



Proposed ground floor plan
67.16 m.sq.

01: DRAWINGS

These drawings if not stamped 'Approved by Building Control' are preliminary working drawings and changes may take place during the process of obtaining Building Control Approval or any other Statutory Approval. Any work which commences on site prior to gaining Statutory Approvals will be carried out at the Client's own risk and expense.

This project is to be executed to a high standard and completed in accordance with current Northern Ireland Building Regulations, at time of construction. Codes of Practice, British Standards, proper methods of workmanship, protection and construction as to give a complete, sound, safe, secure and weatherproof job. All materials used and all fittings and fixtures installed must also be in accordance with the relevant British Standards & Codes of Practice. Detailed, fitted, installed, etc. strictly to manufacturer's instructions, the whole of the materials and constructional details and methods specifically mentioned, indicated or otherwise necessary to complete the work must be provided and carried out by the Contractor. No responsibility for standards of workmanship or site supervision is accepted by the Architect.

Contractor to complete all notices to the Building Control Officer for inspection of the work, at required stages for the duration of the project.

Contractor shall verify all dimensions on site and report any discrepancies immediately to the Architect. No excavations shall commence until the position of the building has been set out and agreed with Architect and Client.

Written dimensions should be used over scaled dimensions and detailed drawings used over general arrangement drawings.

Contractor should check and satisfy himself that he has a full drawing package to work off including for example any Structural Engineer's drawings and specifications. Refer to drawing issue sheet.

All drawings should be read together and in conjunction with each other and any discrepancies raised with Architect immediately.

02: SITE PREPARATION

Contractor to comply with all Planning Approval conditions including any work which is to be carried out first prior to the commencement of any construction work, such as, forming of visibility splays and road access arrangements or demolitions of any existing structures which are being replaced etc.

Contractor to confirm location and direction of any existing services on the site and make any applications for connections or build over as required in order to gain written consent.

The Contractor shall ensure the site is made safe within reason at all times for site operatives, visitors and members of the public. Welfare facilities should be in place for all site operatives.

In preparing these drawings, standard/normal ground conditions were assumed and designed for. No test pits were excavated and if required, will be carried out at the Client's expense.

03: DRAINAGE

Underground drainage within site boundaries shall be 110mm upvc pipes to BS 4466:1978 & BS 5481:1977. All pipes are to be laid to correct self-cleansing falls (Table 3.2 Section 3 : Technical Booklet N 2012) with mastic surroundings at openings in walls. Provide reinforced concrete lintels over openings for full width of wall, providing an opening with min 50mm clearance all round and sealed both sides of wall with rigid sheet material to prevent any water ingress into the building.

A pipe shall be laid at a depth which will protect it from damage or with suitable protection over it. Refer to Table 3.3, Diagrams 3.2 & 3.3 : Section 3 : Technical Booklet N 2012.

Pipes to be laid in accordance with the above dependent on material of pipe. Flexible upvc pipes to have min. 400mm cover to vehicular areas, 300mm to all other areas and maximum of 10m. Trench of pipe shall be filled with concrete to the underside level of any adjacent foundation if within 1m of any building, refer to Diagram 3.7a : Section 3 : Technical Booklet N 2012. Where the trench is more than 1 m from the foundations, be filled with concrete to a level, below the level of the underside of the foundations, equal to the distance from the foundations less 150 mm as shown in Diagram 3.7(b) : Section 3 : Technical Booklet N 2012.

Drainage should not pass under foundations unless specified by a Structural Engineer. Manhole covers/lids should suit expected traffic level over.

The last manhole on each run shall be within 12m of public sewer. Manholes and/or inspection chambers should suit drainage system, located and be of a size suitable, in accordance with Table 3.4 : Section 3 : Technical Booklet N 2012.

Provide access to foul drainage system for rodding purposes of head, change in direction (vertical and horizontal), change in pipe diameter or along straight pipe run (dependent on length see Table 3.5 : Section 3 of Technical Booklet N 2012).

Provide 110mm Soil Vent Pipe (SVP) at highest or end of foul drainage system to terminate 900mm above highest opening window head level i.e. within 3m horizontally of same. SVP to terminate with a protective vent cap.

04: GLAZING & WINDOWS

Windows to achieve U Value of 1.6 W/(mK) or better of average weighted area and to achieve a g value of 0.18 W/(mK) or better of average weighted area)

SAFETY GLAZING:

Any pane of glass between FFL and 800mm in walls and partitions or in a door between FFL and 1500mm or within 300mm of either edge of a door shall be of laminated or toughened safety glass. Safety glass in critical locations shall satisfy the test requirements of Class 3 and A of BS EN 12600. Safety glass installed in a door or door side panel and has a pane width of more than 900mm shall satisfy the test requirements of Class 2 of BS EN 12600.

A control for a window, skylight or ventilator shall be within safe reach of a person standing on a floor (or other permanent stable surface). When considering safe reach, a small recess such as a window reveal may be ignored. Where reach was obstructed the control shall be not more than 1.8 m above floor level (Diagram 4.1a : Section 4 : Technical Booklet V 2012).

Where reach would be obstructed the control shall be lower, for example, if the obstruction is a kitchen unit 900 mm high and 400 mm deep, the control shall be not more than 1.7 m above floor level (Diagram 4.1b : Section 4 : Technical Booklet V 2012).

EMERGENCY FIRE EGRESS WINDOW:

Shall have a clear opening not less than 450mm wide OR 450mm high, and to have a clear opening area of not less than 0.33m²/sq. The lower edge of the opening to be not less than 800mm and not more than 1100mm from FFL. In the case of a roof window, the lower edge of the window may be not less than 600mm from FFL. A door leading to an escape route area balcony may be used. Roof windows for escape purpose must be installed/constructed in accordance with Diagram 2.1 : Section 2 : Technical Booklet E 2012.

05: STRUCTURAL TIMBERS

Strength class of timbers to be in accordance with BS 5268 Part 2 : 1996, strength class C16 or C24 unless otherwise stated. Timbers to be clearly marked 'dry' or 'kd' (kiln dried). All timber to be treated with preservative.

Wherever a joint requires to be notched into, notch size shall be no deeper than 1/8 of the depth of the joint and shall not be cut closer to the support than 1/3 of the span, nor further away than 1/6 of the span. Any holes required shall be no greater in diameter than 1/4 of the depth of the joint, shall be drilled at the neutral axis and shall be not less than 3 diameters centre to centre apart and shall be located 0.25 & 0.04 times the span from the support. Bearing areas and workmanship shall comply with the requirements of BS 5268 Part 2 : 1998.

All timbers should be FSC Approved and from a sustainable source. The structural shall have: a) A thermostat to shut off the supply of heat to the hot water storage vessel when the storage temperature is reached (in the case of hot water); b) A time clock switch to provide control of heat when water heating is not required.

The provisions of (a) & (b) above shall not apply where the hot water storage vessel provides the heat leak in a solid fuel system. The provisions of (a) & (b) above shall not prevent the use of off peak electricity for water heating. All heating pipes to be properly insulated also flow & return pipes within 1 m of insulated hot water tank.

Note: all steel to be packed up using only steel schims. All steel beams to be elevated min. 15mm above the level of plasterboard below to allow for natural deflection.

Contractor to use Structural Engineers drawing (if appointed) in conjunction with Architects drawings(s), all discrepancies to be clarified with Architect.

All internal steel work to be coated with PC Conc. pad stones to Structural Engineer's specification (if appointed).

07: LEAD CONSTRUCTION NOTES

Roiled lead shall be milled lead sheet and stip to BS EN 12588, Workmanship to BS6915. All leadwork is to be in accordance with good practice and the recommendations of the Lead Sheet Association.

Lead sheet sizes and details are to be in accordance with the recommendations of the Lead Sheet Association, as contained in the Roiled Lead Sheet 'The Complete Manual'.

Lead shall be fixed with stainless steel clips, not less than 50mm wide and cut from stainless steel strip of not less than 0.375mm thickness. The stainless steel clip shall comply with grade 304S11, 304S15, 314S16, 316S11, 316S31 or 316S33 to BS 4449 Part 2, 2-tempered.

Nails shall be of austenitic stainless steel with annular rings, helical rings or serrated shanks not less than 19mm long. The shank diameter should be not less than 2.65mm with a head diameter not less than 8mm. Screws shall be stainless steel to BS1210 and not less than 19mm long and 3.55mm diameter. Intermediate fixings shall be a soldered dot or stainless steel screw and washer capped with small piece of lead sheet.

PATINAION
All new leadwork is to be coated with Patinaion Oil as soon as practical after fixing and no later than the end of a day's work. It should be applied evenly with a soft cloth, working horizontally from top to bottom and keeping a wet lower edge. A second layer is to be applied before the completion of the work in areas sullied by subsequent work.

WORKMANSHIP

Cut, joint and dress lead neatly and accurately, to provide fully waterproofed coverings/flashings, free from ripples, buckling and cracks. Comply with BS 6915 and current good practice as described in the latest editions of 'The Lead Sheet Manual' published by the Lead Sheet Association, unless specified or agreed otherwise. Do not use scribers or other sharp instruments to mark out lead. Pencil chalk or crayon should be used.

Use solder only where specified. Ensure that finished leadwork is fully supported, adequately fixed to resist wind uplift but also able to accommodate thermal movement without distortion or stress.

08: MECHANICAL & NATURAL VENTILATION

All natural and mechanical ventilation should be fully commissioned in accordance with the guidance given in the Domestic Ventilation Compliance Guide.

Habitable rooms

Provide min. area for rapid ventilation openings of min 1/20th of floor area of the room. In addition the room shall have 1 or more tickle vents total of not less than 8000mm².

Kitchens:

Provide min area for rapid ventilation opening of min 1/20th of floor area of the room. Provide mechanical ventilation to kitchen capable of extracting air at a rate of 60 litres per sec. or incorporated within a cooker hood and capable of extracting air at a rate of 30 litres per second which may be operated intermittently for instance during cooking & one or more tickle vents total of not less than 4000mm².

Utility:

Provide mechanical ventilation of a rate of 30 litres per sec. and a min over run period of min. 15 minutes. Provide min. area for rapid ventilation opening of min. 1/20th of floor area of the room and background ventilation of min. 4000mm².

Bathrooms, En-Suites & WCs:

Provide mechanical ventilation at a rate of 15 litres per sec. and a min over run period of min. 15 minutes. Provide min. area for rapid ventilation opening of min. 1/20th of floor area of the room and background ventilation of min. 4000mm².

All mechanical extract fans to be positioned within 400mm of the ceiling. All mechanical extract fans to be commissioned in accordance with the Domestic Ventilation Compliance Guide. All background and rapid ventilation openings to rooms to have part of opening not less than 1750mm above finished floor level. Windows, doors, roof hatches and other openings to be draught sealed to limit air infiltration.

09: CONTROL OF SPACE HEATING SYSTEMS & HOT WATER STORAGE

The output of space heating system shall be controlled by: a) Room thermostats or thermostatic radiator valves to control temperatures independently in zones that require different temperatures, thermostatic radiator valves may be omitted where room thermostats are used; b) A time clock switch to provide control of the periods when the system operates, to minimise boiler cycling a gas or oil boiler shall switch off when there is no demand for heat and where a space heating system is controlled solely by thermostatic radiator valves the system shall be fitted with flow control or other anti-cycling devices.

Hot water storage system controls in all buildings: In a building an indirectly heated hot water storage vessel with a heat exchanger, having sufficient heating capacity for effective control, shall have: a) A thermostat to shut off the supply of heat to the hot water storage vessel when the storage temperature is reached (in the case of hot water); b) A time clock switch to provide control of heat when water heating is not required.

The provisions of (a) & (b) above shall not apply where the hot water storage vessel provides the heat leak in a solid fuel system. The provisions of (a) & (b) above shall not prevent the use of off peak electricity for water heating. All heating pipes to be properly insulated also flow & return pipes within 1 m of insulated hot water tank.

10: ELECTRICAL INSTALLATION

The work shall be carried out in strict accordance with the requirements of Electrical Installations, recommended by the Institute of Electrical Engineers together with any regulations laid down by the local Electrical Authority. The general rules for wiring referred to is the latest edition of Electrical Engineers' Wiring Regulations (current edition (time of construction)), B.S. 7471: 1992. Include for complete new electrical installation inc. connection to mains to provide ring main circuit and lighting points, including for all accessories, associated switch gear, builder's attendance and making good on completion. Refer to proposed plan for position and quantity of light fittings, power points etc.

INTERNAL FIXED LIGHTING
The number of low-energy lamps that would be reasonable is given in the Domestic Building Services Compliance Guide. All internal lights to be of low energy type.

EXTERNAL LIGHTING
(a) have a max. output of 150W per fitting & automatically switch off (i) where there is adequate daylight; and (ii) where not required at night; or (b) have sockets that can only be fitted with lamps having lamps a luminous efficiency greater than 40 lumens per circuit-watt.

11: CARBON MONOXIDE, SMOKE & HEAT ALARMS

Carbon Monoxide Alarms:
Installed as per Technical Booklet 'L' Section 2 of The Building Regulations (N.I.) 2012 and to BS EN 50291

Carbon monoxide alarms should comply with BS EN 50291 and be powered by a battery designed to operate for the working life of the alarm. The alarm should incorporate a warning device to alert users when the working life of the alarm is due to pass. Mains-powered BS EN 50291 Type A carbon monoxide alarms with fixed wiring (plug-in type) may be used as alternative applications provided they are fitted with a sensor failure warning device.

If the combustion appliance is installed in a room or space not normally used e.g. a boiler room/cupboard, the detector/alarm should be located just outside the room or space.

The carbon monoxide alarm should be located – (a) on the ceiling at least 300 mm from any wall or, if it is located on a wall, as high up as possible (and above the height of any doors or windows) but not within 150 mm of the ceiling; and (b) between 100 mm and 300 mm horizontally from the appliance. Further guidance on the installation of carbon monoxide alarms is available in BS EN 50292 and from manufacturers' instructions

Carbon Monoxide Alarms:
Installed as per Technical Booklet 'L' Section 2 of The Building Regulations (N.I.) 2012 and to BS EN 50291

to satisfy the requirements of Regulation 74 in Part L a durable notice should be provided to convey – (a) the location of the hearth, fireplace (or fire box) or the location of the beginning of the flue; (b) the generic type(s) of combustion appliances that can be safely accommodated; (c) the type and size of the flue (or its liner if it has been relined) and the manufacturer's name; and (d) who installed the hearth, fireplace, flue or chimney and the date of installation.

2.48 Notice plates should be robust, indelibly marked and securely fixed in an unobtrusive but obvious position within the building such as – (a) next to the electricity consumer unit; or (b) next to the chimney or hearth described

For fire products whose performance characteristics have been assessed in accordance with the European Standard (EN) and which are supplied or marked with a designation as defined in Section 2. The installer should include the designation, under additional information, on the notice plate as shown in Diagram 2.8

OIL TANK NOTE
Oil to be stored in an integrally bunded prefabricated tank. The bund shall have a capacity of not less than 110% of the tank it contains.

Oil storage tanks should be constructed in accordance with the recommendations of OFS 1100: 2008 for polyethylene oil storage tanks.

Provide fire resistant fuel pipe work and fire valve to oil tank to comply with BS6101 Part 1:1997 Sections 9.2 and 8.3.

Oil tank to be stored not closer than 1800mm from a building and not closer than 750mm from a boundary.

Oil tank above ground to be placed on a hard surface constructed of concrete paving slabs not less than 50mm thick and hard surface to extend beyond perimeter of tank, or its external skin if it is integrally bunded type by not less than 300mm.

S A A

Smoke Alarms:
Installed as per Technical Booklet 'E' Section 2 of The Building Regulations (N.I.) 2012 and to BS 5446-1: 2000

H A A

Heat Detector Alarm
Installed as per Technical Booklet 'E' Section 2 of The Building Regulations (N.I.) 2012 and to BS 5446-2: 2003

Less than 200m²sq for any storey. Automatic fire detection system complying with BS 5839-6: 2004 of at least Grade D category, I02 standard.

At least one smoke alarm should be provided – (a) in the circulation route or routes on each storey; and (b) in the principal habitable room, and of at least one heat alarm should be provided in every kitchen. Smoke alarms and heat alarms should be interconnected so that they all give an audible alarm when any one of them is activated.

The maximum number of smoke alarms and heat alarms which may be interconnected should not exceed that given in the manufacturer's instructions.

A back-up power source to each smoke alarm and heat alarm should be interconnected with either – A primary or secondary battery or a capacitor.

Installation of smoke alarms and heat alarms
Smoke alarms & heat alarms should be permanently wired to either – (a) a regularly used lighting circuit; or (b) a circuit which (i) is separately fused at the distribution board; (ii) serves only smoke alarms and heat alarms; and (iii) where a residual current device is used – is not connected to a residual current device which is also used by any other circuit.

Smoke alarms and heat alarms may operate at a low voltage via a mains transformer. The cable for the power supply to, and interconnection of, the smoke alarms need not have special fire-survival properties.

Smoke alarms should be located in the circulation route or routes of a dwelling house so that there is one – (a) not more than 3 m from every bedroom door; (b) not more than 7.5 m from any living room or kitchen; and (c) where a circulation route on a storey is more than 15 m long – not more than 15 m from another smoke alarm on the same circulation route and storey.

Smoke alarms should be located in a principal habitable room so that the point in the room is more than 7.5 m from the nearest smoke alarm. Heat alarms should be located in a kitchen so that no point in the kitchen is more than 5.3 m from the nearest heat alarm.

A smoke alarm or heat alarm should be located so that it is – (a) either on a ceiling and not less than 300 mm from a wall or light fitting, or where designed for wall mounting on a wall and not less than 150 mm, or more than 300 mm from the ceiling and the sensitive element should not be below the level of a door opening; (b) not less than 300 mm from, and not directly above, a heater or an air conditioning ventilator; (c) on a surface which is normally at the ambient temperature for the space it bounds; and (d) easily and safely accessible.

Where a smoke alarm is mounted on a ceiling, it should be located so that its sensitive element is not less than 25 mm or more than 400 mm below the ceiling.

Where a heat alarm is mounted on a ceiling, it should be located so that its sensitive element is not less than 25 mm or more than 150 mm below the ceiling.

A heat alarm should not be located above a cooking appliance. A smoke alarm should not be located in a kitchen, garage or other place where steam, condensation or fumes could give false alarms.

Where dwelling houses are part of a sheltered dwelling scheme with a warden or supervisor, the fire detection and fire alarm system within each dwelling house should be connected to the warden's or supervisor's central monitoring point so as to – (a) give an audible warning of the detection of smoke or heat in any dwelling house; and (b) enable the identification of the dwelling house involved.

12: PART L

FLUES
A flue should be checked at completion to ensure that it is free from obstructions, satisfactorily gas-tight and constructed with materials and components of sizes that suit the intended application.

Where the building work includes the installation of a combustion appliance, all of the tests should include the flue pipe and the gas-tightness of the joint between the flue pipe and the combustion appliance outlet. A spillage test should be carried out with the appliance under fire.

Flues to be inspected for compliance and suitability by an appropriately qualified person at completion stage. A report shall be forwarded to Building Control for assessment.

To satisfy the requirements of Regulation 74 in Part L a durable notice should be provided to convey – (a) the location of the hearth, fireplace (or fire box) or the location of the beginning of the flue; (b) the generic type(s) of combustion appliances that can be safely accommodated; (c) the type and size of the flue (or its liner if it has been relined) and the manufacturer's name; and (d) who installed the hearth, fireplace, flue or chimney and the date of installation.

2.48 Notice plates should be robust, indelibly marked and securely fixed in an unobtrusive but obvious position within the building such as – (a) next to the electricity consumer unit; or (b) next to the chimney or hearth described

For fire products whose performance characteristics have been assessed in accordance with the European Standard (EN) and which are supplied or marked with a designation as defined in Section 2. The installer should include the designation, under additional information, on the notice plate as shown in Diagram 2.8

13: PART R

ACCESS TO A DWELLING
People with a disability should have access from the point of entry to the principal entrance of a dwelling by either a level approach complying with the provisions of paragraph 7.7 of Technical Booklet R or a ramped approach. A combination of the above may be used.

The surface of an approach available to a wheelchair user should be firm enough to support the weight of the user and their wheelchair and smooth enough to permit easy maneuver. It should also take account of the needs of people using walking sticks. Loose laid materials, such as gravel or shingle, are not suitable for an approach.

ACCESS INTO A DWELLING
The principal entrance to a dwelling should have a door with a minimum clear opening width of not less than 775 mm and a level threshold. The access to the principal entrance to a dwelling should be level for a distance of not less than 900 mm and at or about the level of the finished floor of the dwelling.

HORIZONTAL CIRCULATION
In a dwelling, a person with a disability should have access from the principal entrance (or an alternative entrance) to all habitable rooms and to a sanitary convenience in the entrance storey. However, where there are no habitable rooms in the entrance storey, a person with a disability should have access to all habitable rooms and to a sanitary convenience in the principal storey.

SANITARY PROVISION
A WC in the entrance storey or the principal storey of the dwelling should be accessible from the habitable rooms in that storey without the need to negotiate a stair to reach it. Where there is a bathroom on that storey, the WC may be located in that bathroom.

A WC should be located so as to have a clear space of not less than 900 mm by min the clear space with a disability to access it in accordance with Diagrams 10.1 and 10.2. The washbasin may project into this clear space provided that it does not impede access to the water closet.

For frontal access to the water closet the clear space should be centred on the water closet as shown in Diagram 10.1. For side access to the water closet the clear space should be offset towards the access as shown in Diagram 10.2.

HEIGHTS OF SWITCHES, SOCKET OUTLETS ETC:
An unmounted socket outlet & switch (other than isolators) in the entrance storey and where appropriate the principal storey shall be located not more than 1200mm or not less than 450mm above the floor level.

The pull cord of a pull cord switch shall terminate not more than 1200mm above the floor level.

14: PART E

The dwelling is to be constructed using quality assured accredited construction details, the Domestic Building Services Compliance Guide and Domestic Ventilation Compliance Guide.

FIXED BUILDING SERVICES
Every fixed building service, including its controls and installation, should be as safe as efficient as the minimum acceptable efficiency for that particular type of appliance or fitting given in the Domestic Building Services Compliance Guide.

A notice in writing confirming that all fixed building services have been properly commissioned is required to be given to the building owner not more than 5 days after completion of the commissioning. The notice should be signed by a suitably qualified person.

The notice should confirm that the Commissioning Plan has been followed and that every system has been inspected on an appropriate sequence and to a reasonable standard of commissioning. The notice should be signed by an appropriately qualified person at completion stage.

The district council is required to be notified in writing that the provisions in the above have been met.

The person carrying out the work shall give, not more than 5 days after completion of the work, a notice in writing to the building owner giving sufficient information, including operational and maintenance instructions, to enable the dwelling and its fixed building services to be operated and maintained in an energy efficient manner. The instructions should be directly related to the specific system installed in the dwelling and should be readily understandable by the occupier. They should be in a durable form that can be kept and referred to over the service life of the system. The district council is required to be notified in writing that the provisions in the above have been met.

Without compromising health and safety requirements, the instructions should explain to the occupier of the dwelling how to operate the systems efficiently.

The boiler should have a seasonal efficiency of not less than oil (a) 88% (SEDBUK 2009) or 90% (SEDBUK 2005) if fired by oil, mains gas or LPG; or (b) 88% (SEDBUK 2009) or 86% (SEDBUK 2005) if an oil-fired combi boiler.

Central heating systems should be provided with a minimum of two independent heating zones. It should be noted that each zone should be controlled by room thermostats with thermostatic radiator valves on all the radiators in the rooms without a thermostat except bathrooms. For example, one room thermostat could be in a lounge and a second one in a home study, if the floor area is more than 150 m², each zone should in addition have separate liming control.

SAPS
The TER and DER for the dwelling should be included with the operating and maintenance instructions together with the data required to calculate them.

This should include an electronic copy of the TER/DER data required for the dwelling to facilitate any future analysis that may be required by the owner when altering or improving the dwelling.

The DER should be calculated using the same SAP software used to calculate the TER.

On completion of the dwelling, the DER for the dwelling as constructed should be re-calculated to demonstrate that the TER has been achieved or bettered. In calculating the DER for the dwelling as constructed the following should be incorporated (1) any changes to the list of specifications that have been made during construction and (2) the assessed permeability.

On completion of the dwelling, details of the dwelling or built should be re-entered into the software to confirm that the DER for the dwelling as built is no greater than the TER.

On completion of the dwelling a calculation should be carried out that demonstrates that the DER of the dwelling as constructed is no greater than the TER. Not more than 5 days after completion of the work, the person carrying out the work should give a notice in writing to the district council of the TER and DER and whether the building has been constructed in accordance with the list of specifications given in the district council before work started. If not, a list of any changes to the design stage list of specifications is required to be given to the district council. As evidence of compliance, a certificate stating that the TER and DER calculations are based on the list of specifications and any changes notified by the person carrying out the work to the district council, should be signed off by a suitably qualified person.

AIR PRESSURE TESTING
The procedure for air pressure testing is given in the Air Tightness Testing and Measurement Association (ATMA) publication Measuring air permeability of building envelopes (ATMA 99) which is approved for use for energy audits and the data on which they are based is given in Section 4 of that document. The ventilators should be temporarily sealed rather than just closed.

The district council should be provided with evidence that the test equipment has been calibrated within the previous 12 months using a UKAS accredited facility and that the tests have been carried out by a person who has received appropriate training and who is registered to test the specific class of building concerned.

The person carrying out the work is required to give, not more than 5 days after completion of the testing, a notice in writing to the district council stating the result of the air pressure test

15: PART P