

DRAWING NOTES

57 ELWORTHY AVENUE,HALEWOOD,LIVERPOOL L26 7AA - DISABLED ADAPTATIONS

General

Drainage requirements for wastes from kitchen,bathroom,shower room and utility room to be confirmed and agreed by Client/Contractor prior to installation of underground drainage

All works to comply with current Building Regulations and to be executed to the satisfaction of the District Building Surveyor.

Plumbing,electrical,heating,finishes and decoration requirements to be agreed with Client/Builder prior to commencement

All elements of structure to be half hour fire resistant.

Internal wall construction

75*50/100*50 sw studding @ 400 c/c vertically and 600 c/c horizontally with insulation as required (rigid or Quilt)

Windows and doors

glazing to be K glass with minimum 28mm thick double glazed units with 20mm air gap,unite equal to min

1.8KW/m² U value.Glazing to be toughened or laminated safety glass to comply with BS6206 to critical areas.

Laminated or toughened glass to be provided within 800mm of floor level for windows and within 1500mm of floor level for doors.Provide escape window to 1st floor bedroom min. 0.33sm unobstructed openable window, bottom no higher than 1100mm and no lower than 800mm from floor level,no dimension to be less than 450mm.

Opening lights to be minimum 1/20 floor area,doors and windows not to exceed 25% of new extension floor area plus the areas of existing windows and doors removed.Provide 8000mm² background ventilation to habitable and 4000mm² background ventilation to non habitable rooms.

Finishes

Studded partitions 12.5mm plasterboard+skim both sides;25mm Isowool acoustic insulation.

Ventilation

Bathroom- 15 litres per second,Shower room - 15 litres per second,215 minute overrun;WC - 3no air changes per hour with 20 minute over run

Plumbing

100mm diameter pvc soil and vent pipe terminating 900 above highest window opening,OR 100mm stub stack with air admittance valve;all fittings to have deep seal traps and to be connected separately to soil stack; anti vac traps to be fitted if waste more than 1067mm from soil pipe.

Electrics

All electrical work covered by Part P (Electrical Safety) must be designed,installed,inspected and tested by a person competent to do so.This person must be registered with an authorised self certification scheme (eg BRE certification,ELECSA,NICEIC,or NAPIT Certification.Prior to completion an appropriate BS87671 electrical certificate must be provided by the competent person.

Gas Heating

Boiler to be situated 600mm from nearest window.Any new boiler to achieve a SEBUK rating for mains gas or LPG of 86%,or 85% if oil fired.

Gas pipework

any gas pipework to be carried out by GAS SAFE registered Contractor

Drainage

New drainage installation to be same system as existing system - either combined or separate system.

100mm diameter plastic underground drainage system minimum fall 1:40,all gullies to be roddable.