

continued from BR-100

Lateral Restraint:- Provide gable m.s. restraint straps @ max 2m centres across top of end three flat roof joists and turned down into cavity min. 200mm.
Provide solid blocking under strap min 30x38mm.

Doors, Window & Atrium:- All to be double glazed with low E glass and to have 'U' Value of maximum 1.4W/sq.m.

Any glazed openings between finished floor level and 1500mm above that level in a door or in a window shall be glazed with safety glass as defined in BS6206: 1981.
Any windows less than 800mm above floor level to be glazed using safety glass as defined in BS6206: 1981.

All new internal doors to be undercut 10mm.

Accredited Details:- New insulation to be linked to existing/proposed junction between dis-similar materials (e.g. walls to floor/ceiling to roof) to be sealed with mastic.
Fill any voids where pipes pass through walls and floors with mineral wool and seal with mastic.
Pack closed eaves with fibrous insulation to reduce thermal bridging.
Any hollow section lintels to have integral insulation. Exdg. lintels accepting additional loading to be exposed and checked for adequacy.

SPECIFICATION FOR DORMER

Existing Main House Roof:- Retain existing house roof and remove rafters below dormer where providing a balcony. Provide stud work under existing roof tiles on either side of balcony to close the triangular space.

Dormer Construction:- Retain existing dormer and remove existing flat roof. Remove existing window and fit doors as shown.

Dormer Roof Construction:- Retain existing main house roof and the cutoff for dormer. Provide roof tiles to match existing on 38x19 sawtooth treated battens on one layer Tyvek roof felt on 100x50 rafters 400 centres over 100x50 wallplates.

Form valleys with pre-manufactured fibreglass valley units on timber nogging.
Purl 200x38 lapboards on existing rafters and the new rafters will sit on top of these lapboards. Ceiling to have one layer 12.5mm plasterboard with 100mm fibreglass quilt insulation laid between ceiling joists and 200mm laid across 100x50 ceiling joists @ 400 ctrs. bolted to rafters with 12mm ø bolts. Retain existing flat roof joists as ceiling joists if possible.
Insulation to be 100mm mineral wool and soffits to be 50mm M.G.F. - ply.
Provide Tyvek eaves carrier at eaves.

Ventilation Details:-
Purge:- To be achieved by opening doors and existing front window.
Pitche vents: intake vents to be 300x50mm.

Reinforcer Disposal:- New 100mm dia. gutters 65mm downpipe to spill on existing roof as shown.

Doors:- To be glazed using safety glass as defined in BS6206: 1981. All new doors to be undercut 10mm.

Lintel Balcory:- Support frame to be 12mm square section gpk. m.s. site welded to 50x5mm top and bottom plate site welded to 50x50 gpk. m.s. posts bolted to ends of joists with 2No. 16mm coach bolts and ramblotted to house wall with 3 No. 12mm ø rawbolts, shaped around guttering.

To be safety glass fixed in accordance with manufactures instructions.

Accredited Details:- New insulation to be linked to extg. junction between dis-similar elements (e.g. walls to floor/walls to ceiling) to be sealed with mastic.
Fill any voids where pipes pass through walls and floors with mineral wool and seal with mastic.
Pack closed eaves with fibrous insulation to reduce thermal bridging

Any hollow section lintels to have integral insulation. Exdg. lintels accepting additional loading to be exposed and checked for adequacy.

Leadwork:- Lead sheeting to BSEN12588, and installed in accordance with BS6915 and the recommendations of lead sheet association. To be installed by a member of the lead contractors association.

all dimensions to be checked on site as work commences
and any discrepancies or omissions reported immediately.

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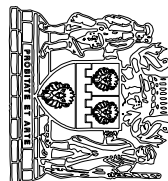
job title:
**Proposed Single Storey Rear Extension
and Alterations to Dormer to form Balcony.**

dwg title:
Proposed Sections and Block Plan.

dwg. no:	2021132-BR-101	drawn by:	RC	scales:	1:50,1:200 @ A1
revision suffix:	-	status:	Building Regs	date:	Sep 2021
Rev.	-	Description	-	Date	-

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Block Plan

0 1 2 3 4 5

metres

Scale Bar @ 1:200

HOCROFT ROAD