

ACCESSIBILITY

ALL DOORS TO BE 826MM OR 726 WIDE UNLESS OTHERWISE SPECIFIED.

THE EXTERNAL DOORS ARE TO PROVIDE A MINIMUM OF 775MM CLEAR OPENING.

ALL SOCKETS AND SWITCHES IN HABITABLE ROOMS ARE TO BE LOCATED AT APPROPRIATE HEIGHTS BETWEEN 450MM AND 1200MM FROM THE FLOOR.

LIGHTING AND POWER TO BE AS SHOWN ON THE DRAWING BUT EXACT HEIGHT AND LOCATION OF LIGHT SWITCHES AND SOCKETS TO BE AGREED WITH CLIENT IN LINE WITH MOBILITY STANDARDS.

NB ENSURE THAT SILLS OF EXTERNAL FOLDING DOORS ARE LOCATED SO THAT THEY ARE FLUSH WITH THE INTERNAL FLOOR LEVEL WITH NO UPSTANDING LIP TO ENSURE THAT WHEELCHAIR USE IS UNHINDERED.

ROOF CONSTRUCTION - REFURBISHMENT

EXISTING WELSH SLATES AND RIDGE TILES TO BE CAREFULLY REMOVED AND STACKED FOR REUSE STRIP OF EXISTING ROOFING BATTEN AND ROOFING FELT AND CHECK AND REPLACE ANY ROTTEN OR BROKEN TONGUE AND GROVE BOARDING BEFORE LAYING MONARTELITE IF BILUMINOUS ROOFING UNDERLAY (BAT FRIENDLY) FIX TREATED 50 X 25 COUNTER BATTENS AND 50 X 25 BATTENS BEFORING THE ROOFING. THE ROOFING IS TO BE LAYED IN THE DIRECTION THAT THE RAFTERS ARE TO BE. RAFTERS THAT ARE NEEDED TO BE FIXED ON THE REAR ELEVATION ALLOW FOR MAKING GOOD THE LEAD AROUND THE ROOF RIDGE ORNAMENTATION. CUT LENGTHS OF RAFTERS FOR ROT AND REPLACE WITH THE SAME SECTION SIZE AS NECESSARY. REPLACE THE TILTING FILLETS, FASCIAS AND BARGE BOARDS TO MATCH THE SAME PROFILE AS THE EXISTING. CLOAKING - USE BLACK COLOURED MORTAR. REPLACE ALL GUTTERING AND DOWNSPIRS WITH BLACK POLYESTER COATED ALUMINIUM RAINWATER GOODS FIXED IN ACCORDANCE WITH MANUFACTURES RECOMMENDATIONS.

ROOF WORK AND MATERIALS TO BE IN ACCORDANCE MANUFACTURES RECOMMENDATIONS AND SPECIFICATIONS AND TO BS 5534: FULL CROSS FLOW VENTILATION MUST BE ENSURED TO ALL VENTILATED ROOF VOIDS.

STRUCTURAL AND EXPOSED TIMBERS

ALL STRUCTURAL TIMBERS TO BE GRADE SC4 GRADE UNLESS OTHERWISE SPECIFIED.

ROOF MEMBERS AND EXPOSED TIMBERS TO BE VACUUM PRESSURE IMPREGNATED WITH TANALITH C. VAC VAC OR SIMILAR PRESERVATIVE APPLICATION TO BS 5268 PART 5 WITH ANY CUT ENDS TREATED ON SITE WITH PROPRIETARY MOISTURE RESISTING PRESERVATIVE.

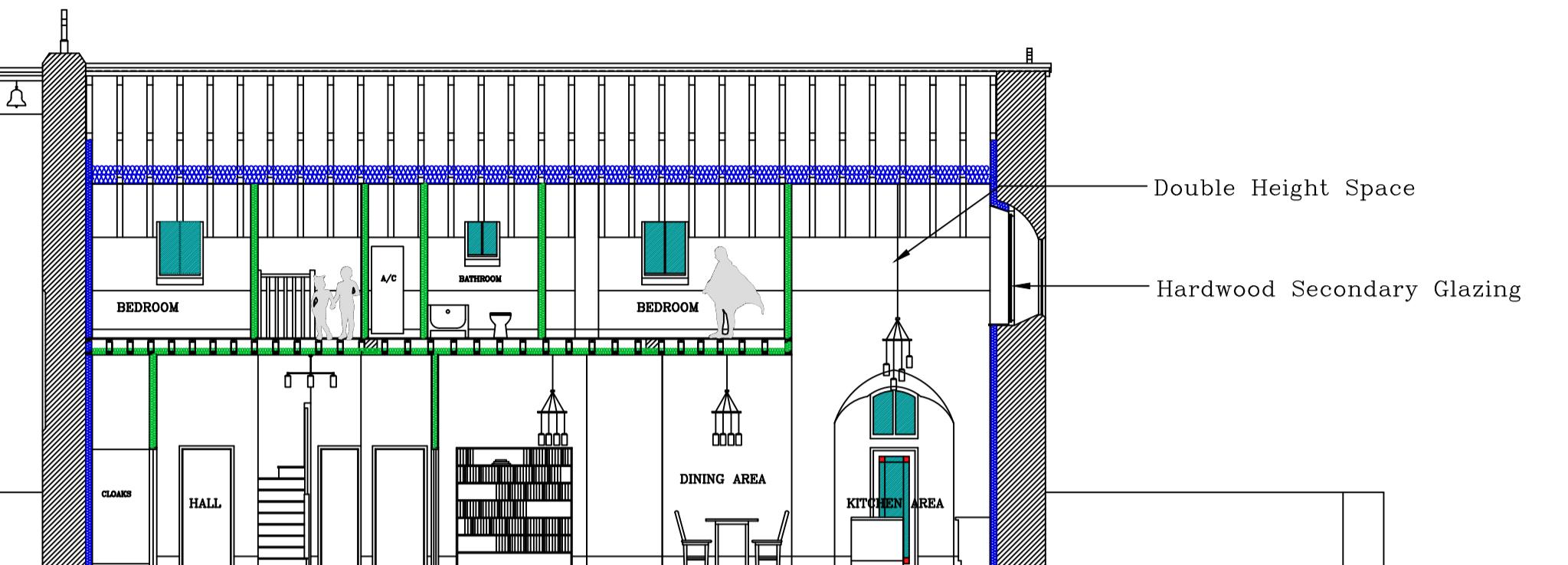
WHERE TIMBERS ARE TREATED WITH ORGANIC SOLVENT TYPE PRESERVATIVES THEY MUST BE APPLIED AS PER THE BIMPA COMMODITY SPECIFICATION C8.

INTERNAL FINISHES

WALLS AND CEILINGS TO RECEIVE ONE MIST COAT AND TWO COATS OF DULUX WHITE MATT EMULSION OTHER THAN THE KITCHEN, UTILITY ROOM, WC, BATHROOMS AND SHOWER WHICH ARE TO RECEIVE ONE MIST COAT AND TWO COATS OF DULUX WHITE EGGSHELL EMULSION OR OTHERWISE AGREED WITH THE CLIENT.

ALL INTERNAL TIMBER WORK - I.E. SKIRTINGS, DOOR FRAMES, STOPS AND CILL BOARDS ETC. - TO BE RUBBED DOWN, KNOTTED, PRIMED, PAINTED WITH TWO COATS OF OIL BASED UNDERCOAT AND FINISHED WITH ONE COAT OF MATT DULUX PAINT, COLOUR TO BE AGREED. BACKS OF NEW SKIRTINGS TO BE PRIMED PRIOR TO FIXING.

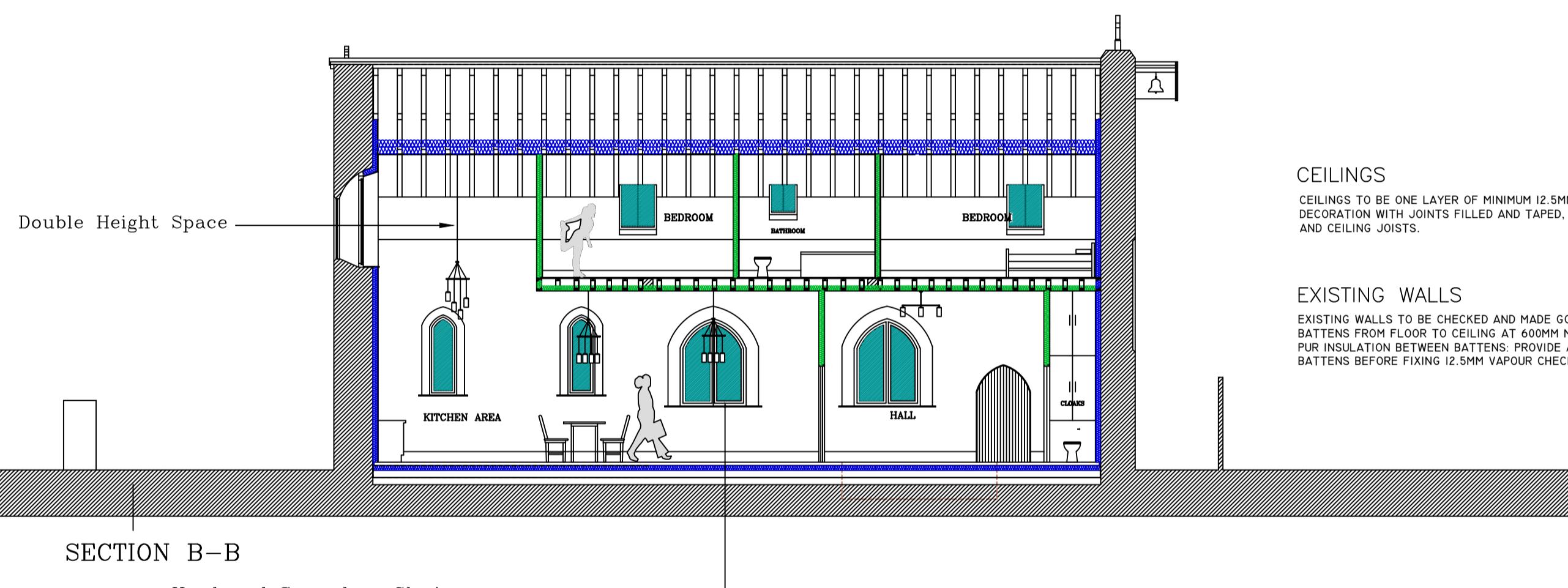
ALL EXPOSED METAL PIPE WORK TO BE RUBBER DOWN, PRIMED, TWO COATS OF UNDERCOAT AND ONE COAT OF MATT WHITE DULUX PAINT.



SECTION A-A

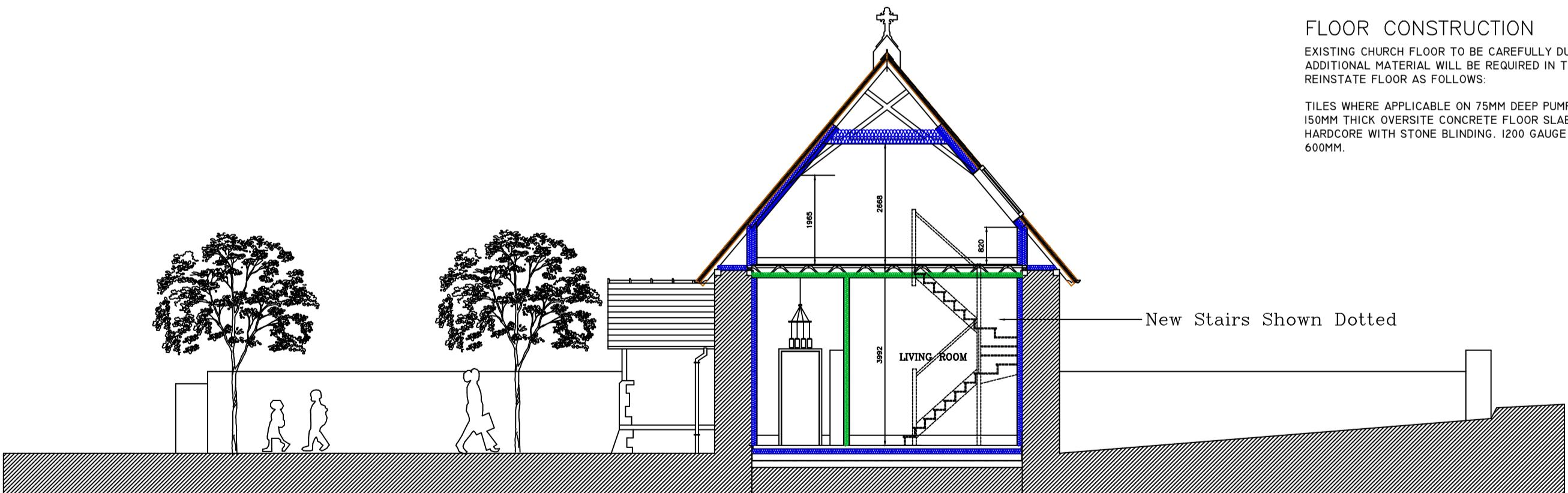
FIRE ESCAPE - WINDOWS

AT LEAST ONE OPENING LIGHT TO BEDROOMS ARE TO COMPLY WITH PART B1 CLAUSE 1.18 OF THE BUILDING REGULATIONS AND HAVE AN UNOBSTRUCTED OPENING THAT IS AT LEAST 850MM HIGH AND 500MM WIDE WITH THE BOTTOM OF THE OPENING NO MORE THAN (MAXIMUM) 1000MM AND NOT LESS THAN (MINIMUM) 800MM OFF THE FLOOR AS PER DIAGRAM A. THE ROOF LIGHTS SERVING AS MEANS OF A FIRE ESCAPE MUST ALSO BE SITED A MAXIMUM OF 1.7 METRES FROM THE EAVES, MEASURED ON THE SLOPE OF THE ROOF.



SECTION B-B

MOVEMENT
MOVEMENT JOINTS IN FLOOR FINISHES OR WALLING ETC MUST BE LOCATED WITH SUFFICIENT FREQUENCY TO AVOID PROBLEMS DUE TO MOVEMENTS OF ANY MATERIALS, COMPONENTS OR ELEMENTS, AND AT MAJOR STRUCTURAL JOINTS AS WELL AS SMALL INCORPORATE INCONSPICUOUS MOVEMENT JOINTS TO ACCOMMODATE BOTH THERMAL AND BUILDING MOVEMENT, SO AS TO AVOID DISTORTION AND DAMAGE OF THE ASSEMBLY OR ADJOINING STRUCTURE. ACCOMMODATE MOVEMENT DUE TO MOISTURE AND TEMPERATURE CHANGES, STRUCTURAL DEFLECTION, SELF WEIGHT, NATURAL SHRINKAGE, CREEP AND THE LIKE.



SECTION C-C

INTERNAL FIRE SPREAD - STRUCTURE

ALL STRUCTURAL STEEL TO BE PROTECTED WITH TWO LAYERS OF 12MM THICK FIRELINE BOARD - MINIMUM FIRE PROTECTION ONE HOUR.

INTERNAL SURFACE SPREAD OF FLAME

ALL MATERIALS USED FOR THE FINISH OF WALLS AND CEILINGS TO HAVE A CLASS "0" SPREAD OF FLAME.

FIRST FLOOR CONSTRUCTION

22MM THICK T&G BOARDING - TYPE C4 TO BS 5669 WITH A MINIMUM MASS PER UNIT AREA OF 15 kg/m² FIXED WITH 50MM SCREWS OR FLAT ANNUAL RING SHANK NAILS. IN-SUITE AREA WHERE RECLINING IS REQUIRED USE 22MM WPC DECKING PLYWOOD READING 18MM ON JOIST 254MM X 100MM AND CENTRE TO BE COVERED BY THE STRAIGHT EDGE OF MANUFACTURERS SUPPLIED 12.5MM PLASTERBOARD WITH A MINIMUM MASS OF 10 kg/m² AND SKIM FIXED TO UNDERSIDE OF JOIST. PROVIDE 10MM DEEP ISOVER SOUND INSULATION BETWEEN EASI-JOISTS. JOISTS TO BE HUNG OFF EXISTING WALL.

EXTERNAL WINDOWS AND DOORS

EXISTING EXTERNAL SINGLE GLAZED LEAD WINDOWS ARE TO BE CAREFULLY REMOVED AND RESTORED AND REINSTATED BY SPECIALISTS SUCH AS STEVE SHERIFF STAINED GLASS SPECIALISTS

INTERNAL PROVIDE AND INSTALL NEW SECONDARY HARDWOOD GLAZING FITTED WITH DOUBLE GLAZED UNITS WITH SOFT LOW E COATING. ARGON FILL WITH A MINIMUM 18MM WIDE GAP WITH WARM EDGE SPACER TO PROVIDE AND AVERAGE U-VALUE OF 1.6W/m²K.

THE MANUFACTURE IS TO PROVIDE DRAWINGS FOR APPROVAL PRIOR TO MANUFACTURE TOGETHER WITH A CERTIFICATE OR LETTER OF CONFIRMATION THAT THE FENSA GUIDANCE HAS BEEN FOLLOWED.

GLAZING TO BE INSULATING GLASS UNITS TO BS 5713, HERMETICALLY SEALED AND KITE MARKED CERTIFIED. LAMINATED GLASS (WHERE SPECIFIED) TO BS 6206. THE FINISHED WINDOW MUST COMPLY WITH BS6575 TO SEVERE RATING. A METHOD OF LOCKING ALL CASEMENTS MUST BE PROVIDED TO BS 8220 PART 1. A MINIMUM 10 YEAR WRITTEN WARRANTY IS TO BE PROVIDED FOR THE MANUFACTURE TO FIX THE CASEMENT TO THE FRAME. PLASTERBOARD FIXINGS A MAXIMUM 450MM CENTRES. ALL VASSED ANGLES AND INTERNAL SLOPED WINDOWS TO BE SEALED TO THE CAVITY OPENING WITH APPROVED SILICONE MASTIC GLAZING AND TO STANDARD CLEAR GLAZING EXCEPT TO WINDOWS TO BATHROOMS AND CLOAK'S WHICH ARE TO BE OBFUSCATE GLAZED. ALL WINDOWS TO BE GLAZED WITH BEADS AND SEALANT.

CEILINGS

CEILINGS TO BE ONE LAYER OF MINIMUM 12.5MM THICK VAPOUR CHECK PLASTERBOARD FOR DIRECT DECORATION WITH JOINTS FILLED AND TAPE. PLASTERBOARD TO BE FIXED TO UNDERSIDE OF INSULATION AND CEILING JOISTS.

EXISTING WALLS

EXISTING WALLS TO BE CHECKED AND MADE GOOD BEFORE FIXING TREATED 100MM X 50MM SOFTWOOD BATTENS FROM FLOOR TO CEILING AT 600MM MAXIMUM VERTICAL CENTRES. PROVIDE AND INSTALL 80MM PUR INSULATION BETWEEN BATTENS. PROVIDE AND FIX 500 GAUGE VAPOUR BARRIER TO THE FRONT OF THE BATTENS BEFORE FIXING 12.5MM VAPOUR CHECK PLASTERBOARD AND SKIM.

TIMBER STAIRS

20 NO. RISERS OF MAXIMUM 200MM. TOTAL RISE 3992MM WITH 25MM THICK RISERS. 230MM GOINGS, 12MM NOSING OVERLAP. 41.53° PITCH AND 32MM THICK TREADS. 100MM X 100MM GEORGIAN NEWEL POSTS AND GEORGIAN BALUSTRADES. MAXIMUM 2400MM BEING THE MAXIMUM RISE. 900MM DECKING PLYWOOD TO BE PROVIDED TO BE 900MM MINIMUM ABOVE THE FLOOR LINE AND 1000MM MINIMUM ABOVE THE LAND. HEADROOM OVER STAIRS AND LANDINGS TO BE MINIMUM OF 2000MM MINIMUM CLEAR UNOBSTRUCTED WIDTH OF STAIRS TO BE 900MM.

NOTE: SITE DIMENSIONS MUST BE CHECKED BEFORE MANUFACTURE.

LINTELS

ALL NEW LINTELS UNLESS OTHERWISE SPECIFIED TO BE GALVANIZED MILD STEEL AND INSULATED TO BE BS 5977 PART 2 AND SHOULD HAVE A MINIMUM END BEARING OF 150MM. LINTELS TO BE MANUFACTURED BY L.G. LINTELS LIMITED OR EQUIVALENT. ALL LINTELS TO BE INSTALLED IN ACCORDANCE WITH MANUFACTURES REQUIREMENTS. TRAY DPC'S ARE TO BE PROVIDED OVER ALL STEEL LINTELS IN EXTERNAL WALLS. TRAY DPC'S TO EXTEND PAST EITHER END OF LINTELS AND INNER FACE OF THE CAVITY CLOSES BY 150MM. ENDS OF TRAYS TO BE DRESSED UP TO PREVENT DROPPING DOWN INTO THE END OF THE TRAY. THE CAVITY LINTELS ARE TO BE WELL LAPPED AND SEALED. THE UPSTAND PART OF THE DPC TO BE DRESSED UP TO THE INNER SKIN OF THE CAVITY WALL DOWN OVER THE TOP OF THE LINTEL AND OUT IN BETWEEN THE TOP OF THE LINTEL AND OUTER SKIN OF THE CAVITY WALL. WEEPHOLES ARE TO BE LOCATED AT MAXIMUM 450MM CENTRES WITH AT LEAST TWO PER OPENING.

DPC'S

DPC'S LOAD OR EQUIVALENT TO BE PROVIDED AT ALL OPENINGS WITH TRAYS AT HEADS, SILLS, AIR BRICKS, METER CABINETS ETC. WITH AT LEAST 150MM OVERHANGS BEYOND THE INNER FACE OF THE CAVITY CLOSER AND ARE TO EXTEND 25MM BEYOND THE ENDS OF ANY LINTEL AND HAVE STOP ENDS TO PREVENT WATER DISCHARGING FOR THE ENDS OF THE TRAY INTO THE CAVITY. ANY JOINTS TO BE WELL LAPPED AND SEALED AND THE UPSTAND PART OF THE DPC MUST BE RETURNED INTO THE INNER FACE OF THE MASONRY. WEEPHOLES ARE TO BE LOCATED AT MAXIMUM 450MM INTERVALS WITH AT LEAST TWO PER OPENING.

Revisions:
Rev No: 0517 Date: Revision: TWO ROOFLIGHTS AMENDED
Chk: RWJ
Report discrepancies in figured dimensions on site
Constructions must check all dimensions on site
Dimensions on drawing is copyright

Project:
ST JOHN'S CHURCH LIBANUS BRECON
Title:
Sections A-A, B-B + C-C
Project No. Drawing No. Rev.
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Scale: 1:100 Drawn: RWJ
Date: 04/17 Checked: RWJ
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