



Foundations
Mass fill concrete foundations to the widths shown on foundation plan. Depth to be determined on site, preference is to make a trial pit to determine if non cohesive soils (Gravels) are present below the clay and silt levels.
Proximity of the Oak tree in the neighbouring garden would require special foundations. The building is exempt from regulations so it would be prudent to have a **minimum** depth of 1.5m to reduce risk of ground movement.

Brick outer leaf, 100mm cavity with 90mm Kingspan K106 insulation with 10mm residual cavity retained toward outer leaf.
Inner leaf to be 100mm Thermalite blockwork
Cavity Wall ties to be at a minimum of 5No per m2
Structural opening formed with Catnic CG90/100 insulated lintel with minimum 150mm bearings
DPC to be 150mm external finished ground levels

65mm sand cement screed on 120mm kinspan floor insulation
on 1200g polythene DPM tied to new and existing DPC/DPM
**BEAM AND BLOCK FLOOR SYSTEM TO BE DESIGNED BY
SPECIALIST SUPPLIER**
Minimum void beneath floor to be 200mm

Fibre glass roofing system to be installed by specialist on 120mm Kinspan flat roof insulation on 18mm WPB plywood decking. Firrings to provide 1 in 40 fall on 150 x 50 flat roof joists @ 400mm centres Mld span of joists to be broken by 152 x 152 x 30 UC on 450x225 concrete padstones

New bifolding doors to be fitted with double glazed units with toughened glass. Glass units to have U Value equivalent to 0.16W/m²K or better.

