

Lagan 'snowdon' slate-effect tiles on  
on impregnated battens on approved underlay  
laid to manufacturer's detail, with vents & fillers  
on 80mm KINGSPAN Kooltherm K7 roof insulation  
on 225x50 rafters with 150mm FOAMLOK Spray  
insulation between ( 40mm counterbatten )  
with SOLITEX vapor barrier under  
and Lagan 'elite' ridge capping

New fascias and soffits to be formed  
with impregnated timbers & WBP  
over-clad with PPC aluminium cladding  
New PPC seamless aluminium gutters  
& downpipes ( Alumasc or equiv. )

22mm Painted nap finished sand/cement render finish  
on 400mm 7.5N concrete block/brick cavity wall with  
200mm Ecobead Platinum blown insulation  
and 150mm cavity closers & TEPLo basalt wall ties  
with sand/cement and skim internal finish

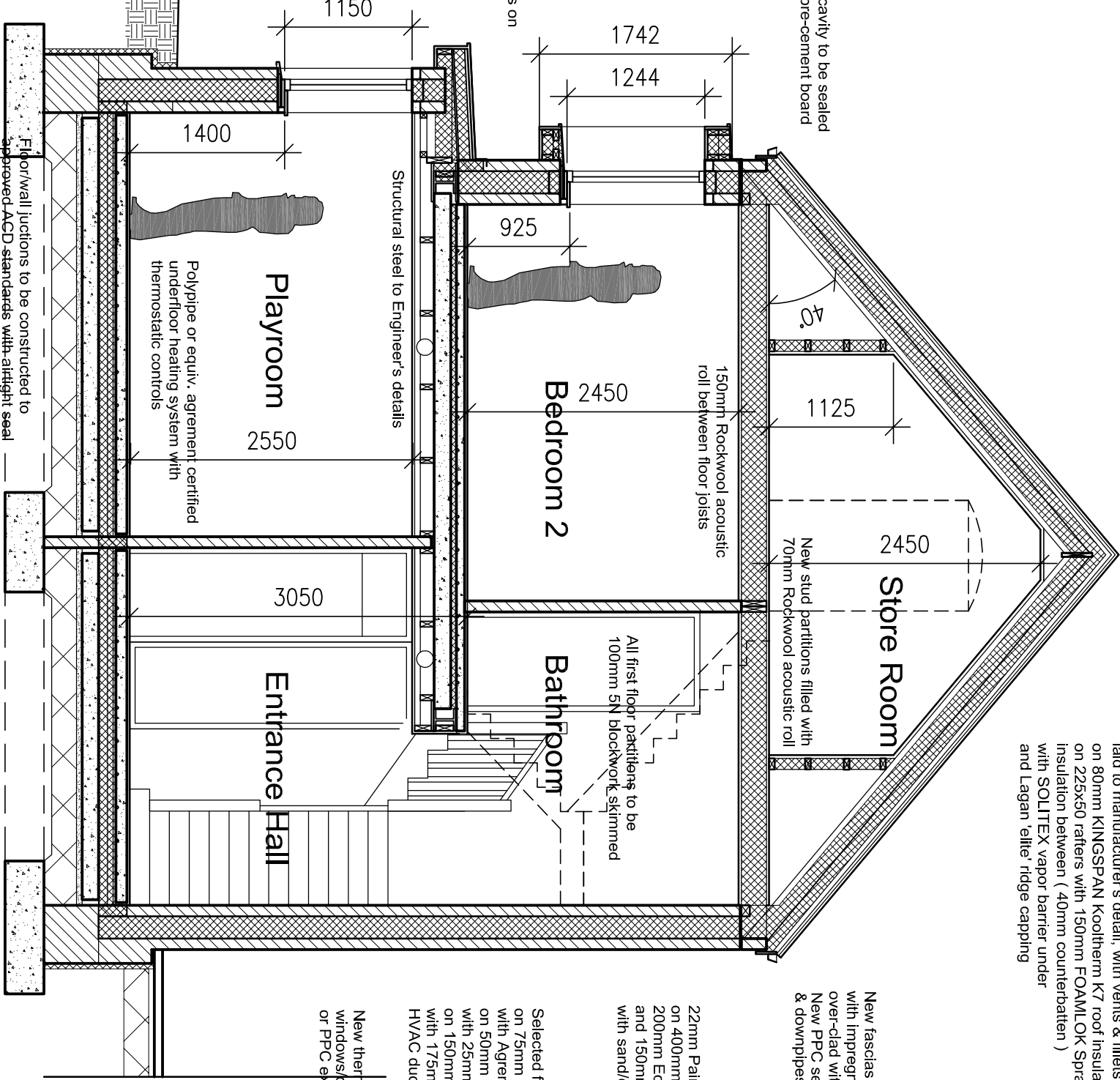
Selected floor tiles or hardwood t&g flooring  
on 75mm brushed Sika Visocrete sand/cement screed  
with Agreement certified underfloor heating system  
on 50mm Quinn Therm Floor QF insulation  
with 25mm Quinn Therm QF slab edging  
on 150mm Precast concrete slabs to Engineer's details  
with 175mm ceiling void formed below to take  
HVAC ductwork, finished with f/b plasterboard & skim

New thermally broken alu-clad double-glazed  
windows/doors with polymer-coated PASSIVE cills  
or PPC extruded aluminium thresholds, to suit

Selected floor tiles or hardwood t&g flooring  
on 75mm brushed Sika Visocrete sand/cement screed  
with Agreement certified underfloor heating system  
on 150mm Quinn Therm Floor QF insulation  
with 25mm Quinn Therm QF slab edging  
on 150mm GGB concrete slab to Engineer's details  
on approved Radon membrane on  
50mm sand blinding on 225mm hardcore

Bithuthene System 400 tanking system  
with Hydoprodut 220 protection board  
to rising walls where external ground level  
is higher than internal floor levels

New foundations design & detail  
to Structural Engineer's specifications



NedZinc or equivalent standing seam  
zinc roofing & cladding to feature bay with  
fleece underlay on 25mm WBP plywood  
to falls on 90mm Thin-R XT/FR-Alu insulation  
over 225x50mm roof joists/studwork with  
150mm FOAMLOK spray between  
with SOLITEX vapor barrier sealed at edges

Oiled Cedar T&G feature cladding on 24x44 battens on  
Tyvek underlay on 25mm floated sand/cement  
on 400mm concrete block/brick cavity wall panel

Existing garden levels to be made up with  
approved topsoil to meet finished patio levels  
and seeded with grass seed to finish

Perimeter hedgerow to be re-installed  
on completion

Bithuthene System 400 tanking system  
with Hydoprodut 220 protection board  
to rising walls where external ground level  
is higher than internal floor levels

NEW HOUSE - PROPOSED CROSS SECTION B-B

- Notes
1. Copyright Reserved
  2. Work to figured dimensions only. Do not scale drawing.
  3. The contractor is responsible for checking all levels and dimensions on site and shall refer all discrepancies to the Architect
  4. Where appropriate, for details of c. structure, or mechanical and electrical details, see Engineers drawings
  5. Proprietary items shall be fixed in strict accordance with manufacturers instructions.
  6. Sizes of proprietary items shall be checked with manufacturer.
  7. The contractor shall be responsible for the coordination of structure, finishes and services.

Project			
CLONLEA LODGE NEW HOUSE & EXTENSIONS			
Drawing Title PROPOSED SECTION B-B			
Drawing No 14-12T010			
Scale	1:50@A3	Rev	-
Drawn	jpm/vm	Date	JAN 2017

The House Architects  
Architecture & Project Management



www.thehousearchitects.ie

Father Mathew Hall, 131 Church Street,  
Smithfield, Dublin 7 tel. 01 507 9990

TENDER March 2017