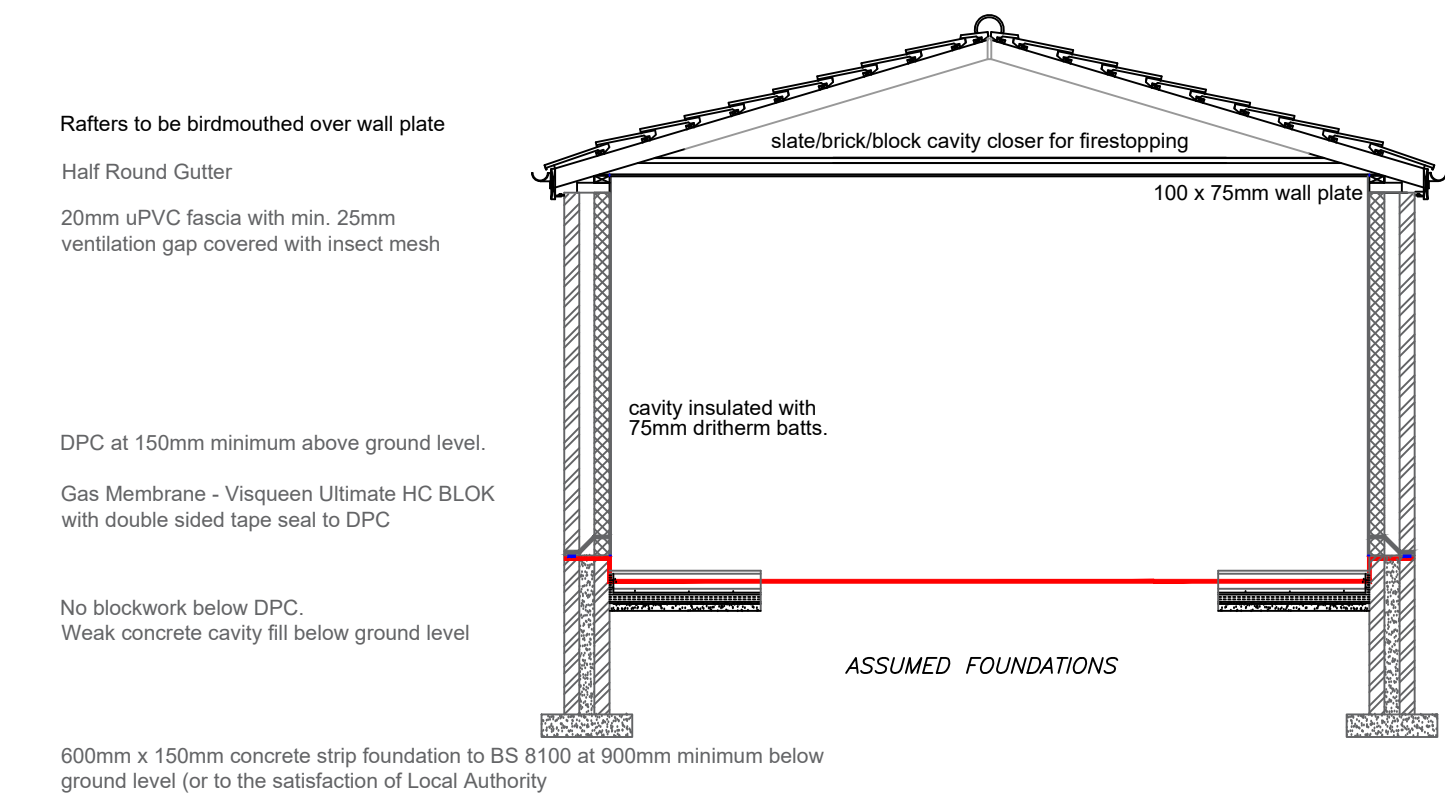




EXTERNAL AND LOADBEARING WALLS

Brickwork to be tied in by using connectors and providing pockets in the existing brickwork. External walls to be 102mm facing brick, 100mm cavity with a 'U' value of 0.18 w/m²K.

75mm full fill Rockwool Ancon ST1 insulation (or equivalent and approved), inner leaf of external walls to be 100mm Tarmac Topblock standard blocks.

Internal face of external walls to be fitted with Lafarge Thermal check K30 plasterboard.

All new walls to achieve a maximum 'U' value of 0.18 w/m²K to comply with Approved Document L1.

All new or enlarged windows, doors and access reveals to be bridged over by a suitable insulated Catnic Lintel as specified on approved plan (or equivalent and approved) with minimum 150mm bearing unless specified otherwise.

Stainless steel wall ties staggered at maximum 900mm horizontal and 450mm vertical centers to BS 1243, with double number of wall ties around openings.

Provide cavity tray over any item bridging the cavity

SOLID FLOOR

50mm sand and cement screed over 100mm concrete slab, floor insulation to be Kingspan Thermafloor TF70 zero ODP 80mm thickness on 1200 gauge visqueen DPM lapped and bonded to DPC, on 12mm sand blinding on 150mm minimum well compacted hardcore. Cavity wall insulation to extend down past DPC level to of floor insulation.

Perimeter floor slab insulation to be Kingspan Thermawall TW56 zero ODP 30mm thickness, fitted to touch floor insulation where floor slab meets external walls.

New floor to acheive a maximum 'U' value of 0.18 w/m²K and comply with Approved Document L1

ROOF

Roof tiles to match existing as near as possible, nailed or clipped to 50mm x 25mm battens on sarking felt to BS747.

225mm x 75mm rafters at 400mm centers and 225mm x 75mm ceiling joists at 400mm centers

Ceiling insulation to be laid between and under rafters. Insulation to be Kingspan Thermapitch TP10 zero ODP 150mm thickness (fixed between rafters) and Kingspan Thermawall TW56 zero ODP 30mm thickness (fixed under rafters) 100mm x75mm wall plate strapped to masonry at 1200mm centres with 1200mm by 30mm x 5mm galvanised steel restraint straps.

Where appropriate, 1200mm x 30mm x 5mm galvanised steel restraint straps to be nailed over a minimum 3 No. rafters at a maximum of 2 metre centres, with suitably sized noggins under.

Any new pitched roof to achieve a maximum 'U' value of 0.15 w/m²k, to comply with Approved Document L1

DOORS AND WINDOWS

All openings to have vertical and horizontal insulated DPC's, any new windows and external doors to be supplied and installed by a FENSA registered contractor and inn accordance with FENSA regulations. Window glass to be K-glass double glazing with 16mm argon gas filled cavity. Windows to have maximum 'U' value of 1.4 w/m²K (where in new extension) and replacement windows to existing dwellings to have maximum 'U' value of 2.0 w/m²K to comply with Approved Document L1.

All opening lights to be 1/20th floor area and have trickle vents8000mm² and be weather tight to BS6375-1

All escape windows to have a minimum opening 850mm high and 500mm wide with maximum cill height at 850mm from finished floor level. In critical areas, safety glazing to conform to BS6206:1981 to be fitted in doors between finished floor level and 1500mm and 300mm either side of the doors and at 1500mm height.

All new doorways to have a wheelchair accessible threshold

DRAINAGE

100mm half round gutters fixed to uPVC fascia boards to run to 65mm downpipe and discharge into gully.

All new SV pipes to be 110mm uPVC and to be 900mm minimum above highest opening with suitable cage cover.

WHB, WC and floor drain to have 75mm deep traps.

provide rodding access at base of stack 150mm above ground level. Elsewhere, all new drainage runs shall be roddable.

Other sanitary waste connections to be a minimum 200mm above waste connection. Excavate on line of drain to accommodate new inspection chamber, include for all temporary shoring, barriers and covering, fully expose existing drain and cut out an prepare ends for connection to new inspection chamber, supply and fit universal flexible connectors to suit existing and new pipework materials and dimensions, to be bedded on semi dry concrete bed (grade C20P) minimum 100mm thick, supply and install new 450mm internal diameter polypropylene inspection chamber complete with grade C ductile iron cover and frame bedded in concrete all installed plumb and level strictly in accordance with the manufacturers instructions, test on completion, backfill around inspection chamber / drains after approval from Building Control, with selected excavated materials in layers maximum 225mm thick and well compacted.

All drains to have 1:40 falls on a minimum 150mm bed of pea gravel. Any drainage run through brickwork to be bridged with RC lintel leaving 50mmmm gap around and packed with polystyrene.

VENTILATION

Any new bathrooms or WC rooms to have light switch operated low voltage extract fan to give air change of 15 l/s and a minimum 15 minute override. 30 l/s to kitchens

ELECTRICAL

Smoke detector to be installed in each habitable room and either interlinked with any existing hardwired mains connected system or where none exists, hardwired to the mains. Remote test switch to be installed

Sockets and switches to be between 450mm and 1200mm AFFL, and to comply with part M 8.3 of the Building Regulations.

All wiring and electrical work to be designed, installed, inspected and tested in accordance with BS7671, IEE 18th edition regulations and Part P of the Building Regulations approved document.

Contractor to provide Electrical Completion Certificates and Electrical Test Certificates to comply with the above

HEATING

Any pipes passing through unheated an uninsulated spaces to have 35mm thick insulation. Extension to heating system to include zonal timing and boiler interlock controls in accordance with Approved Document L. Pipes must be insulated to a K value of not more than 0.025w/mK

GAS MEMBRANE

A gas membrane shall be laid over the ground slab, Visqueen Ultimate HC BLOK (or equal and approved) conforming to BS8485:2015 + A1:2019 for Methane and Carbon Dioxide protection shall be installed as per the manufacturers instructions, to prevent the ingress of VOC's due to the structures proximity to a historic Landfill site

Manchester Equipment and Adaptations Partnership Technical Officer Service Philips Park Road Beswick, Manchester, M11 3FU	Applicants Name: Mr Keith Wolstenholme Property Address: 98 Chain Road Blackley Manchester M9 6GN	REVISIONS -	Date: 11/11/2022	MEAP Manchester Equipment & Adaptations Partnership
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