

Foundations

Supply and fix minimum 200mm thick strip foundations in C20 concrete max in accordance with Local Building Control ; contractor may adopt trench fill (where and agreed with Building Control) to

Walls up to ground level

Build new subsurface brickwork in class F4 engineering brickwork in 1:3 cement:sand with plastered up to DPC level to all new cavity walls.

Walls above ground

Walls to be 102.5 facing brick work, 100mm cavity, 90mm cellular hemsillas, 21 insulation (or equivalent), 100mm silicon standard block inner leaf with 12.5mm plasterboard on studs to give a U value of 0.18 w/m2K. Movement joints to be 225mm stagger DPC's.

Wall ties are to be stainless steel to BS EN845-1 & DD40-2 spaced at 750mm horizontally and 225mm vertically at reveals.

Internal block walls are to be 100mm standard block. Partition walls are to be 100mm x 50mm sty studs @ 400mm centres with horizontal nogging @ X height

including means and girders secured to the structural frame. Provide 35mm 10mm steam break, full scale insulation to studs with 100mm corkwool.

Head DPC's to be a minimum of 150mm above ground level to coincide with the top of the sills & laid on a mortar bed above and below full cavity courses.

Damocore insulating DPC to all cavity courses around openings. Tooth and bond brickwork to existing and maintain clear cavity new joins existing. All cavity courses to have Kingspan Kooltherm cavity closers installed.

Steel work

Refer to structural engineer design and calculations

Lintels

Canic Co 90/100 lintels over new openings to suit span plus bearing, wall construction and loadings with 150mm min. bearing. Ensure lintel is suitable for use in connection with brick openings in excess of 5m to be checked and supported by Structural Engineers calculations.

Cavity wall ties

galvanized steel ties with insulation clips at 750mm horizontal and 400mm vertical centres, staggered, and 300mm centres above reveals. Include cavity Tray V-type wall holes at 900mm centres above dpc level, to all elevations, including lintels.

Extension floor slab

150mm compacted hardcore, 50mm sand bedding rolled to accord, Visqueen, 1200 gauge Visqueen lapped to DPC, with 100mm Kingspan Thermafloor T770 insulation. Provide 35mm insulation between floor slabs and wall perimeter. Provide A12 mesh @ 225 from base. All to be covered U value 0.25 W/m2K.

Holding down straps

300mm galv steel straps fixed to wall plates at 1.2m centres and continued 500mm down walls, to be secured to concrete with 12mm diameter bolts.

Roofed roof structure

Supply and fix gutter with downpipes, include for all brackets, non-ferrous frogs stop ends, down pipes and gutters as required (downpipes pipes and gully's) drainage. Gutter to accommodate falls of any magnitude.

Electrical Installations

Work to be completed and by NICEIC qualified electrical engineer in accordance with Part P of the Building Regulations and to current IEE Regulations.

Ventilation

Provision to be made to ensure 1200mm floor area night ventilation. Allow for new kitchen mechanical extraction to achieve min. 30l/s over hob to vent to outside air.

Windows & Glazed Doors

Double glazing to new extensions to be fixed low e emissivity glass to BS 6206 like mark to be visible to all glazing with toughened panes to any window panes below 800mm, and door panes below 1500mm.

Background ventilation

New Velux roof lights to roof slope to be fitted to manufacturer's specification with standard double glazing and flashing set to suit roof tiles.

Drainage

Kitchen sink waste to discharge via 40mm diameter waste with anti-loc trap laid to min. fall 1:80mm per metre to connect into STW via main cess connection.

Health & Safety Responsibilities

Health & safety responsibilities on site and during all construction works associated with this project shall remain with the client (MCC) and the contractor (MCC). All site operatives to be provided with and wear recognised protective clothing, head gear and equipment.

Rev	Description	Date

Client			
MRS SWARNAKALA INDRAJITH			
Contract No.	Dwg. No.	Revision	Scale
			1:50 & 1:100 @ A1
		2	
		By	MCC
		Chkd	JANUARY 2024

EXISTING AND PROPOSED PLANS

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