PROPOSED HOUSE FOR **Nicola Durrant** 

Shrubbery Cottage Small House Lane Sibford Ferris Banbury OX15 5RG

SITE AREA 1,817 SQM



## ROOF CONSTRUCTION

050mm Batten 012mm Counte Counter batten 154mm SIP VC Foil 025mm Strap

## INTERNAL PARTITIONS CONSTRUCTION

Tiles
12.5mm 12.5mm Gyproc TEN Orlient

equal 10 kg/m<sup>2</sup> density

plasterboard Typical timber CLS studs

as specified by consulting kit

fit 50 mm acoustic earthwool or

equal between studs 12.5mm 12.5mm Gyproc or

equal 10 kg/m² density

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

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: 1m3 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 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

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

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

requirements of BS 7671:2008:Amd 2 (2013). A certificate to this must be submitted by the contractor on completion of the installation. All recessed downlighters to be sealed and fire rated (minimum of 30 minute ceiling fire protection)

AA  $\longrightarrow$ 

LIVING ROOM

AA = =

Kitchen and utility mechanical extraction capable of at least 30 l/s intermittant operation connected to humidistat set to activate when relative humidity reaches between 50-65%

Install Co2 Detector in main bedroom, where shown, and in accordance with BS EN 50291-1: 2010

from adjacent walls, light fixture, heater or air conditioning outlet and in accordance with BS5446 Part 2: 2003 and BS 5839: Part 6: 2004.

Bathroom walls should be reinforced behind plasterboard with OSB or dwangs to provide a robust construction that will permit secure fixing of grab rails or other aids.

ВВ

<del></del> ВВ

C/B

KITCHEN/DINING

Taps and showers to be thermostatically controlled as specitied. All sanitary furniture to have bottle traps and seperate connections. Water efficient fittings to all WHB and W/C's.

Provide spillage test, carried out in accordance with BRE Paper IP 7/94. Air-tightness test to be carried

Acoustic performance regulations achieved by using 50mm Knauf Earthwool Acoustic roll for all internal partitions, including those with pocket door frames,



W2

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D1

LOBBY

Falls - 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 www.hebrideanhomes.com

To be read in conjunction with the specification and all relevant drawings. Contractor to check all dimensions on site. Do not scale from this drawing. Architect to be advised of any variation between the drawings and site

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

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DRAWING SET **BUILDING WARRANT** 

H 611 BW DURRANT

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W4

Level access ramp in concrete accessible entrance at D1 to have

BEDROOM

thresholds.

W3

UTILITY

**BATHROOM** 

minimum 1.2m square platt with ramp

access no steeper than 1:20 with level

H\_611\_DURRANT

1:50 @ A3

DRAWING TITLE

**GROUND FLOOR PLAN** 

DRAWING NUMBER DRAWN BY DATE 611\_BW\_201\_GF CM21/11/18 CAD FILE NAME SCALE

and 200mm between floors as per accredited details