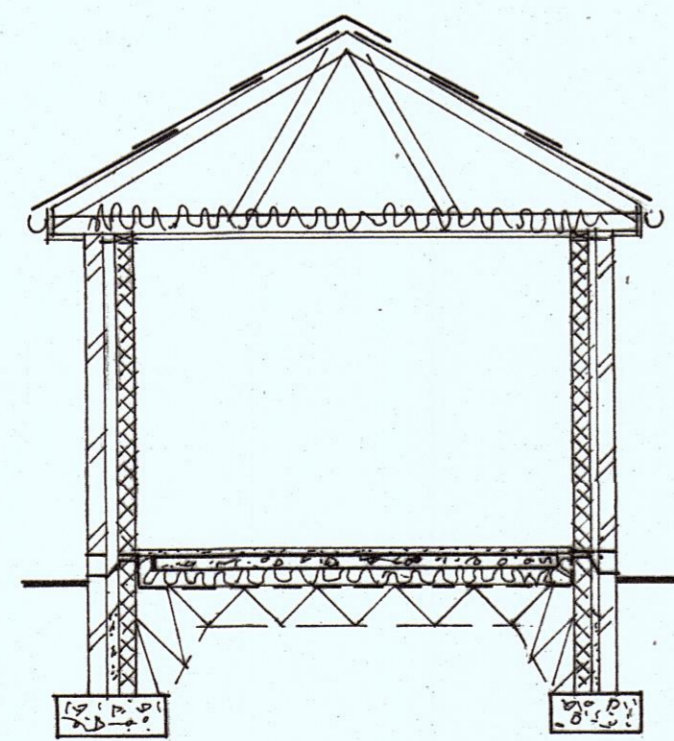


SECTION X-X

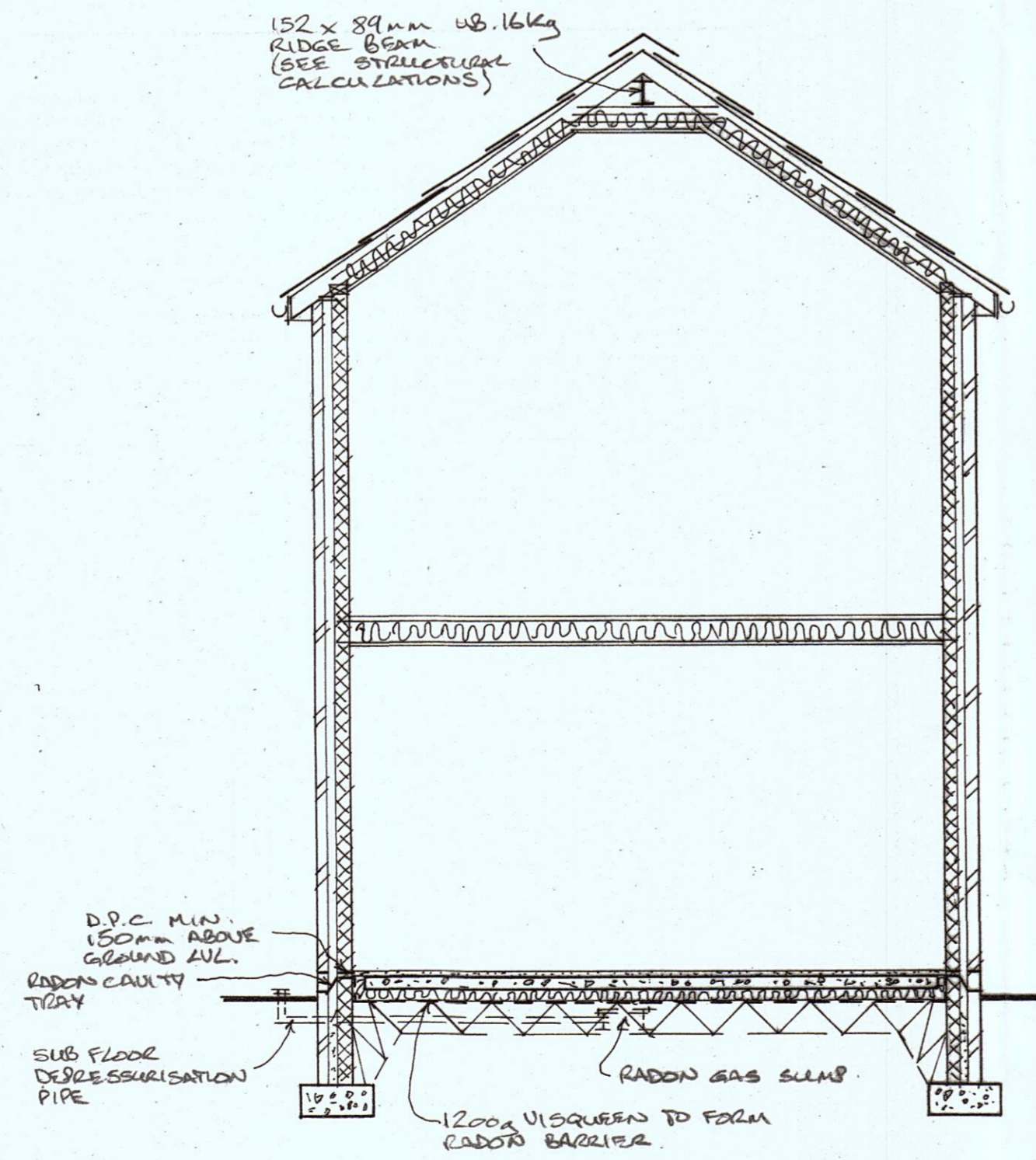
SECTION Y-Y

Roof Specification (Section B-B)
 Natural or composite slates to match existing on 50 x 25mm, softwood treated battens at predetermined cts. On layer of 'Tyvek' breathable membrane on preformed trussed rafters to C.P. 112 & B.S. 5268 part 3. Bracing to manufacturers specification. Calculations for trusses to be obtained from manufacturer prior to erection.
 100 mm. x 50. mm. s.w. wallplates secured at 1.80 m. cts. With galvanised steel straps. Straps to have a min. cross sectional area of 30 mm. x 5 mm. 200 mm. layer of insulation quilt laid between ceiling joists and 200 mm. layer laid over the top. Roof to achieve a min. U-value of not less than 0.15 w/m2 k.

Radon Sump Construction
 Sump to be formed with bricks laid in a honeycomb bond to form a box with external dimensions of 600 mm. x 600 mm. The sump is to be covered with a concrete paving slab to provide permanent support to the floor slab. Horizontal joints to be filled with mortar and all perpend to be left open.
 110 mm. dia. P.V.C. pipework to ventilate the sump to leave the building through an external wall and capped off at low level. An identification sign to be located by the extract pipe.



SECTION B-B



SECTION A-A

LOFT CONVERSION

Roof Specification
 Natural or composite slates tiles to match existing on 50 x 25mm, softwood treated battens at predetermined cts. On layer of 'Tyvek' breathable membrane on 150 x 50mm, softwood rafters at 450mm. cts.100 mm. Celotex insulation board fitted between rafters with layer of 'super quilt' fitted to underside of rafters. 12.5 mm. foilbacked plasterboard and skim internal finish. To achieve a min u-value of 0.15 w/m2k. Rafters to be doubled up each side of any roof lights. 100 mm. x 50. mm. s.w. wallplates secured at 1.80 m. cts. With galvanised steel straps. Straps to have a min. cross sectional area of 30 mm. x 5 mm

Pitched Ceiling Specification.
 75 mm. x 50 mm. s.w. timbers fixed to underside of existing rafters. 100 mm. Celotex insulation board fitted between rafters with layer of 'super quilt' fitted to underside of rafters. 12.5 mm. foilbacked plasterboard and skim internal finish. New breathable membrane (Tyvek) fitted in place of existing sarking felt. 50 mm. air gap to be maintained over the top of the insulation. To achieve a min. U value of 0.15 w/m2k

Dormer Wall Specification.
 Composite slate to match existing, fixed to 50mm. x 25mm. S.W. treated battens on layer of breathable membrane on 12mm. Masterboard on 100mm. x 50mm. S.W. stud construction at 400mm. cts. max. with noggins to suit. 100mm. Celotex infill. 12.5 mm. foilbacked plasterboard and skim to internal face. U-value of walls to be min. 0.21 w/m2 k.

New floor.
 200 mm. x 50 mm. sw floor joists at 400 mm. cts. Rockwool RW2 suspended between joists. Existing ceilings to be min. 12.5 mm plasterboard and skim.

Means of escape window to be provided to third floor which has an unobstructed openable area of at least 0.33 m squared and to be at least 450 mm. x 750 mm. in either direction. The bottom of the openable area should not be more than 1100 mm. above the floor. All glazing to be Pilkington K glass with a min. U-value not less than 1.60 w/m2 k.

A smoke detection system to be installed with a min. of 3 no. detectors (1 no. in hall, 1 no. on landing & 1 no. on new second floor) wired into the mains with a battery back up. All fitted in accordance with B.S. 5839. All electrical work to be installed by a member of an approved competent persons scheme and a completion certificate in accordance with BS7671 is to be provided.
 All electrical switch and socket outlets to be installed in compliance with paragraph 8.3 of approved document M 2004.

All doors to habitable rooms off existing hall and landing to be fire resisting doors FD20 - or all habitable rooms off the hall and landing to be fitted with a smoke detector wired to the mains with a battery back up.

GENERAL SPECIFICATION

All new brickwork/blockwork to be fixed to existing using 'Furfix' or similar wall extension profiles. Furfix to be fixed in accordance with manufacturers instructions. Vertical D.P.C.'s to be disc cut into existing walls at relevant locations.

All drainage under or within 1.0 m. of building to be encased in 150 mm. Of concrete. Where pipes pass through walls concrete lintels used to span over. All underground drainage to be to B.S. 8301. All plumbing to be to B.S. 5572.

All habitable rooms to be ventilated by both a rapid ventilation opening of at least 1/20 th. of the floor area, and by a background (trickle) ventilation opening equivalent to 8000 mm2 and bathrooms to be 4000 mm2

Kitchen to be mechanically ventilated to the outside air to give extraction of :
 Extract fan - 60 litres/sec. Or Cooker hood - 30 litres/sec.
 Utility to be mechanically ventilated to the outside air to give min. 30 litres/sec extraction.
 Bathrooms to be mechanically ventilated to the outside air to give min. 15 litres/sec. extraction with a 15 min. time delay.

Wastes from Utility, bathrooms and kitchen to discharge to foul sewer system via. 110mm. dia. W.C. waste, and 40mm. dia. p.v.c. waste pipes with 75mm. deep seal traps.
 An in line blending valve is to be fitted to all baths to ensure the maximum hot water temperature is no more than 48 degrees centigrade.

Stud partitions to be of 100 mm. x 50 mm. s.w. studs at 600 mm. cts. with noggins to suit 100 mm. mineral wool infill to provide min. 40db sound insulation. 12.5 mm. plasterboard and skim to both sides

Catnic CG130/100 lintels over all external openings. Vertical and horizontal D.P.C.'s to all openings.
 Glazing to be Pilkington K glass with a min. U-value of not less than 1.6 w/m2 k.
 Glazing in critical locations to be toughened safety glass to comply with the test criteria as indicated in B.S. 6206 1981
 Means of escape window to be provided to proposed first floor bedrooms, which have an openable area of at least 0.33 m. squared and be at least 450 mm. x 750 mm. in either direction. The bottom of the openable area should not be more than 1100 mm. above the floor.

Floor Specification.
 40mm. Sand/cement screed on 150mm. oversite concrete on layer of 500 g. dpm. on 100mm. Celotex on layer of 1200 g. visqueen on min. 150mm. on layer of consolidated hardcore. Floor to achieve a min. U-value of 0.18 w/m2 k.

Cavity wall specification.
 100mm. concrete blockwork inner skin. Min. 125 mm. Cavity with 75mm. Celotex insulation bat. 100 mm facing brickwork or 100mm. Concrete blockwork with 19mm. render to match existing - outer skin.
 9mm. Supalux cavity closures. Wall ties to be stainless steel with insulation bat retainers, and staggered 450mm. Vertical and 600mm. Horizontal. Wall to achieve a min. U-value of 0.21 w/m2k.

Floor joists to be 225 mm. x 50 mm. s.w. at 400 mm. cts. 100 mm. insulation quilt layed between joists.

Roof Specification
 Natural or composite slates tiles to match existing on 50 x 25mm, softwood treated battens at predetermined cts. On layer of 'Tyvek' breathable membrane on 150 x 50mm, softwood rafters at 450mm. cts.100 mm. Celotex insulation board fitted between rafters with layer of 'super quilt' fitted to underside of rafters. 12.5 mm. foilbacked plasterboard and skim internal finish. To achieve a min u-value of 0.15 w/m2k. Rafters to be doubled up each side of any roof lights. 100 mm. x 50. mm. s.w. wallplates secured at 1.80 m. cts. With galvanised steel straps. Straps to have a min. cross sectional area of 30 mm. x 5 mm

Foundations to be 600mm. X 300mm. mass concrete. Depth of foundations to be determined on site, but to be below the invert of any drains within 1.0 m. and to be a min. of 900mm. below ground level.

Any new soakaways to be at min. distance of 5.0m. from any building and to be min. 1.0 m3 capacity.

All electrical work to be installed by a member of an approved competent persons scheme and a completion certificate in accordance with BS7671 is to be provided.
 All electrical switch and socket outlets to be installed in compliance with paragraph 8.3 of approved document M 2004.
 A smoke detection system to be installed wired to the mains with a battery back up. All fitted in accordance with B.S. 5839.

Staircase Specification.
 New staircase to have min. 225 mm. treads and max. 200 mm. risers and a pitch line not to exceed 42 degrees.
 Min. headroom of 2.0m. Handrail to be fitted at a max. height of 1.00m. off the pitch line.

RECEIVED
 24 FEB 2020
 Regeneration
 and Planning

20/00229

Project. PROPOSED REAR AND SIDE EXTENSION at,
 172, JENNER ROAD, BARRY, VALE OF GLAM.

SPECIFICATION

Scale 1:50,	Drwg. No. AHE 04	Date. JANUARY 2020.
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meridian
 BUILDING DESIGN
 Vale County Grants Agency

Tel. 02920 515952

All dimensions to be checked on site prior to commencement of works.
 Exact Location of all services to be determined on site by owner/builder