

**PROPOSED HOUSE FOR
Nicola Durrant**

Shrubbery Cottage
Small House Lane
Sibford Ferris
Banbury
OX15 5RG

SITE AREA 1,817 SQM

WALL CONSTRUCTION

- 38mm Insulated Plasterboard
- (12.5mm Plasterboard on foam)
- 025mm Strap
- VC Foil
- 154mm SIP
- Breather Paper
- 050mm Cavity:
- 25mm Vertical battens
- 25mm Counter battens
- 022mm Vertical Larch Rainscreen

ROOF CONSTRUCTION

- 008mm Slates
- 050mm Batten
- 012mm Counter batten
- 154mm SIP
- VC Foil
- 025mm Strap
- 12.5mm Plasterboard

INTERNAL PARTITIONS CONSTRUCTION

- 12.5mm Tiles
12.5mm Gyproc *By Client*
- equal 10 kg/m² density
- plasterboard
- 95x45mm Typical timber CLS studs
- or
- 145x45mm SVP partitions
as specified by consulting kit
- or
- engineer*
- 50mm fit 50 mm acoustic earthwool or
- equal between studs
- 12.5mm Gyproc or
- equal 10 kg/m² density
- plasterboard

The heating and hot water system must be inspected, commissioned and tested in accordance with manufacturers instructions to ensure optimum efficiency in the conservation of fuel and power. Radiators specified and sized by heating engineer.

Disabled threshold as per building regulations; ramp dimensions and gradient no greater than 1:12; site landscaped ensuring drop is no greater than 170mm and level with ramp for 600mm before grading.

Utility room: 1m² drying of washing area. Wheelchair or pram storage area. Mains water supply and electricity consumer unit.

EPC to be displayed upon completion and the statement of sustainability must be fixed to building prior to completion. The sustainability label and EPC should be located in a position that is readily accessible, protected from weather and not easily obscured.

All bedroom designated escape windows with openable area greater than 0.33m². Bottom of openable area not more than 1.1 m above floor. All low level glazing to comply with BS6262:Part 4 2005.

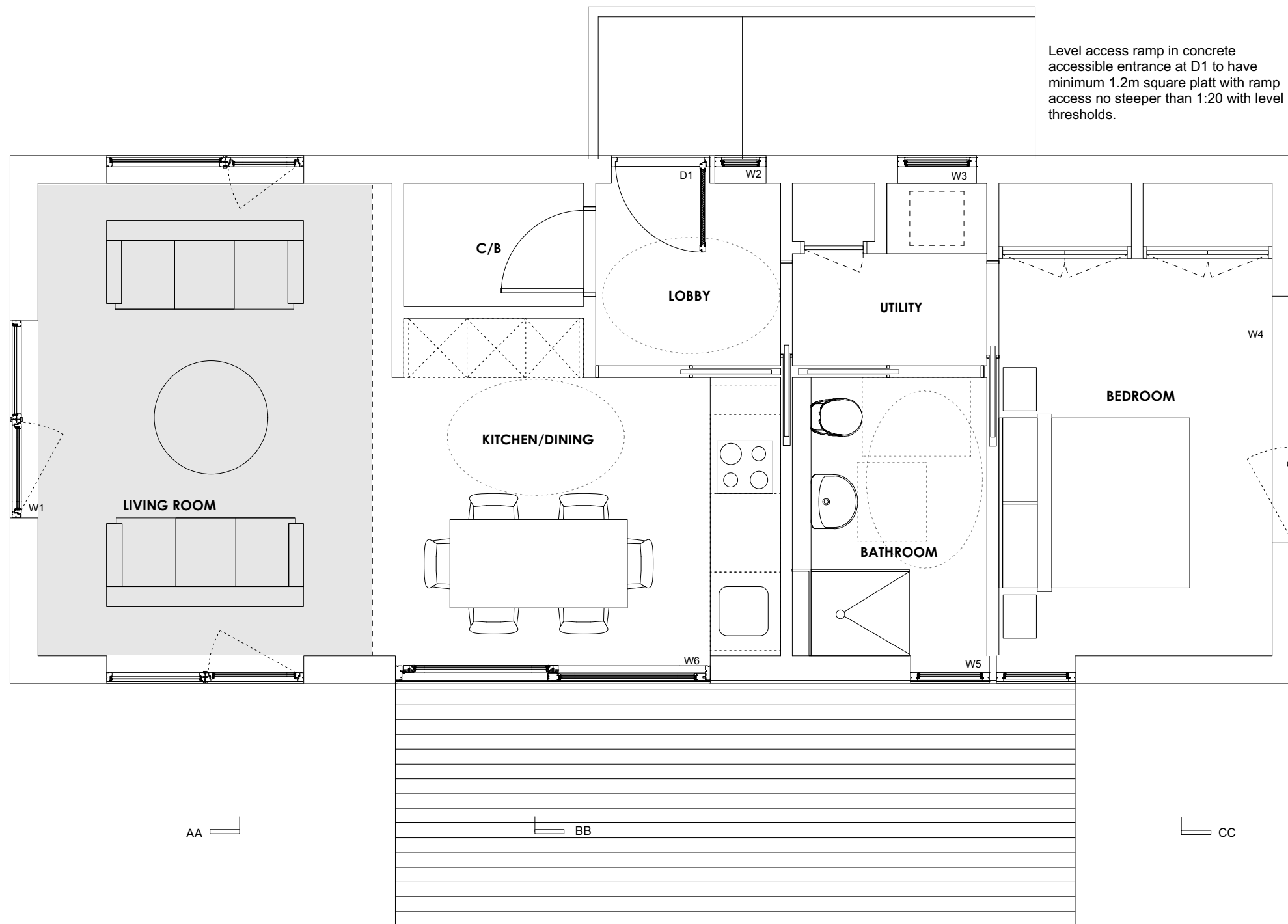
Label of durable material, indelibly marked to indicate limitations of use. To be positioned on hearth.

Saxby S.S. External light (or equal chosen by client) with PIR or equal to provide automatic illumination.

AA

BB

CC



Level access ramp in concrete accessible entrance at D1 to have minimum 1.2m square platt with ramp access no steeper than 1:20 with level thresholds.

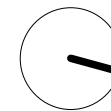
AA

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CC

0 0.5 2.5m

Note: Construction must comply with all NHBC and industry standards



HEB HOMES

Fa's - Sabhal Mor Ostaig - Sleat - Isle of Skye - Scotland - IV44 8RQ
Unit 4 - Building 5 - Templeton Business Centre - Glasgow - G40 1DA
tel +44 (0)141 550 7360 fax +44 (0)141 550 7361
email info@hebrideanhomes.com
web www.hebrideanhomes.com

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Note: Construction must comply with all NHBC and industry standards.

DRAWING SET BUILDING WARRANT		CLIENT H_611_DURRANT
DRAWING TITLE GROUND FLOOR PLAN		
DRAWING NUMBER 611_BW_201_GF	DRAWN BY CM	DATE 21/11/18
CAD FILE NAME H_611_BW_DURRANT		SCALE 1:50 @ A3