

PROPOSED ; GARDEN ROOM A1 NO PLUMBING , NO WASTE

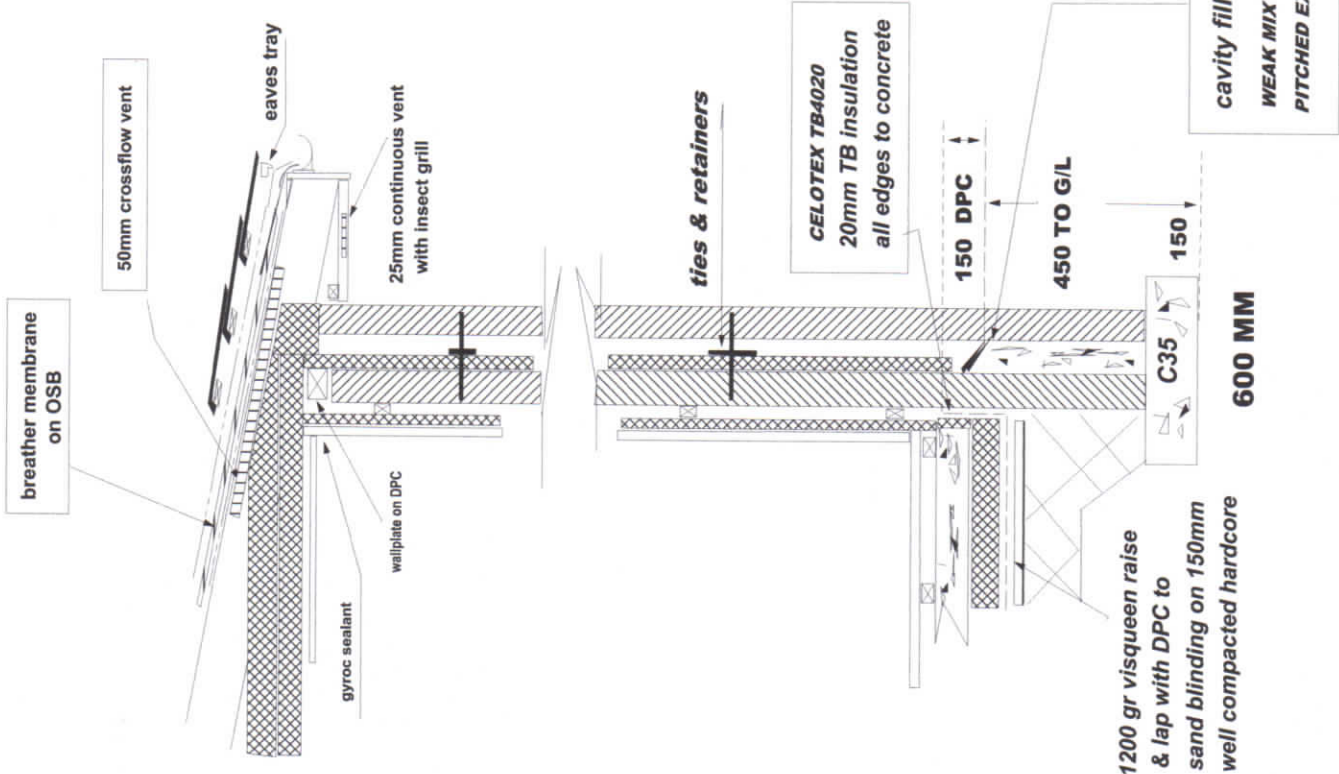
formation free from top soil ,roots or vegetation
no hac or deleterious materials
works to comply with BS regulations (scotland) 2004
all timbers C16 or C24
mortar designation class 111 :BS 5628 -3 :2005 :1:1:5
7.3 n/mm2 dense concrete block to BS . Armstrong Lambda 1.13
DRAINAGE TO THE STISFACTION OF THE LOCAL AUTHORITY
IN ACCORDANCE WITH BS EN 12056-2: 2000
ELECTRICAL INSTALLATION BY AN NICEIC REGISTERED ENGINEER
ELECTRICAL WORK IN ACCORDANCE WITH 17th edition I.E.E. REGS. TO BS 7671 :2008
CERTIFICATE ISSUED ON COMPLETION
ARMOUR CABLE FROM HOUSE 32A 30MA SIZED ACCORDING TO DISTANCE TRAVELLED
RCB PROTECTED, 17TH EDITION CONSUMER UNIT TO GARDEN ROOM
double power points & lighting to drawings
smoke detector installation to comply with BS 5839: pt6 :2004
optical smoke detectors conforming to BS EN 14604 :2005
Detectors hard wired to light cicuit with battery back up
min. 300mm from walls, lights & heaters
carbon monoxide alarm to BS EN 50291-1:2010
light fittings to be low energy fittings dedicated to 13 watt i.e. lamps
light switches 1000mm to f/l
SWITCHED SOCKETS AT 400MM ABOVE F/L & 350 MM FROM CORNERS &
similar obstruction, & at least 150mm above any projecting surface
2 x 1500watt electric storage heaters, HAVERLAND RCT10CT
EFFICIENT ALUMINIUM ELEMENTS , WIFI CONNECT, DAILY PROGRAMMABLE,
DIGITAL THERMOSTAT +/- 0.2 C

GLAZING

PATIO DOORS doors black re-inforced upvc
to BS 6262-4:1994 & BS 6206
venting min. 1/30th of floor area, tr.vents 12000 mm2
glazing units to BS 5713,below 800mm to BS 6206 toughened
to BS 6375-1:1989, ukas product certification kitemarked
locking system to meet `secured by design` certified to
BS7950:1997, BS kitemark no. KM 534897 refers
manufactured by WILLIAMS in multi chamber re-inforced upvc to BS 7412:2007
LOW E /ARGON / warm spacer 1.4w/m2k licences KM13358, KM 66461, KM 76189
FLOOR 40.56 M2 /25% = 10.14 m2
nat. light total floor 40.56m2 /15th= 2.7m2 , GLAZING 11.76M2
tr.vents Brookvents 4 x 3200mm2 = 12800 MM2
Installation to manufacturers instructions to meet or exceed pt.8 BS8213-4:2007

all extraneous leakage paths in dwelling fabric will be minimised by
constructing the dwelling in accordance with BRE report BR262
second edition 1994 (note) seal all joints windows ,doors, roof ceiling
membranes, seal any service penetrations of fabric at services

C.DOUGLAS 1/100 1/20
DUNAVON
COLLACE AVE BRIDGE OF WEIR PA11 3DG DRG. NO C1301



FOUNDATIONS

C35 concrete with A142 mesh reinforcing
650 x 150mm deep & 400 x150mm
450mm top of founds to G/L or to depth of
existing whichever is greater
In any case to a sound bearing strata
on well compacted hardcore

EXTERNAL WALLS = 0.21w/m2k

render/ 7n 100mm block/ 50mm cavity/CW4000 50mm / 7n block 100mm
25x12.5mm PL4025 on traeted 25mm battens, board joints sealed
brick ties 270mm with insulation retainers 450 hor. 375 vert.
additional ties sides of windows & doors Staifix RT 2

30min cavity closers to doors
gyproc air gap sealant

FLOOR = 0.17 w/m2k

22mm t&g treated chipboard on 45mm treated battens
@600 c/s dwanged @ 1200mm on 500gr. visqueen
on 100mm concrete floor mix 1:1:3 on celotex
xr4000 120 mm on 1200gr. visqueen raised &
laped to DPC on sand blinding on 150mm
well compacted hardcore

roof = 0.15 w/m2k

tiling to 38x38mm treated battens & counterbattens
breather membrane Nilvent or Permavent max. 25 MN.s(g25)
fitting to manufacturers instructions ,overlap 200mm & tape joint
sarking 12mm OSB code 3 nailed every rafter 80mm ringshanks
GA4000 50mm crosslaid over GA4000 100 mm between joists
9mm gyproc tape & fill on vapour barrier plaster skim

ELECTRICAL

care taken to seal all breaches in VCL barrier
cables through VCL should be taped & sealed
gaket backed back boxes if available , otherwise
line of sealant to edges before pushing home
gyproc air gap sealant to covers

notional

propose

walls	58.5	.22	12.87	walls	56.88
ceiling	40.56	.15	6.084	ceiling	40.56
floor	40.56	.18	7.3	floor	40.56
openings 25%	10.14	1.6	16.22	openings	11.76
totals			42.47	41.33	