

Excavations : comply with BS 8000 Part 1 sections 3.1, 3.2, 2.3, 3. AND COMPLY WITH STRUCTURAL ENGINEERS REQUIREMENTS/DETAILS.

FOUNDATIONS : READ IN CONJUNCTION WITH GROUND INVESTIGATION REPORT, ENGINEERS DRAWINGS AND DETAILS, SETTING OUT AS LAYOUT DRAWINGS. ALL NEW FOUNDATIONS INDICATED (INCLUDING DEPTH) ARE SUBJECT TO GROUND INVESTIGATION REPORT AND FINAL DESIGN BY ENGINEER (FOUNDATIONS INDICATED ARE FOR INDICATIVE PURPOSES ONLY, BUT ALLOW FOR MINIMUM 1.000M DEEP WIDTH TO SUIT WALL THICKNESS GENERAL WALL + 300MM) CONCRETE MIN C20 TO BS 5328, NOMINAL MAX AGGREGATE SIZE 20MM, LEVEL INDICATED IS SUBJECT TO THE NATURAL BEARING STRATA, AND APPROVAL OF BUILDING CONTROL OFFICER/APPROVED INSPECTOR, WHERE LEVELS REQUIRE PROPOSED FOUNDATIONS TO BE STEPPED, STEPS TO BE NO GREATER THAN 225MM, WITH MIN 450MM LAP BETWEEN LEVELS OR AS ENGINEERS DETAILS, MIN DEPTH COVER TO BE MAINTAINED AT ALL TIMES.

SUBSTRUCTURE WALLS TO REPLACEMENT EXTENSION GENERALLY:-

EXTERNAL WALLING TO BE CAVITY WALLING BUILT CENTRALLY OFF FOUNDATION, 1NO. SKIN 100MM BLOCKWORK, 100MM CAVITY, 1NO. SKIN 100MM BLOCKWORK MINIMUM 7KN STRENGTH, TO OUTER LEAF PROVIDE FACE BRICKWORK F252 SPEC, CLASS A OR B ENGINEERING BRICK, ON M1/2 MORTAR, ABOVE DPC BRICKWORK ON MG MORTAR, FACE BRICKWORK TO MATCH EXTG COLLOCATIONATION TBC, PROVIDE LEAN MIX CONCRETE CAVITY FILL SLOPED TO OUTER LEAF, CAVITY INSULATION TO BE CONTINUED DOWN TO OVERLAP WITH FLOOR INSULATION, PROVIDE WEPPHOLES AT MAX. 900MM CENTRES IN OUTER LEAF AT BASE OF CAVITY, CAVITY TRAYS TO SUIT.

SUBSTRUCTURE WALLS TO INFILL WALLING GENERALLY:- EXTERNAL WALLING TO BE 2 NO SKINS BRICKWORK WITH CAVITY TO SUIT EXTG WALL WIDTH, CAVITY LEFT EMPTY, INFILL WALLING BUILT CENTRALLY OFF EXTG FOUNDATION - SUBJECT TO ENGINEERS INSPECTION - IN BRICKWORK, FROM FOUNDATION TO MIN 1.50M ABV. GROUND LEVEL PROVIDE FACE BRICKWORK F252 SPEC, CLASS A OR B ENGINEERING BRICK, ON M1/2 MORTAR, ABOVE DPC BRICKWORK ON MG MORTAR, FACE BRICKWORK TO MATCH EXTG COLLOCATIONATION TBC, BELOW GROUND / SLAB LEVEL PROVIDE LEAN MIX CONCRETE CAVITY FILL SLOPED TO OUTER LEAF, PROVIDE CAVITY TRAY TO SUIT + WEPPHOLES AT MAX. 900MM CENTRES IN OUTER LEAF AT BASE OF CAVITY, PROVIDE DPC AT 150MM ABV. GL AND DPM TO LINK TO EXTG, 1.200 GAUGE OR LIQUID APPLIED TO SUIT LOCATION + PROVIDE CONTINUITY OF PROTECTION OF NEW TO EXTG SLAB / WALL, DPCS SUBSTRUCTURE WALLS STORAGE, GARAGE EXTENSION:- EXTERNAL WALLING BUILT CENTRALLY OFF FOUNDATION, 1NO. SKIN 100MM BLOCKWORK PROVIDE FROM 225MM BELOW GROUND TO MIN 150MM ABV. GROUND PROVIDE FACE BRICKWORK F252 SPEC, CLASS A OR B ENGINEERING BRICK, ON M1/2 MORTAR, ABOVE DPC BRICKWORK ON MG MORTAR, FACE BRICKWORK TO MATCH EXTG COLLOCATIONATION TBC.

SUBSTRUCTURE WALLS EXTERNAL ACCESS RAMPS:- EXTERNAL WALLING BUILT CENTRALLY OFF FOUNDATION, 2NO. SKINS 100MM BLOCKWORK, WITH 25MM CAVITY, FILLED WITH WALK MIX CONCRETE, PROVIDE FROM 225MM BELOW GROUND TO MIN 150MM ABV. GROUND LEVEL 225MM WIDE BRICKWORK WALL, BRICKWORK F252 SPEC, CLASS A OR B ENGINEERING BRICK, ON M1/2 MORTAR, ABOVE DPC 225MM BRICKWORK WALL ON MG MORTAR, FACE BRICKWORK TO MATCH EXTG COLLOCATIONATION TBC.

SUB FLOOR VENTILATION : NOT REQUIRED, GROUND BEARING SLAB.

GROUND FLOOR CONSTRUCTION TO REPLACEMENT OFFICE EXTENSION AREA GENERAL:- G NOMINAL 75MM SCREED EITHER REINFORCED SAND AND CEMENT SCREED (MIX 1:4:1.5; REINFORCED WITH WIRE MESH TO BS 1985 (300MM CENTRES) OR EQUAL, PROPRIETARY SYNTHETIC SCREED AS ENGINEERS SPEC & DETAILS, ON 500 GAUGE POLYTHENE VAPOUR BARRIER, ON 100MM CELOTEX FRS5000 MINIMUM THERMAL CONDUCTIVITY 0.022 W/MK, ON 1.200 GAUGE DPM/RADON BARRIER, ON WILLBANK T1.155N BLOCK + BEAM FLOOR AS ENGINEERS SPEC & DETAILS, WITH MIN. 300MM VOID BELOW BARREN FLOOR, 100MM OVERSITE CONCRETE BUILDING TO PROVIDE SUB FLOOR VENTILATION AT MAX 1.5M OC, TO TERMINATE AT DEPTH OF INSULATION AND SCREED, REF CELOTEX TB4000 OR EQUAL, VAPOUR BARRIER AND DPM TC BE TAKEN UP PERIMETER INSULATION AND WALLS TO LAP WITH HORIZONTAL DPC (VISQUEEN ZEDUX HOUSING GRADE DPC), # ACROSS CAVITY TO PROVIDE CONTINUITY OF RADON PROTECTION WHERE RECD INSULATION THICKNESS BASED ON P/A RATIO AND PUBLISHED TEST DATA : P/A RATIO P = 24.5M A = 35.1 M 50 P/A = 0.75, PROVIDES U VALUE IN EXCESS 0.17.

GROUND FLOOR CONSTRUCTION TO NEW GARAGE & STORAGE EXTENSION AREA GENERAL:- NOTE DIFFERING FTL LEVELS TO TWO STORAGE AREAS - ENSURE DPM / DPCS BETWEEN AREAS ARE CONTINUOUS THROUGHOUT SEPARATING WALL - FLOOR NOMINAL 75MM SCREED EITHER REINFORCED SAND AND CEMENT SCREED (MIX 1:4:1.5) REINFORCED WITH WIRE MESH TO BS 1985 (MESH SIZE 50MM WIRE DESIGNATION 19 WITH 50MM LAPS TIED AT 300MM CENTRES) OR EQUAL PROPRIETARY SYNTHETIC SCREED AS ENGINEERS SPEC & DETAILS, ON 1.200 GAUGE DPM/RADON BARRIER, ON 100MM INSITU STRUCTURAL CONCRETE FLOOR SLAB AS ENGINEERS SPEC & DETAILS ON 150MM HARDCORE, 25MM SAND BUILDING, HARDCORE TO BE TYPE 1 GRANULAR MATERIAL, LEVELLED AND WELL COMPACTED IN LAYERS AS ENGINEERS SPEC & DETAILS, RADON AS NOTE BELOW, STRUCTURAL SLAB TO INCORPORATE EDGE THICKENING DETAIL GENERALLY AT ENTRANCE DOOR

LOCATION IF RECD, AS ENGINEERS SPEC & DETAILS VAPOUR BARRIERS AND DPM'S TO BE TAKEN UP PERIMETER WALLS / INTERNAL SEPARATING WALLS TO LAP WITH HORIZONTAL DPC (VISQUEEN ZEDUX HOUSING GRADE DPC), # ACROSS / THRU SEPARATING WALL TO PROVIDE CONTINUITY OF DAMP / RADON PROTECTION WHERE RECD, FLOORS TO BE PAINTED WITH 0° EXTG GARAGE & STORAGE AREA TO MAIN INTERNAL FTL - ENSURE EXTG FLOOR SURFACE IS CLEAN & CLEAR OF ANY EXISTING COVERINGS & RELATED ADHESIVES ETC. TO EXTG FLOOR SURFACE PROVIDE SELF LEVELING SCREED DETAILS, FLOOR HAS NOMINAL 75MM TBC, HEIGHT DIFFERENCE TO EXG MAIN INTERNAL FTL PROVIDE TO PREPARED FLOOR SURFACE EITHER LIQUID APPLIED DPM OR 1200 GAUGE VISQUEEN DPM / RADON BARRIER, ENSURE ALL DPM / DPCS BETWEEN ALL AREAS PROVIDE CONTINUOUS PROTECTION, INTO EXTG DPCS THROUGHOUT, PROVIDE FLOATING FLOOR TO INSULATE EXTG UNINSULATED FLOOR AREAS TO CREATE / PROVIDE CONTINUOUS INSULATED LEVEL FTL THROUGHOUT BUILDING, OF NOM. 50MM CELOTEX FRS5000 OR THICKER TO MAKE UP HEIGHT DIFFERENCE BETWEEN AREAS, AND 25MM OVER FLOATING FLOOR SURFACE AT JOINTS SCREED & GULDED RAMF FLOOR CONSTRUCTION GENERAL:- NOTE DIFFERING GL TO INTERNAL FTL LEVELS TO INDIVIDUAL RAMF LOCATIONS, RAMF GRADIENTS TO SUIT EACH SPECIFIC LOCATION AS APPROVED DOC, PART K - CONTRACTOR TO SUPPLY DETAIL FOR EXACT CALCULATION - FORM RAMF WALLS AS WALL NOTES, RAMF SURFACE TO BE 150MM INSITU STRUCTURAL CONCRETE FLOOR SLAB AS ENGINEERS SPEC & DETAILS ON 150MM HARDCORE, 25MM SAND BUILDING, HARDCORE TO BE TYPE 1 GRANULAR MATERIAL, LEVELLED AND WELL COMPACTED IN LAYERS AS ENGINEERS SPEC & DETAILS, PROVIDE NON SLIP SURFACING TO RAMF IN CONTRASTING COLOUR TO LANDINGS - MASHSHALS BARKFACE TACTILE FLAG PAVING OR EQUIV, NON SLIP PAVING SLABS ON 25MM 4+1 MORTAR BED ALL AS MANUF SPEC & DETAILS, TO LOCATIONS WHERE RAMF ABUTS EXTERNAL WALL INSERT ADDITIONAL / NEW

DPC AT MIN 150MM ABOVE REVISED GROUND LEVELS THROUGHOUT RAMF & LANDING LENGTH, PROVIDE AT TOP & BOTTOM OF RAMPS 400MM WIDE BLISTER / TACTILE WARNING SURFACES IN CONTRASTING COLOUR TO RAMF SURFACE AS NOTES, HANDRAILS TO ALL SIDES OF RAMF AS NOTES.

EMERGENCY EXIT PATHWAYS:- MASHSHALS STANDARD GREY PIVPLE FLAG PAVING ON MORTAR BED, ON 100MM FLOAT FINISH OVERSITE CONCRETE, MIN 150MM WELL COMPACTED TYPE 1 HARDCORE AS REQUIRED IN 100MM LAYERS TO SUIT REVED LEVELS 25MM SAND BUILDING, GEOTEXTILE MEMBRANE PATH ENDING 50 X 150MM TC EDGING IN CONCRETE BED SURROUND IF STEPS REQUIRED FORM IN 2.15 THK DWAF WALL IN FACE BRCK WORK WALL TO PATH EDGE, BRCK TIO MATCH MAIN BLDG, WALL ON FOUNDATION TO ENGINEERS SPEC & DETAILS AS BRE GOOD BUILDING GUIDE 27 WALL DETAILS APPROPRIATE TO SITE.

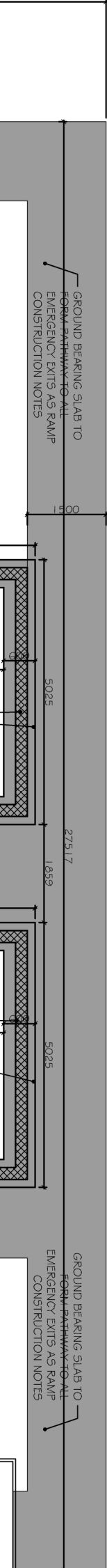
FOUNDATIONS AS SUB STRUCTURE NOTES AS STELCHED BY ENGINEER, PROVIDE TACTILE PAVING IN CONTRASTING COLOUR TO PATHWAY BACKGROUND AT CHANGES OF LEVEL & CHANGES OF TRAVEL DIRECTION, ALL AS RAMF NOTES SPEC, IF STEPS REQUIRED IN PATH MAX STEP HEIGHT 170MM, HANDRAILS TC BOTH SIDES, TACTILE PAVING, CONTRASTING STEP NOSINGS AS RAMF NOTES

MANHOLE COVERS:- READ IN CONJUNCTION WITH DRAINAGE DRAWINGS :- INSET COVERS ARE TO BE PROVIDED IN ALL CASES AND LOCATIONS TO ACCOMMODATE THE PROPOSED SURFACE FINISH SURROUNDING THE MANHOLE COVER, PROVIDE THE FOLLOWING OR EQUIVALENT SPEC.

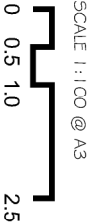
1) WHERE DRAINAGE LOCATED WITHIN HARD LANDSCAPED AREAS CONTRACTOR TO PROVIDE ECOGRD RECESSED MANHOLE COVER FOR PATIOS, DRIVEWAYS, PAVING & FLAGGING OR EQUIV

2) WHERE DRAINAGE INFRASTRUCTURE LOCATED WITHIN SOFT LANDSCAPED AREAS CONTRACTOR TO PROVIDE ECOGRD GRASSSTOP RECESSED MANHOLE COVER & FRAME, OR EQUIV.

RADON:- SUBJECT TO GROUND INVESTIGATION REPORT IF RISK OF GAS (RADON) PRESENT PROVIDE ALL MEASURES AS DESCRIBED IN B.R.E. GUIDANCE DOCUMENT RADON: GUIDANCE ON PROTECTIVE MEASURES FOR NEW DWELLINGS".



NOTE - ALL DRAINAGE DETAILS INC SOAKAWAYS TO BE READ IN CONJUNCTION WITH STRUCTURAL ENGINEERS SPEC & DETAILS



- NOTE - All dimensions to be checked on site by contractor prior to commencement of any & all works & manufacture of prefabricated items. Any discrepancy or query to be reported and clarified before any associated / all work proceeds. All construction to be in accordance with current relevant Trade and Professional Standards and Guidelines, Statutory requirements and product manufacturers specifications and details. Read drawing in conjunction with finishing specification, workmanship specification, all other associated drawings issued and details which may be issued from time to time. GSH Architects Ltd 2017 All rights reserved / All copyrights retained

Revision	A 20-10-2017	Notes & details amended
Title	24A GLOUCESTER RD ALMONDSBURY BS32 4HA	
Description	PROPOSED SUBSTRUCTURE PLANS	
Dwg No	16/0115/201A	
Date	MAY 2016	Scale NOTED @ A3