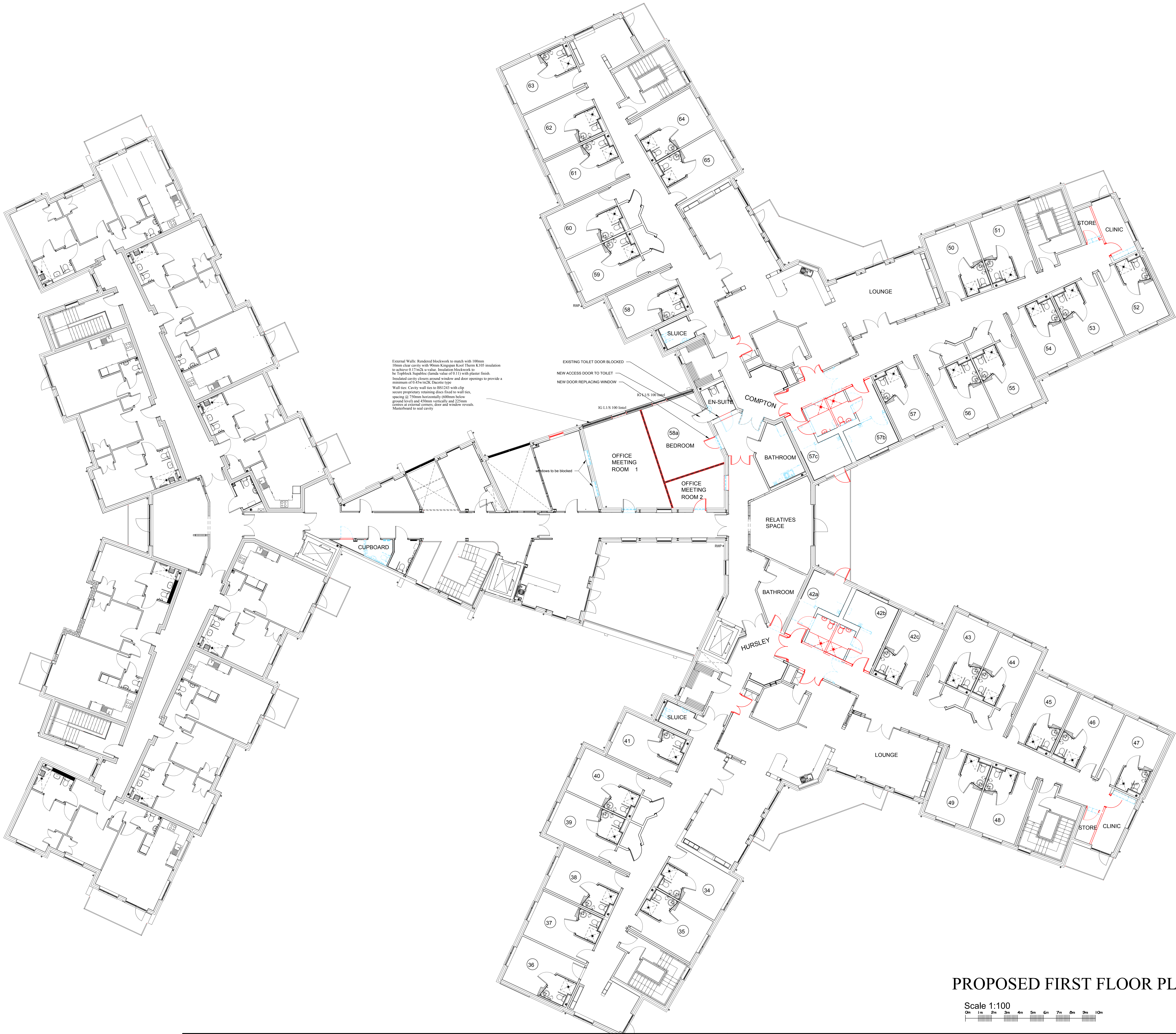




External Walls: Rendered blockwork to match with 100mm 10mm clear cavity with 90mm Kingspan Kool Therm K105 insulation to achieve 0.17 W/m² K-value. Insulation blockwork to be Topblock Supreme (lambda value of 0.11) with plaster finish. Insulated cavity closes around window and door openings to provide a minimum of 0.45w/m²K. Ducted type Wall ties: Cavity wall ties to BR1241 with clip secure proprietary retaining discs fixed to wall ties, spacing @ 700mm horizontally (600mm below ground level) and 450mm vertically and 225mm centres at external corners, door and window reveals. Masterboard to seal cavity

EXISTING TOILET DOOR BLOCKED
NEW ACCESS DOOR TO TOILET
NEW DOOR REPLACING WINDOW

IG LLS 100 (head)

IG LLS 100 (head)

windows to be blocked

L1 Fire Alarm system to be fitted in accordance with BS 5839-1:2002	
Door closing devices in accordance with BS EN 1155:1997	
Ⓜ	Manual Call point
Ⓜ	Smoke Detector-Ionisation type
Ⓜ	Smoke Detector-Optical type
Ⓜ	Emergency lighting
FD30R(4)	30 minute fire resistant doors with smoke seals
Ⓜ	Alarm bell/sounder with beacon

Doors:
All internal doors to be 830mm x 1981mm to provide wheel chair access in accordance with Approved document M.
All External doors to be 830mm x 1981mm to provide wheel chair access in accordance with Approved document M with level thresholds.

All ground floor windows and glazing are to be 'secured by design' and fitted in accordance with PAS 24:2004 and BS EN 156:2000.
The completion should not undertaken by a ANCA UKAS accredited tested body with certification of forwarded to Building Control.
Fire alarm and emergency lighting test certificates to be forwarded to Building Control.

- fan to WC venting at 15m/s
venting through ceiling, ducted
and through the vent in the roof
not through the ceiling duct to opening window
and provided with 15minute over run
- fan to WC venting at 15m/s
venting through wall with 15minute over run

Toilets:
Ground floor to be levelled, with Marley Safe tread flooring
with welded joints. First floor to receive ply over existing floor
with Marley Safe Tread flooring over with welded joints.
Standard WC and VHB with large push levers fitted.
Rooms to be half tiled (tiled, painted upper section). Extract fan fitted
discharging at 6m (15 minute over run if no window to room).
Door to be opened outwards.

AAV(D)Durg to be fitted and discharge above eaves, wrapped in 25mm
mineral wool and surrounded with 12.5mm plasterboard and tiled.

Internal Walls:
To be constructed with 75mm x 50mm timber@ 450mm centres,
with 75mm x 50mm sole and head plate securely fixed to floor and ceiling.
Void to be filled with mineral wool with a density of 10kg/m² and
12.5mm plasterboard to each side with 10kg/m². With taped and
skinned joints.

Entrance doors
Doors to rooms to 30 minute fire rated doors and to have swing free
closures

Electric hold open device fitted to doors to corridor.

Pipe ear handrail to be fitted through out corridor.

Ventilation: Provide minimum 1/20 floor area opening
vents to all habitable rooms. Bathroom extractors to have
15 l/s capacity and provided with humidity sensing device.
Provide mechanical extract to all kitchens capable of
extracting at not less than 60 litres per second or 30 l/s
if incorporated as part of the cooker hood. Provide
background ventilation by means of trickle vents to
windows and doors giving 8000mm² vent area to
habitable rooms. Kitchens, bathrooms and the utility
room should be fitted with 4000mm² WC without an
opening window should be fitted with an extract fan
venting at 6m/s. Utility should vent at 30 l/s. See
drawings for fan location. Unless otherwise shown
on drawings ceiling mounted fans ducted through joists
joist zone to external wall or through roof void to eaves
eaves soffit (grille painted to match soffit) or appropriate ridge/leak vent.

Accredited Details: All works to be carried out in accordance
with accredited details to limit the air infiltration/cold bridging.
Builders checks should be provided for the local authorities in
accordance with the Approved Document L1A Appendix A.

Rainwater Goods: All rainwater goods to be in accordance with
Approved Document H and must be provided for all roofs greater
than 10m² in area discharging to 80mm diameter down pipes
provided at locations shown upon on plans to Building
Regulation/NBC/Local Authority satisfaction. Gutters proposed
for roof water drainage to be 150mm.

Heating and Hot Water: Boiler type to be designed by specialist
All works to be undertaken by a credited approved
person and certification to be forwarded to Building Control
upon completion of works.

Glazing: Windows and doors to be double glazed units
with low E glass to achieve 1.5W/m²K. Glass in windows
and doors below 800mm and 1500mm respectively from
floor level to be laminated safety glass. Triple vents required
at heads of windows and doors to achieve 8000mm² for
habitable rooms. Windows within 300mm of doors to be safety glass

Internal walls to be constructed with
100mm x 50mm timbers at 400mm
centres, with 100mm x 50mm sole and
head plate. Void filled with mineral wool
with a density of 10kg/m² and 12.5mm
Refractive plasterboard to each side with a density
of 10kg/m³ Taped and plaster skin joints to
give 30 minute fire resistance.

Rev No Date Amendment

Rev Dates:



STEVEN JONES PLANS DESIGN

Client:

Simon Machon

Site Address:

Otterbourne Hill

Title:

PROPOSED FIRST FLOOR

Drawing Number:

2904-674-002

Revision:

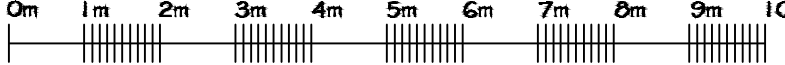
B

Paper Size:

A0

PROPOSED FIRST FLOOR PLAN 1:100

Scale 1:100



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