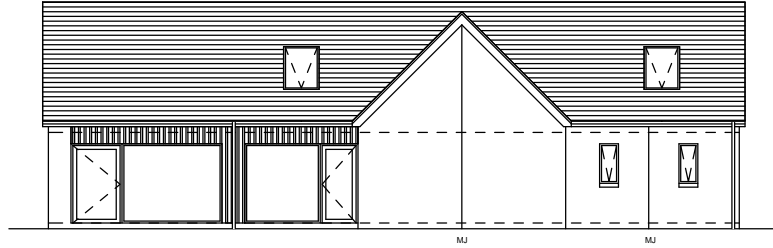
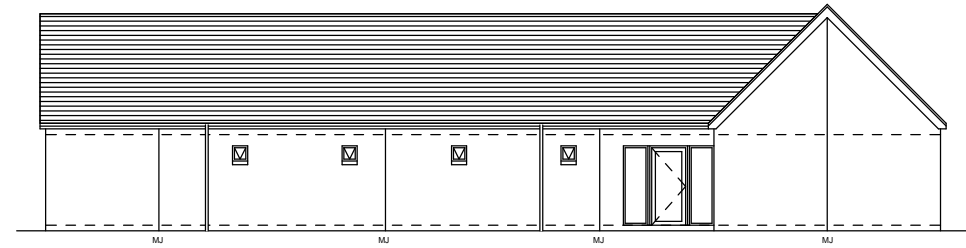


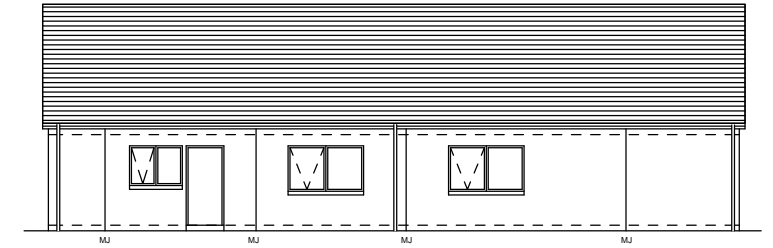
REAR ELEVATION
SCALE 1:100



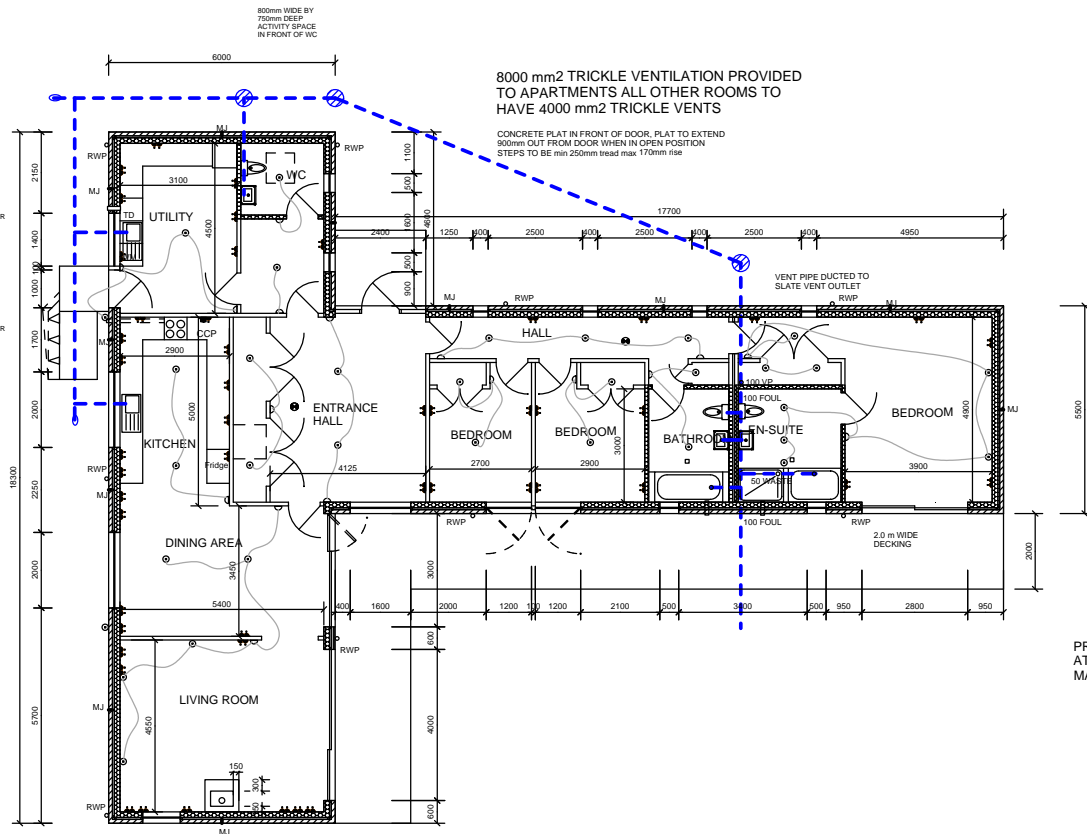
SIDE ELEVATION
SCALE 1:100



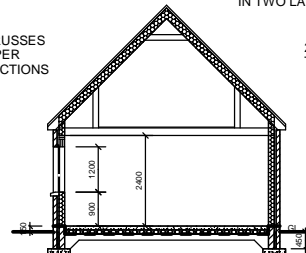
FRONT ELEVATION
SCALE 1:100



SIDE ELEVATION
SCALE 1:100



FLOOR PLAN
SCALE 1:100



SECTION
SCALE 1:100

THE TYVEK ROOFING MEMBRANE TO BE FITTED STRICTLY IN ACCORDANCE WITH THE MANUFACTURER'S DETAILS AND BBA CERTIFICATION No 94/3054 (SEE ACCOMPANYING DETAIL SHEET 7) 2mm AIRGAP TO BE MAINTAINED BETWEEN SARKING

8000 mm² TRICKLE VENTILATION PROVIDED TO APARTMENTS ALL OTHER ROOMS TO HAVE 4000 mm² TRICKLE VENTS

ALL RAINWATER PIPES TO BE TRAPPED

GROUND FLOOR EXTRACTORS DUCTED THROUGH FLOOR JOISTS TO WALL OUTLETS 100mm DOWN PIPE WITH ACCESS POINT/HATCH ABOVE FLOOR IN DUCT PIPE EXTENDED TO RIDGE AS VENT PIPE

1200 x 1500 PLATT AT TOP OF RAMP

DISABLED ACCESS RAMP WITH 1:12 SLOPE

100 mm HIGH KERBED UPSTAND TO OPEN SIDES OF RAMP

DRAINS TO BE INSPECTED BY BUILDING CONTROL BEFORE BACKFILLING. CONTRACTOR TO ENSURE DRAINAGE RUNS FALL TO SEWERS

ALL RAINWATER PIPES TO BE TRAPPED

HEATING SYSTEM TO HAVE THE FOLLOWING CONTROLS AS A MINIMUM:
FULL PROGRAMMER
ROOM THERMOSTATS
CYLINDER THERMOSTAT
BOILER INTERLOCK
TRV ON ALL RADS EXCEPT IN ROOMS WITH ROOM STATS
AUTOMATIC BYPASS VALVE

1000mm WIDE CONCRETE SLAB FOOTPATH FROM REAR DOOR TO PARKING AREA TO PROVIDE WHEELCHAIR ACCESS TO FULLY COMPLY WITH BUILDING REGS 4.1.2/4.1.5 WITH RAMP AT 1:12 SLOPE WITH A BRUSHED CONCRETE SURFACE 1200 x 1200 PLATTS PROVIDED AT TOP AND BOTTOM OF RAMP.

TUMBLE DRYER VENT DUCTED TO WALL OUTLET

ALL DOWNSTAIRS DOORS TO BE 838mm WIDE. ALL FIRST FLOOR DOORS TO BE 760mm WIDE.

NO FLOOR JOISTS TO BE CUT TO ACCOMMODATE WASTE PIPES ALL PIPES TO BE EITHER BOXED IN ABOVE FLOOR LEVEL OR CLIPPED TO SIDES OF FLOOR JOISTS WITH 'U' CLIPS

STAINLESS STEEL REINFORCEMENT TO BE INSTALLED 2 BLOCK COURSES BELOW AND ABOVE WINDOWS AND TO EXTEND 500mm BEYOND INGOES CAVITY CLOSED AT WALLHEAD. CAVITY VENTED WITH PERPEND VENTS AT 1200 CTRS AT HIGH AND LOW LEVEL 300mm ABOVE GL

OIL TANK TO SIT ON CONCRETE BASE MIN 42mm THICK AND EXTENDING 300mm BEYOND ENDS OF TANK.

COMBUSTION APPLIANCES PLASTIC OR METAL LABEL TO BE PROVIDED BESIDE FIRE/HEAT PRODUCING APPLIANCES PERTAINING TO REGULATION 3.17.7 WITH REGARD TO COMBUSTION APPLIANCES, LABEL TO BE IN ACCORDANCE WITH TECHNICAL STANDARDS 3.17.7 FIRE VALVE TO BE FITTED TO THE OIL SUPPLY PIPE IN ACCORDANCE WITH CLAUSE 8.3 OF B2 5410 : PART 1 : 1997

SLIT PLASTIC PERPEND VENTS INCORPORATED TO ALL CAVITIES AT 1200 CTRS ABOVE DPC LEVEL, BELOW WINDOW SILLS, ABOVE AND BELOW FIRST FLOOR CAVITY BARRIERS AND BELOW ALL EAVES INCLUDING GABLES. PERPEND VENTS TO BE PROVIDED ABOVE HORIZONTAL FIRE STOPS.

SPECIFICATION
FOUNDATIONS: 200 mm thick x 705mm wide C30 concrete strip foundations to external walls minimum of 450mm below finished ground level to foundation scarrement. 200mm thick x 550mm wide C30 concrete strip foundations to dwarf walls below loadbearing partitions, all laid on hard pan. Any steps in foundations to have overlap equal to twice the height of step.
UNDERBUILDING: 305mm twin leaf conc block wall, 65mm cavity backfilled to finished ground level with lean mix concrete. Wall 15mm smooth cement rendered externally. 1200 gauge polythene DPM on 150 mm consolidated blined hardcore.
GROUND FLOOR: 100 mm concrete slab on 100mm Kingspan TF70 Insulation with edge insulation to slab on 1200 g DPM.
FIRST FLOOR: 22mm t&g flooring grade chipboard on prefabricated trusses. 12.5 mm plasterboard to the underside.
EXTERNAL WALLS: 300mm twin leaf walls with 100mm concrete block outer leaf rendered externally with 20mm wet dash harling. Precast concrete sills under windows as appropriate. Slit plastic perpend vents incorporated to all cavities at 1200 ctrs above DPC level, below window sills, above and below first floor cavity barriers and below all eaves including gables. Structural timber inner frame to be 145mm x 45mm studs at 600 ctrs lined cavity side with building paper on 9.5mm sheathing plywood and lined internally with 12.5mm ames taped and filled foilbacked plasterboard. 150mm Superglass Timber Roll insulation packed between studs. 3 x 195mm x 45mm joists as lintols over openings carried on cripple studs. Galvanised metal tie down straps at 1200 ctrs. Structural timber frame assembled with galvanised nails. 50mm x 50mm cavity closers / firestops faced with felt DPC to outer leaf. Firestops at ceiling level, corners and all openings around house and at 6000 ctrs maximum vertically. Timber double glazed windows with Low E glass, Air filled min. 16mm gaps between panes, with child safety locks. External doors to clients requirements. Vertical expansion joints incorporated in outer leaf at 6.0 m ctrs maximum. joints to be filled with Hydroceol. Expamet Rendastop incorporated vertically at both sides of joint, joint filled externally with gun applied polysulphide. Stainless steel reinforcing, 2 courses above and below doors and windows. 500mm beyond ingoes. External doors - Timber Swedoor or similar.
INTERNAL PARTITIONS: 95mm x 45 mm studs at 600 ctrs lined both sides with 12.5mm taped and filled plasterboard. Dwgans and noggings as necessary. Glasswool insulation incorporated in bathroom partitions for sound deadening, timber skirtings, facings sills, curtain rail plates, door posts, etc. prefinished flush panel doors, sliding wardrobe doors to match, shelf and hanging rail incorporated in wardrobes. Slatted shelves in linen cupboard.
ROOF: New slates on Tyvek Supro plus roofing membrane on 22 mm thick timber sarking on on prefabricated roof trusses at 600 ctrs. Trusses braced as per manufacturers instructions. Timbers dwanged as necessary and lined with 12.5mm taped and filled foilbacked plasterboard. 200 mm Superglass Timber roll insulation laid between rafters. Ext. plywood facias and soffits. Code 5/6 lead flashings at valley gutters.
DRAINAGE: To the entire satisfaction of the Local Authority. Carried out in 100mm uPVC, laid to fall to treatment plant. 600mm x 600mm internal dimensioned concrete block manholes smooth cement rendered internally.
RAINWATER GOODS - Marley clipmaster 112mm PVC half round gutters with brackets at 600 ctrs. 68 dia round RWP's with holderbats at 1.8m ctr.
PLUMBING: Sanitary ware to clients requirements. Copper piping used for hot and cold water supplies and lagged throughout. PVC waste pipes. Insulated copper hot water storage cylinder with 3kW immersion heater.
THE HOT WATER TANK TO BE UNVENTED CYLINDER
ELECTRICS: To current Building Regs, IEE Regs and the rules of the North of Scotland Hydro Electric Board. Wall or roof mounted mechanical extractor fans vented to the external air in the kitchen, bathrooms, and utility room. Residual Current Device to be provided to protect house and garage power circuits
GENERAL: All structural timber, fascias, soffits, tiling and counter battens etc to be pressure treated against insect attack and rot.
STEPS: External steps to comply with Regulation 4
SHOWERS: Electric, mains pressure, fitted with anti scald valves.
DRYING: Rotary clothes dryer or equal.
BIN STORE: Precast concrete or equal.
SITWORKS: Gravel driveway on 100mm compacted hardcore base, 900 mm wide footpath to front and rear doors and clothes dryer.
 All glazing within 800mm of floor level to be double glazed toughened safety glass to BS 6262: Part 4 1994
 ANY GLAZING IN DOORS AND SIDELIGHTS WITHIN 300 mm OF THE DOOR TO HAVE SAFETY GLASS COMPLYING WITH BS 6262: PART 4: 2000, WITHIN 1500 mm OF THE FLOOR LEVEL
 FD= Automatic fire detection system to be mains operated on an electrically protected circuit. Detectors to be interconnected so one detector sets off all detectors when activated. Detectors to BS 5446 : Part 1 :2000
 All proposed sanitary pipework to comply with BS 5572 :1978
 All underground drainage pipework to comply with BS 8301:1985
 The gradient of underground drains to be not less than 1:80
 All drains to be lintolled where passing through/ under walls and foundations
 All soakways to be minimum of 5.0 metres from any building.
 Access points to be provided for shower tray traps.
 All pipes/ WC/ basins to have easy cleaning access points
 All soil vent pipes to be 100 mm dia. round PVC
 Grade C30P concrete to be used for foundations.
 Floor joists to be doubled up below partitions.
 WALL TIES: Stainless steel wall ties at 450 ctrs vertically, 600 ctrs horizontally and at 225 ctrs vertically at all openings & EJs.
 CONCRETE BLOCKS: size 440 x 215 x 100, strength: 7.0 N/mm², density: 2050 kg/m³
 Vertical DPC to all window and door jambs.
 EXTRACTORS: Kitchen - 30 litres /sec over hob, 60 litres per second extraction elsewhere in kitchen. bathroom & en-suite 15 litres per sec extraction. Utility - 30 litres per second
 Upstairs windows to have easy clean hinges or be reversible.
 Code 5/6 lead to all flashings and valley gutters.
 TRUSSES FIXED TO WALLHEAD WITH THE STRAPS AT 1200 CTRS
 100 x 1100 LONG WITH 8 SWG x 75 mm LONG GALVANISED NAILS
 FOR LINTOL SPECIFICATION SEE STRESSLINE DETAIL SHEET
 FIXINGS : 150 x 1450 GALVANISED STEEL LATERAL RESTRAINT STRAPS MIN 6 FIXINGS WITH 8 SWG x 75 mm LONG GALVANISED NAILS. STRAPS AT 1200 CTRS
 TIE BRACKETS / EXPANSION JOINTS TO HAVE FLEXIBLE FILLER ADDED
 HAND ACCESS POINT TO BE PROVIDED FOR SHOWER TRAY TRAP
 KITCHEN / BATHROOM NOTES etc
 BATHROOM EXTRACTORS TO HAVE 15 LITRES PER SECOND EXTRACTION RATE, AND DUCTED TO EXTERNAL AIR
 NO WASTE PIPES TO INTERSECT FIRST FLOOR JOISTS, ALL PIPES ARE EITHER BOXED IN ABOVE FLOOR LEVEL OR FIXED TO SIDE OF FLOOR JOISTS
 ALL HBS, BATHS, SHOWERS, WCs AND SINKS TO HAVE EASY CLEAN ACCESS POINTS AT ALL CORNERS IN WASTE PIPES AND DOWNPIPES
 ALL VPs AND DPs ARE 100 dia PVC
 ANTI-SCALD VALVES TO BE PROVIDED TO ALL SANITARY FACILITIES

PROPOSED NEW DWELLING WITH GARAGE
TREATMENT PLANT AND SOAKAWAY
AT 13 WHITEINCH, KINLOSS, FORRES
FOR MR & MRS S SKIDMORE

REF. NO: 6562 DATE: 19/3/07 SCALE: 1:100

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CAD & Traditional Methods Used

LEGEND
 FS = FIRESTOP
 DPC = DAMPPROOF COURSE
 RWP = RAINWATER PIPE
 MJ = MOVEMENT JOINT
 DRAINS TO BE INSPECTED BY BUILDING CONTROL BEFORE BACKFILLING. CONTRACTOR TO ENSURE DRAINAGE RUNS FALL TO SEWERS
 GROUND FLOOR EXTRACTORS DUCTED BETWEEN FLOOR JOISTS TO WALL OUTLETS