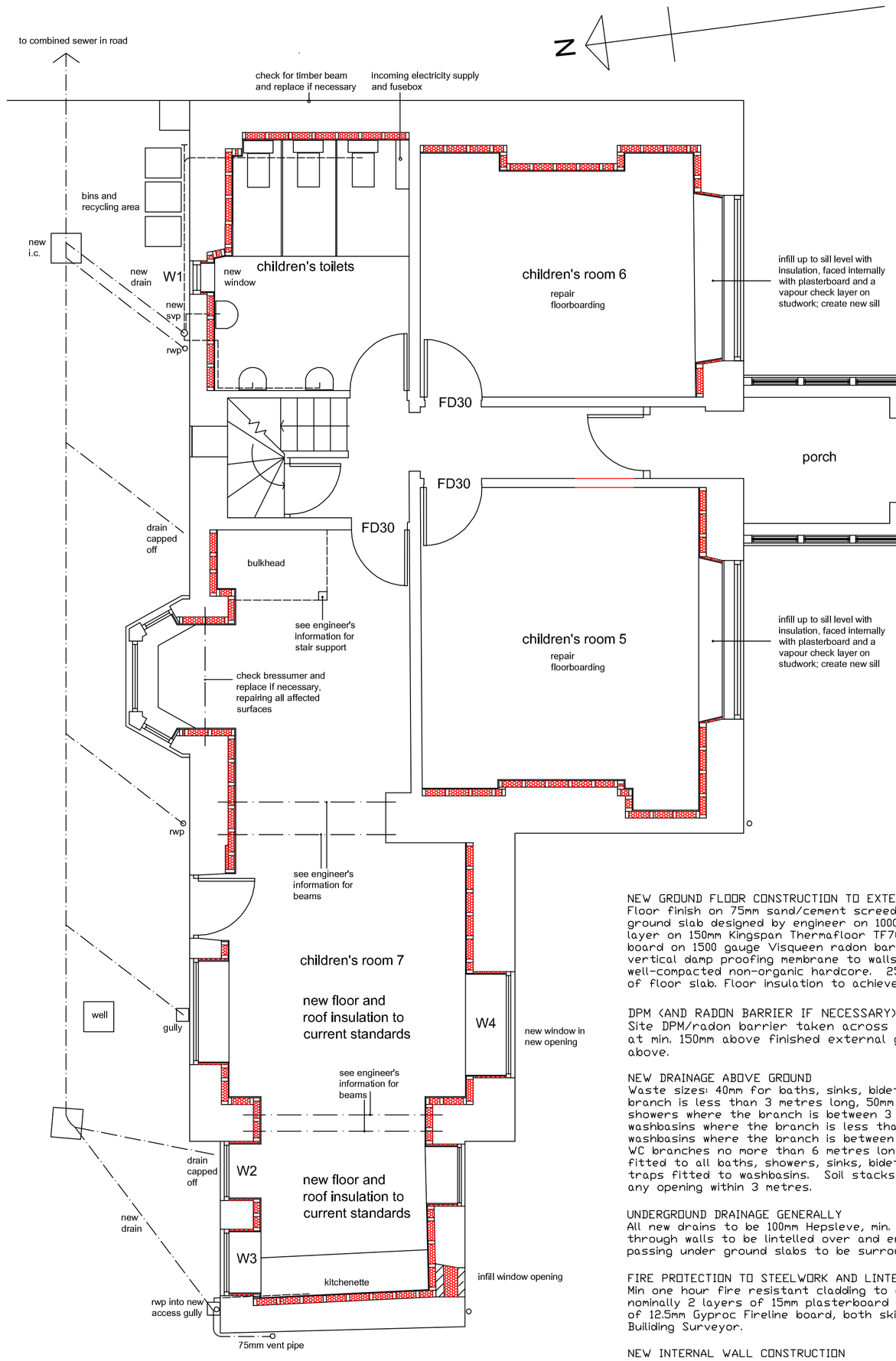
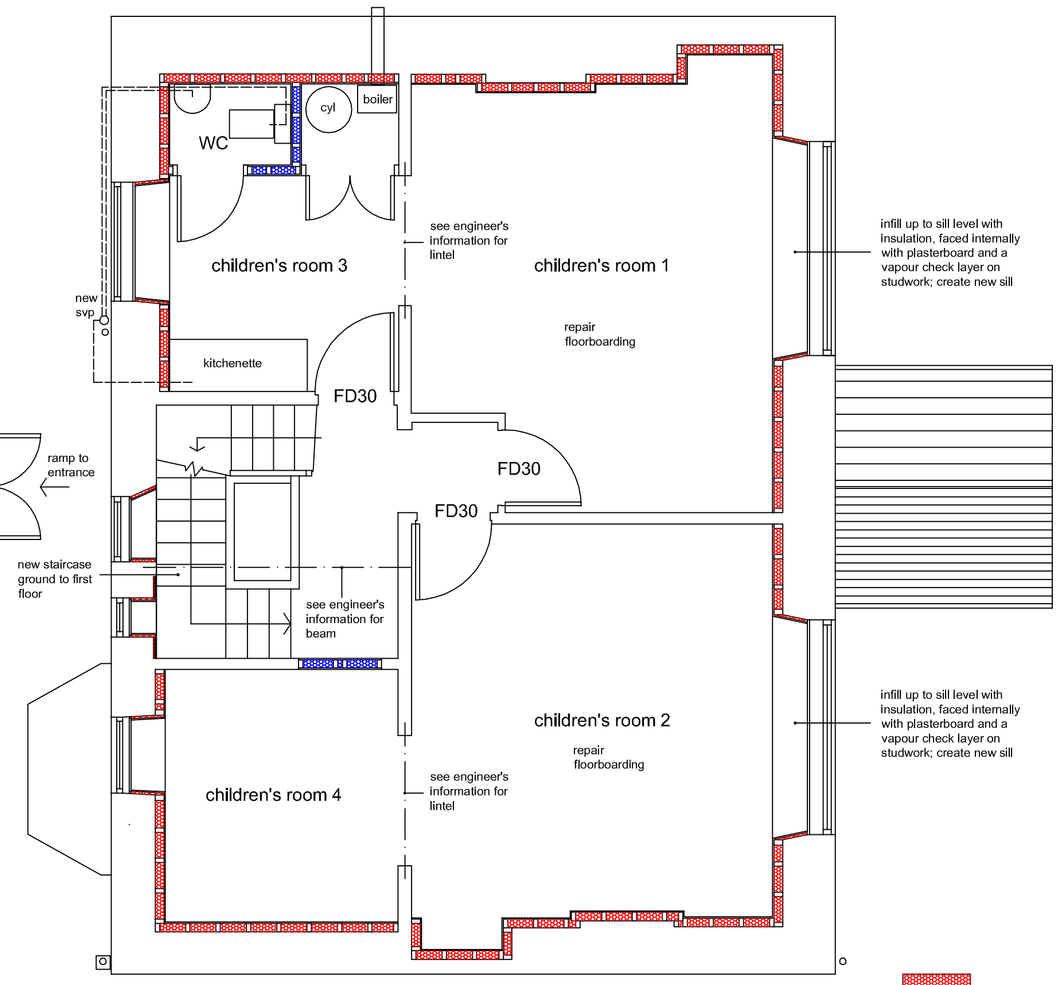
Do not scale this drawing. Report any ambiguities to the architect immediately.

INTERNAL INSULATION TO GROUND AND FIRST FLOOR EXTERNAL WALLS
Except where prevented by staircases, fix 100x50 tanalised sw studwork with vertical studs at 400mm centres faced with a 1200 gauge Visqueen vapour check layer, lapped and taped with vapour-proof tape, then 12.5mm plasterboard skimmed. Infill the studwork with 100mm PIR insulation. Carry out the same operation but without the plasterboard and skim in the floor voids, making sure the vapour check layer is continuous.

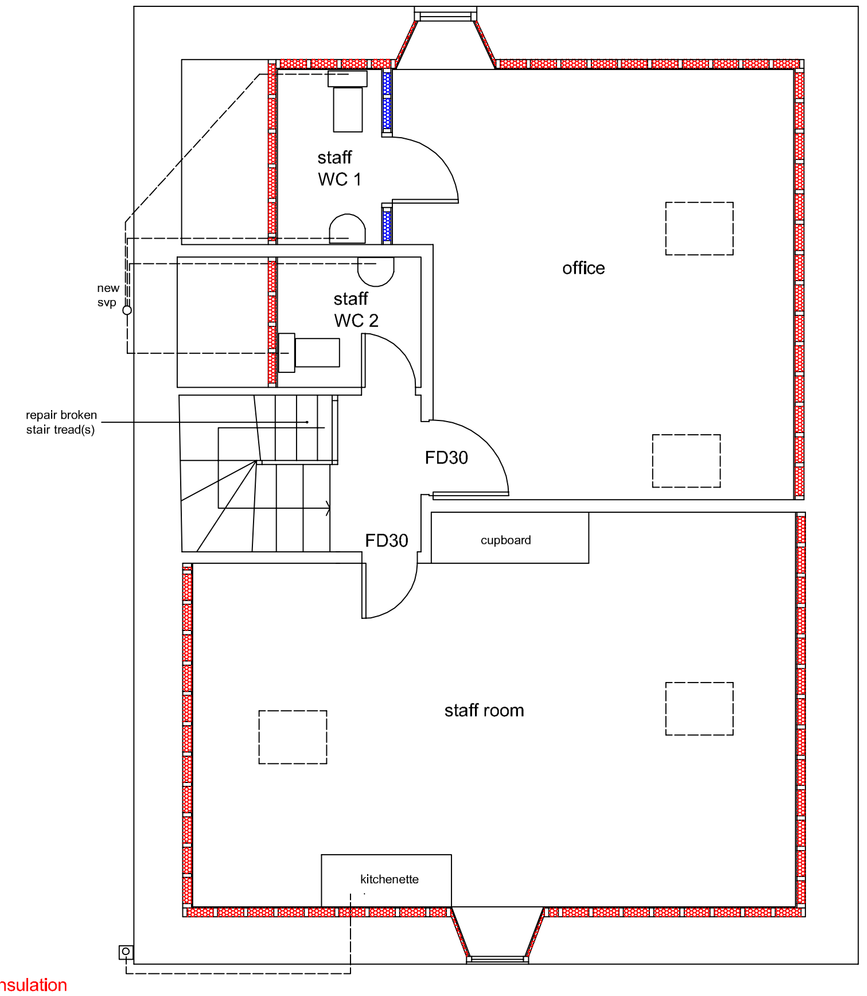
INTERNAL INSULATION AT WINDOW REVEALS
Where there are new windows, and where existing window frames allow, line the reveals with thermal insulation board, min 25mm thickness.



GROUND FLOOR PLAN



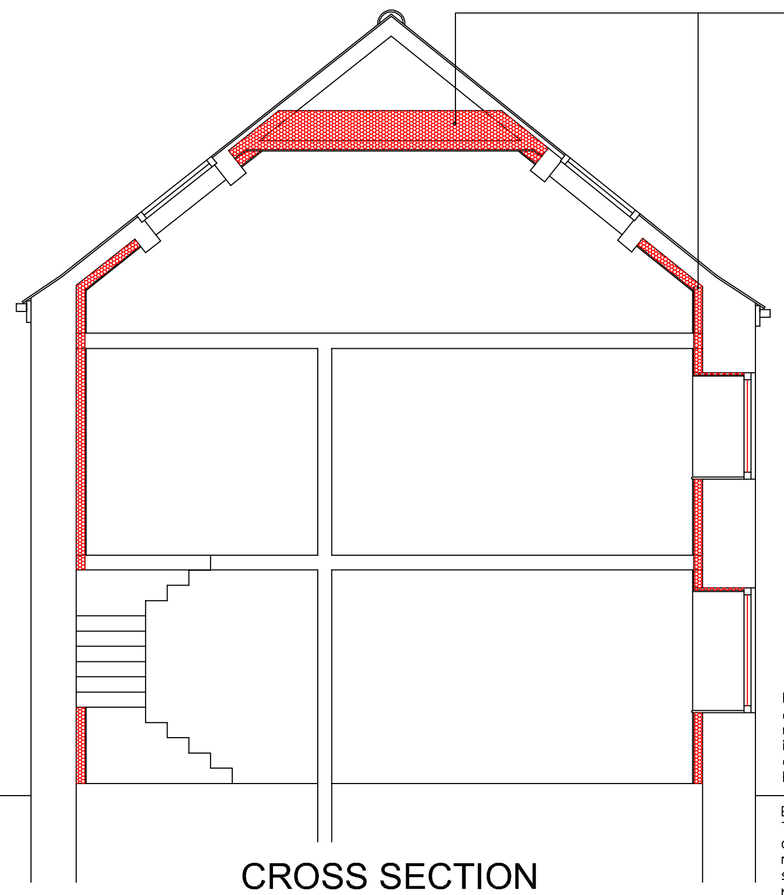
FIRST FLOOR PLAN



SECOND FLOOR PLAN

thermal insulation

sound insulation



CROSS SECTION

metres

0 1 2 3 4 5 6 7

GAS APPLIANCES
All work to gas appliances must be carried out by a GAS SAFE registered engineer.

ELECTRICAL SOCKETS, SWITCHES AND CONSUMER UNITS
Electric sockets and switches positioned between 450mm and 1200mm above finished floor level, consumer units between 1350mm and 1450mm.

LIGHTING
All light fittings must be energy efficient, ie must only take compact fluorescent bulbs or LEDs. LEDs only in ceiling below loft space. Any external lighting must be either controlled by sensors or must be on a timer system.

ELECTRICAL WORK GENERALLY
All electrical work must comply with the provisions of Approved Document P of the Building Regulations. SCC Building Control Department must be notified as necessary if the work is not carried out by a person registered under the self-certification scheme. An electrical installation certificate must be obtained after satisfactory testing. Prior to completion of the electrical work, the District Surveyor must be provided with evidence to demonstrate that either:
a) the electrical work has been carried out by a person who is a member of a relevant 'Competent Person Scheme', or
b) the requirements of Part P have been complied with and that an appropriate BS 7671 electrical installation certificate has been issued by a person competent to do so.

NEW GROUND FLOOR CONSTRUCTION TO EXTENSIONS
Floor finish on 75mm sand/cement screed on nominal 125mm concrete ground slab designed by engineer on 1000 gauge Visqueen separating layer on 150mm Kingspan Therma floor TF70 zero ODP thermal insulation board on 1500 gauge Visqueen radon barrier dpm taken up to underlap vertical damp proofing membrane to walls on 50mm sand blinding on 150mm well-compacted non-organic hardcore. 25mm Kingspan insulation at edges of floor slab. Floor insulation to achieve a max U-value of 0.18W/m2K.

DPM (AND RADON BARRIER IF NECESSARY)
Site DPM/radon barrier taken across cavity to external face of walls at min. 150mm above finished external ground level. Tray dpc immediately above.

NEW DRAINAGE ABOVE GROUND
Waste sizes: 40mm for baths, sinks, bidets and showers where the branch is less than 3 metres long, 50mm for baths, sinks, bidets and showers where the branch is between 3 and 4 metres long. 32mm for washbasins where the branch is less than 1.7 metres long, 40mm for washbasins where the branch is between 1.7 metres and 3 metres long. WC branches no more than 6 metres long. 75mm deep seal traps to be fitted to all baths, showers, sinks, bidets and washbasins. Anti-siphon traps fitted to washbasins. Soil stacks to terminate min. 900mm above any opening within 3 metres.

UNDERGROUND DRAINAGE GENERALLY
All new drains to be 100mm Hepsleve, min. fall 1 in 40. Drains passing through walls to be lintelled over and encased in concrete. Drains passing under ground slabs to be surrounded by 100mm gravel.

FIRE PROTECTION TO STEELWORK AND LINTELS
Min one hour fire resistant cladding to any steelwork and all lintels, nominally 2 layers of 15mm plasterboard with staggered joints or 1 layer of 12.5mm Gyproc Fireline board, both skimmed, but check with District Building Surveyor.

NEW INTERNAL WALL CONSTRUCTION
Timber stud partitions, stucdwork comprising 90x45mm vac-vac treated studs, sole plates, head plates and noggings. Vertical studs max. 450mm centres; horizontal noggings max. 900mm centres. Studwork clad with 12.5mm plasterboard (min. 10kg/sq.m. mass per unit area) with skim coat plaster and infilled with 100mm glass fibre batt insulation. Doubled joists under stud partitions running parallel to joists.

GLAZING
Glazing to external windows and doors to be A+ rated sealed double-glazed units to achieve a max U-value of 1.4W/m2K. Band B minimum. All glass in doors to be toughened safety glass with the same U-value. All glass in windows any part of which is below 800mm above finished floor level to be toughened safety glass. All glass in doors and any glass up to 1500mm above finshed floor level within 300mm of doors to be toughened safety glass. Safety glazing to be to BS 6206.

WORK TO EXISTING GROUND AND FIRST FLOORS
Make good all joists and boarding as necessary. Ensure any cross ventilation below the timber ground floor is maintained.

INTERNAL DOORS
All internal doors to have 10mm undercut to allow cross ventilation.

DOORS ON ESCAPE ROUTES
Doors on escape routes should only be fitted with simple fastenings that can be readily operated (with a closed fist) from the side approached by people making an escape. Door opening should be readily apparent, with no key operation and requiring only one mechanism to be operated. No electrically powered locks.

ADDITIONAL THERMAL INSULATION TO ROOF AND SECOND FLOOR WALLS
Lay 450mm glass fibre quilt insulation above second floor ceiling joists ensuring min. 50mm ventilation gap from eaves to roof void on both sides of the building. Add 100mm PIR insulation to pitched areas of ceiling and front and rear external walls, then a Visqueen vapour check layer, then 12.5mm plasterboard, skimmed. Lap and tape vapour check layer with vapour-proof tape.

VENTILATION
All habitable rooms must have at least one twentieth of their floor area in openable window. In addition, passive ventilation to all habitable rooms must be provided by min. 8000sq.mm. of ventilation opening from slot vents in window frames. Mechanical ventilation to be provided to kitchen, bathrooms/shower rooms and utility rooms. Kitchen ventilated by cooker extractor hood at min. 30 litres per second extraction rate. Min. 30 litres per second also for utility rooms. Bathrooms and shower rooms ventilated at min. 15 litres per second extraction rate, with 15 minute overrun.

HEATING AND HOT WATER
Central heating and hot water provided by condensing gas-fired, balanced flue boiler, SEDBUK A rating. Boiler and flue installed by approved installer to all appropriate standards. Flue terminal must be well above head height. Systems controlled by timers, thermostats and thermostatic valves. All hot water pipework to be insulated and no hot and cold pipes to run close to each other. Hot water to bath limited to 48 degrees C by an in line blending valve.

SECURITY TO ALL EASILY ACCESSIBLE DOORS AND WINDOVS
All easily accessible doors and windows must meet the requirements of either BS publication PAS 24/2012 or Building Regulations Approved Document Q.

MATERIALS
All materials used in the work must be tested to the satisfaction of the appropriate British Standard or must have an appropriate Agrement Certificate for its specific use.

FIRE DETECTION
A mains operated, interconnected smoke/heat detection and alarm system must be installed. The detectors and associated alarms should be installed to the satisfaction of BS 5839 6:2013 (at least grade D category LD3 standard). Smoke and heat alarms should conform to BS EN 14604:2005 and BS 5446-1:2003.

EMERGENCY LIGHTING
The common escape route must be provided with emergency lighting in accordance with BS5266-1:2016, which should illuminate the route if the main electricity supply fails. Lighting to escape stairs must be on a separate circuit from that supplying any other part of the escape route.

Revisions		
K	5 Dec 2023	Window numbers added.
J	4 Dec 2023	Porch becomes stone, oak and glass structure.
H	4 Dec 2023	Porch becomes frameless glazed.
G	4 Dec 2023	Porch becomes an unheated space.
F	1 Dec 2023	Porch added.
E	29 Nov 2023	Thermal insulation added to external walls; further notes added.
D	27 Nov 2023	One full length window in children's room 7 revised to have a 1050mm sill height.
C	22 Nov 2023	Notes added re roof insulation to lower roofs.
B	22 Nov 2023	Reception hatch option added.
A	21 Nov 2023	Further information added.

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Client: HEYWOOD CHILDREN'S NURSERY

Job title: ALTERATIONS TO 15 HIGH STREET, BRIMINGTON, CHESTERFIELD S43 1DE

Drawing title: PLANS AND CROSS SECTION AS PROPOSED VERSION 2

Scale	Drawing no.	Revision	Date
1:50@A1	BRI 03	K	15.11.2023