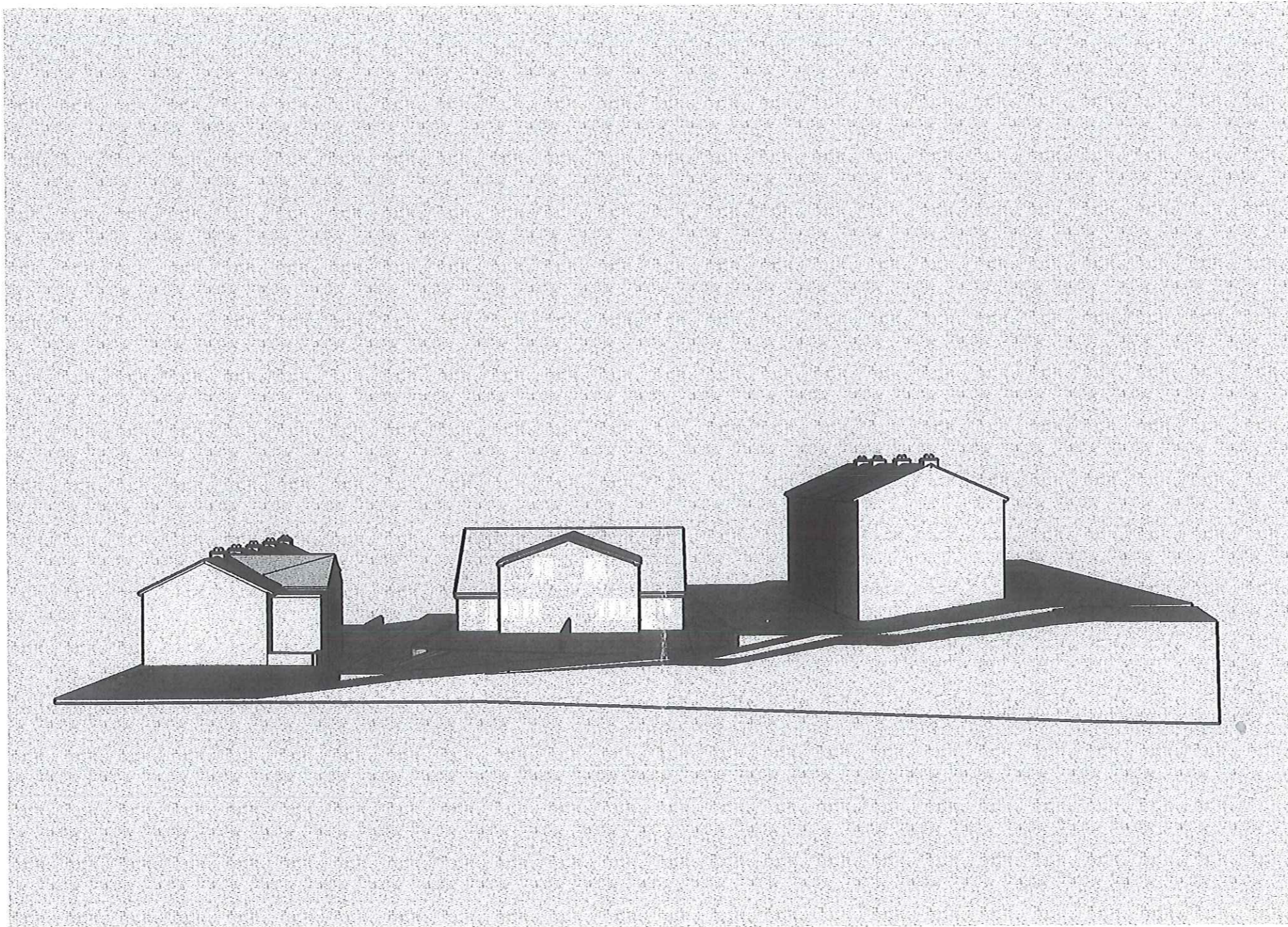






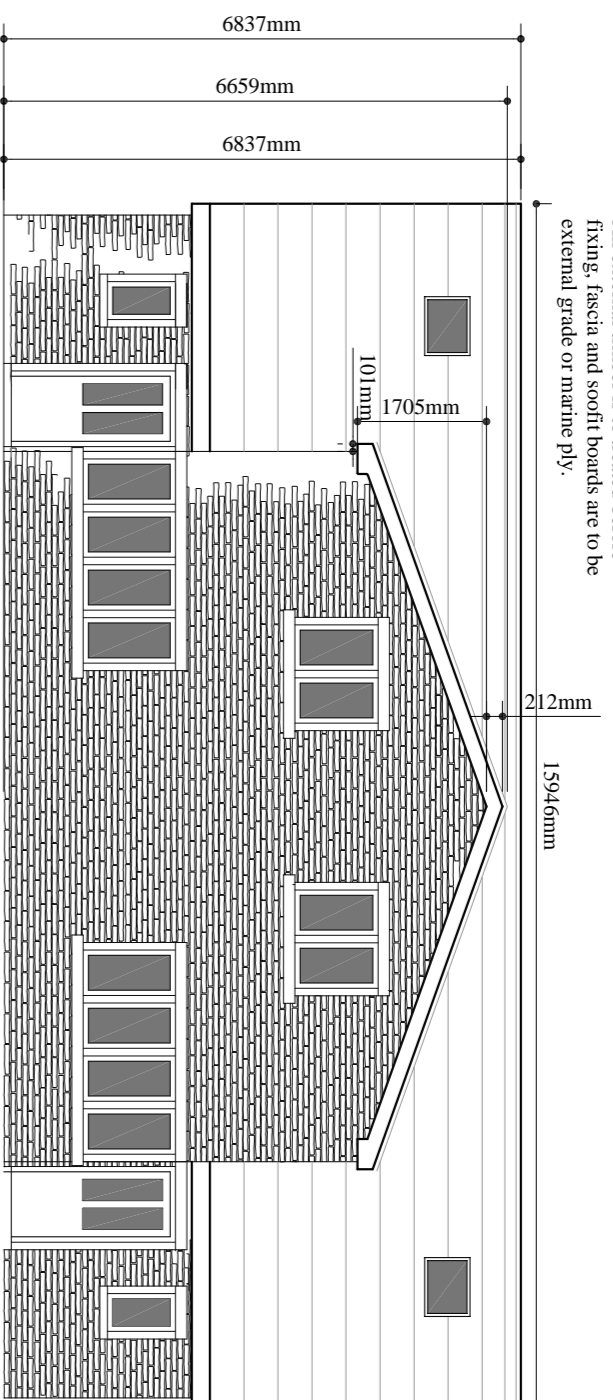
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25 MAY 2012



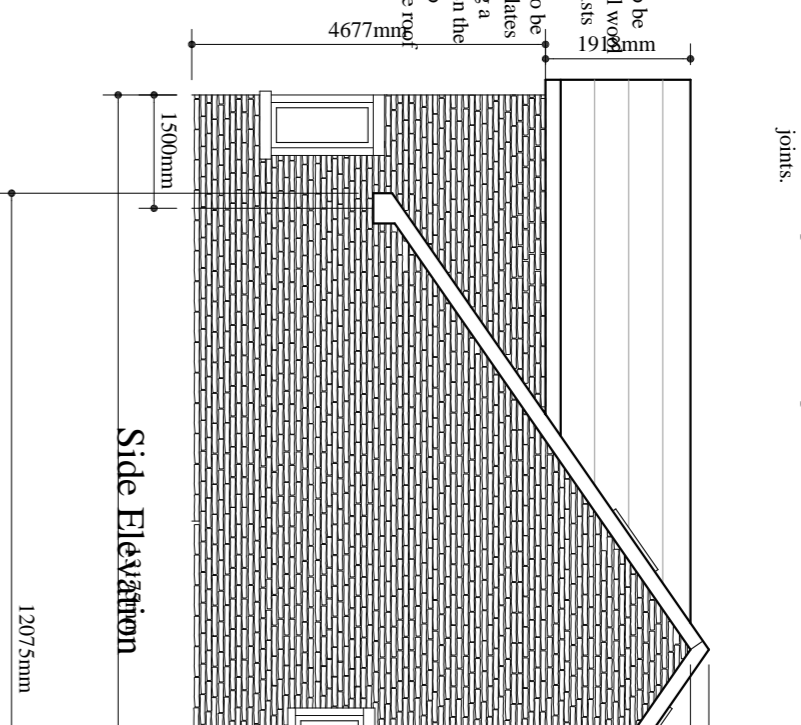
Wier Bungalows.





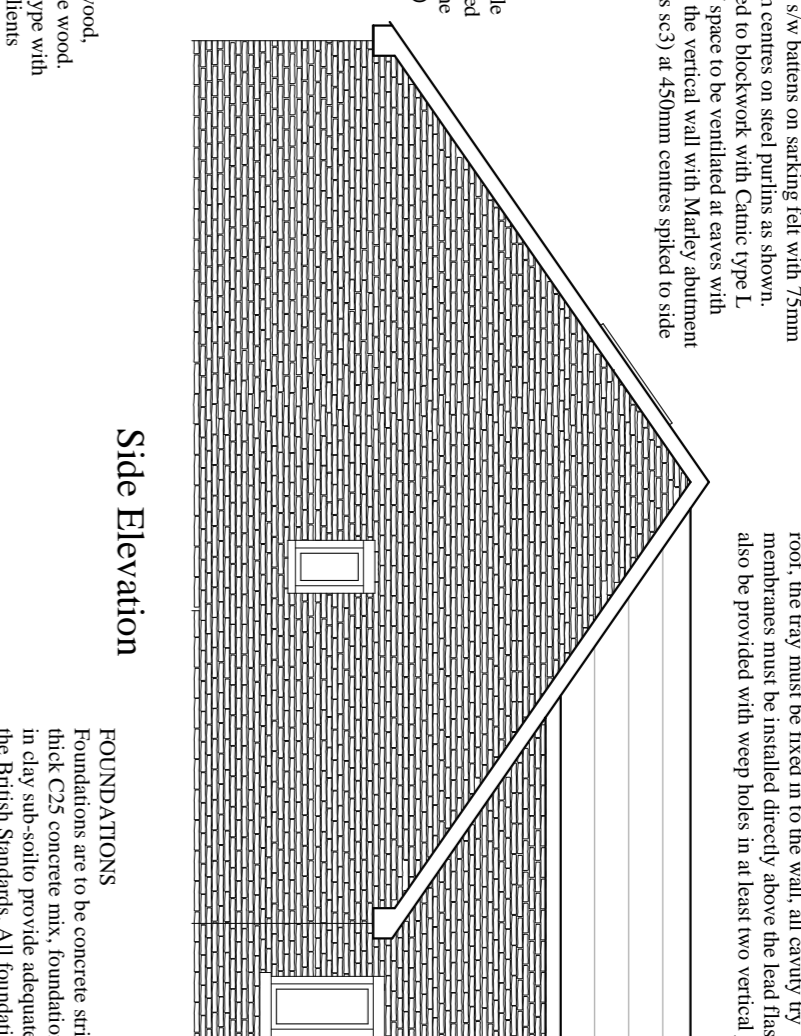
**EXTERNAL TIMBER FINISHES**  
All external timber is to extend below ground level and be protected with a preservative treatment.

**DAMP PROOF COURSE**  
Damp proof course is to be provided in both inner and outer leaf of Brick blockwork, the outer leaf DPC must be at least 150mm above the floor level and the inner leaf DPC must be at least 150mm above the floor level with the floor damp proof membrane (cold floor construction) in the case of timber suspended floors directly under the joists.



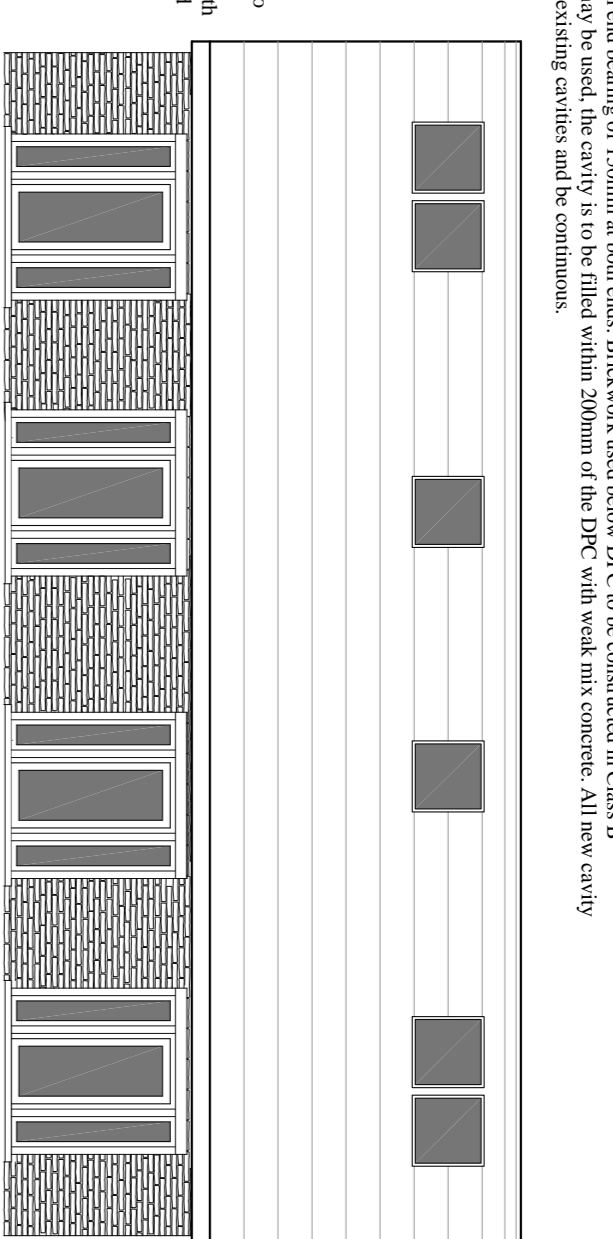
**INSULATION**  
Roof insulation of 200mm thick rigid mineral wool insulation is to be provided in the roof space between the rafters. The insulation is to be protected with a 12.5mm full backed plasterboard. The insulation is to be protected with a minimum 50mm air gap between the insulation and the ceiling of the space. The insulation is to be protected with a minimum 50mm air gap between the insulation and the ceiling of the space.

**SAFETY GLAZING**  
Glazing in doors and windows must comply with safety regulations applicable in the Approved Document Part N and the Workplaces (Health, Safety and Welfare) Regulations 1992.



**CAVITY TRAYS**  
A cavity tray must be provided above any lintel or ground floor roof. The tray must be fixed in to the wall, all cavity tray maintenance must be installed directly above the lead flashings and also be provided with weep holes in at least two vertical joints.

**RAIN WATER GOODS**  
100mm dia. deep flow square section PVC-U gutters are to be fixed to eaves on fascia boards. Spigot outlets are to be 75mm dia., with 75mm square section rain water pipes with proprietary brackets and fixed with brass screws.



**EXTERNAL WALL CONSTRUCTION**  
New external cavity wall to be constructed of 102mm Sand Stone, 100mm cavity insulation has within 50mm cavity (Dp2them), 90mm horizontally and 450mm vertically, to comply with BS 1243 (1978). Cavity to be closed along soffit and at all openings with Clutek CT50 insulated cavity closer positioned horizontally and vertically to all openings. All openings are to be provided with engineering or composite cavity sealant within 20mm of the DPC with weep mix concrete. All new cavity walls are to be constructed to comply with the Building Regulations.

**ESCAPE WINDOWS**  
Escape windows, where required are to be at least 800mm high and 500mm wide, the bottom of the window is to be not more than 1100mm and not less than 900mm from floor level.

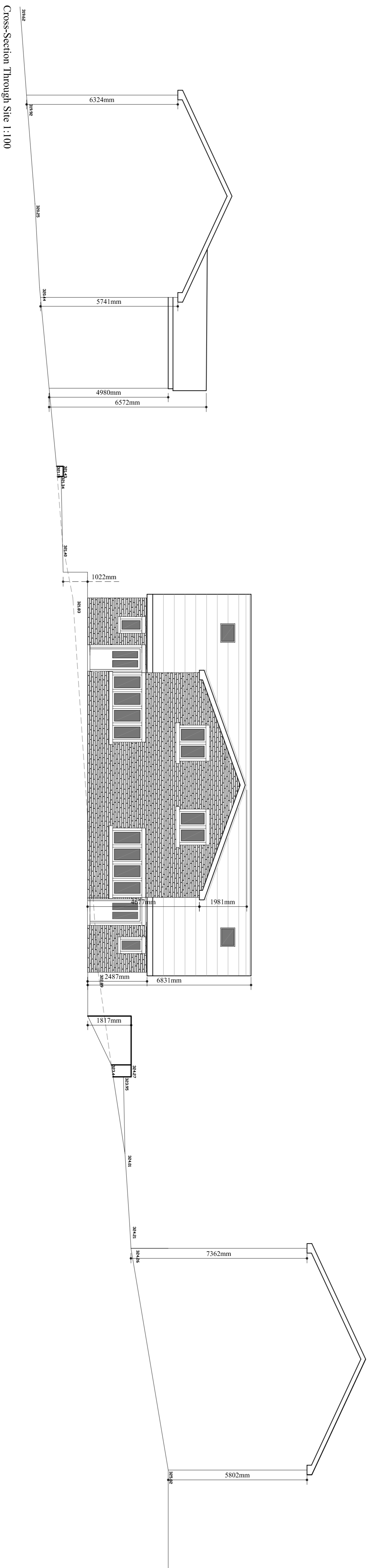
**WINDOWS**  
Windows, sills & jambes to all windows and doors with timber or composite frames, cavity tray must be provided above any lintel or ground floor roof, the tray must be fixed in to the wall, all cavity tray maintenance must be installed directly above the lead flashings and also be provided with weep holes in at least two vertical joints.

**DOOR TYRES**  
External doors are to be hardwood, internal doors are to be fire rated. All doors are to be fitted with internal door seals and architrave's or to comply with the special requirements.

**FOUNDATIONS**  
Foundations are to be concrete strip minimum 600mm wide x 150mm high C25 concrete mix. Foundations are to be a minimum depth of 1m below ground level. All foundations are to comply with the British Standard. All foundations are to comply with the Approved Document A1 and A2 of the Building Regulations.

**Roof Void**

Client	M/R Nuttall
Location	Old Garage Site Weir Lane, Weir, Rosendale
Project	Housing Development
Drawing	Plans and Elevations
Agent	APB Consultant Building Surveyors 1 Maple Grove Ramsbottom BL7 0AN Mobile: 0797644449
Scale	1:50 & 1:100
Date	20th April 2012
Drawing No.	DWG03
Revision	B 28/5/12
<small>This drawing is provided for planning &amp; Building Regulations consent only. The contractor must check all dimensions on site before work is commenced. The contractor must comply with all requirements of the Health &amp; Safety Regulations. DO NOT SCALE THIS DRAWING</small>	



Client  
**Mr. R. Nuttall**

Location  
Old Ganges Site  
Well Lane, Welford, Rensselaire

Project  
Housing Development

Drawing  
Section Through Site

Agent  
**APB**  
Consultant Building Surveyors  
1 Maple Grove  
Rensselaire, Victoria 3190  
Phone: 03 9525 2900  
Mobile: 07 9764 4449



Scale  
1:100

Date  
3rd September 2012

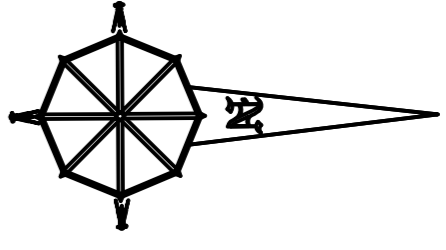
Drawing No  
DVG007

Revision  
B1

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Client  
**Mr. R. Nuttall**

Location  
Old Garage Site  
Weir Lane, Weir, Rosendale

Project  
Housing Development

Drawing  
SPOT LEVELS OVERLAY

Agent  
**APB**  
Consultant Building Surveyors  
1 Maple Grove  
Luton, Bedfordshire  
LU1 3EY  
Telephone: 01582 525300  
Mobile: 0797604449



Scale  
1:300

Date  
January 2012

Drawing No  
DWG006

Revision  
B1

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