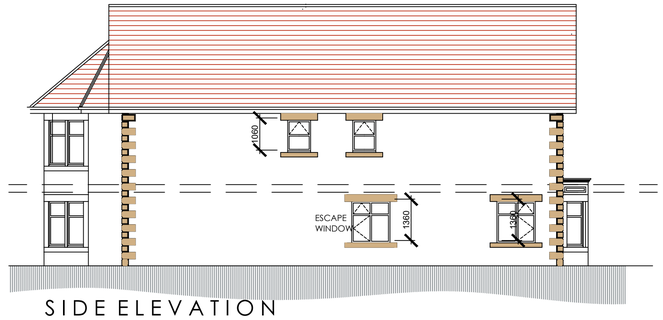


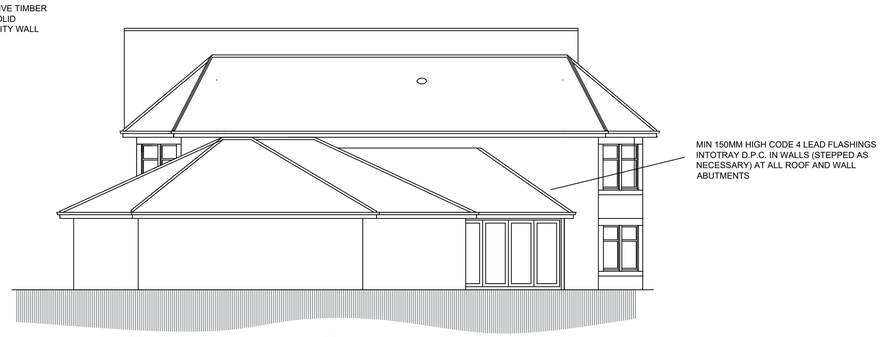
FRONT ELEVATION



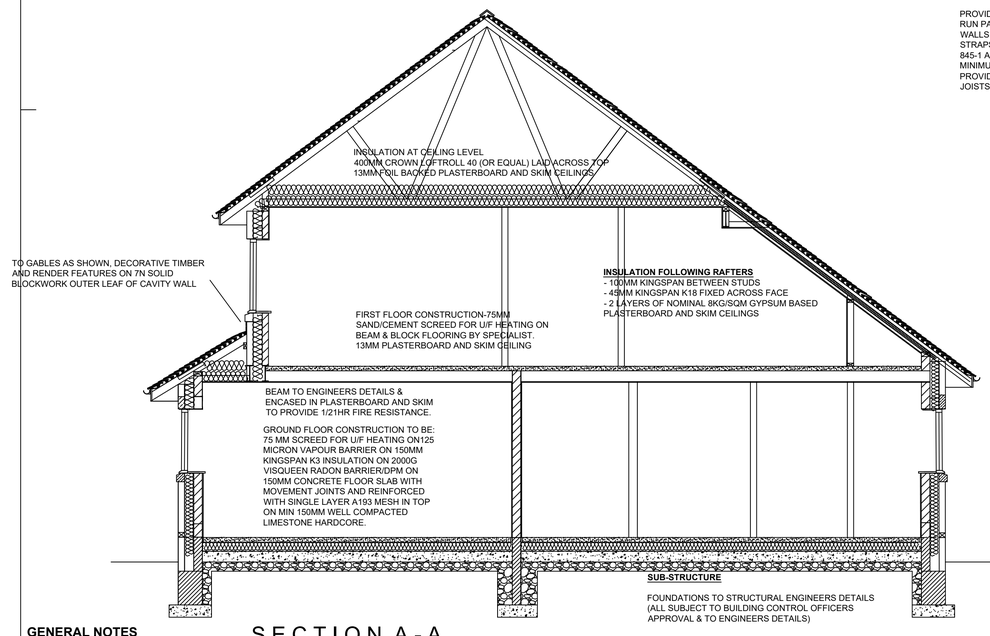
SIDE ELEVATION



REAR ELEVATION

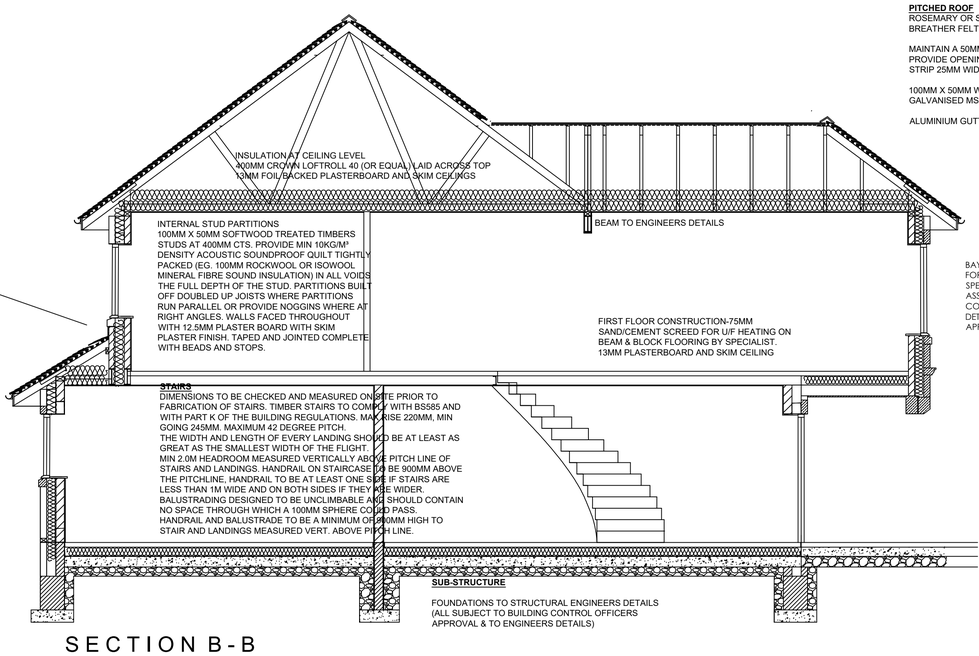


SIDE ELEVATION



SECTION A-A

PROVIDE LATERAL RESTRAINT WHERE FLOOR/CEILING JOISTS RUN PARALLEL TO WALLS, FLOORS ARE TO BE STRAPPED TO WALLS WITH 1000MM X 30MM X 5MM GALVANISED MILD STEEL STRAPS OR OTHER APPROVED IN COMPLIANCE WITH BS EN 845-1 AT MAX 2.0M CENTRES. STRAPS TO BE TAKEN ACROSS MINIMUM 3 NO. JOISTS. STRAPS TO BE BUILT INTO WALLS. PROVIDE 38MM WIDE X ¼ DEPTH SOLID NOGGINS BETWEEN JOISTS AT STRAP POSITIONS.



SECTION B-B

PITCHED ROOF
ROSEMARY OR SILILAR CLAY TILES ON 25X50MM TAN SW BATTENS ON BREATHER FELT ON TRUSSES BY SPECIALIST.

MAINTAIN A 50MM AIR GAP ABOVE INSULATION TO VENTILATE ROOF. PROVIDE OPENING AT EAVES LEVEL AT LEAST EQUAL TO CONTINUOUS STRIP 25MM WIDE AND 5MM WIDE AT RIDE

100MM X 50MM WALL PLATE STRAPPED DOWN TO WALLS WITH 30X5MM GALVANISED MS STRAPS AT 1200C/C

ALUMINIUM GUTTER AND 68MM RWPS ON UPVC FASICA

GENERAL NOTES

- ALL ROOF TILES TO BE NAILED.
- ALL RAFTERS/TRUSSES TO BE CLIPPED TO WALL PLATE.
- 100 X 50MM SOFT WOOD WALL PLATE STRAPPED DOWN AT MAX 2M C/C WITH 30 X 5MM GALVANISED MILD STEEL STRAPS TAKEN DOWN WALL MIN 900MM AND PLUGGED AND SCREWED INTO WALL.
- 30 X 5MM GALVANISED MILD STEEL STRAPS TO BE PROVIDED AT 2M C/C IN THE FOLLOWING LOCATIONS:- WHERE RAFTERS MEMBERS OF TRUSSES SPAN PARALLEL TO THE EXTERNAL WALL;
- WHERE CEILING TIES/FLOOR MEMBERS OF TRUSSES SPAN PARALLEL TO THE EXTERNAL WALL.
- STRAPS TO BE TAKEN OVER AND SCREWED TO MIN 3NO RAFTERS/JOISTS AND BUILT IN WALL. 100 X 50MM NOGGINS BETWEEN MEMBERS WHERE STRAPS OCCUR.
- STRUCTURAL DETAILS AND CALCULATIONS TO BE SUBMITTED TO LOCAL AUTHORITY MINIMUM 28 DAYS BEFORE WORK BEGINS ON SITE
- INFILTRATION OF COLD AIR TO BE LIMITED BY:
- ALL GAPS BETWEEN DRY LININGS & MASONRY WALLS TO BE SEALED
- ALL VAPOUR CONTROL LAYERS TO BE SEALED
- DRAUGHT STRIPS TO BE FITTED TO ALL EXTERNAL DOORS, WINDOWS AND ROOF LIGHTS
- BOXING TO CONCEALED SERVICES TO BE SEALED AT FLOOR AND CEILING LEVEL.

PRESSURE TESTING SHALL BE CARRIED OUT TO DEMONSTRATE THE SPECIFIED AIR PERMEABILITY HAS BEEN ACHIEVED. INFORMATION SHOULD BE SUBMITTED NO LATER THAN 7 DAYS AFTER THE FINAL TEST HAS BEEN CARRIED OUT.THE PERSON CARRYING OUT THE WORK SHALL GIVE AN ENERGY PERFORMANCE CERTIFICATE FOR THE BUILDING TO THE OWNER OF THE BUILDING AND GIVE THIS LOCAL AUTHORITY NOTICE TO THAT EFFECT

- THERMABATE PREFORMED REVEAL PANELS OR EQUALLY APPROVED INSULATED CAVITY CLOSERS TO BE BUILT IN TO ALL REVEALS.
- D.P.C. TO BE BUILT INTO ALL WALLS MINIMUM 150MM ABOVE GROUND LEVEL
- D.P.C. TO BE BUILT INTO HEADS & REVEALS OF ALL OPENINGS IN CAVITY WALLS.
- I.G. HI-THERM LINTELS TO BE BUILT IN ABOVE ALL OPENINGS IN CAVITY WALLS, MINIMUM 150MM END BEARING AND TRAY D.P.C. OVER
- LINTEL TO INCORPORATE WEEP HOLE DUCTS AT 1M C/C MIN. 2NO PER OPENING.
- NAYLOR RC LINTELS OVER OPENINGS IN INTERNAL BLOCKWORK WALLS.
- ALL CAVITIES TO BE CLOSED AT EAVES & VERGES.
- 7N SOLID BLOCKWORK BELOW D.P.C. LEVEL.
- GLAZING TO BE IN ACCORDANCE WITH PART K OF THE BUILDING REGULATIONS. AREAS TO HAVE SAFETY GLAZING (CRITICAL LOCATIONS) ARE BETWEEN FLOOR LEVEL AND 800MM ABOVE THAT LEVEL IN INTERNAL AND EXTERNAL WALLS AND BETWEEN FLOOR LEVEL AND 1500MM ABOVE THAT LEVEL IN DOORS, SIDE SCREENS OR PANEL CLOSE TO THE EDGE OF THE DOOR.
- WINDOWS TO EACH HABITABLE ROOM AT FIRST FLOOR LEVEL, AND AS SHOWN ON GROUND FLOPOR PLAN, TO HAVE OPENING LIGHTS FOR ESCAPE PURPOSES WITH MINIMUM 0.33M² AREA AND MIN WIDTH OF 450MM. OPENING LIGHT TO BE WITHIN 1100MM OF FLOOR LEVEL.
-

DRAINAGE & WASTE
WASTE SIZES

- SINKS 38 MM DIAMETER
- BATH 38 MM DIAMETER
- BASINS 32 MM DIAMETER
- SHOWER 38MM DIAMETER

ALL FITTED WITH MINIMUM 75MM DEEP SEAL TRAPS

- 100MM DIAMETER SOIL & VENT PIPE TO TERMINATE MINIMUM 900MM ABOVE OPENING LIGHTS AND TO BE FITTED WITH DURABLE CAGE.
- DRAINS TO HAVE LINTEL OVER WHERE PASSING THROUGH WALLS
- DRAINS WITHIN 1200M'M OF BUILDING(S) TO BE ENCASED IN CONCRETE TO UNDER SIDE OF FOUNDATIONS
- NEW MANHOLES TO BE BUILT UP, IN 225MM CLASS B ENGINEERING BRICKWORK, OFF 150MM CONCRETE BASE.
- WASTE TO DISCHARGE INTO GULLIES ABOVE WATER LEVEL AND BELOW GRATE LEVEL
- NO WASTE TO DISCHARGE INTO S.V.P. WITHIN 200MM OF W.C. CONNECTION.
- PART G WATER EFFICIENCY CALCULATIONS TO BE SUBMITTED 28 DAYS PRIOR TO PLUMBING WORK COMMENCING ON SITE.
- WHOLESOME WATER SUPPLY TO BE PROVIDED BY THE LOCAL WATER SUPPLY UNDERTAKER.
- ALL BATHS ARE TO BE FITTED WITH A SUITABLE DEVICE TO LIMIT THE HOT WATER TEMPERATURE TO A MAXIMUM OF 48 DEG C.
- HOT WATER TAPS TO BE INSTALLED ON THE LEFT.
- A NOTICE CONFIRMING THAT THE HOT WATER SYSTEM HAS BEEN PROPERLY COMMISSIONED, AND ISSUED BY A PERSON COMPETENT TO DO SO, IS TO BE PROVIDED ON COMPLETION.

WINDOWS
- WINDOWS TO BE GLAZED TO SAP ASSESSMENT REQUIREMENTD
- ALL WINDOWS TO HAVE 8000MM² TRICKLE VENTS.
- WINDOWS IN HABITABLE ROOMS TO HAVE 1/20TH FLOOR AREA OPENING LIGHTS AT HIGH LEVEL (TYPICALLY 1750MM ABOVE FIRST FLOOR LEVEL)
- WINDOWS TO SANITARY ACCOMMODATION TO HAVE WINDOWS WITH MINIMUM 1/20TH FLOOR AREA OPENING LIGHT

OR
- MECHANICAL VENT (AS DESCRIBED)

MECHANICAL VENT
- MECHANICAL EXTRACT TO EXTERNAL AIR TO BE PROVIDED AS FOLLOWS:

- KITCHEN = 30 LITRES/SECOND IF PROVIDED ADJACENT HOB
OR
60 LITRES/SECOND ELSEWHERE
- UTILITY ROOM = 30 LITRES/SECOND
- BATHROOM = 15 LITRES/SECOND
- SANITARY ACCOMMODATION = 6 LITRES/SECOND WITH FAN LINKED TO LIGHT SWITCH. WITH 20 MINUTE OVER-RUN

ELECTRICAL
- ELECTRICAL WORK TO BE CERTIFIED UNDER THE 'COMPETENT PERSONS SCHEME' AND FULL CERTIFICATION OF THE DESIGN/INSPECTION AND TESTING IS TO BE PROVIDED TO THE LOCAL AUTHORITY FOR APPROVAL ON COMPLETION.
- ELECTRICAL SWITCHES AND SOCKETS TO BE LOCATED MINIMUM 450MM AND MAX 1200MM ABOVE FINISHED FLOOR LEVEL.

HEATING
- ALL DETAILS TO BE SUBMITTED FOR APPROVAL.
- ALL WORKS TO BE CARRIED OUT BY A GAS SAFE PERSON

BUILDING SERVICES SHALL BE COMMISSIONED . THE PERSON CARRYING OUT THE COMMISSIONING SHALL GIVE THE AUTHORITY A NOTICE WITHIN 5 DAYS OF COMPLETION OF THE WORK CONFIRMING THAT THE FIXED BUILDING SERVICES HAVE BEEN COMMISSIONED IN ACCORDANCE WITH APPROVED PROCEDURES

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Project.
PROPOSED DWELLING AT WINDMILL TERRACE, STATION ROAD, ROYSTON, BVARNSLEY

Client.
MR DAVID CHAMBERS

Drawing Title.
ELEVATIONS AND SECTIONS

Date. FEB 2024
Scale. 1:50 @ A1
Ref. 21-152
Dwg. No. 07
Rev. D

Date	Suffix	Description	Date	Suffix	Description
05-03-24	A	UPDATED FOR BUILDING REGS			
07-03-24	B	TWO COAT PLASTER TO WALLS ADDED.			
13-03-24	C	WINDOW HEIGHTS ADDED			
19-03-24	D	UPDATED FOR BUILDING REGS			