

By Email

Our Ref: 24-218.04L

FAO Sam Buswell
Countryside Partnerships (Yorkshire)
1 Red Hall Avenue
Paragon Business Village
Wakefield
WF1 2UL

13th May 2025

Dear Sam,

RE: Verification of Hazardous Ground Gas Protection Measures at Plots 14 and 17-23, Land at Hollin Bank, Hollingworth Road, Littleborough

As requested by Countryside Partnerships, site visits were conducted on 4th April 2025 by a suitably qualified and experienced geo-environmental engineer from Arc Environmental Ltd, in order to independently validate the implementation of hazardous ground gas protective measures within Plots 18 and 19 on a proposed residential development at Hollingworth Road, Littleborough. In addition, plots 14, 17 and 20 to 23 were inspected by Countryside Partnerships (Yorkshire). As highlighted in the previous verification report dated 22nd November 2024, at this stage it is recommended that 1 in 5 plots be independently verified, with the remainder inspected by Countryside Partnerships (Yorkshire).

From the results of the hazardous ground gas risk assessment completed by Arc Environmental Ltd, it was determined that the installation of gas protective measures to meet BS8485:2015+A1:2019 – CS2 classification were required, in order to negate any potential risks to the proposed end users.

In order to ensure that the gas protective measures were properly implemented validation works have been undertaken comprising the inspection of the construction and installation of the gas membrane, in general accordance with BS8485:2015 & A1:2019 - Code of practice for the design of protective measures for methane and carbon dioxide ground gases for new buildings, and CIRIA C735:2014 - 'Good Practice on the Testing and Verification of Protection Systems for Buildings Against Hazardous Ground Gas'.

The inspection details are summarised in Table 1 below and continued on the following page. Photographic record sheets for the inspections are also attached with this report.

Table 1

1. Development Summary		
1.1	Type of development and building/blocks inspected	Residential development comprising 126 no. dwellings (1 no. block of 3 terraced houses, 25 no. blocks of semi-detached houses and 73 no. detached houses).
1.2	Foundation type	Majority of plots utilise strip foundations with a suspended block & beam floor and sub floor void. Plots 62-68 alone utilised raft foundations.
1.3	Gas protection type	Majority of plots utilise passive vented sub-floor void and installation of hazardous ground gas barrier membrane. Plots 62-68 alone utilise a cast in-situ reinforced concrete raft with integral retaining wall and fully tanked basement, along with hazardous ground gas barrier membrane.



Arc Environmental Ltd
Solum House
Unit 1 Elliott Court
St John's Road
Meadowfield
Durham
DH7 8PN

RE: Verification of Hazardous Ground Gas Protection Measures at Plots 14 and 17-23, Land at Hollin Bank, Hollingworth Road, Littleborough (Cont'd)

Table 1 (Cont'd)

2. Passive Venting		
2.1	Sub-floor void	A c.150mm minimum sub-floor void has been constructed below the block and beam floor and this was noted to be vented by way of telescopic swan neck vents (see photographic record sheets). Excluding plots 62-68 which utilise a raft foundation and tanked basement.
2.2	External wall airbricks	c.210mm x c.70mm airbricks with double telescopic swan neck vents to sub-floor void at regular intervals / spacings.
3. Gas Barrier Membrane		
3.1	Condition of sub-grade and underside of gas membrane	No sub-grade present – block & beam and cavity wall construction in all plots aside from 62-68. Floor cleaned before laying gas barrier membrane and noted to be free of significant debris.
3.2	Gas membrane type	Juta GP5 Gas Barrier Membrane (blue) is an extremely robust and high-performance ground gas resistant membrane and also provides protection against moisture. The membrane was laid across all the individual floor areas, and joints between sections of membrane were heat welded. Juta GP DPC is a high specification multi-layer damp proof course (DPC) designed to be sufficiently durable to build into perimeter cavity and load bearing walls as part of a gas barrier membrane system to resist moisture and ground gasses. Where the DPC is joined to the GP5 Gas Barrier Membrane, the joint was heat welded. Juta Gas Resistant Self Adhesive Membrane (GR SAM) was used to seal all service entries and repair any damage to the membrane.
3.3	Extent of coverage	The extent of the Gas Barrier Membrane coverage was confirmed over all floor areas and was lapped over the perimeter GAS DPC. The laps were sealed with by heat welding.
3.4	Slab / membrane condition	The condition of the Gas Barrier Membrane was confirmed as being in good condition, and any holes or tears were repaired using GR SAM.
3.5	Joining details	The Juta GP5 Gas Barrier Membrane sheets across the floor areas were jointed to each other utilising heat welding.
3.6	Damp proof membrane	Juta GP DPC was used as a DPM across all floor areas (in accordance with manufacturers specifications). Confirm all laps and joints were heat welded to the Gas Barrier Membrane.
3.7	Service entries and seals	GR SAM was used to seal the Gas Barrier Membrane to every service entry point in the floor slab.
3.8	Service ducts	Service ducts will require appropriate sealing using a closed cell sealant such as FiloSeal or FiloForm. It remains the responsibility of the main contractor to provide photographic evidence of service duct sealings to the Local Authority once services have been pulled through the ducts, if required.

Based on the inspection carried out by Arc Environmental Ltd., this validation letter confirms that the hazardous ground gas protective measures within Plots 14 & 17-23 of the residential development have been satisfactorily installed and as such have PASSED inspection.

It is deemed suitable to continue a verification regime of 1 in 5 plots. After 30 plots in total have been verified a regime of 1 in 10 can be adopted.

RE: Verification of Hazardous Ground Gas Protection Measures at Plots 14 and 17-23, Land at Hollin Bank, Hollingworth Road, Littleborough (Cont'd)

We trust the information we have provided to you is to your satisfaction. However, if you require any further information or clarification, please do not hesitate to contact us.

Yours sincerely

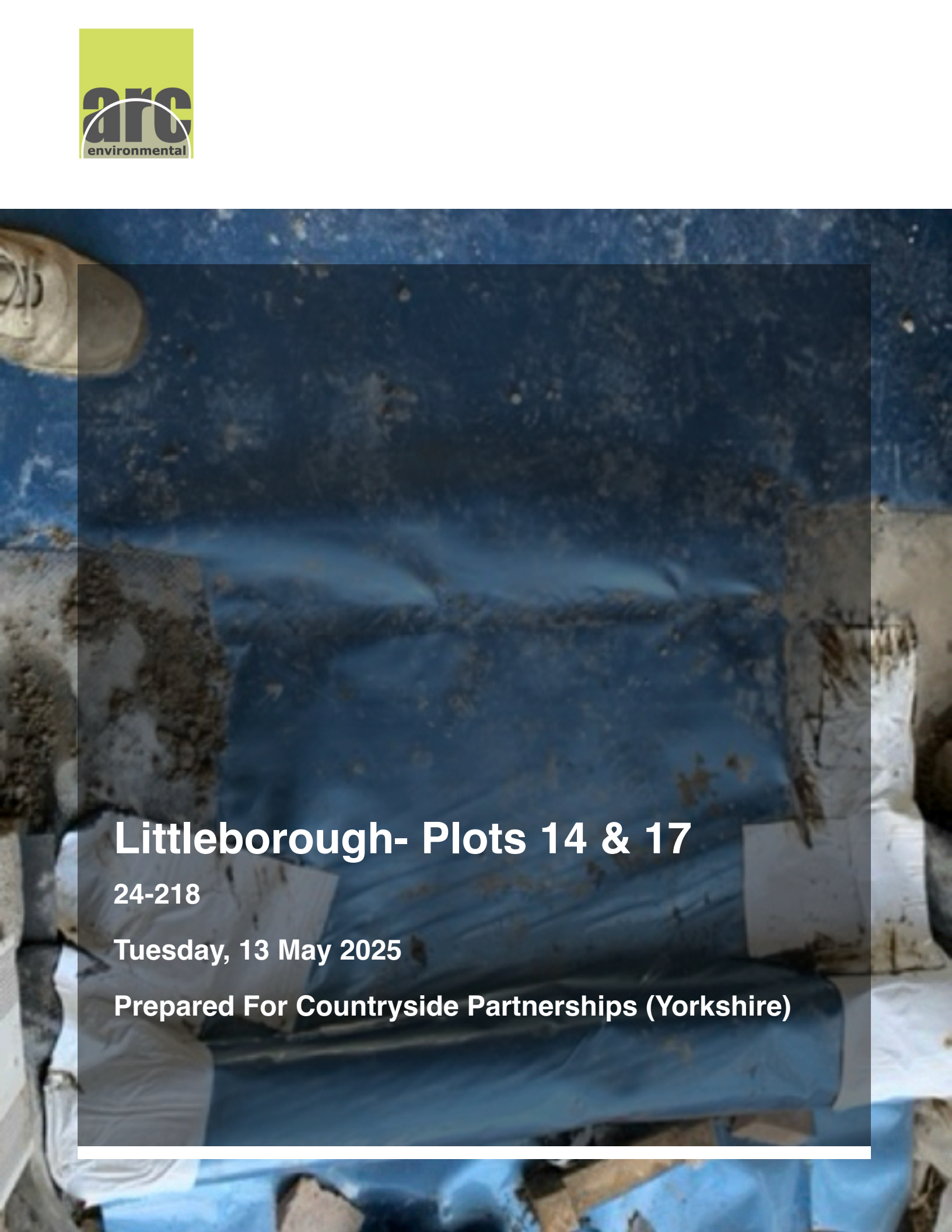


.....
Thomas White

Associate

For and on behalf of Arc Environmental Limited

Photographic Record Sheets

The background of the slide is a photograph of a blue tarp or plastic sheeting, which is wrinkled and has some dirt or debris on it. The tarp is covering something, and there are some white objects, possibly bags or containers, visible around the edges.

Littleborough- Plots 14 & 17

24-218

Tuesday, 13 May 2025

Prepared For Countryside Partnerships (Yorkshire)



Verification Photo 1



Verification Photo 2



Verification Photo 3



Verification Photo 4



Verification Photo 5



Verification Photo 6



Verification Photo 7



Verification Photo 8



Verification Photo 9



Verification Photo 10



Verification Photo 11



Verification Photo 12



Verification Photo 13



Verification Photo 14

Thomas White

Thomas White
Arc Environmental Ltd

The background of the slide is a photograph of a construction site. A multi-story building is under construction, with its concrete frame visible. The building is completely encased in a dense network of yellow and grey scaffolding. In the foreground, there are red and silver metal barriers. The sky is blue with some light clouds.

Littleborough - Plots 18 & 19

24-218

Tuesday, 13 May 2025

Prepared For Countryside Partnerships (Yorkshire)



Verification Photo 1



Verification Photo 2



Verification Photo 3



Verification Photo 4



Verification Photo 5



Verification Photo 6



Verification Photo 7



Verification Photo 8



Verification Photo 9



Verification Photo 10



Verification Photo 11



Verification Photo 12



Verification Photo 13



Verification Photo 14



Verification Photo 15

TH White

Thomas White
Arc Environmental Ltd

Littleborough- Plots 20 & 21

24-218

Tuesday, 13 May 2025

Prepared For Countryside Partnerships (Yorkshire)



Verification Photo 1



Verification Photo 2



Verification Photo 3



Verification Photo 4



Verification Photo 5



Verification Photo 6



Verification Photo 7



Verification Photo 8



Verification Photo 9



Verification Photo 10



Verification Photo 11

AWH

Thomas White
Arc Environmental Ltd

The background image shows a construction site with a blue tarp covering the ground and a brick wall in the background. A yellow level is visible on the wall.

Littleborough- Plots 22 & 23

24-218

Tuesday, 13 May 2025

Prepared For Countryside Partnerships (Yorkshire)



Verification Photo 1



Verification Photo 2



Verification Photo 3



Verification Photo 4



Verification Photo 5



Verification Photo 6



Verification Photo 7



Verification Photo 8



Verification Photo 9



Verification Photo 10



Verification Photo 11

TAWhite

Thomas White
Arc Environmental Ltd

Product Specifications



GP®5

GP®5 gas barrier is a multi-layer composite of virgin polyethylene (PE) giving exceptional resistance to the passage of ground gas and organic vapours. It also acts as a high performance DPM.

Thickness	0.4 mm
Width	Various m
Length	Various m
Weight	400 g/m ²

TITANTECH®

For developers of brownfield and contaminated sites the TITANTECH® family of products represent a major step forward in safeguarding projects against gaseous and chemical contamination.

GP®5 is suitable for the following applications:

- Carbon dioxide and methane affected sites in accordance with BS 8485:2015 + A1:2019 & NHBC
- Radon affected sites in accordance with BRE211:2015
- Damp protection in accordance with Building Regulations Part C
- Low level VOC contaminated sites (site specific assessment required)

Handling

Roll weights can be in excess of 20kg and hence appropriate care and equipment is required for unloading and handling.

Installation

GP®5 should be installed in accordance with the product installation guidelines, and in accordance with BS 8485:2015.

Certifications



Please
Scan



Rev 2024



Feature	Characteristics	Test Method	GP [®] 5
Physical Properties	Thickness	EN 1849-2	0.4 mm
	Width	EN 1849-2	Various m
	Length	EN 1849-2	Various m
	Weight	EN 1849-2	400 g/m ²
Hydraulic Press	Resistance to Water Penetration	EN 1928 (A)	Pass
Mechanical Properties	Resistance to Static Load	EN 12730	> 20 kg
	Tensile Strength (MD)	EN 12311-2 (A)	> 300 N/50mm
	Tensile Strength (CMD)	EN 12311-2 (A)	> 300 N/50mm
	Resistance to Tearing (Nail Shank) MD	EN 12310-1	> 230 N
	Resistance to Tearing (Nail Shank) CMD	EN 12310-1	> 230 N
	Impact Resistance	EN 12691-B	500 mm
	Puncture Resistance	ASTM D 4833	> 160 N
	Puncture Resistance	EN 12236	1.60 kN
	Reaction to Fire	EN 13501-1	E
Vapour Permeability	Methane Permeability	BS EN ISO 15105-1	0.12 ml/m ² /day/atm
	Carbon Dioxide Permeability	BS EN ISO 15105-1	1.53 ml/m ² /day/atm
	Hydrogen Permeability	BS EN ISO 15105-1	68.7 ml/m ² /day/atm
	Benzene Permeability	BS EN ISO 15105-2	0.41 ml/m ² /day
	Oxygen Permeability	BS EN ISO 15105-2	<3 ml/m ² /day
	Radon Permeability	K124/02/95	1.0 x 10 ⁻¹² m ² /s
	Hydrogen Sulphide Permeability	BS EN ISO 15105-1	<0.68 ml/m ² /day/atm
Fuel Vapour Permeability	Petrol	BS EN ISO 15105-2	(ave.) 3.4 x 10 ⁻¹³ /mol/(m ² .s.Pa)
	Diesel	BS EN ISO 15105-2	(ave.) 3.4 x 10 ⁻¹³ /mol/(m ² .s.Pa)
Durability	Durability Watertightness After Artificial Ageing	EN 1928	Pass
	Durability Watertightness Against Chemicals	EN 1928	Pass
Compliance and Certification	CE Mark - EN 13967:2012		
	NHBC Standards Compliant		
	BS 8485:2015 + A1 2019 Accordant		

JUTA UK

Please contact JUTA UK Directly for more information on GP[®]5

Storage

Rolls of GP[®]5 should be stored on stable/level ground and stacked not more than five rolls high, with no other material stacked on top. The rolls can be stored outdoors when packaged, but should be protected from exposure to UV.



JUTA UK

Please contact JUTA
UK Directly for more
information on GP[®]5

Jointing and Sealing

It is recommended GP[®]5 can be heat welded where possible, with welding carried out by competent personnel with suitable qualifications in accordance with best practice, and guidance contained within BS 8485:2015. GP[®]5 should be overlapped by at least 100mm. If taping joints, only suitable tape must be used, ensuring application with a silicone roller to remove trapped air. JUTA pre-formed details, or self adhesive gas membrane are available for sealing around protuberances.

Accessory Products

- GP[®] DPC
- GP[®] Tape
- GP[®] Self Adhesive Membrane (SAM)
- GP[®] Primer
- GP[®] Top Hats and Preformed Corners
- GP[®] Protection Fleece
- GP[®] Void Vent (24/40mm)

Design Drawings

External Door Schedule (Block 01)						
Door Ref	Type Mark	STRUCTURAL		Door Panel - Colour	Required Clear Width	Comments
		Width	Height			
B01-ED01	EDT-04	1023	2110	Dark Grey		

Window Schedule (Block 1)						
Mark	Type	STRUCTURE	Approx Inches	Safety Factor	Closing Cycle	Comments
		Width	Height			
L00 - Ground Floor						
001	WT-01	1473	2138	No	No	
002	WT-08	1545	1510	No	No	
003	WT-03	665	1370	No	No	
004	WT-21	1248	1050	No	No	
L01 - First Floor						
005	WT-07	1545	1360	Yes	No	
006	WT-26	665	1135	No	Yes	
008	WT-03	665	1370	No	Yes	
009	WT-03	665	1370	Yes	No	
010	WT-07	1545	1360	No	Yes	
011	WT-05	665	1210	No	Yes	
012	WT-26	665	1135	No	Yes	
013	WT-28	1248	1360	Yes	No	
014	WT-28	1248	1360	No	Yes	
015	WT-02	665	1210	No	Yes	
016	WT-02	665	1210	No	Yes	

Glazing and Trickle Vent Requirements

Ground Floor
28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

First Floor
28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

Wall Legend

	Below FF, External Cavity Wall: • 105-mm brick outer leaf • 105-mm cavity • 105-mm cavity fully filled with insulation • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork
	Above FF, External Cavity Wall: • 105-mm brick outer leaf • 105-mm cavity • 105-mm cavity fully filled with insulation • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork • 25-mm glassfaced on daubs with skim finish
	Below FF, Internal Cavity Wall (insulated): • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork • 105-mm cavity • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork • 25-mm glassfaced on daubs with skim finish
	Above FF, Separating Cavity Wall (insulated): • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork • 105-mm cavity • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork • 25-mm glassfaced on daubs with skim finish
	25-mm Slab: • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork
	Load Bearing Internal Wall: • 105-mm brickwork on daubs with skim finish • 105-mm brick, 7.3%min Standarde Plasmor Aglite Ultra blockwork • 25-mm glassfaced on daubs with skim finish

Key

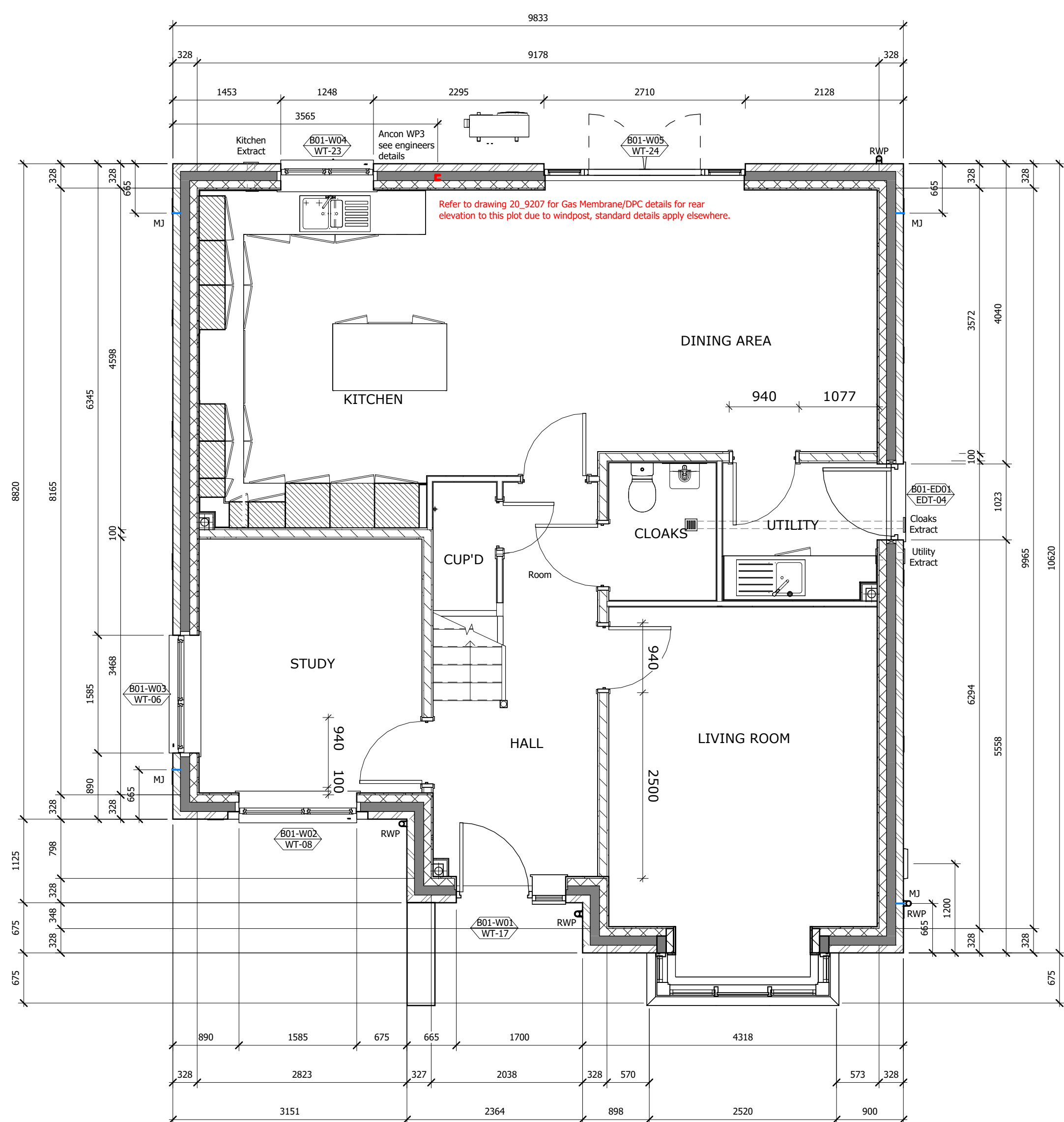
- Air Bricks
- Vent Area Lo-Carbon NBN eMBY C with rigid ducts
- Rain Water Downpipes
- Perimeter Cavity Wall Vents
- Vent Area Lo-Carbon NBN eMBY C with rigid ducts within floor slab
- SVP & Direct to Drain Connections
- RC lintel over airbrick adjacent to Nupuan corner joint
- Vent Area Lo-Carbon NBN eMBY C with rigid ducts within roof void to roof of the vent
- Incoming Water Entry Point
- Electric Meter Box Location
- Movement Joint Locations - (Engineers drawing locations)
- ASPH Heat Exchanger, (to be located a minimum 1m from plot boundary)
- Floor Span Direction (subject to sub-contractor design drawings)
- 30 minute Integrity & 15 minutes Insulation Vertical Memory Wall Cavity Barrier
- Structural Steelwork, roof of engineers drawings and specification (engineers drawings takes precedence)
- Incoming Water
- Telecoms
- Electricity

General Note

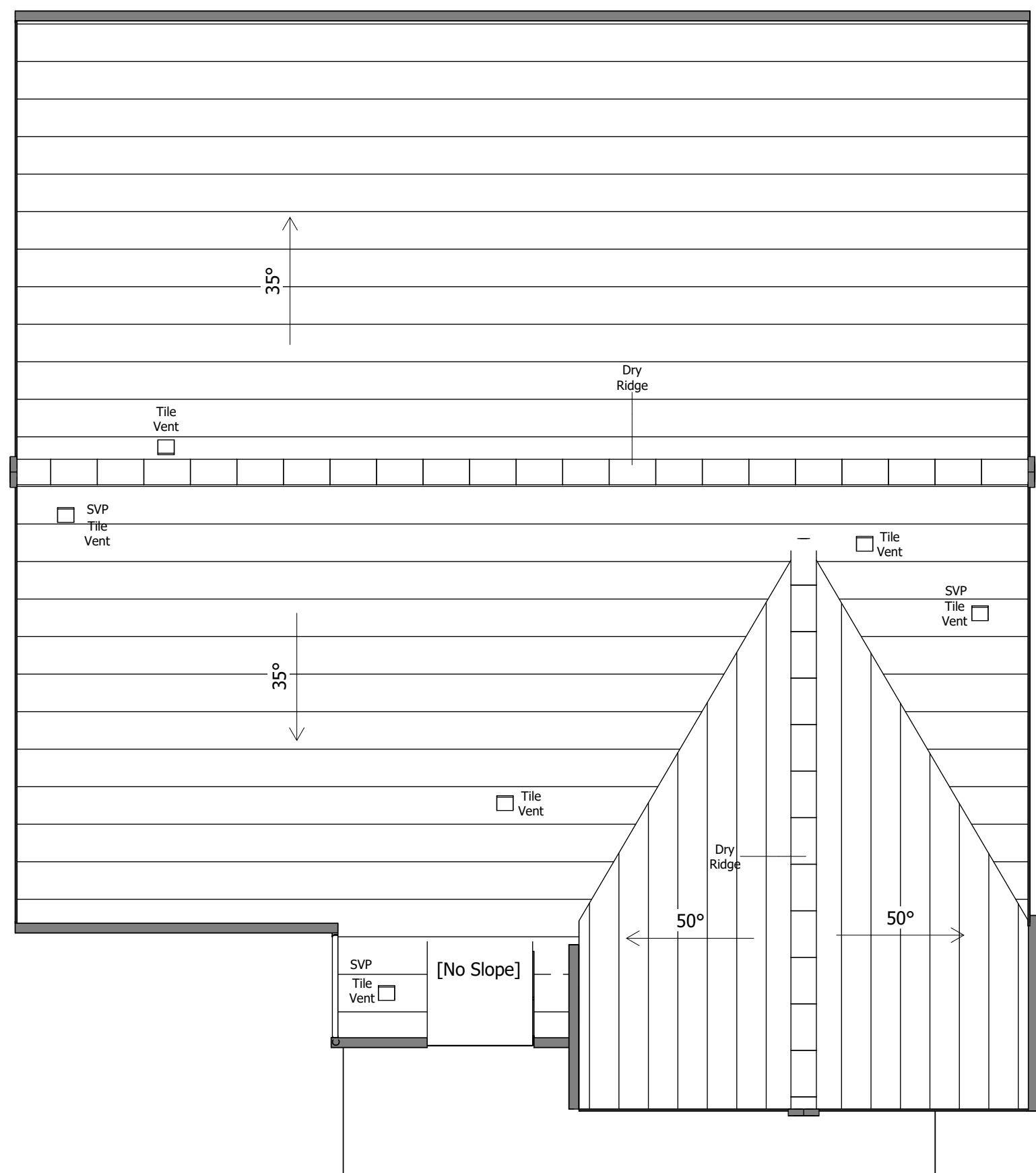
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Risks

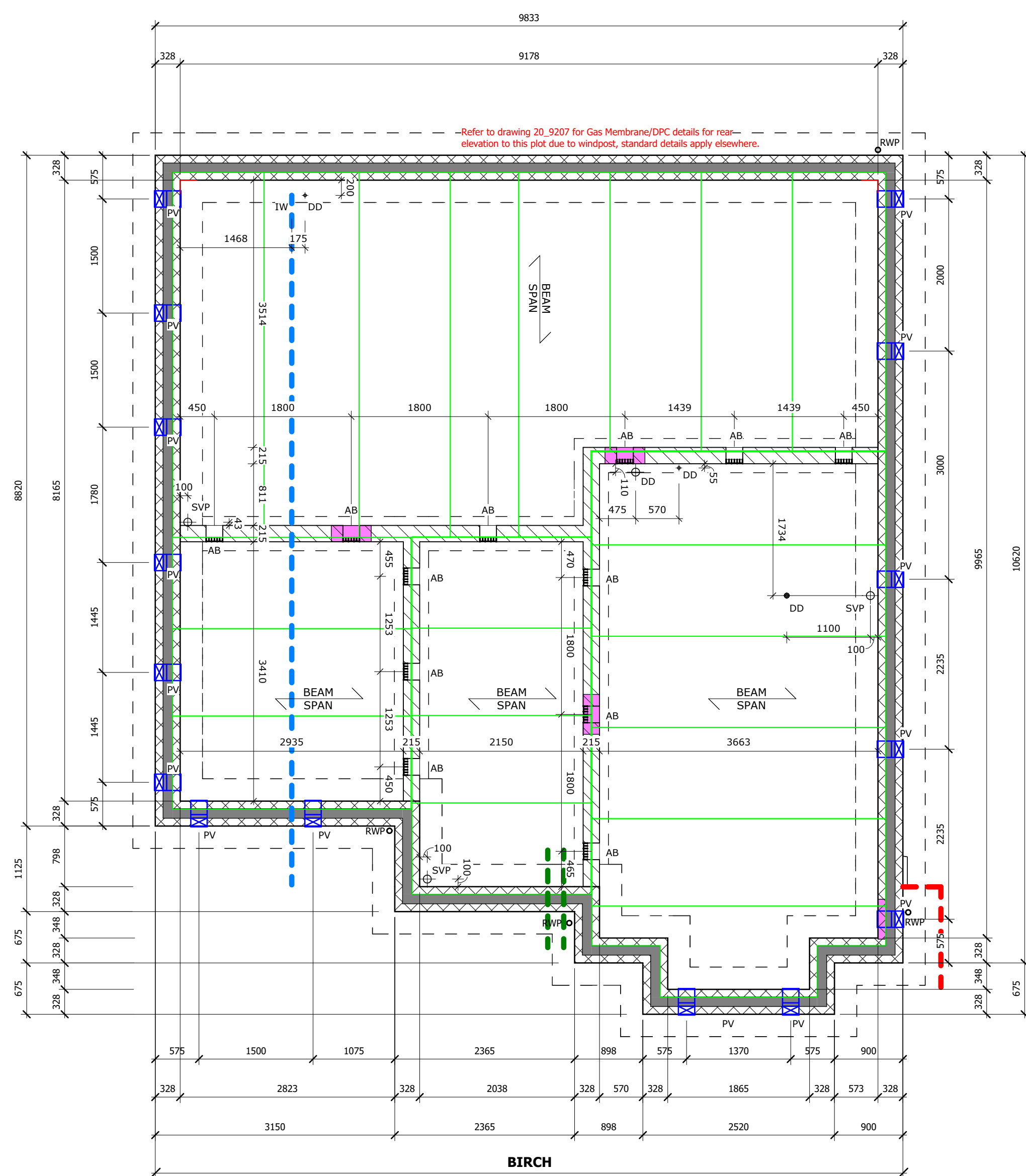
Lifting Hazard	Risk of Falling	Risk of Collapse
Risk of Falling Object	Consideration for High Level Access	Risk of Explosion



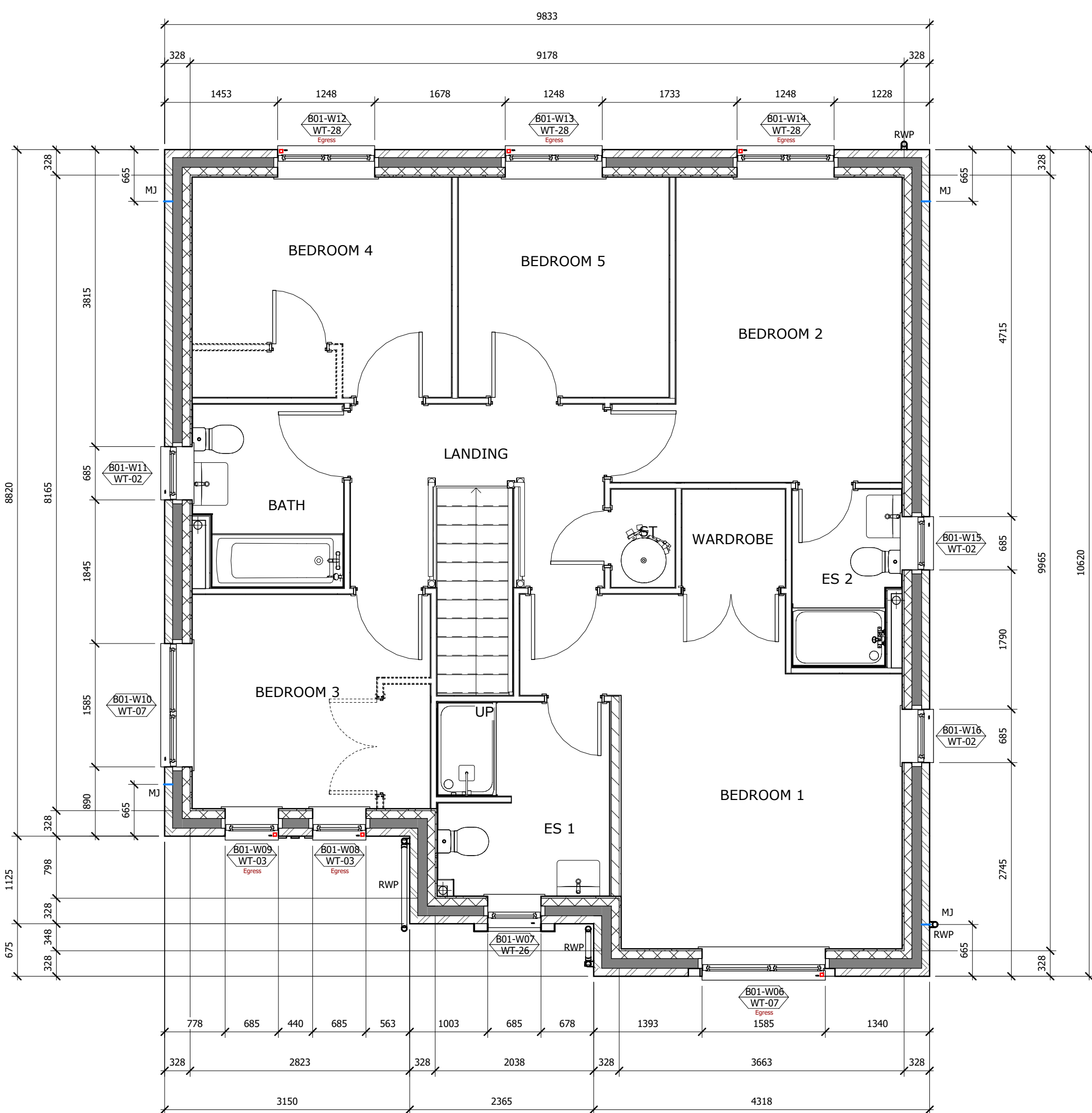
Ground Floor Plan
1 : 50



Roof Plan
1 : 50



Substructure Plan



First Floor Plan
1 : 50

P7	14.06.24	DW	AH	Substructure Updated
P6	13.05.24	DW	AH	Dirms added to internal masonry to set out openings
P5	02.05.24	DW	AH	Dirms to internal blockwork added.
P4	25.04.24	DW	AH	Drawings coordinated with 3rd party and engineers information.
P3	10.10.23	KK	DW	Wall Legend and spec of dMew updated.
P2	01.09.23	KK	DW	Updated to suit client comments.
P1	02.06.23	ME	DW	Floor plans added to sheets. Additional information added to substructure plans.

Rev:	Date:	Drawn:	Checked:	Description:
S0				Work In Progress

S0	Work In Progress
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Hollin Gate, Littleborough

GA Block Plans - Plot
Block 1

Location:
Hollingworth Road
Littleborough

Client:
Countryside Partnerships

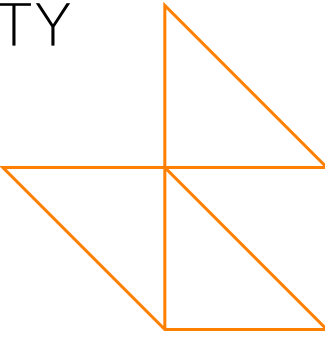
UPN Origin Zone Level Type Role Series/Number Revision:
HOLL-WBA-XX-XX-DR-A-20_2001 P7

Date: Drawn: Checked: Scale: @A0 Int Job No:
Nov 22 MI DW 1 : 50 4046-001

WATSON BART
ARCHITECTS

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E: enquiries@watsonbatty.com
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FUTURE BUILT



External Door Schedule (Block 30)						
Door Ref	Type Mark	STRUCTURAL		Door Panel - Colour	Required Clear Width	Comments
		Width	Height			
B30-ED01	EDT-04	1023	2110	Dark Grey		

Window Schedule (Block 30)								
Mark	Type	Mark	STRUCTURAL		Egress	Safety	Elevator	Comments
			Window	Height				
U0 - Ground Floor								
EW-001	WT-01	1585	1550	No	Yes	No		
EW-002	WT-02	1918	2210	No	Yes	No		
EW-003	WT-03	1585	1550	No	Yes	No		
EW-004	WT-04	1685	1550	No	Yes	No		
EW-005	WT-05	1585	1500	No	Yes	No		
EW-006	WT-23	1248	1210	No	Yes	No		
EW-007	WT-24	1210	1210	No	Yes	No		
EW-008	WT-23	1248	1210	No	Yes	No		
EW-009	WT-01	1685	1000	No	Yes	No		
U1 - First Floor								
EW-010	WT-07	1585	1300	Yes	No	No		
EW-011	WT-02	1685	1210	No	Yes	No		
EW-012	WT-03	1685	1300	Yes	No	No		
EW-013	WT-03	1685	1300	Yes	Yes	No		
EW-014	WT-03	1685	1300	Yes	No	No		
EW-015	WT-03	1685	1300	Yes	No	No		
EW-016	WT-02	1685	1210	No	No	Yes		
EW-017	WT-02	1685	1210	No	No	Yes		
EW-018	WT-07	1585	1300	Yes	No	No		
EW-019	WT-23	1248	1210	No	Yes	No		
EW-020	WT-23	1248	1210	No	No	Yes		
EW-021	WT-23	1248	1300	Yes	No	No		
EW-022	WT-23	1248	1300	Yes	No	No		

Glazing and Trickle Vent Requirements

Ground Floor
28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

First Floor
28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

Plot Mechanical Ventilation Requirements - Vent Axia Cool Box System

BED 1 - 20 l/s
BED 2 - 20 l/s
BED 3 - 20 l/s
BED 4 - 20 l/s

For detail system design refer to VENT AXIA

Wail Gables



Below FF, External Cavity Wall:

- 10mm stone outer leaf
- 125mm cavity fully filled with insulation
- 10mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork

Above FF, External Cavity Wall:

- 20mm render
- 10mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork
- 125mm cavity fully filled with insulation
- 10mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork
- 12.5mm plasterboard on dabs with sump finish

Below FF, Separating Cavity Wall: Robust Detail: E10M-36

- 10mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork
- 10mm cavity fully filled with insulation
- 10mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork

Above FF, Separating Cavity Wall: Robust Detail: E10M-36

- 12.5mm plasterboard on dabs with sump finish
- 10mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork
- 10mm cavity fully filled with insulation
- 10mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork
- 12.5mm plasterboard on dabs with sump finish



Sloped Wall:

- 215mm thick 7.3mm² Standard Resistor Agglite Ultima blockwork

Key

- Air Bricks
- Vent Air-to-Carbon Nitro-dHEV C with rigid duct
- Rain Water Downspout
- Electric Meter Box Location
- Periscope Cavity Wall Vents
- Vent Air-to-Carbon Nitro-dHEV C (with rigid ducts within floor void)
- SWP & Direct to Drain Connectors
- IRC Initial overhalls adjacent to Nuptan corner joint
- Vent Air-to-Carbon Nitro-dHEV C (with rigid ducts within roof void to roof the vent)
- Incoming Water Entry Point
- 30 minute Integrity & 15 minutes Insulation Vertical Masonry Wall Cavity Barrier
- Structural Strengthening, refer to engineers drawings and specifications (Engineers drawings takes precedence)
- Incoming Water
- Telecoms
- Electricity

Movement Joint Locations - (Engineers drawings takes precedence)

ASHP Heat Exchanger, (to be located a minimum 1m from plot boundary)

Floor Span Direction (subject to sub-contractor design drawings)

General Notes

[illegible]

Risks			
-	Lifting Hazard	-	Risk of Failing
-		-	Risk of Collapse
-	Risk of Failing Object	-	Consideration for High Level Access
-		-	Risk of Explosion

Ground Floor Plan
1 : 50

Roof Plan

Substructure Plan

First Floor Plan
1 : 50

P8	14.06.24	DW	AH	Substructure Updated
P7	13.05.24	DW	AH	Drms added to internal masonry to set out openings
P6	02.05.24	DW	AH	Drms to internal blockwork added
P5	25.04.24	DW	AH	Drawings coordinated with 3rd party and engineers information.
P4	17.01.24	DW	JT	Vent Axia Cool Box System schedule
P3	10.10.23	KK	DW	Wall Legend and spec of dMew updated.
P2	01.09.23	KK	DW	Updated to suit client comments.
P1	02.06.23	ME	DW	Floor plans added to sheets. Additional information added

Rev:	Date:	Drawn:	Checked:	Description:
Suitability:				
S0		Work In Progress		

Hollin Gate, Littleborough

GA Block Plans - Plot 11
Block 30

Location:
Hollingworth Road
Littleborough

Client: Countryside Partnerships

UPPNV Creator Zone Level Type Role Series/Number Revision:
HOLL-WBA-XX-XX-DR-A-20_2011 P8
Date: Drawn: Checked: Scale: (S/A) Int Job No:
Nov 22 MI DW 1 : 50 4046-001

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E: enquiries@watsonbatty.com
W: www.watsonbatty.com



Note: Do not Scale from this drawing. All dimensions to be checked on sit

[illegible]

Note: Do not Scale from this drawing. All dimensions to be checked on site

Wall Legend

	Below FF, External Cavity Wall 100mm stone outer leaf 125mm cavity fully filled with insulation. 100mm 7.5mm Standard Planer Aglite Utracork.
	Above FF, External Cavity Wall 100mm stone outer leaf 125mm cavity fully filled with insulation. 100mm 7.5mm Standard Planer Aglite Utracork.
	Below FF, Separating Cavity Wall - Robert Detail E-WH-36 100mm stone outer leaf 125mm cavity fully filled with insulation. 100mm 7.5mm Standard Planer Aglite Utracork.
	Above FF, Separating Cavity Wall - Robert Detail E-WH-36 100mm stone outer leaf 125mm cavity fully filled with insulation. 100mm 7.5mm Standard Planer Aglite Utracork.
	Sleeper Wall 215mm 7.5mm 7.5mm Standard Planer Aglite Utracork.
	Load Bearing Internal Wall 125mm plasterboard on dabs with slon finish. 100mm 7.5mm Standard Planer Aglite Utracork. 125mm plasterboard on dabs with slon finish.

28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

Key

- Air Bricks
- Vent Area Lo-Carbon NH₃ dHVC with rigid ducts
- Rain Water Downpipe
- Electric Meter Box Location
- Periscope Cavity Wall Vents
- Vent Area Lo-Carbon NH₃ dHVC with rigid ducts within floor void
- SVP & Direct to Drain Connections
- RC lintel over airbrick adjacent to Nansen corner joint
- Vent Area Lo-Carbon NH₃ dHVC with rigid ducts within roof void to roof tile vent
- Incoming Water Entry Point
- Floor Span Direction (subject to sub-contractor design drawings)
- 30 minute Integrity & 15 minutes Insulation Value Masonry Wall Cable Barrier Structural Subsober, refer to engineering drawings and specifications (Engineers drawings takes precedence)
- Movement Joint Locations - (Engineers drawings takes precedence)
- ASHP Heat Exchanger - To be located a minimum 1m from plant boundary
- Incoming Water
- Telecoms
- Electricity

[illegible]

Risks			
Lifting Hazard	Risk of Falling	Risk of Collapse	
Risk of Falling Object	Consideration for High Level Access	Risk of Explosion	



P6	14.05.24	DW	AH	Substructure Updated
P7	14.05.24	DW	AH	Lintels shown to airbricks where required.
P6	13.05.24	DW	AH	Drms added to internal masonry to set out openings
P5	02.05.24	DW	AH	Dirrs to internal blockwork added.
P4	25.04.24	DW	AH	Drawings coordinated with 3rd party and engineers information.
P3	10.10.23	KK	DW	Wall Legend and spec of dMew updated.
P2	01.09.23	KK	DW	Updated to suit client comments.
P1	02.06.23	MI	DW	Floor plans added to sheets. Additional information added to substructure plans.

Rev	Date	Drawn	Checked	Description
-----	------	-------	---------	-------------

S0	Work In Progress
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Hollin Gate, Littleborough

GA Block Plans - Plot 29
Block 7

Locations:
Hollingworth Road
Littleborough

Client:
Countryside Partnerships

UPPN Originator Zone Level Type Role Series/Number Revision:
HOLL-WBA-XX-XX-DR-A-20_2026 P8

Date: Drawn: Checked: Scale: @A0 Int. Job No:
Nov 22 MI DW 1 : 50 4046-001

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Note: Do not Scale from this drawing. All dimensions to be checked on site

External Door Schedule (Block 14)						
Door Ref	Type Mark	STRUCTURAL		Door Panel - Colour	Required Clear Width	Comments
		Width	Height			
B14-ED01	EDT-04	1023	2110	Dark Grey		

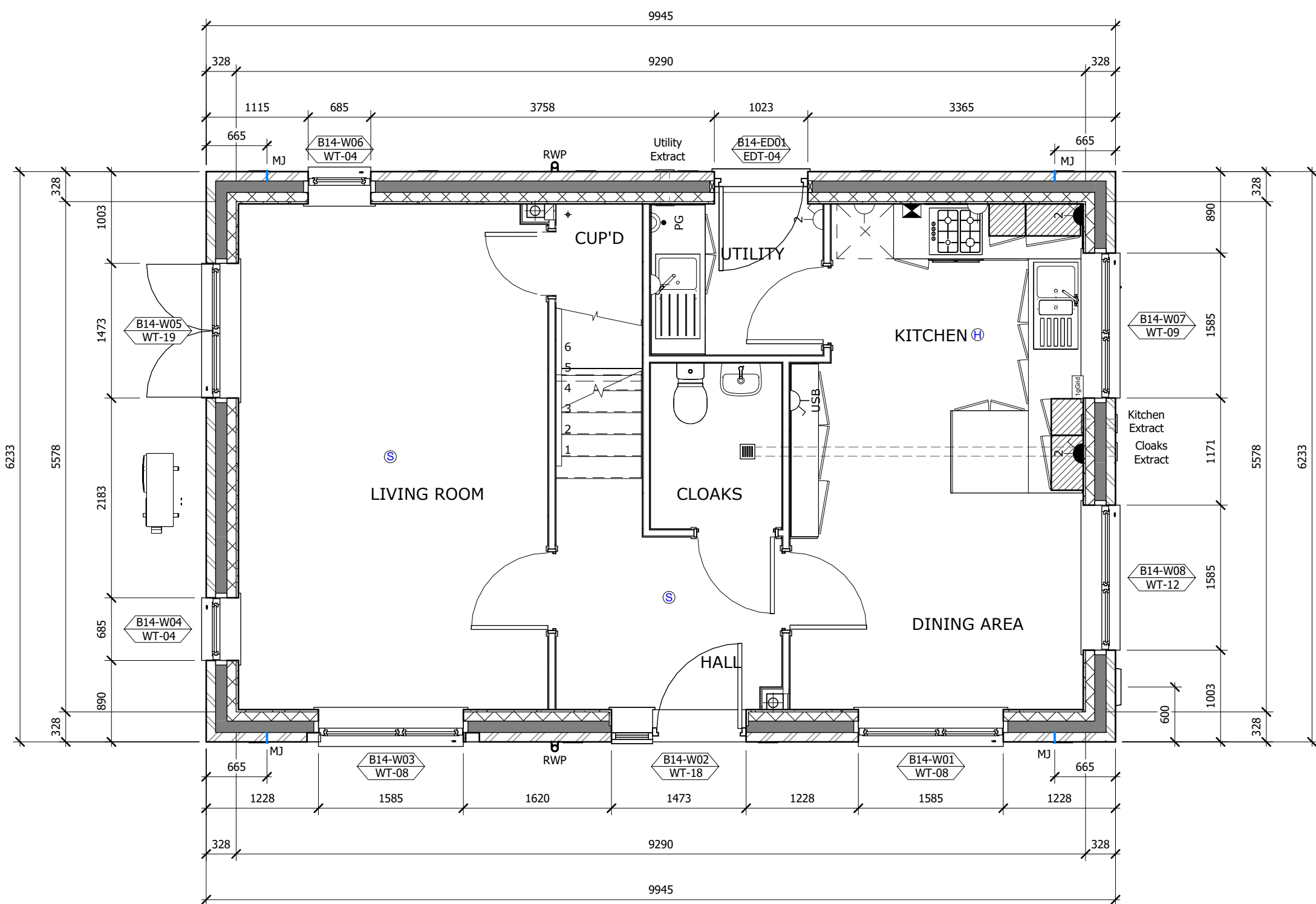
Window Schedule (Block 14)

Unit	Type	Th	W	Tu	We	Th	F	Sa	Su	Comments
		Structural	Weld	Inspect	Aggrs	Safety	Obstuc	Window	Glassing	
U01 - Ground Floor										
B1-W001	WT-08	1585	1550	No	Yes	No	Yes	No		
B1-W002	WT-18	1473	1510	No	Yes	No	Yes	No		
B1-W003	WT-08	1550	1510	No	Yes	No	Yes	No		
B1-W004	WT-08	1550	1510	No	Yes	No	Yes	No		
B1-W005	WT-19	1473	1510	No	Yes	No	Yes	No		
B1-W006	WT-08	1550	1510	No	Yes	No	Yes	No		
B1-W007	WT-09	1585	1560	No	No	No	No	No		
B1-W008	WT-12	1585	1560	No	No	No	No	No		
U01 - First Floor										
B1-W009	WT-02	685	1210	No	No	No	Yes	No		
B1-W010	WT-02	685	1210	No	No	No	Yes	No		
B1-W011	WT-02	685	1210	No	No	No	Yes	No		
B1-W012	WT-02	685	1210	No	No	No	Yes	No		
B1-W013	WT-02	685	1210	No	No	No	Yes	No		
B1-W014	WT-02	685	1210	No	No	No	Yes	No		
B1-W015	WT-02	685	1210	No	No	No	Yes	No		
B1-W016	WT-11	1585	1560	No	No	No	No	No		
B1-W017	WT-03	685	2360	Yes	No	No	No	No		
B1-W018	WT-03	685	2360	Yes	No	No	No	No		

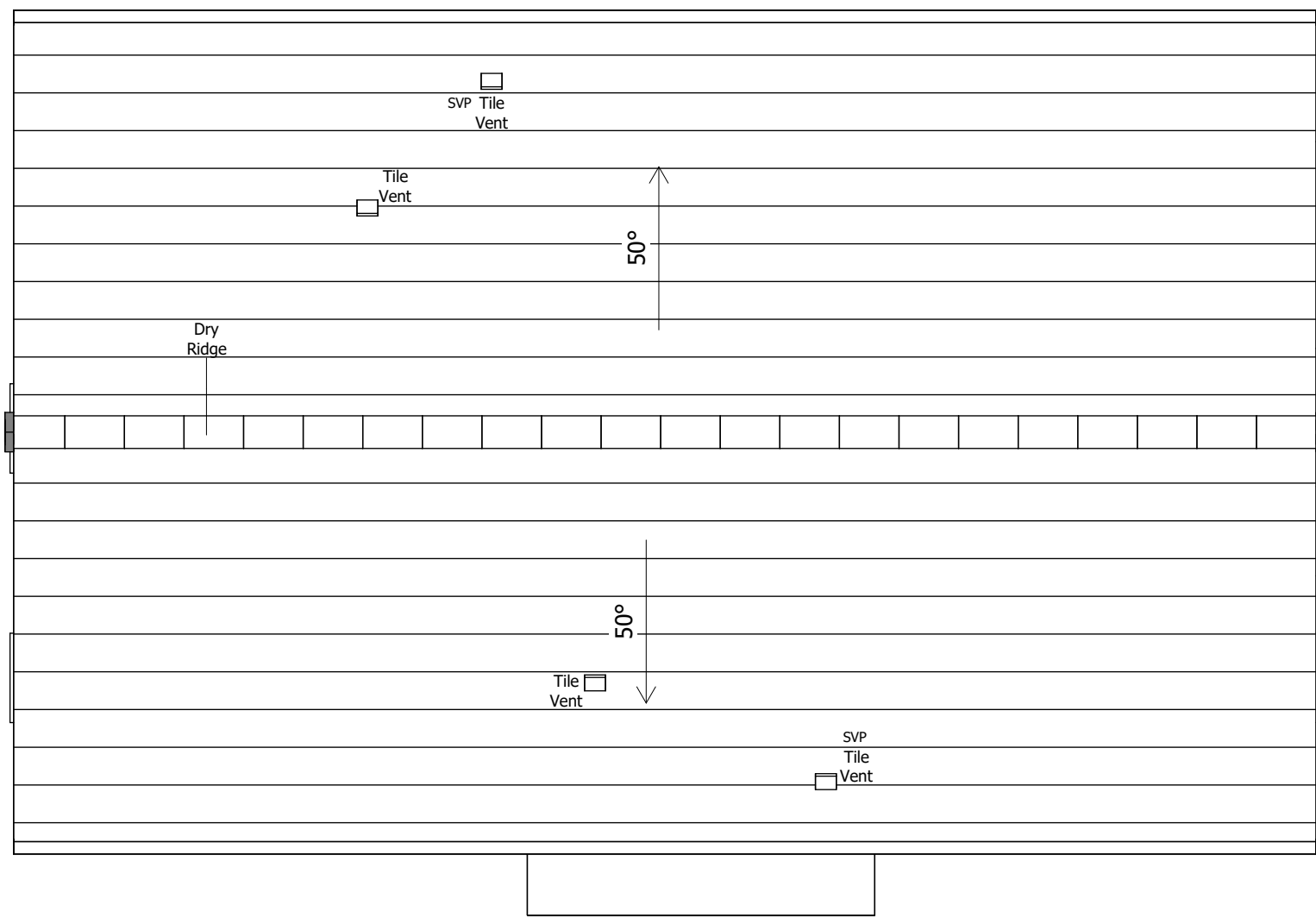
Glazing and Trickle Vent Requirements

Ground Floor
28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

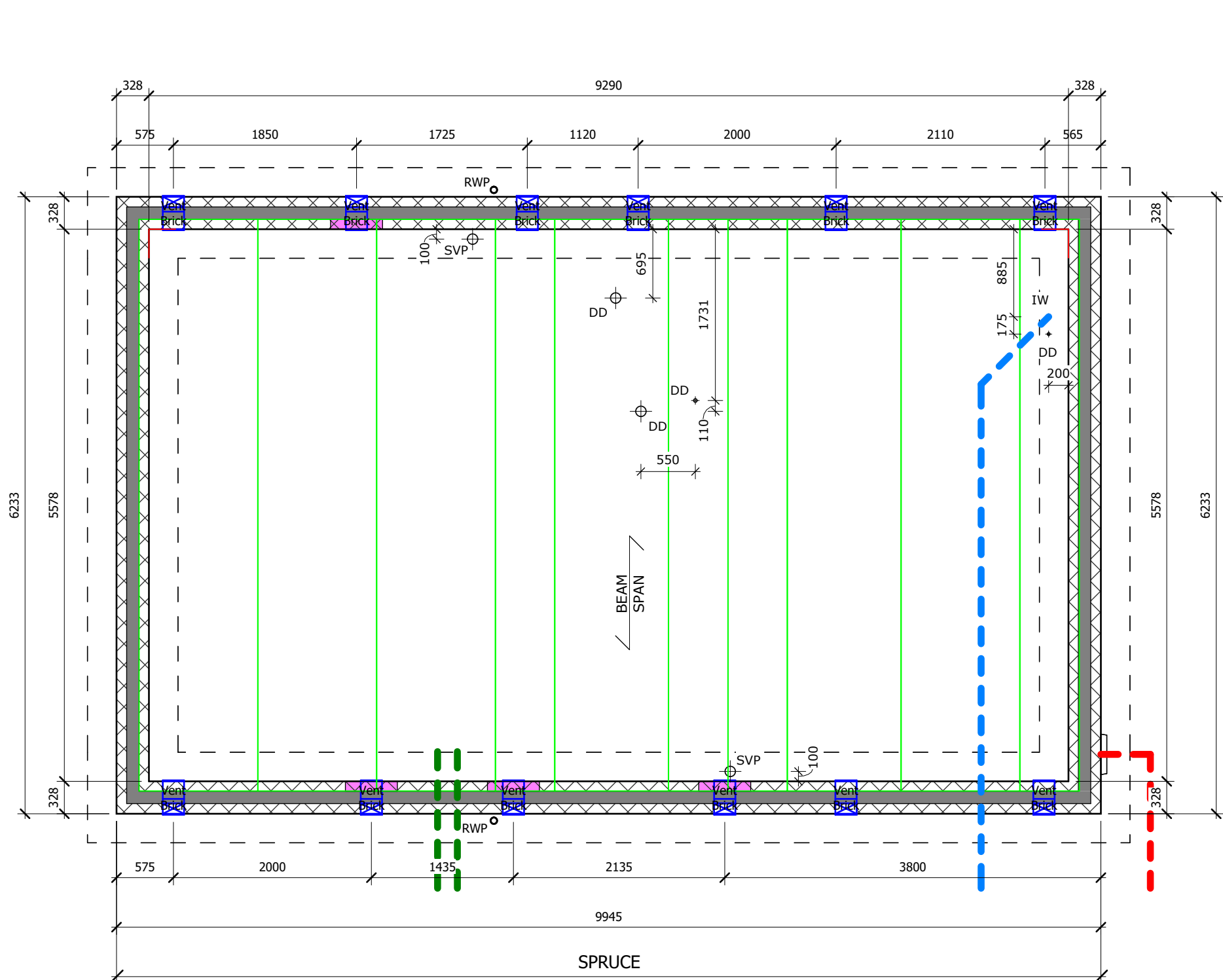
First Floor
28dB R(w+Ctr) Glazing & 32dB D(n, e, w) Trickle or Wall Vent (to habitable rooms only)

Plot Mechanical Ventilation Requirements - Vent Axia Cool Box System
REF: 1 - 20 Hz

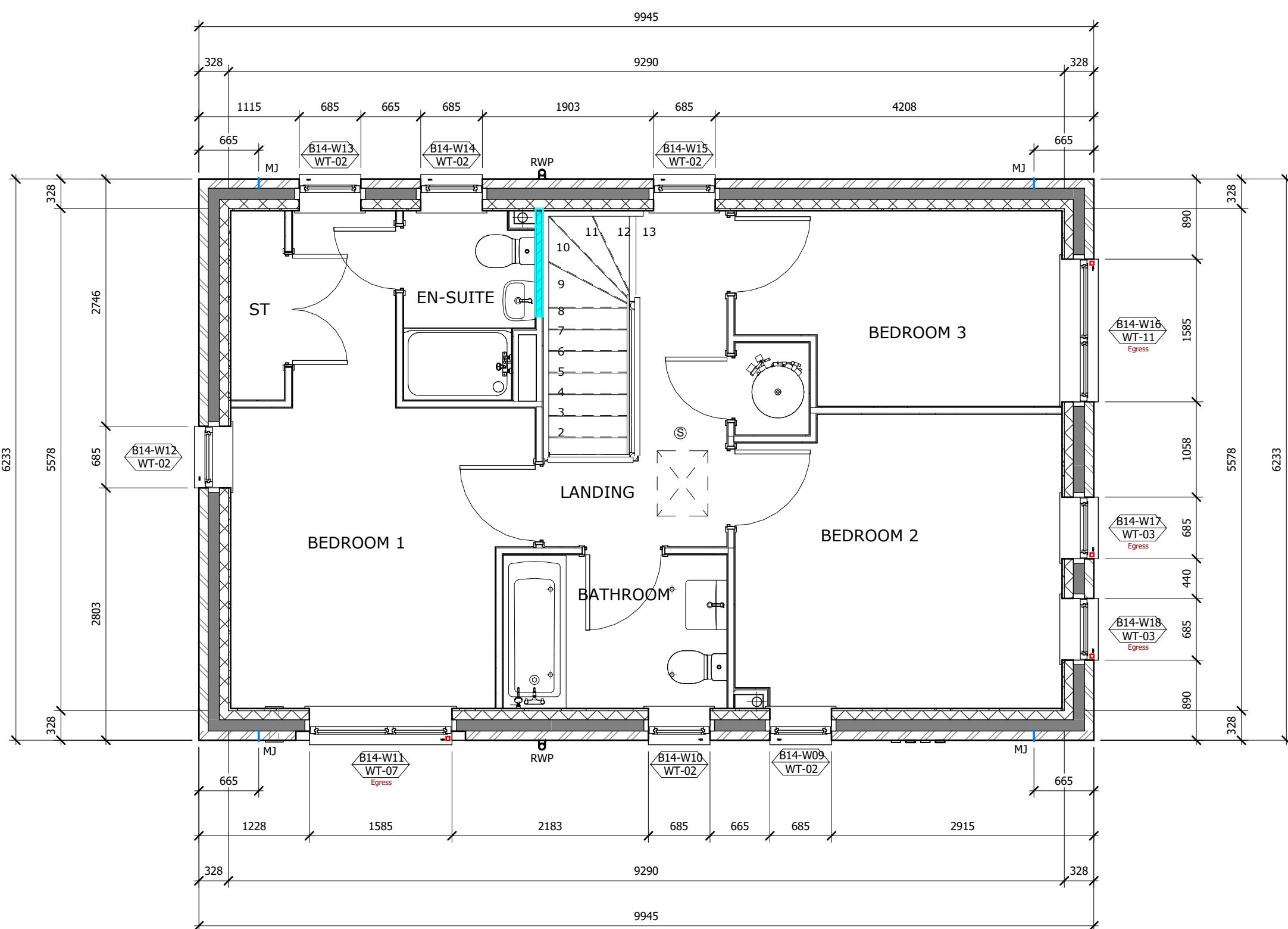
Ground Floor Plan
1 : 50



Roof Plan
1 : 50



Substructure Plan



First Floor Plan
1 : 50

[illegible]

P5	14.06.24	DW	AH	Substructure updated
P5	23.04.24	DW	AH	Drawing coordinated with 3rd party and engineers' information.
P5	23.04.24	DW	IT	Well done Cui Bo System schedule
P2	10.12.23	KJ	AW	Well done and spot of errors.
P2	10.12.23	KJ	DW	Well done and spot of errors.
P1	02.06.23	NE	AW	Those plans added to sheets. Additional information added to substructure plans.

New:	☐	Drawn:	☒	Checked:	☐	Description:	
S0 Work In Progress							
Hollin Gate, Littleborough							
GA Block Plans - Plot 43							
Block 14							
Location: Hollingworth Road Littleborough							
Client: Countrystyle Properties							
Reference: HOLL-WBA-XX-XX-DR-A-20_2038							
Rev:	Drawn:	Checked:	Scale:	Issue:	Issued On:	P6	
Nov 22	01/01/21	01/01/21	1:50	1	04/06-001		

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Shires House, Shires Road

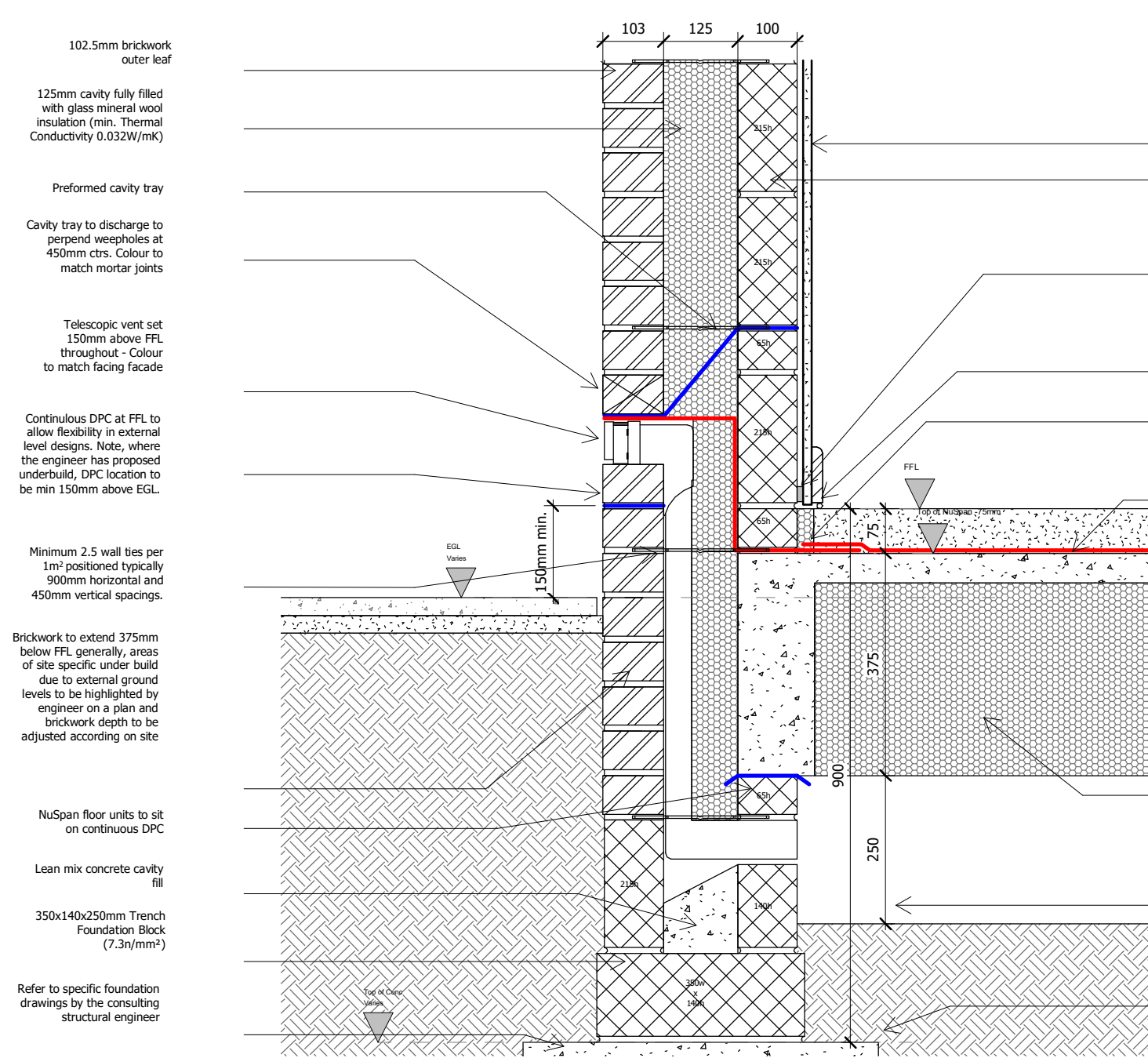
Gusleyfield, Leeds LS20 8EU

Leeds Loughborough

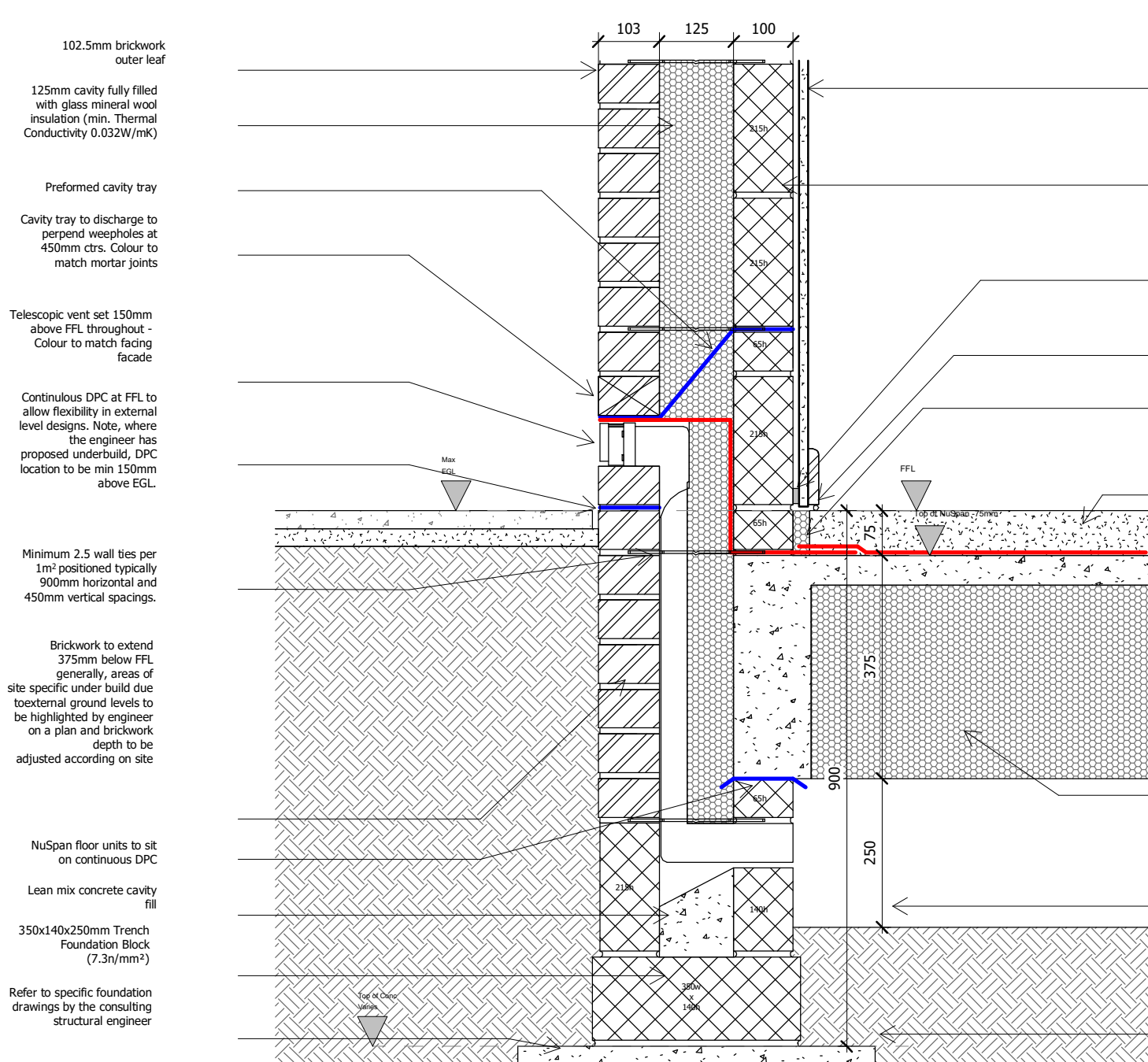
T: 01943 876 665

E: enquiries@watsonbatty.com

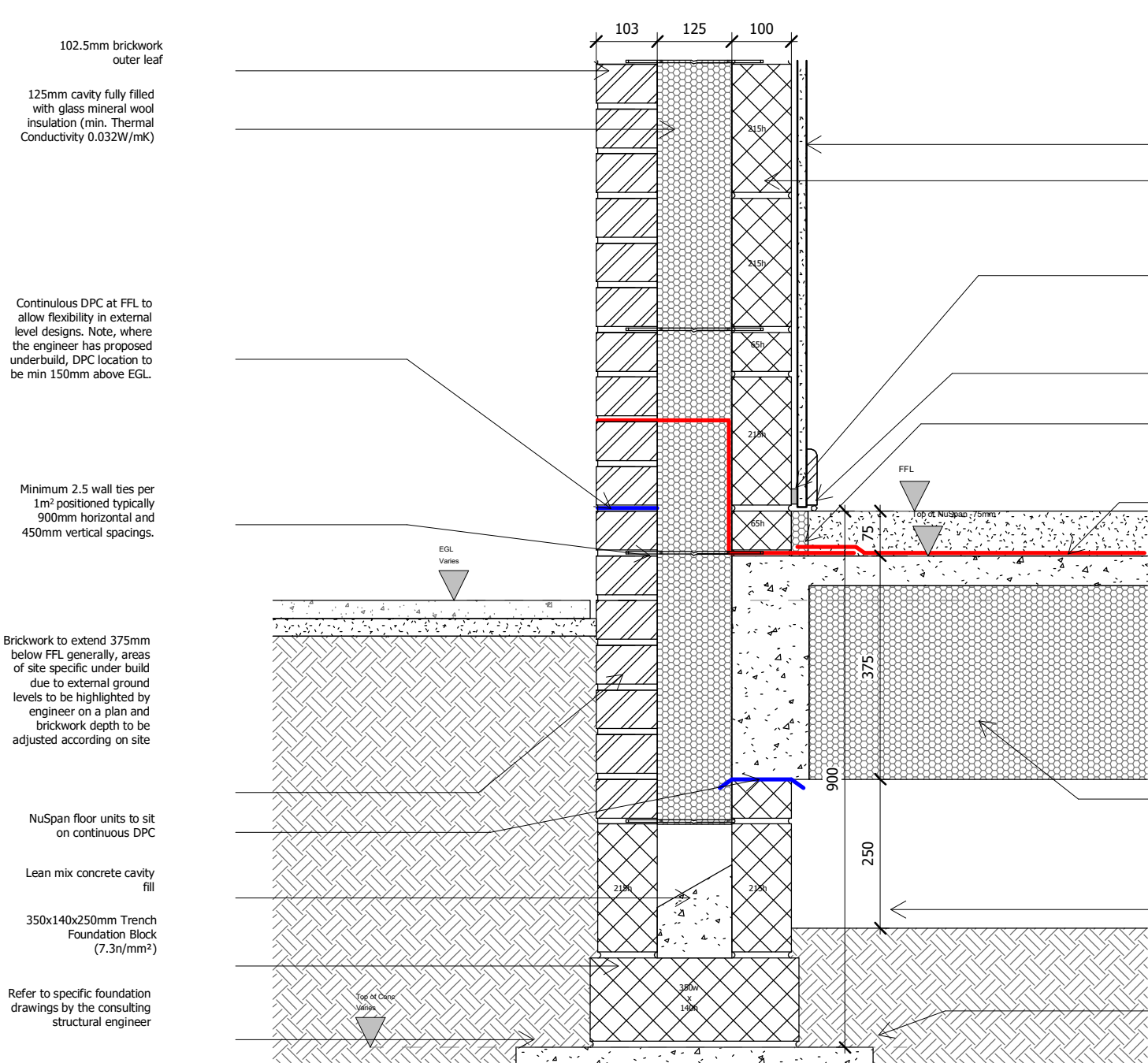
W: www.watsonbatty.com



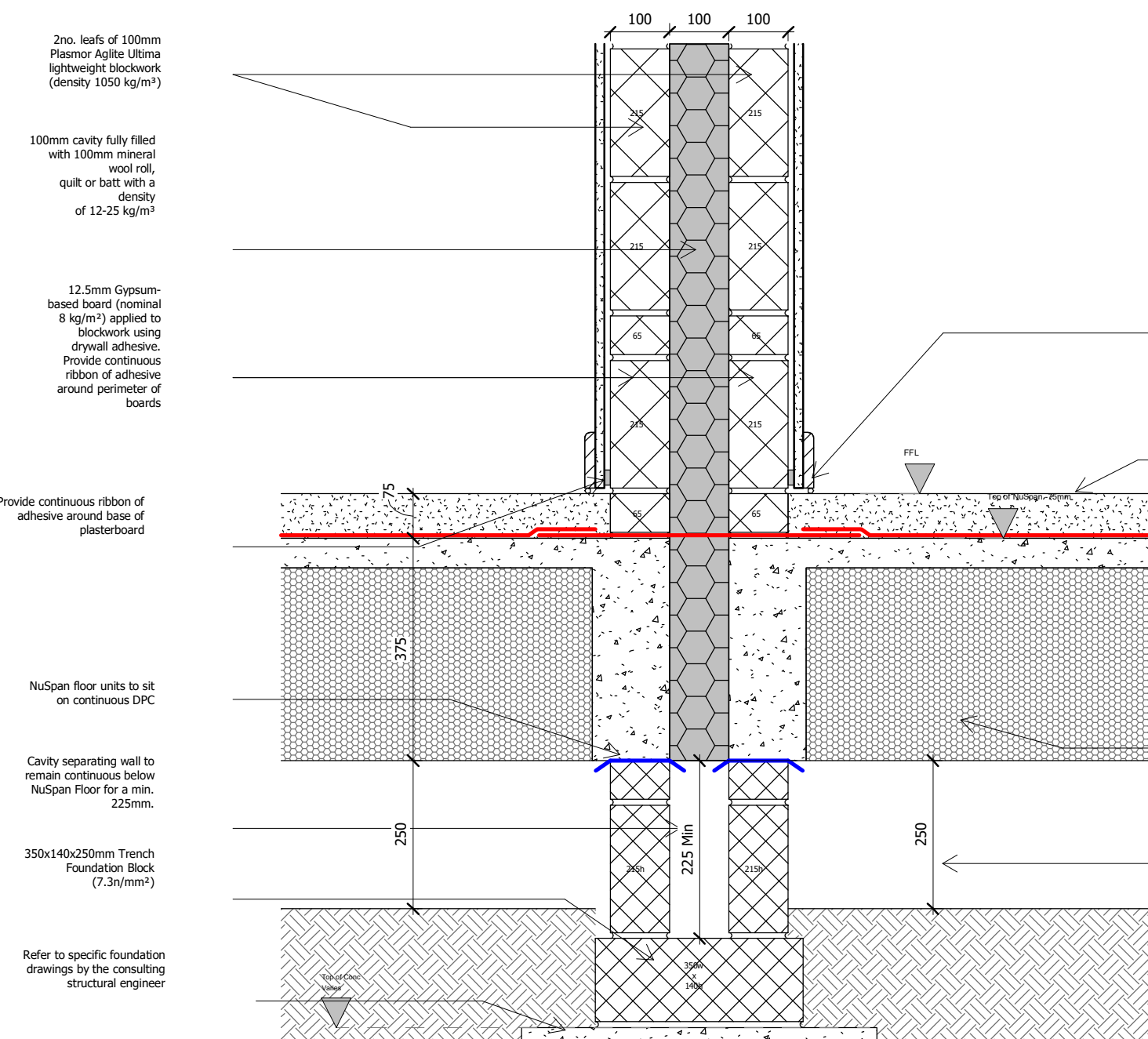
Brick External Wall / Ground Floor Junction
External Ground Level -150



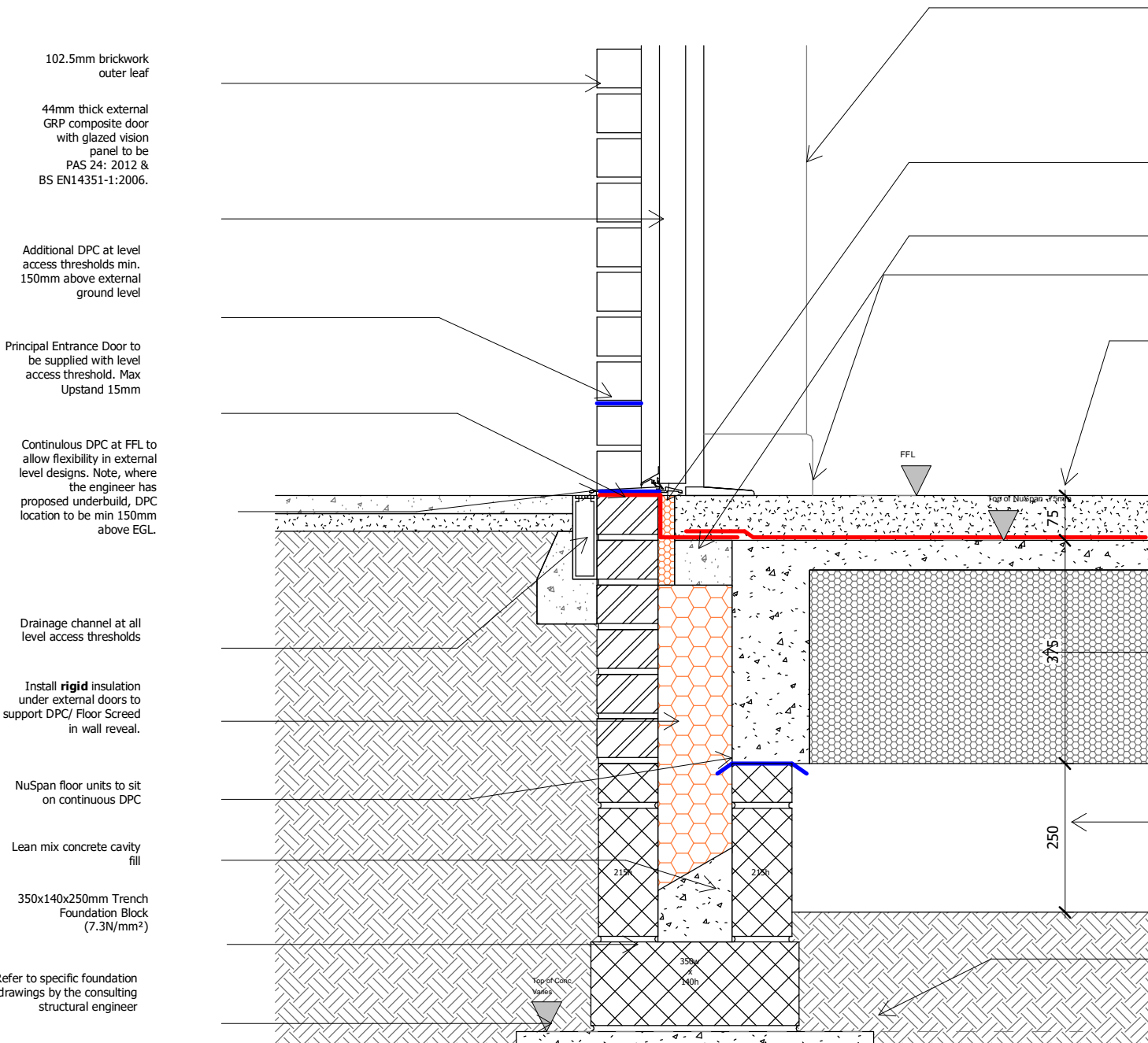
Brick External Wall / Ground Floor Junction
Max External Ground Level



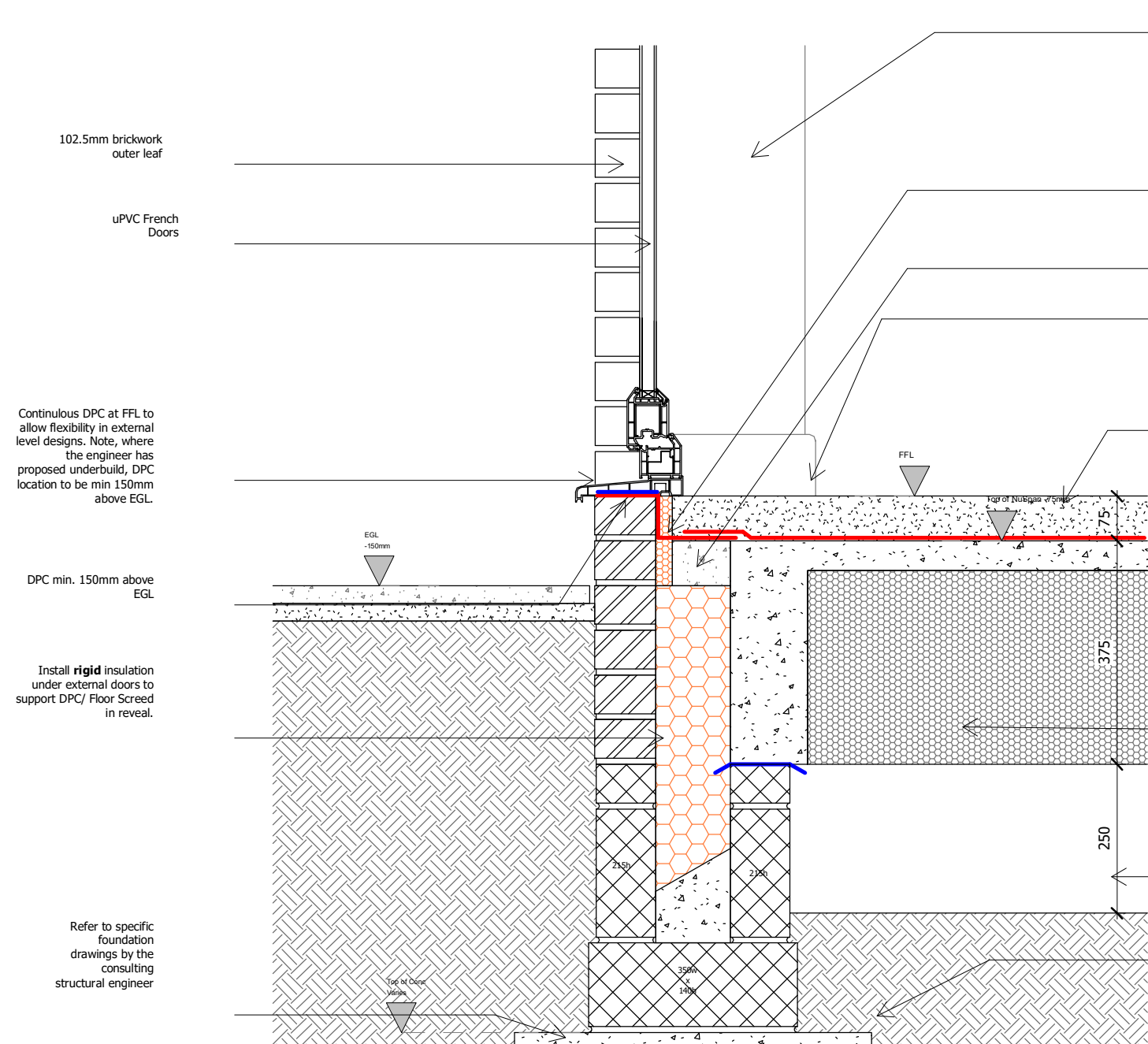
Brick External Wall / Ground Floor Junction
External Ground Wall Level -150



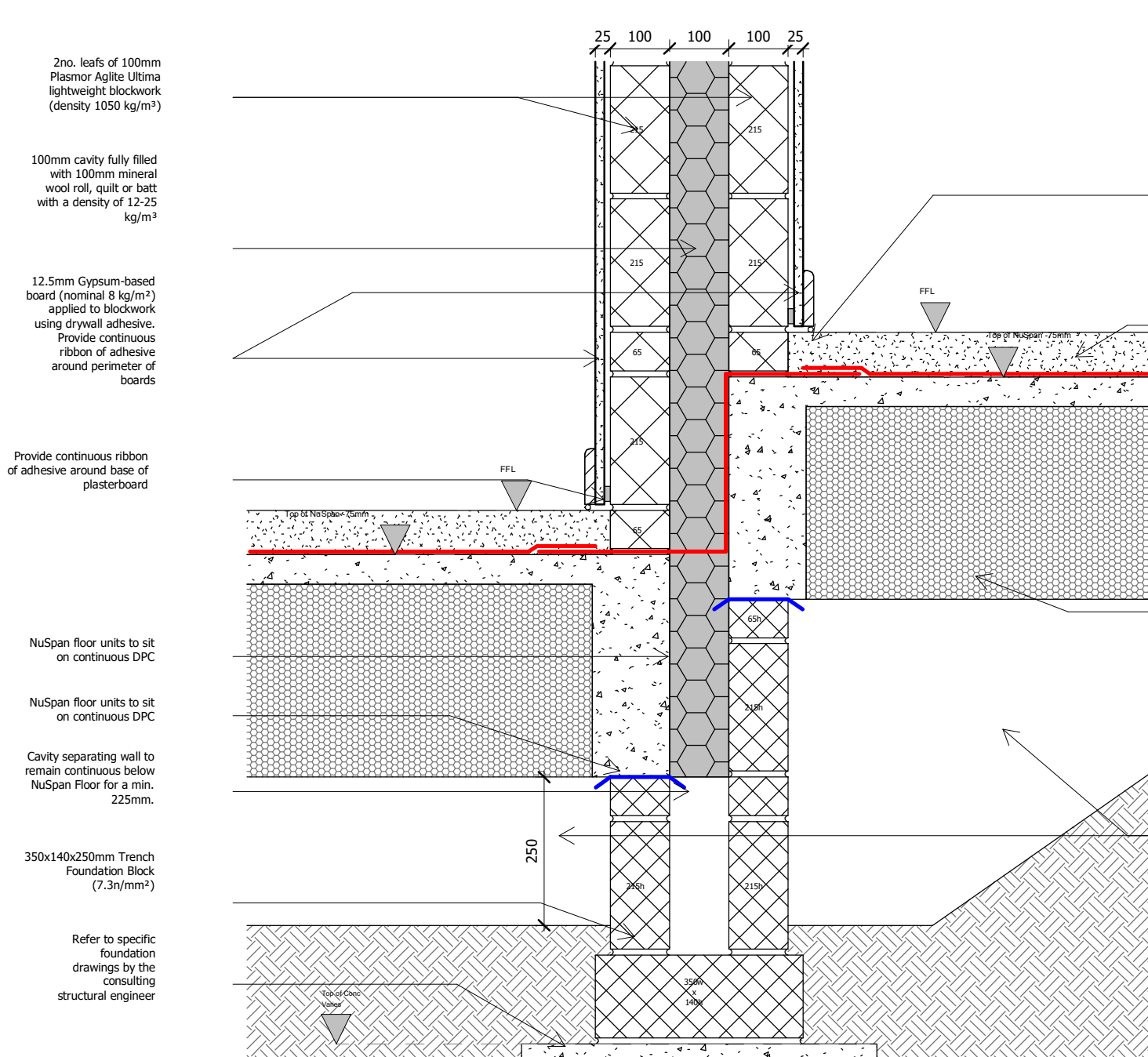
Separating Wall / Ground Floor Junction
Robust Detail E-WM-34



Brick External Wall / Ground Floor Threshold Junction
Level Access Principle Entrance Doors



Brick External Wall / Ground Floor Threshold Junction
Patio Doors



Typical Separating Wall / Stepped Ground Floor Junction
Robust Detail - E-WM-34

TARGET U-VALUES
External Wall: Brick & Render on Blockwork - 0.21w/m²k Stone - 0.22w/m²k
Cavity Wall to Garage Wall: 0.20w/m²k
Wall to Garage: 0.34w/m²k
Dormer Wall: 0.26w/m²k
Party Wall: 0.00w/m²k (To be to Robust Detail E-WM-34)
Ground Floor: 0.11w/m²k
Floor above Garage: 0.15w/m²k
Party Floor: 0.00w/m²k (To be to Robust Detail E-FC-4)
Roof - Insulated Ceiling: 0.08w/m²k
Roof - Insulated Slope (Eaves to Flat Ceiling): 0.14w/m²k
Roof - Flat Ceiling for Room in Roof HTs: 0.08w/m²k
Dormer Flat Roof: 0.16w/m²k
Porch Flat Roof: 0.16w/m²k
Front Entrance Door: 1.10w/m²k
Rear / Side Entrance Door: 1.20w/m²k
Windows: 1.20w/m²k
Patio Doors: 1.30w/m²k
Roof Windows: 1.30w/m²k

DPC & Cavity Tray Requirements
Flexible (plastic or rubber) DPC used as a cavity tray must meet the requirements of BS EN 14909 and have a third-party certification that confirms their suitability for use as a cavity tray.

P4	17.11.23	DW	AH	Revised following client comments
P3	08.11.23	DW	AH	TOC/FLL updated to 900mm
P2	09.10.23	DW	AH	Revised following client comments
P1	29.06.23	DW	RJ	Extra details added
Rev:	Date:	Drawn:	Checked:	Description:
S0				Work In Progress

Hollin Gate, Littleborough

Assembly Details - Brick - Sheet 1

Location:

Hollingworth Road
Littleborough

Client:

Countryside Partnerships

UPRN	Originator	Zone	Level	Type	Role	Series/Number	Revision:
HOLL-WBA-XX-XX-DR-A-20_9001							P4
Date:	Drawn:	Checked:	Scale:	Int Job No:			
May 23	WMB	RJ	As indicated	4046-001			

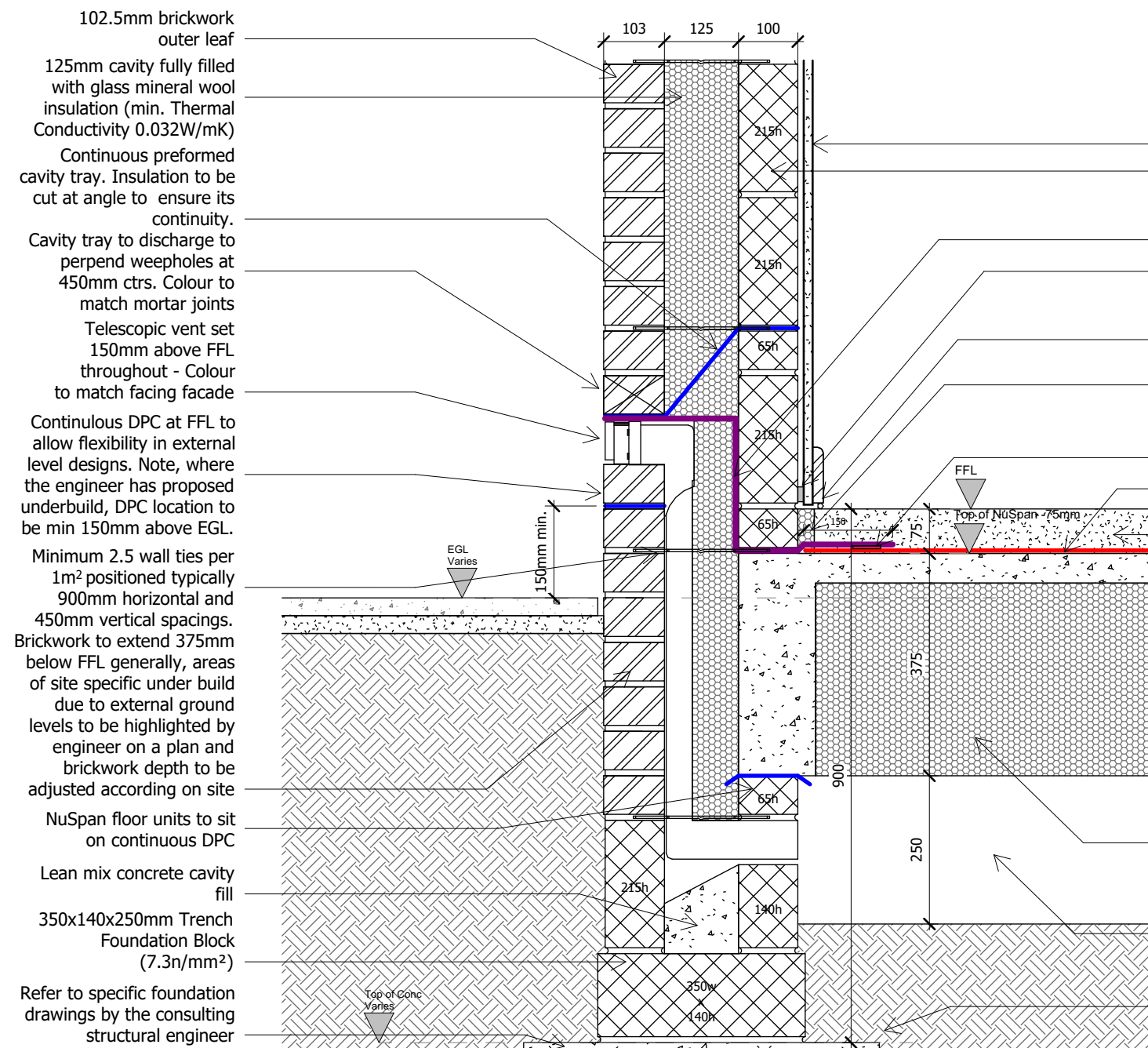
WATSON BATTY ARCHITECTS

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Guiseley, Leeds LS20 8EU
Leeds | Loughborough

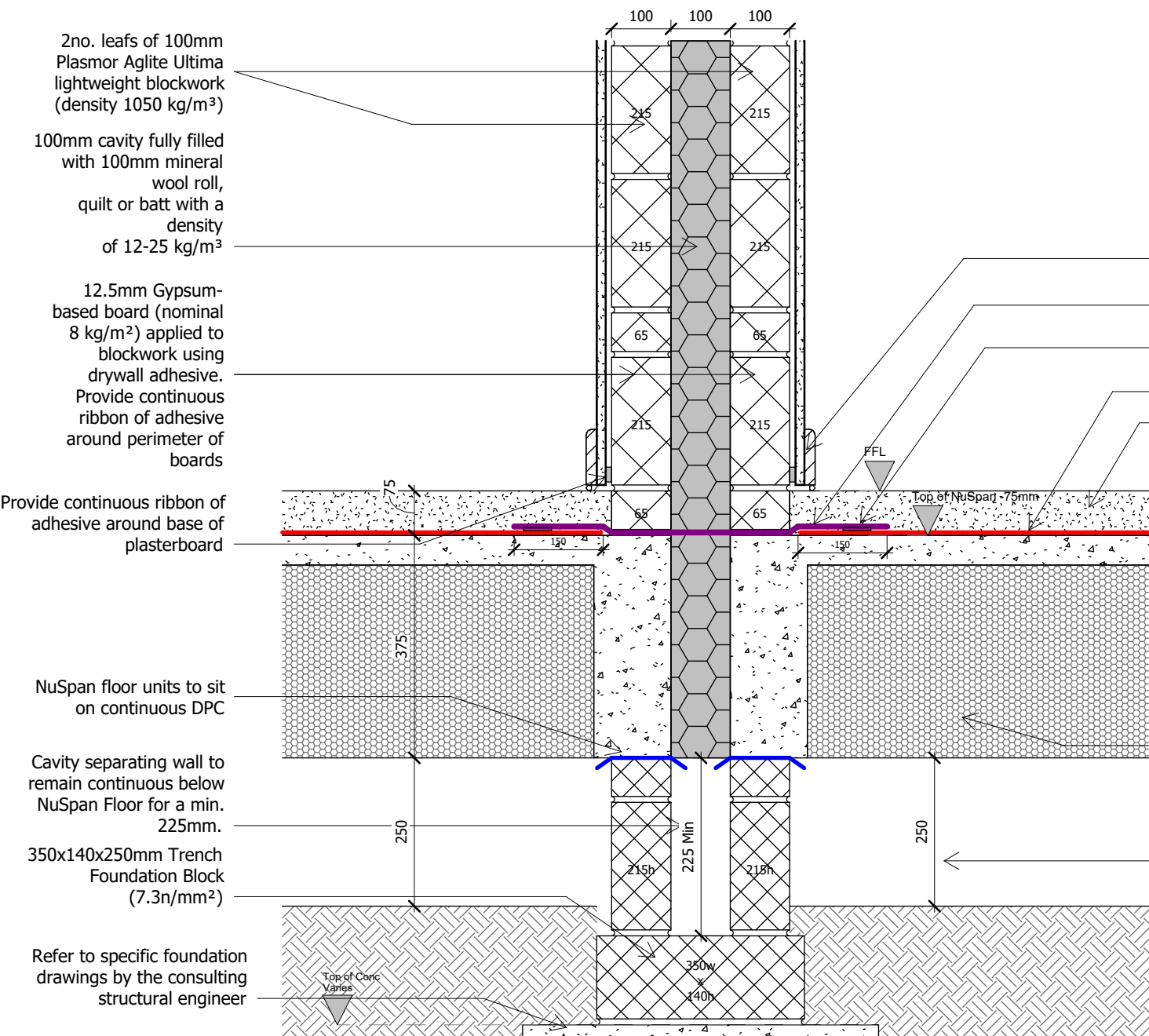
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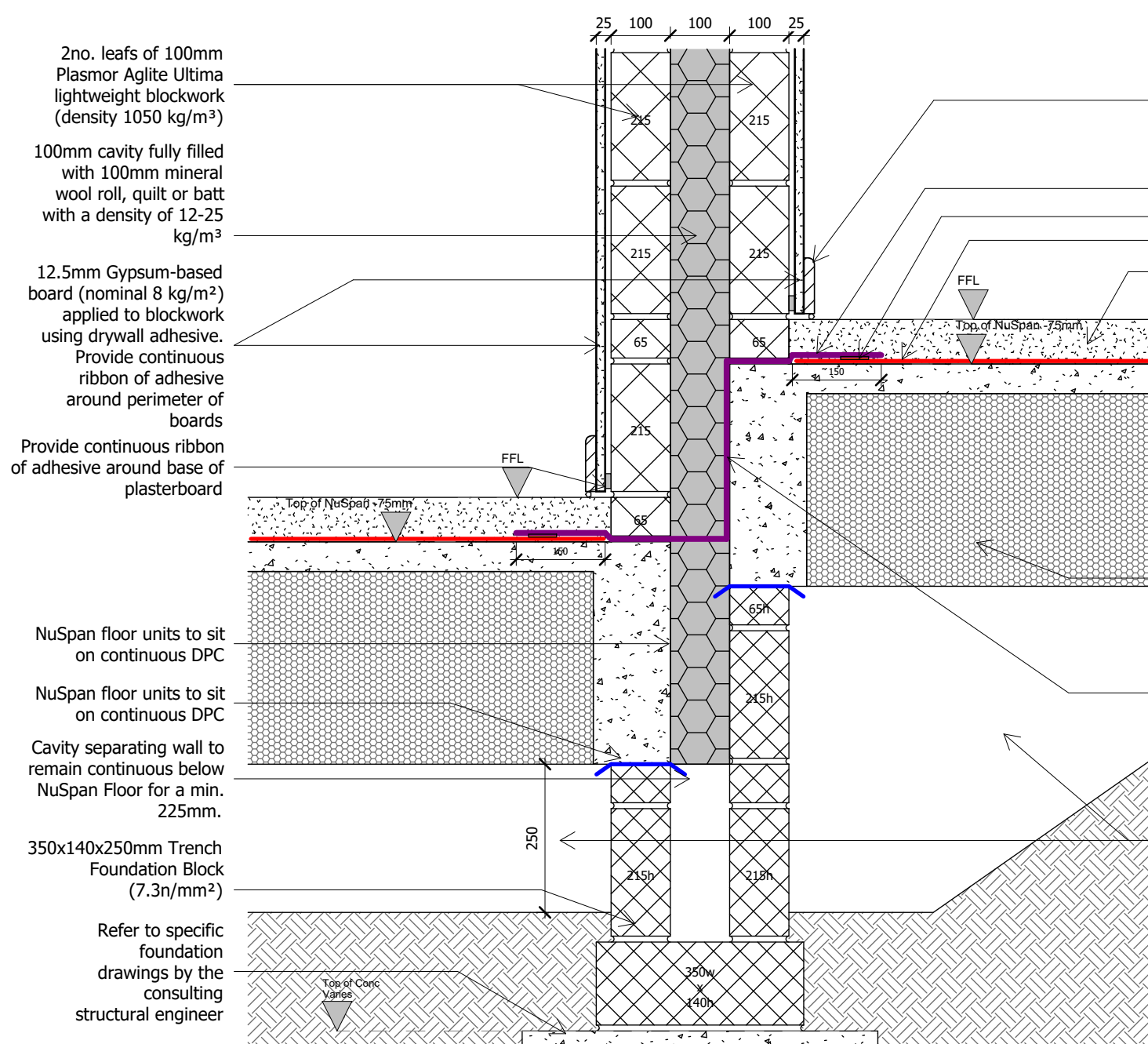
Note: Do not Scale from this drawing. All dimensions to be checked on site



Brick External Wall / Ground Floor Junction
External Ground Level -150



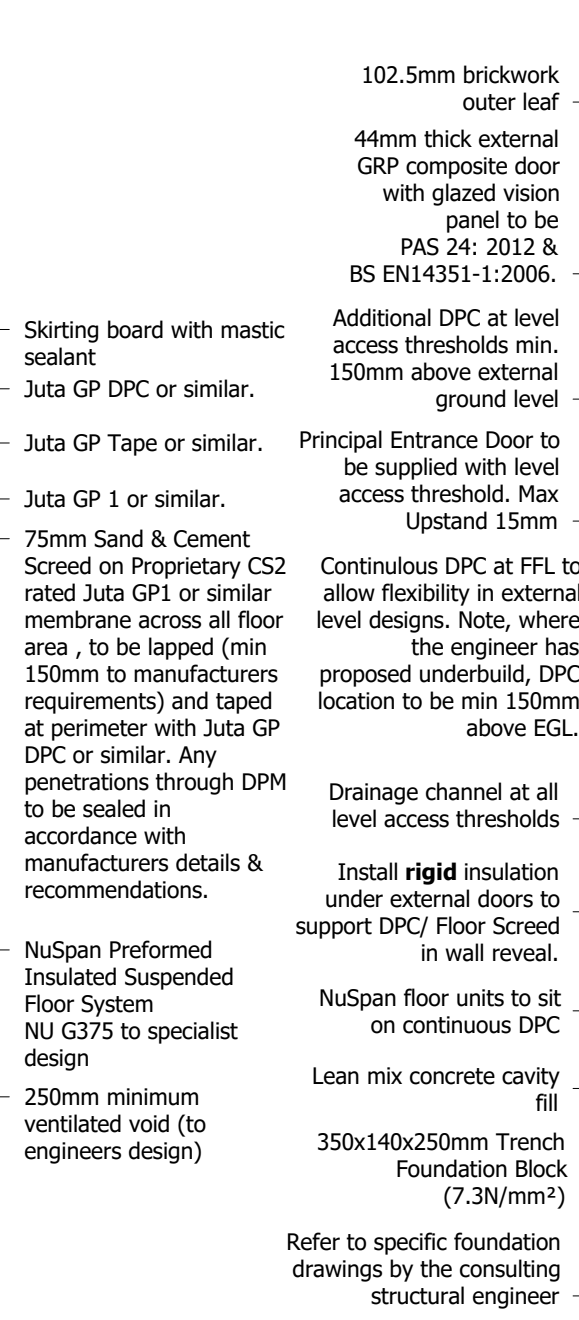
Separating Wall / Ground Floor Junction
Robust Detail E-WM-34



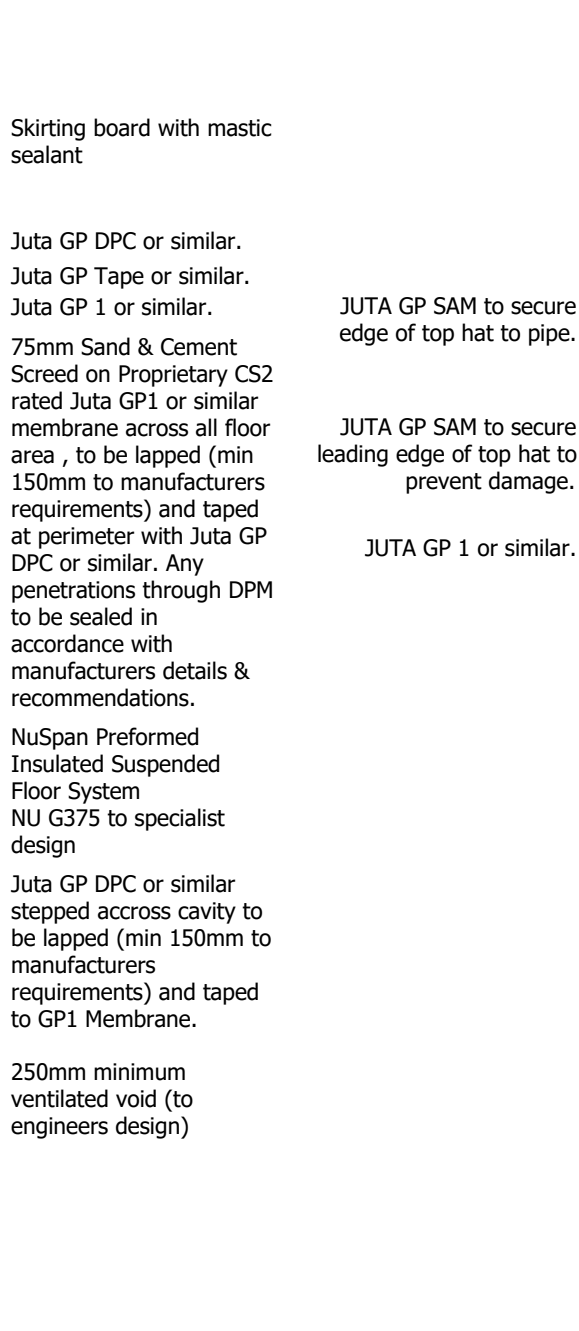
Typical Separating Wall / Stepped Ground Floor Junction
Robust Detail - E-WM-34



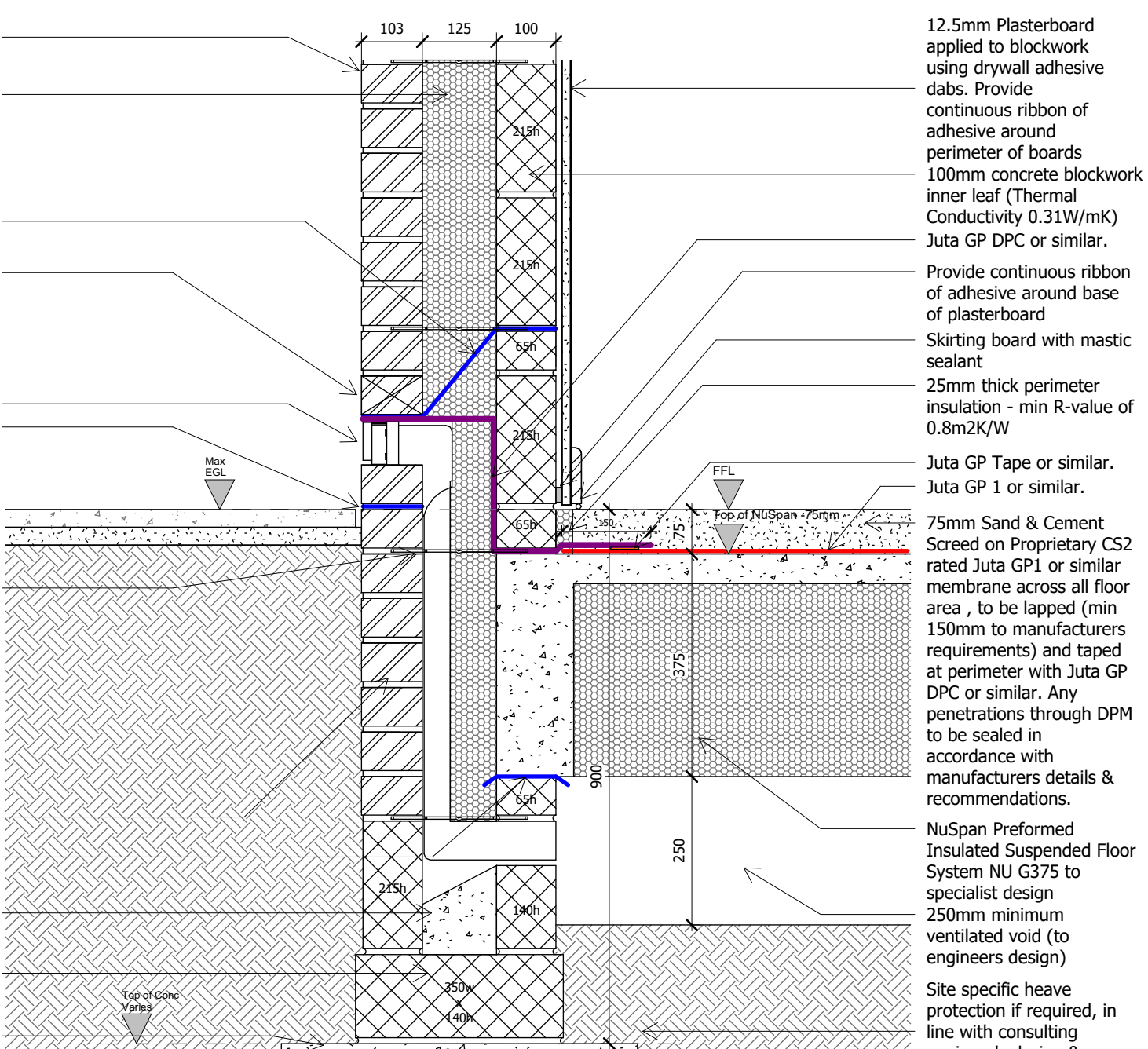
Brick External Wall / Ground Floor Junction
Max External Ground Level



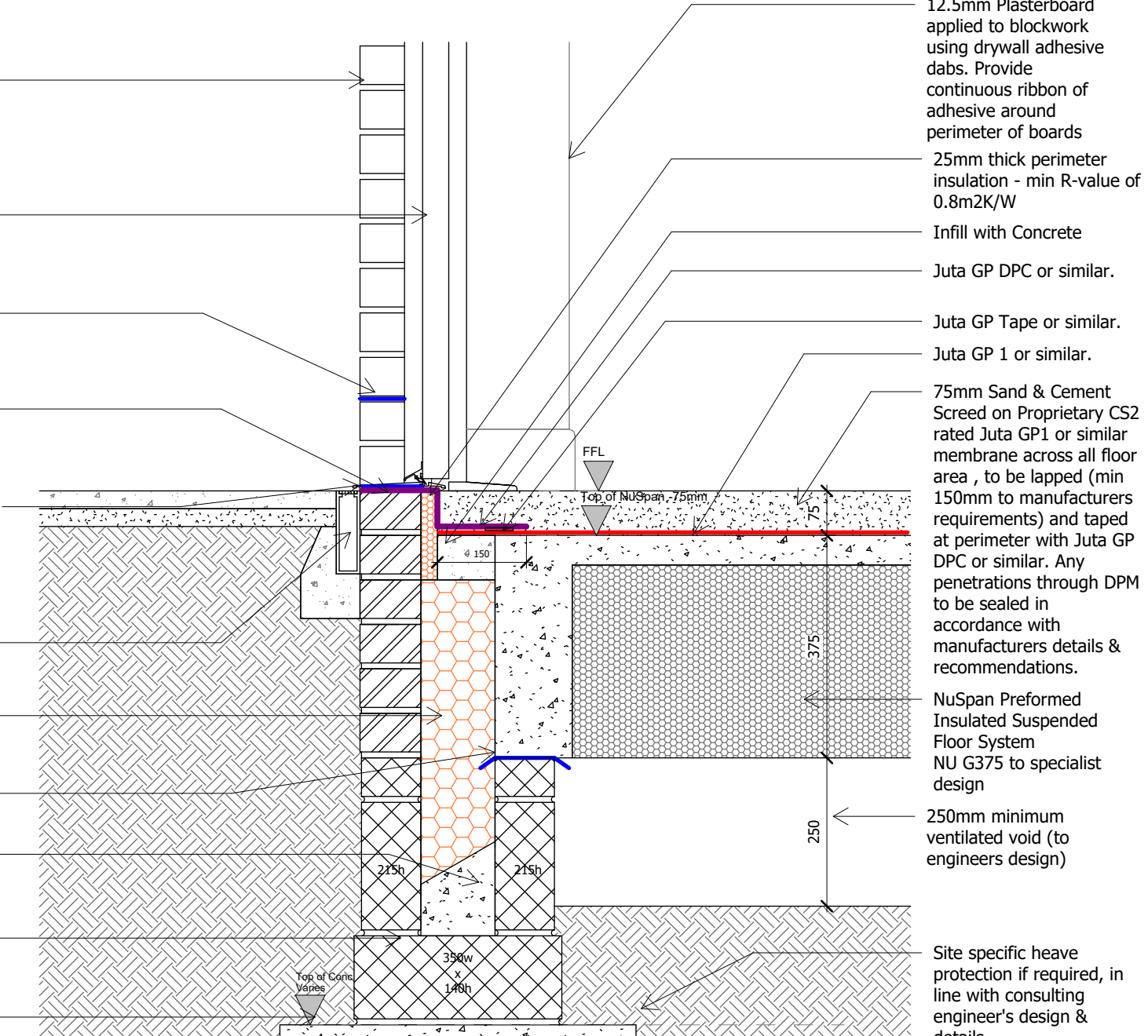
Brick External Wall / Ground Floor Threshold Junction
Level Access Principle Entrance Doors



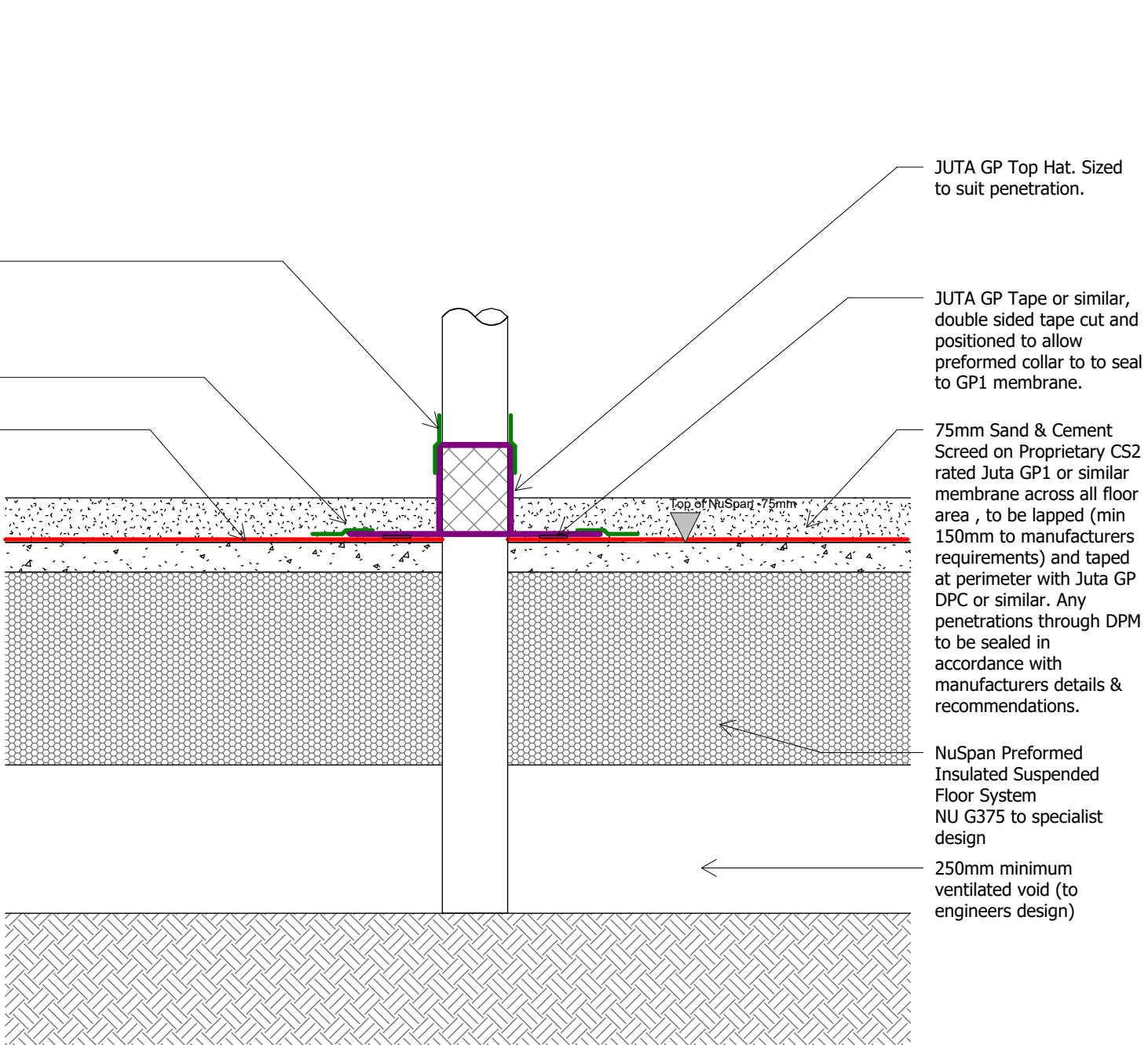
Service Penetration Ground Floor



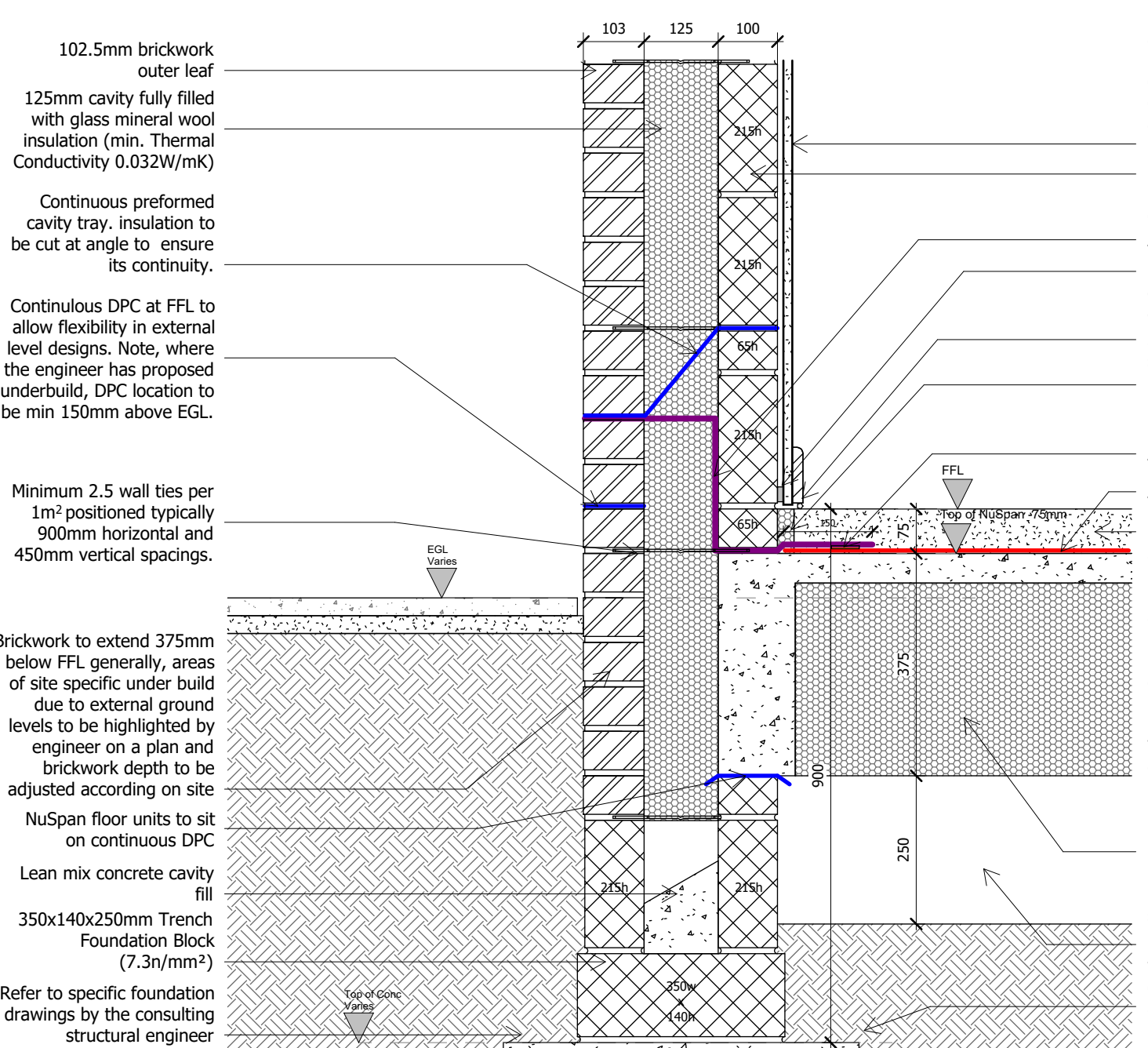
Brick External Wall / Ground Floor Junction
Max External Ground Level



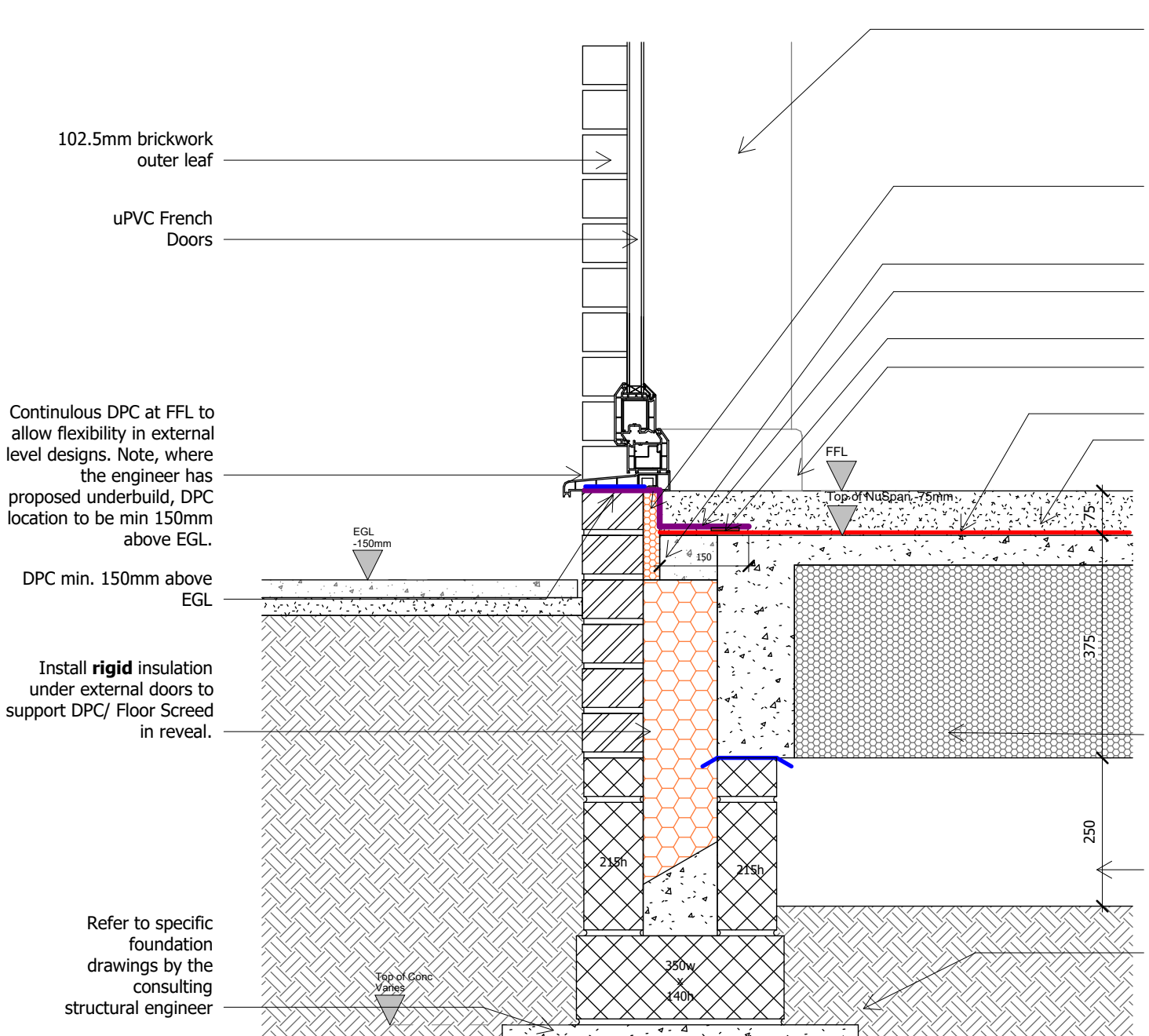
Brick External Wall / Ground Floor Threshold Junction
Level Access Principle Entrance Doors



Service Penetration Ground Floor



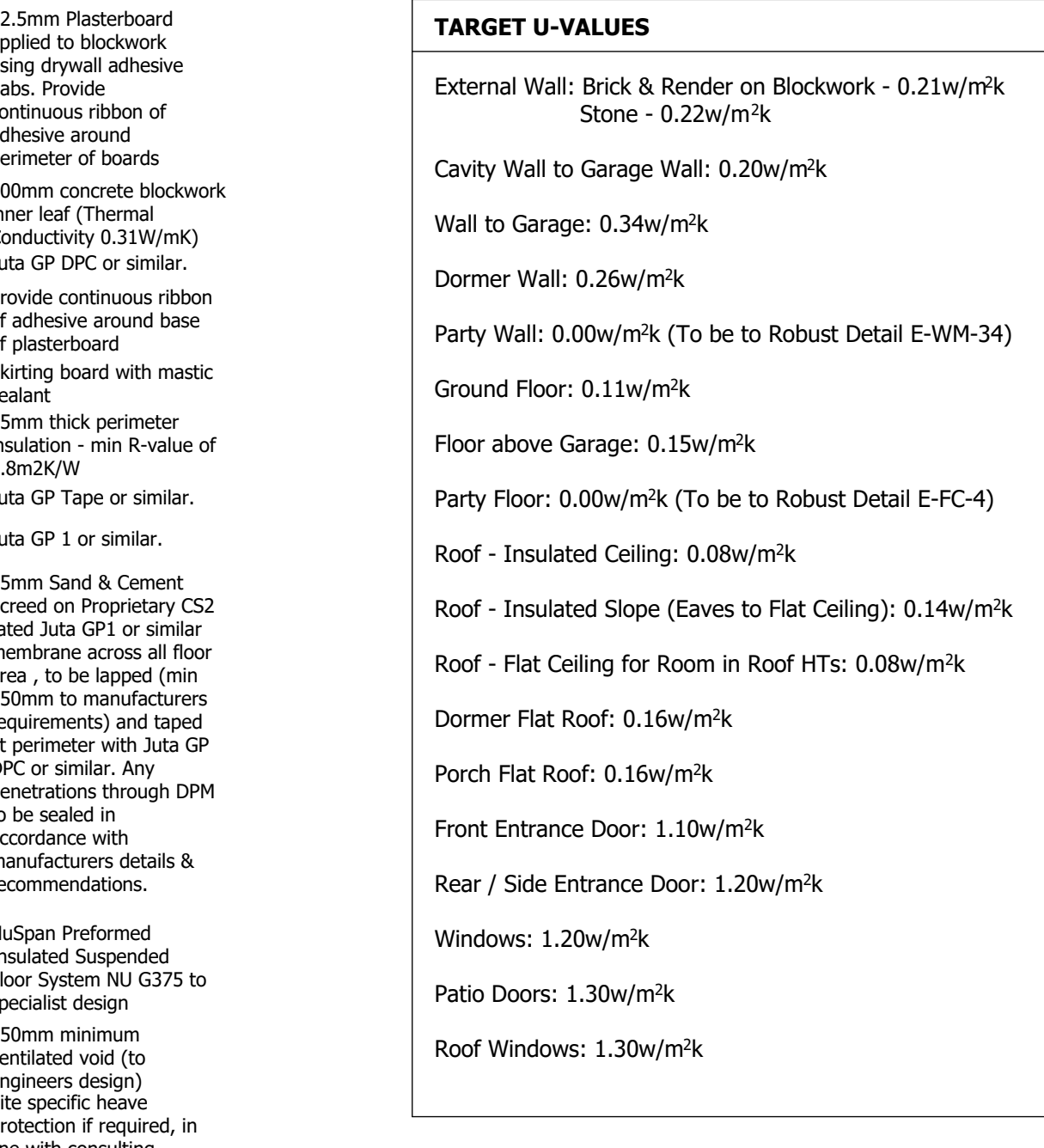
Brick External Wall / Ground Floor Junction
External Ground Level -150



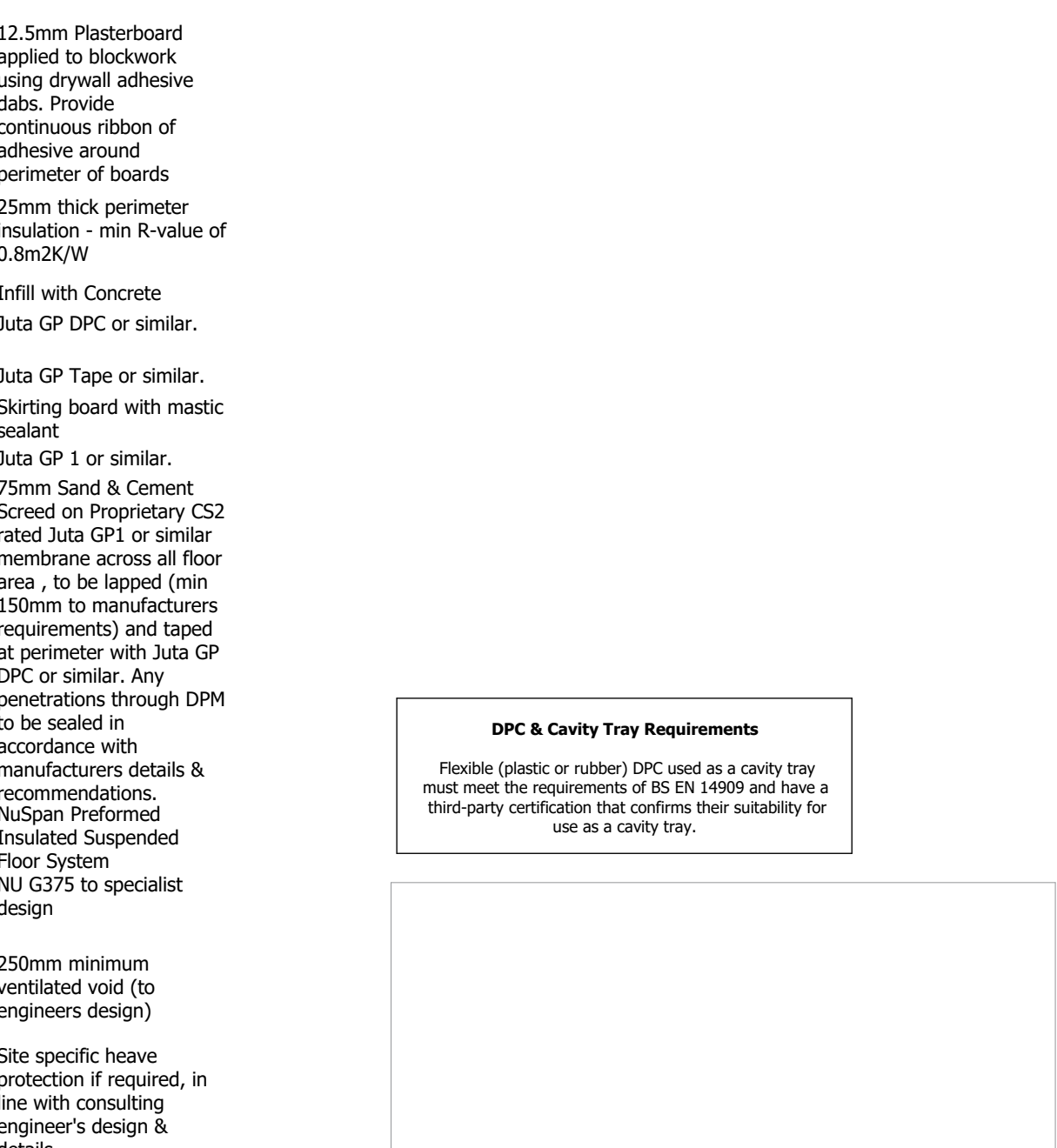
Brick External Wall / Ground Floor Threshold Junction
Patio Doors



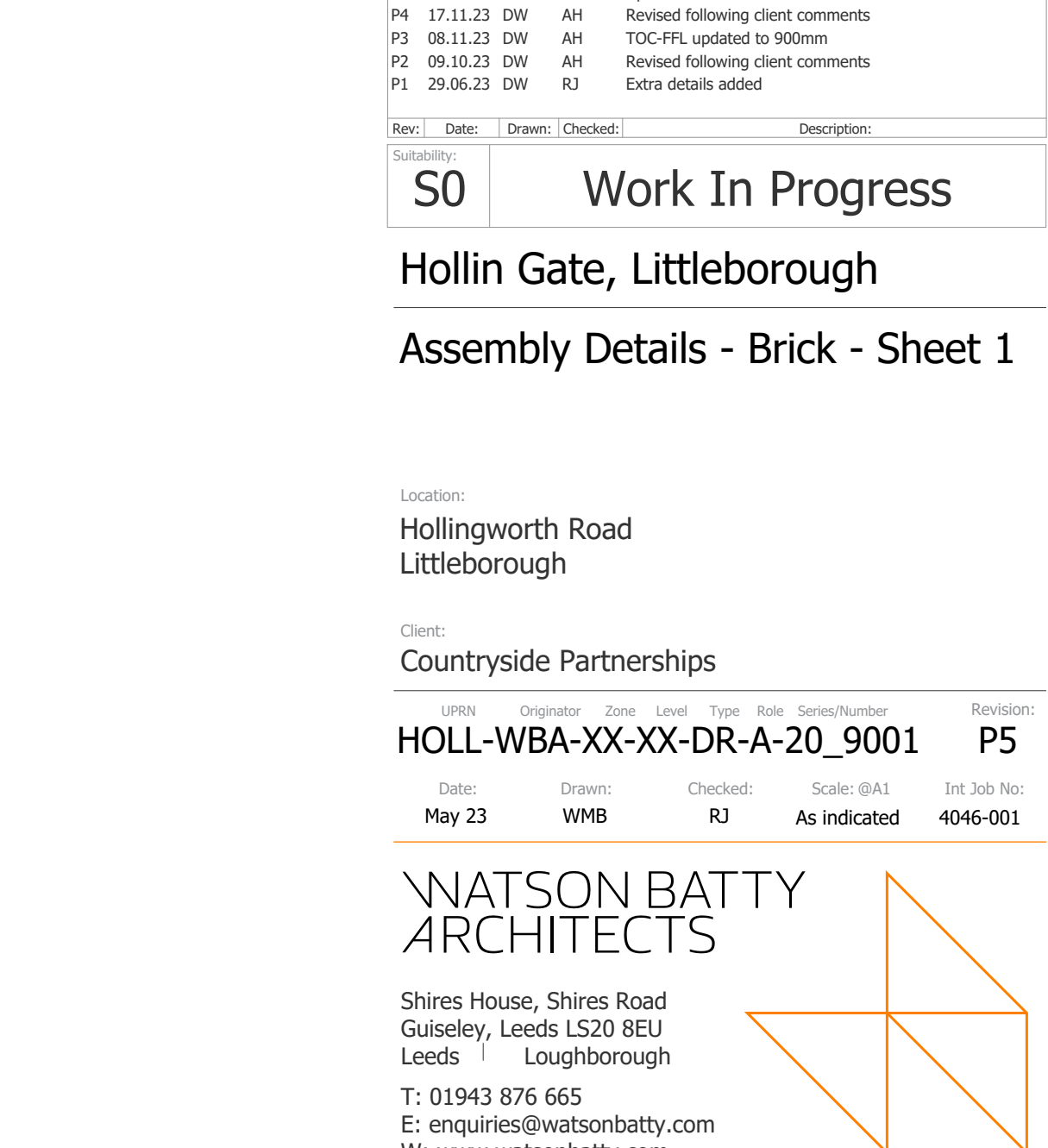
Service Penetration Ground Floor



Brick External Wall / Ground Floor Junction
External Ground Level -150



Brick External Wall / Ground Floor Threshold Junction
Patio Doors



Service Penetration Ground Floor

TARGET U-VALUES
External Wall: Brick & Render on Blockwork - 0.21w/m²k Stone - 0.22w/m²k
Cavity Wall to Garage Wall: 0.20w/m²k
Wall to Garage: 0.34w/m²k
Dormer Wall: 0.26w/m²k
Party Wall: 0.00w/m²k (To be to Robust Detail E-WM-34)
Ground Floor: 0.11w/m²k
Floor above Garage: 0.15w/m²k
Party Floor: 0.00w/m²k (To be to Robust Detail E-FC-4)
Roof - Insulated Ceiling: 0.08w/m²k
Roof - Insulated Slope (Eaves to Flat Ceiling): 0.14w/m²k
Roof - Flat Ceiling for Room in Roof HTs: 0.08w/m²k
Dormer Flat Roof: 0.16w/m²k
Porch Flat Roof: 0.16w/m²k
Front Entrance Door: 1.10w/m²k
Rear / Side Entrance Door: 1.20w/m²k
Windows: 1.20w/m²k
Patio Doors: 1.30w/m²k
Roof Windows: 1.30w/m²k

DPC & Cavity Tray Requirements
Flexible (plastic or rubber) DPC used as a cavity tray must meet the requirements of BS EN 14989 and have a third-party certification that confirms their suitability for use as a cavity tray.

P5	07.06.24	DW	AH	Updated with Juta Gas membrane
P4	17.11.23	DW	AH	Revised following client comments
P3	08.11.23	DW	AH	TOC FFL updated to 900mm
P2	09.10.23	DW	AH	Revised following client comments
P1	25.06.23	DW	RJ	Extra details added

Rev	Date	Drawn	Checked	Description
S0				Work In Progress

Hollin Gate, Littleborough

Assembly Details - Brick - Sheet 1

Location:
Hollingworth Road
Littleborough

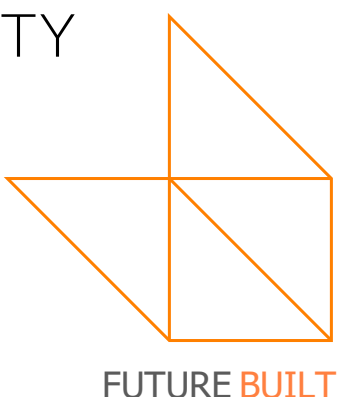
Client:
Countryside Partnerships

UPRN	Originator	Zone	Level	Type	Rate	Series/Number	Revision
HOLL-WBA-XX-XX-DR-A-20_9001							P5
Date:	May 23	Drawn:	WMB	Checked:	RJ	Scale: @A1	Int Job No: 4046-001

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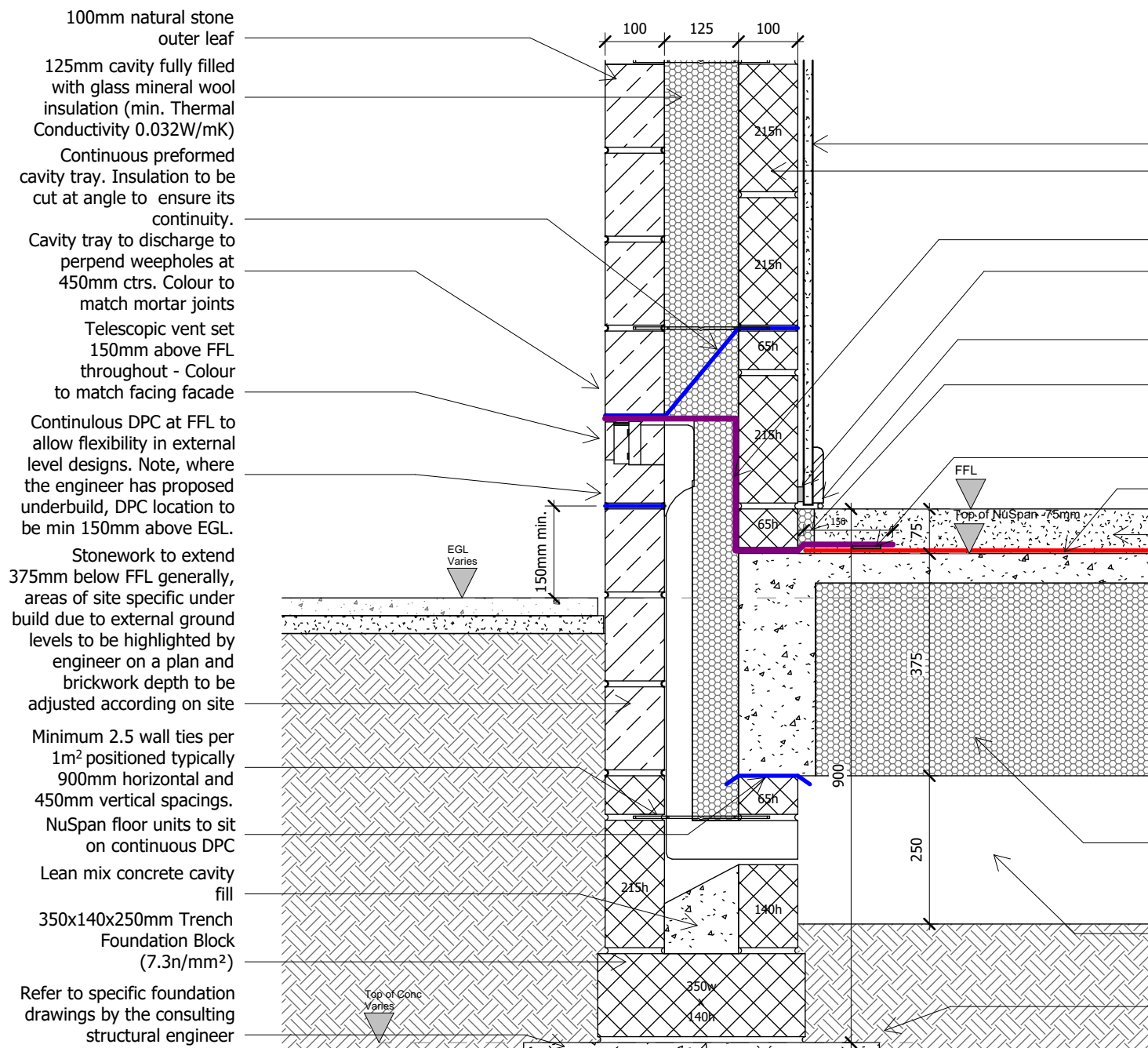
Note: Do not Scale from this drawing. All dimensions to be checked on site



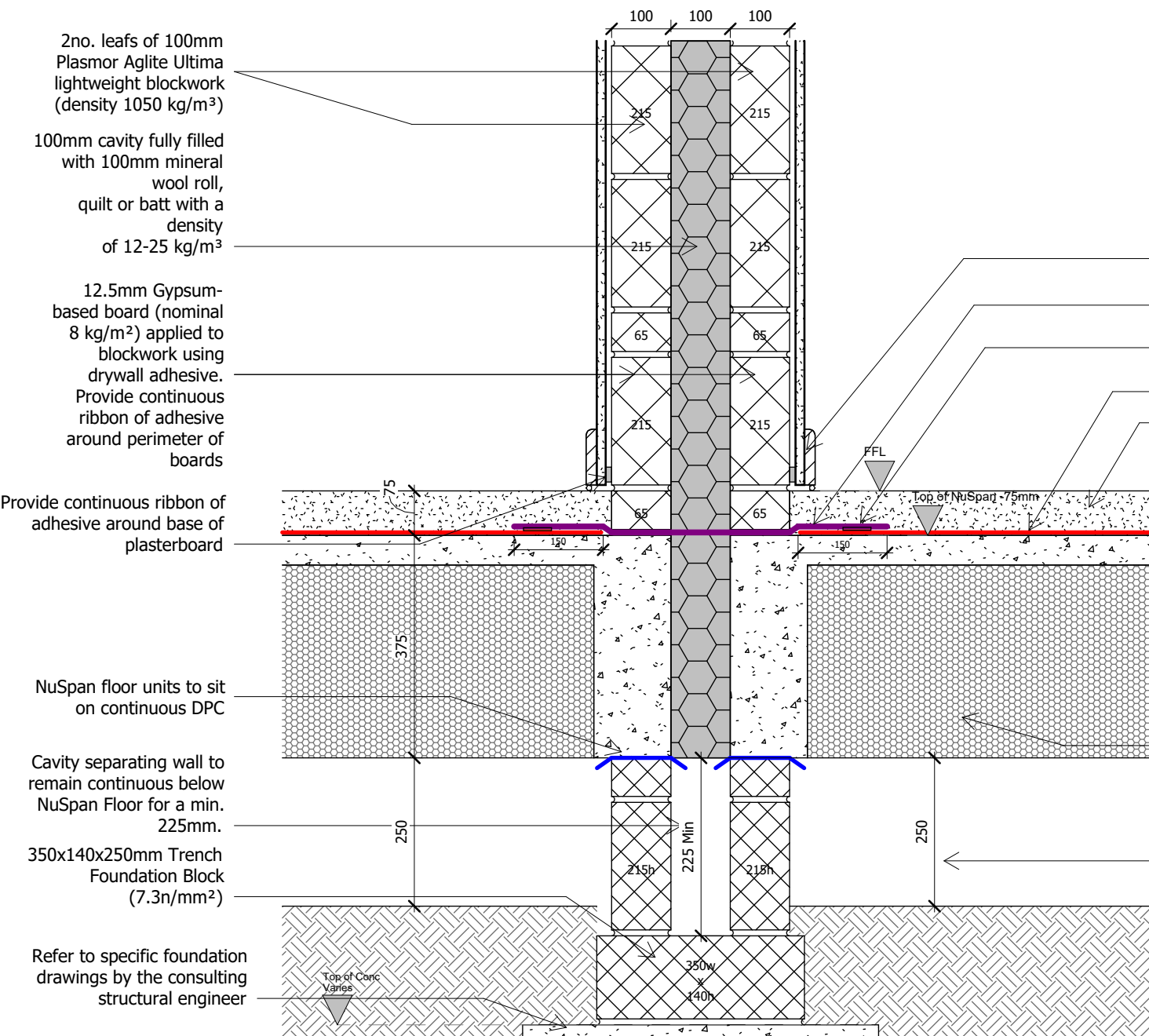
Separating Wall / Ground Floor Junction Robust Detail E-WM-34



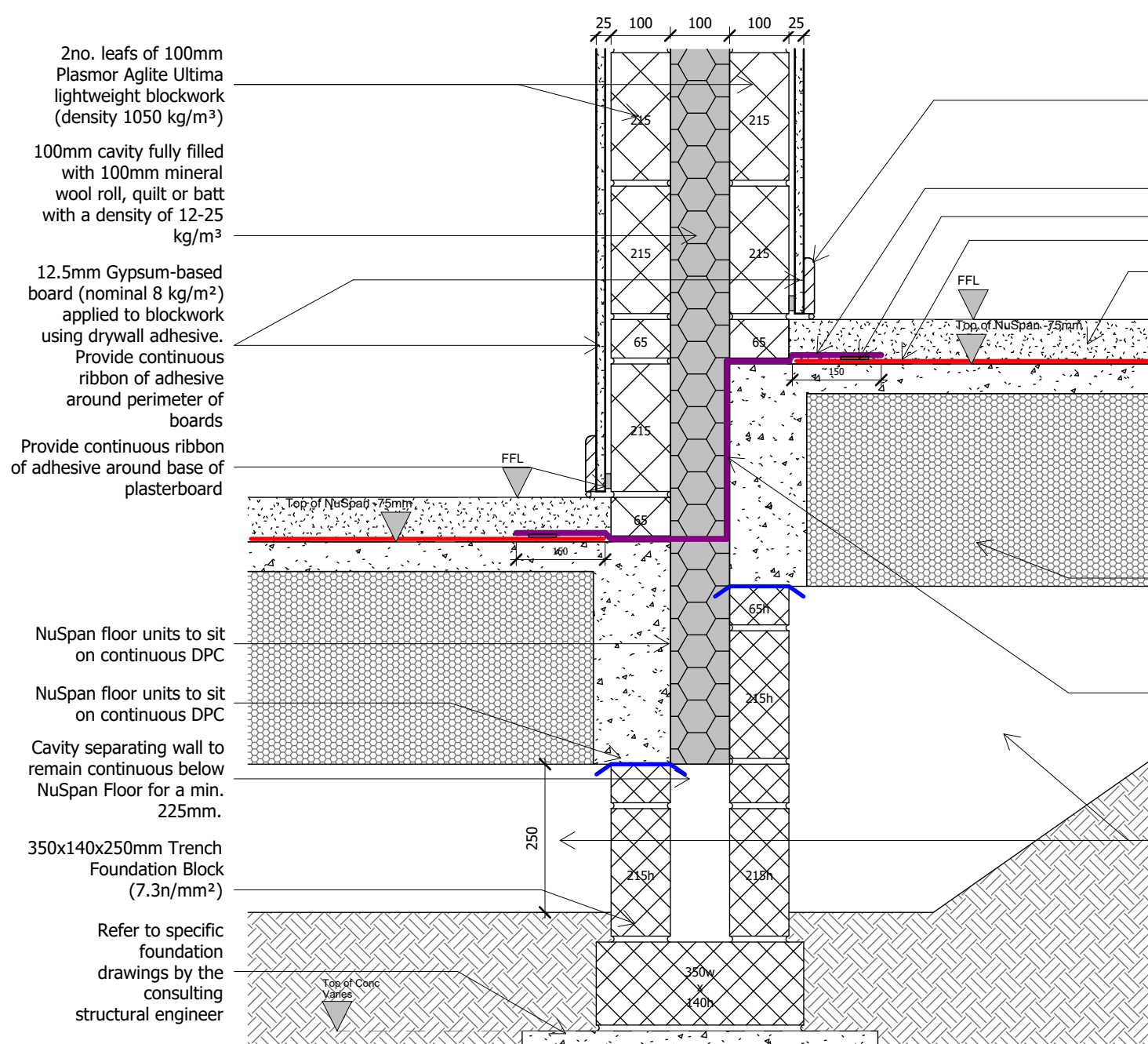
Note: Do not Scale from this drawing. All dimensions to be checked on site



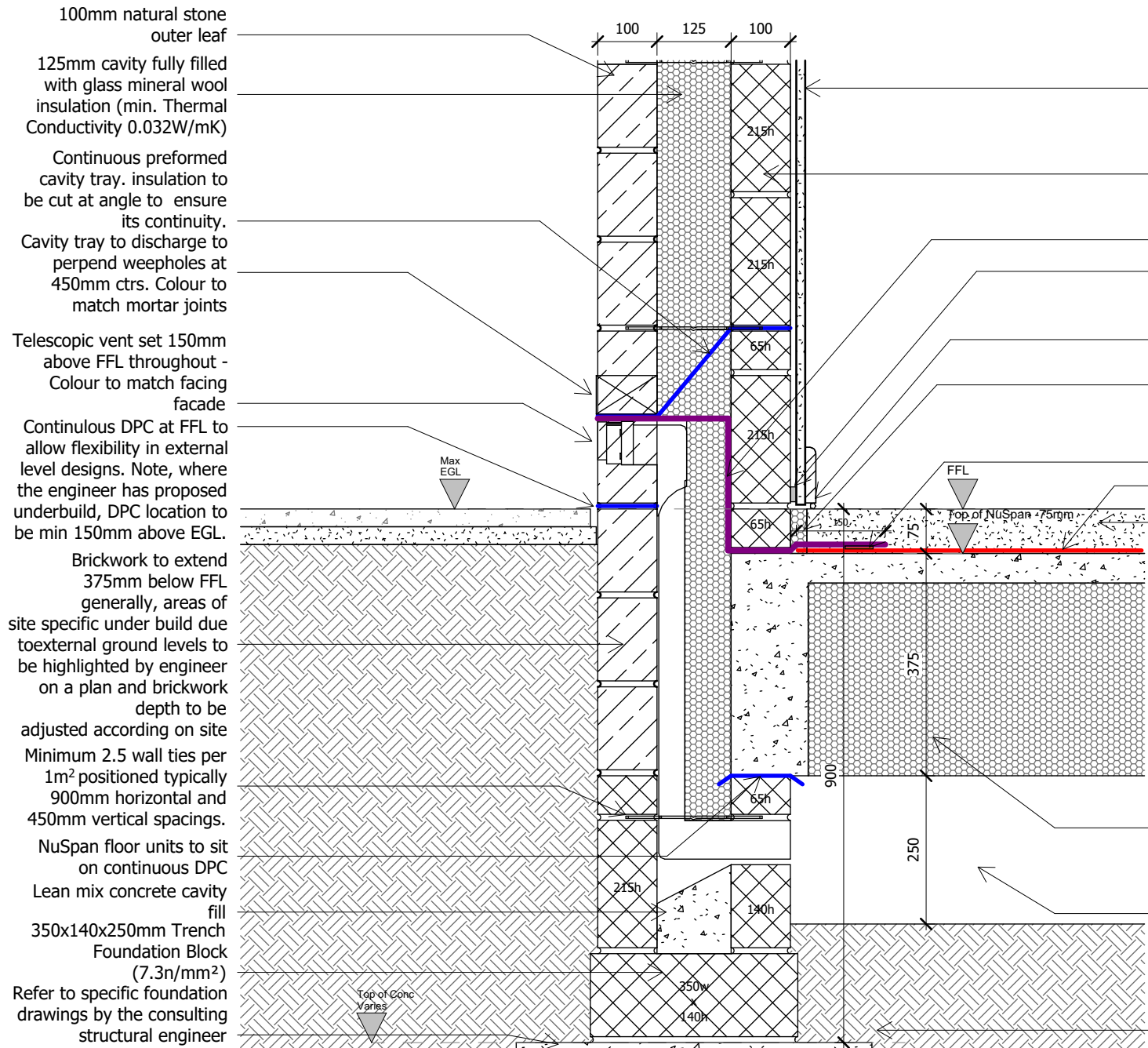
Stone External Wall / Ground Floor Junction
External Ground Level -150



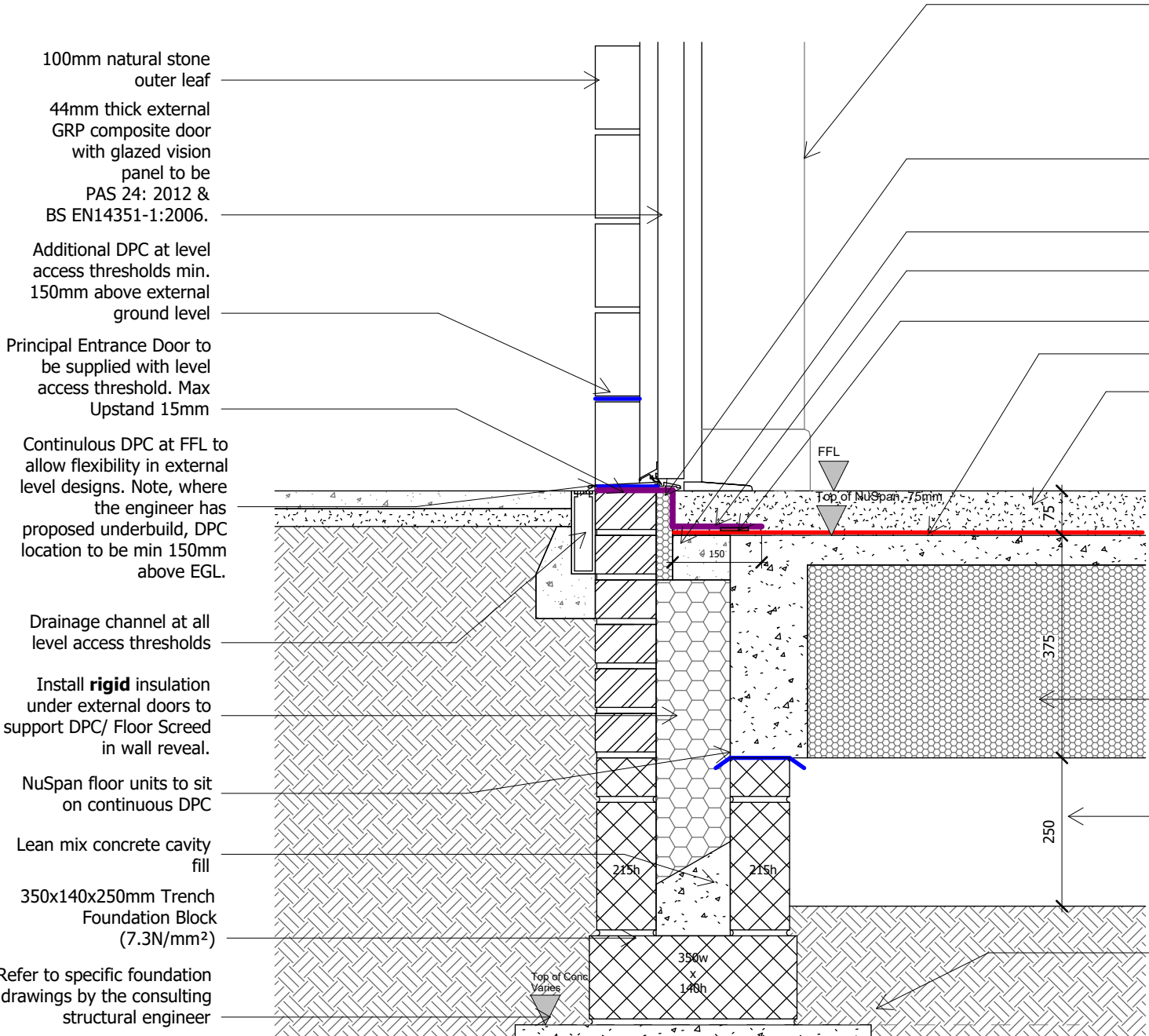
Separating Wall / Ground Floor Junction
Robust Detail E-WM-34



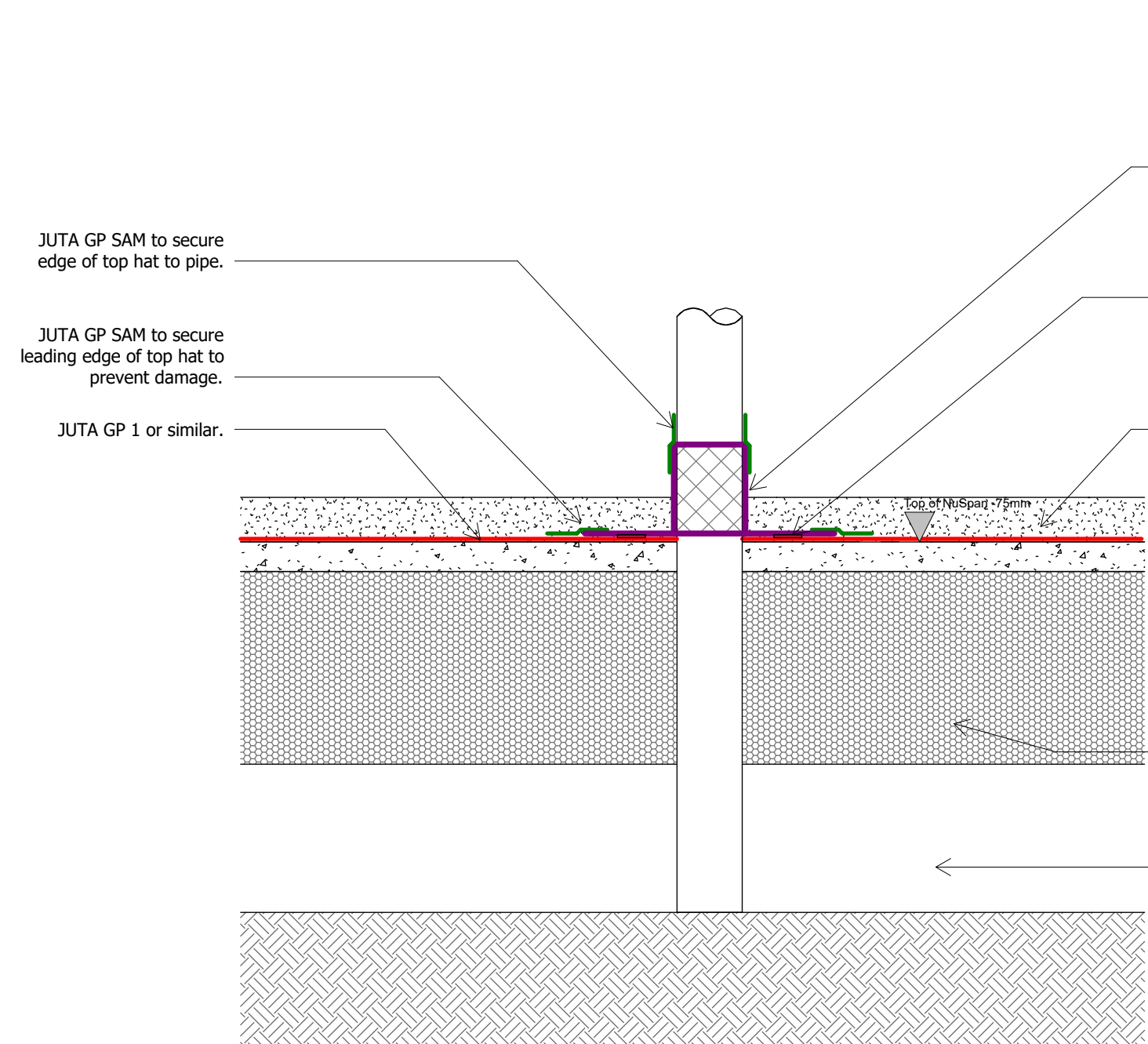
Typical Separating Wall / Stepped Ground Floor Junction
Robust Detail - E-WM-34



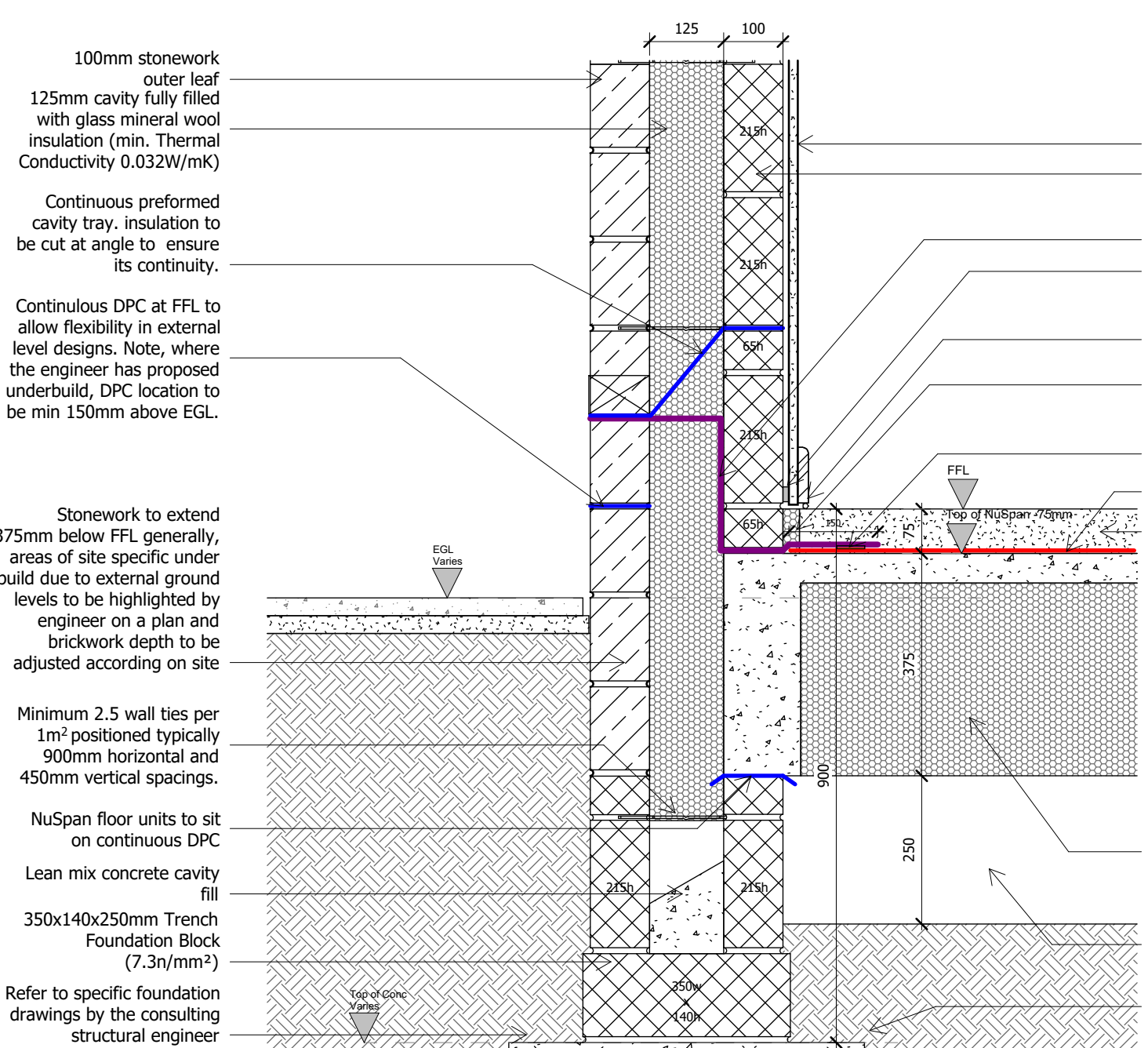
Stone External Wall / Ground Floor Junction
Max External Ground Level



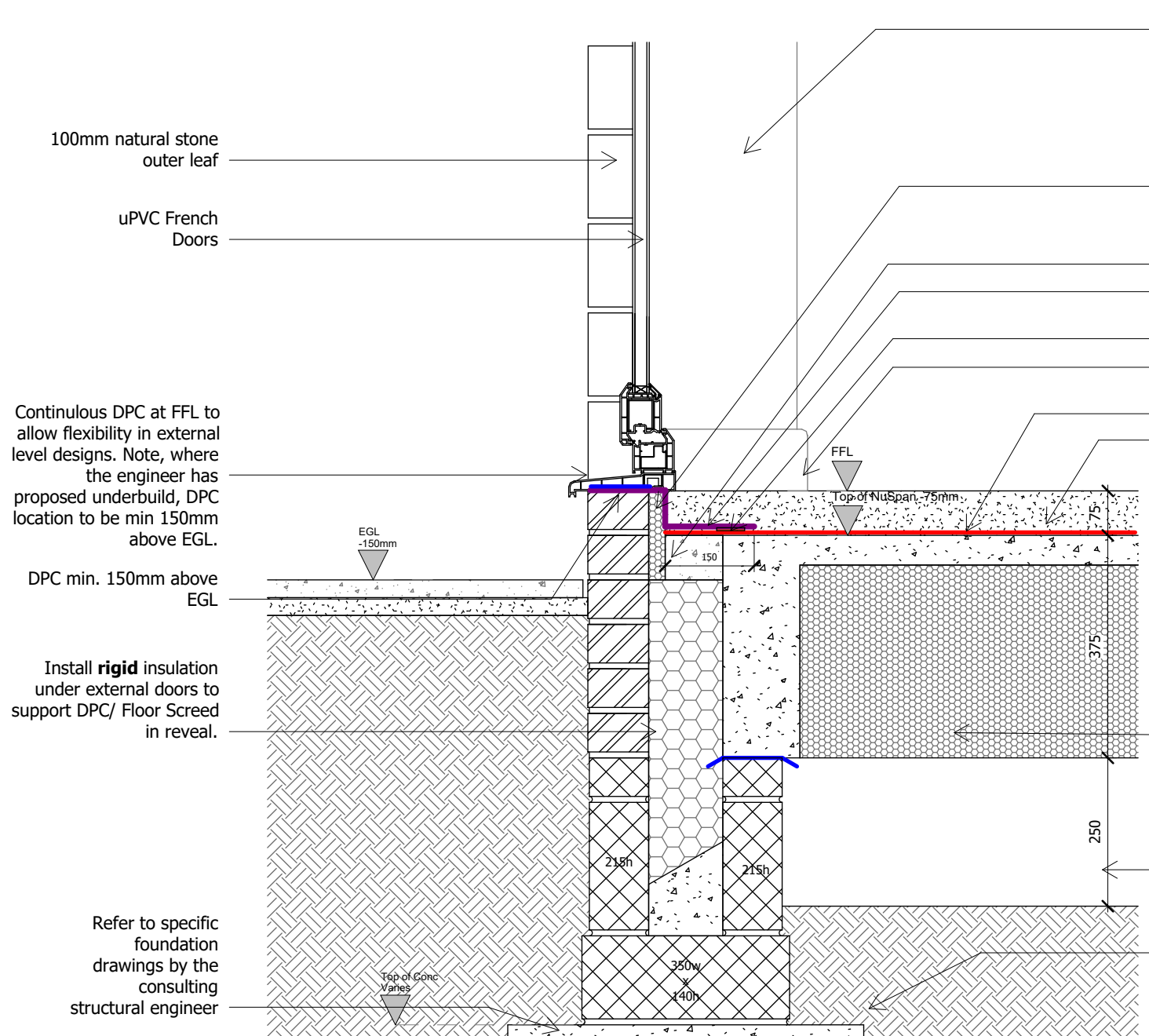
Brick External Wall / Ground Floor Threshold Junction
Level Access Principle Entrance Doors



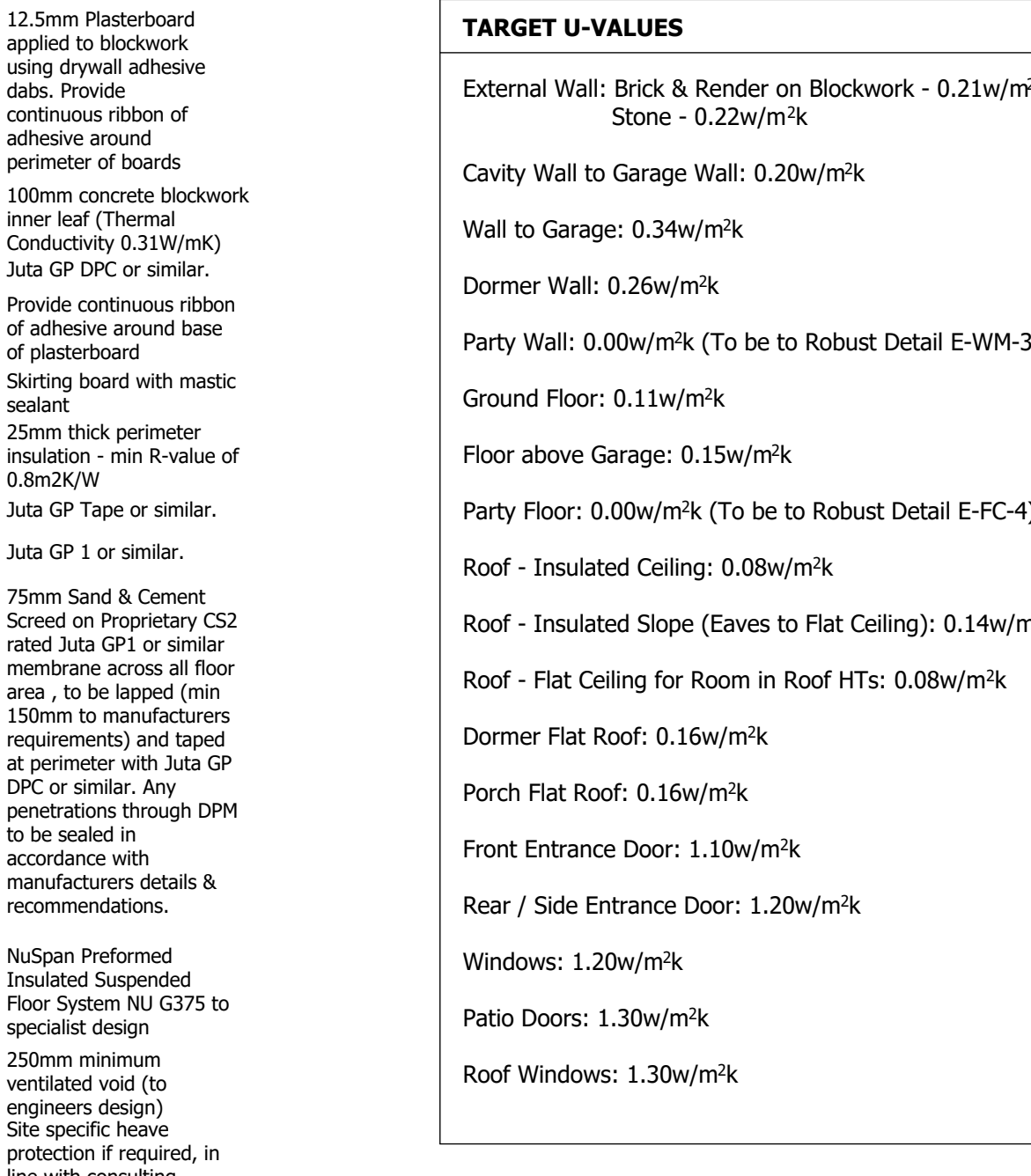
Service Penetration Ground Floor



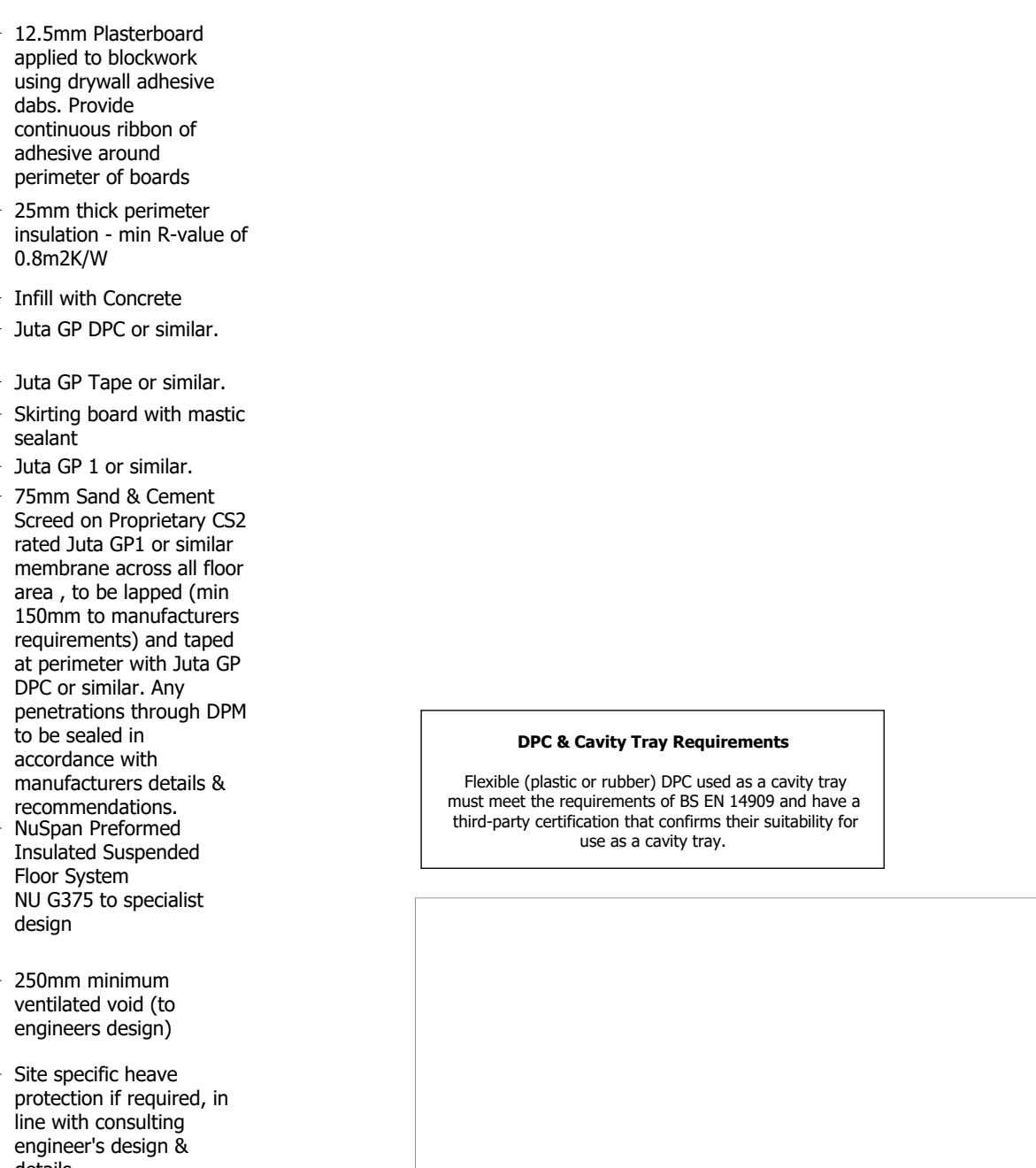
Stone External Wall / Ground Floor Junction
External Ground Level -150



Brick External Wall / Ground Floor Threshold Junction
Patio Doors



Stone External Wall / Ground Floor Junction
External Ground Level -150



Brick External Wall / Ground Floor Threshold Junction
Patio Doors

TARGET U-VALUES
External Wall: Brick & Render on Blockwork - 0.21w/m²k Stone - 0.22w/m²k
Cavity Wall to Garage Wall: 0.20w/m²k
Wall to Garage: 0.34w/m²k
Dormer Wall: 0.26w/m²k
Party Wall: 0.00w/m²k (To be to Robust Detail E-WM-34)
Ground Floor: 0.11w/m²k
Floor above Garage: 0.15w/m²k
Party Floor: 0.00w/m²k (To be to Robust Detail E-FC-4)
Roof - Insulated Ceiling: 0.08w/m²k
Roof - Insulated Slope (Eaves to Flat Ceiling): 0.14w/m²k
Roof - Flat Ceiling for Room in Roof HTs: 0.08w/m²k
Dormer Flat Roof: 0.16w/m²k
Porch Flat Roof: 0.16w/m²k
Front Entrance Door: 1.10w/m²k
Rear / Side Entrance Door: 1.20w/m²k
Windows: 1.20w/m²k
Patio Doors: 1.30w/m²k
Roof Windows: 1.30w/m²k

DPC & Cavity Tray Requirements
Flexible (plastic or rubber) DPC used as a cavity tray must meet the requirements of BS EN 14989 and have a third-party certification that confirms their suitability for use as a cavity tray.

P4	13.06.24	DW	AH	Updated membrane ref.
P3	17.11.23	DW	AH	Revised following client comments
P2	08.11.23	DW	AH	TOC-FFL updated to 900mm
P1	09.10.23	DW	AH	Revised following client comments

Rev:	Date:	Drawn:	Checked:	Description:
S0				Work In Progress

Hollin Gate, Littleborough

Assembly Details - Stone - Sheet 1

Location:
Hollingworth Road
Littleborough

Client:
Countryside Partnerships

UPRN	Originator	Zone	Level	Type	Rate	Series/Number	Revision:
HOLL-WBA-XX-XX-DR-A-20_9101							P4
Date:	Drawn:	Checked:	Scale:	Int Job No:			
May 23	WMB	RJ	As indicated	4046-001			

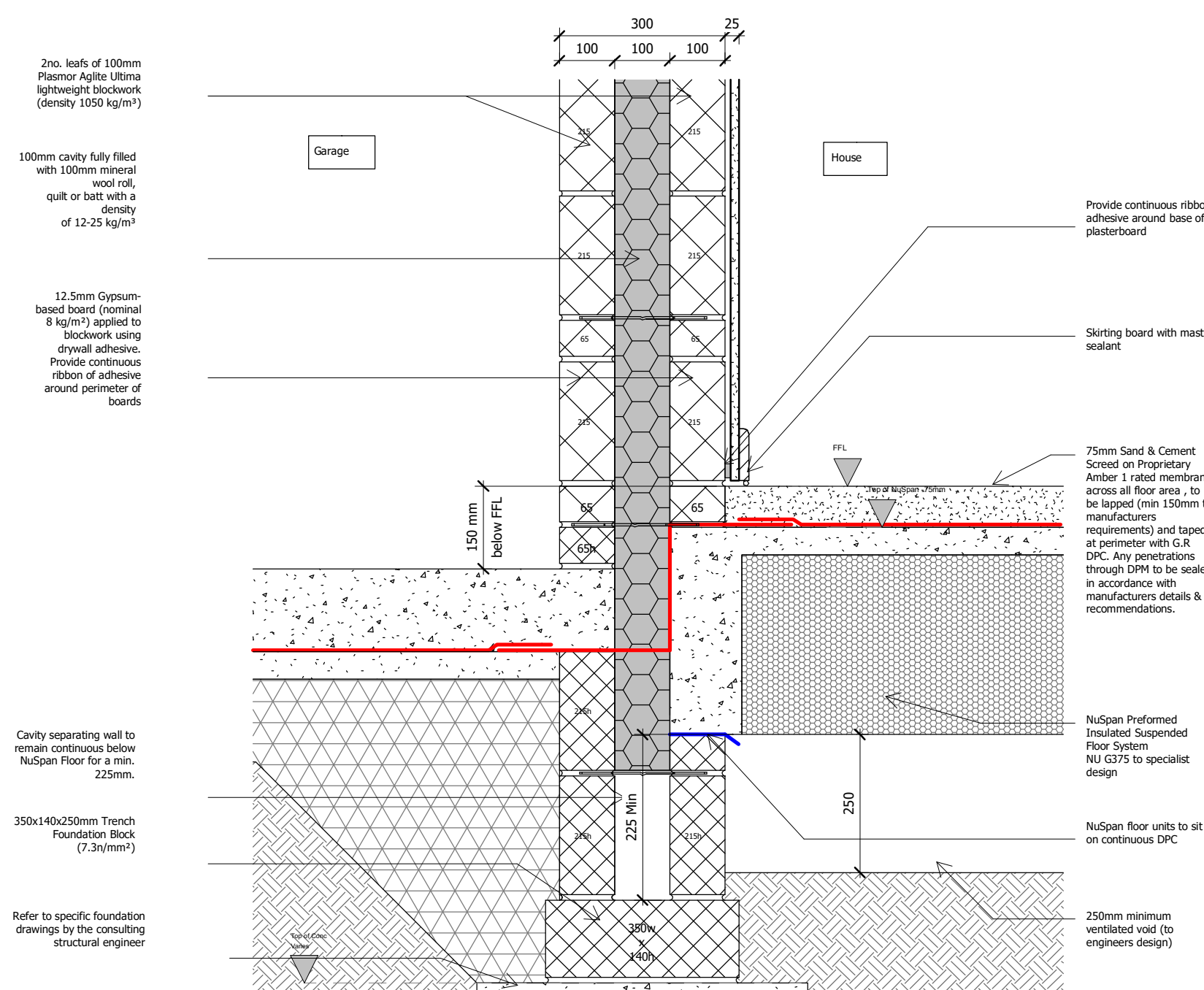
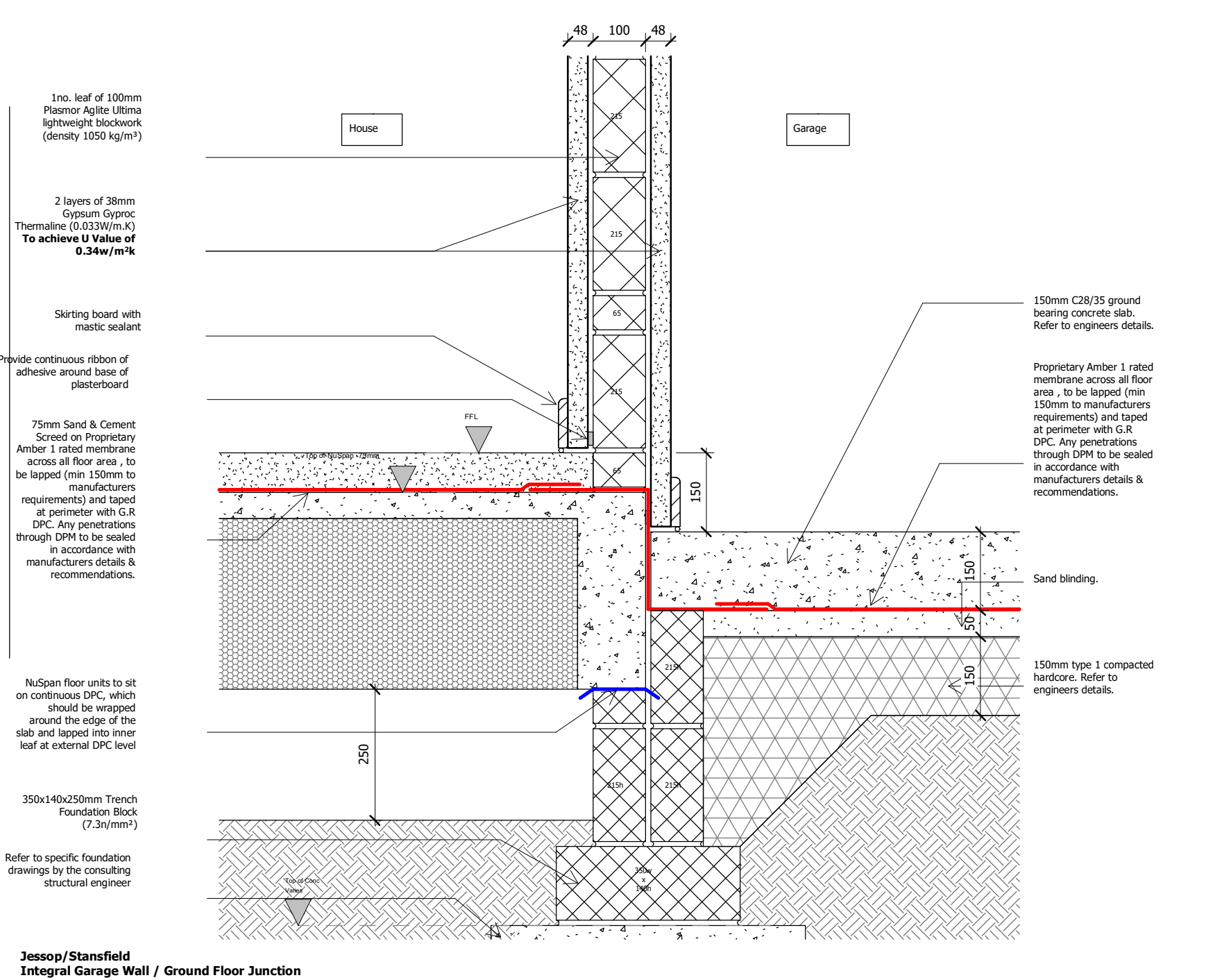
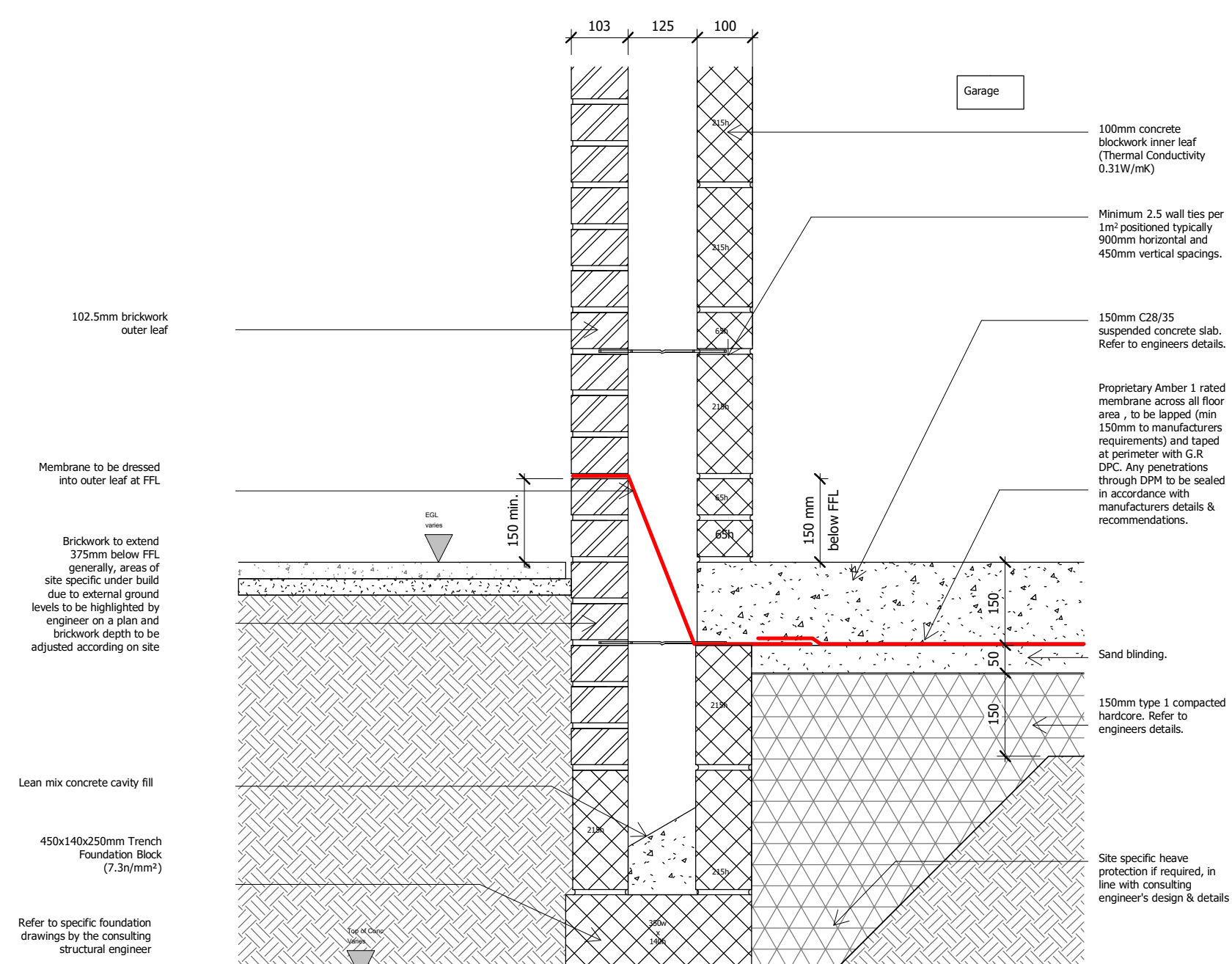
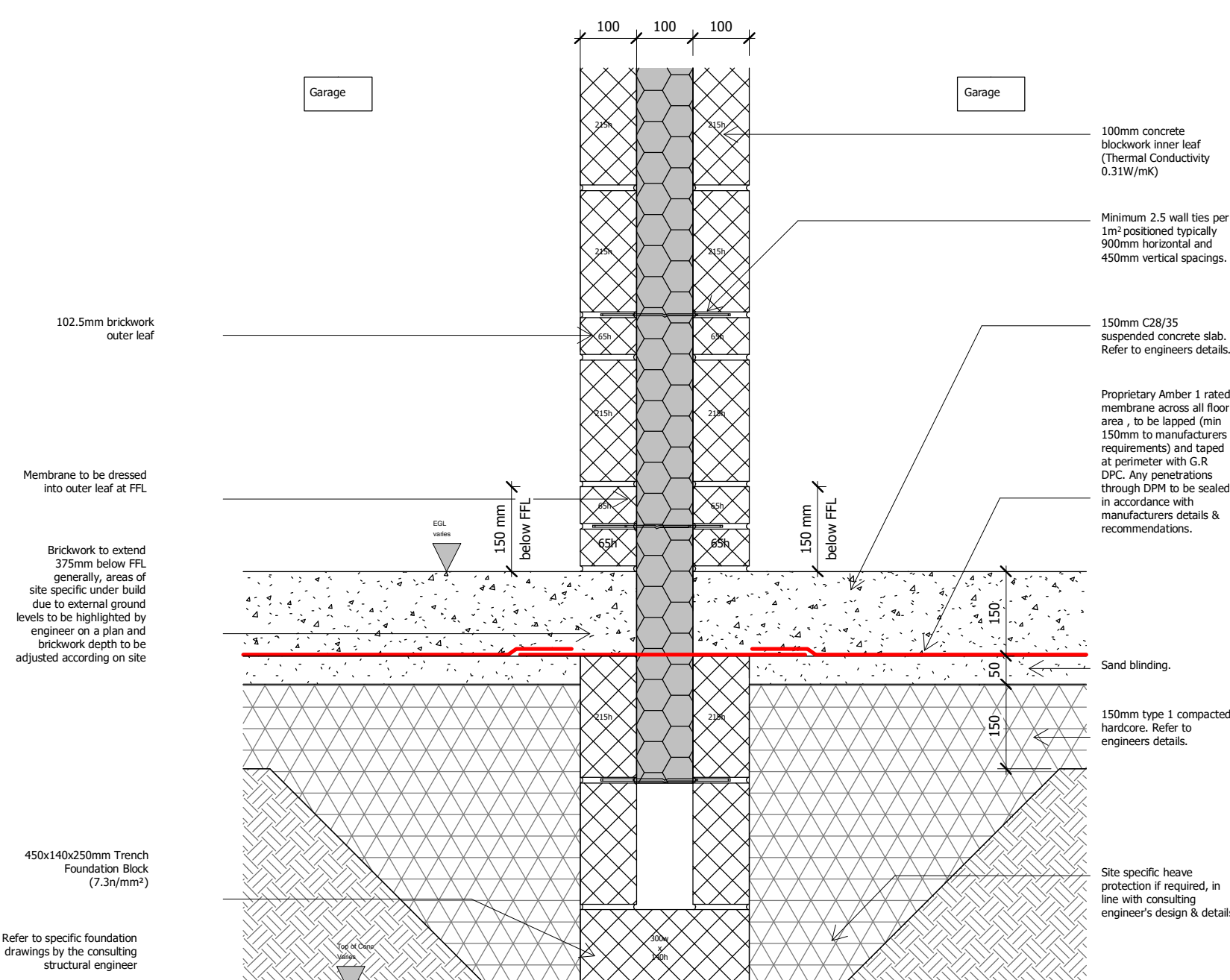
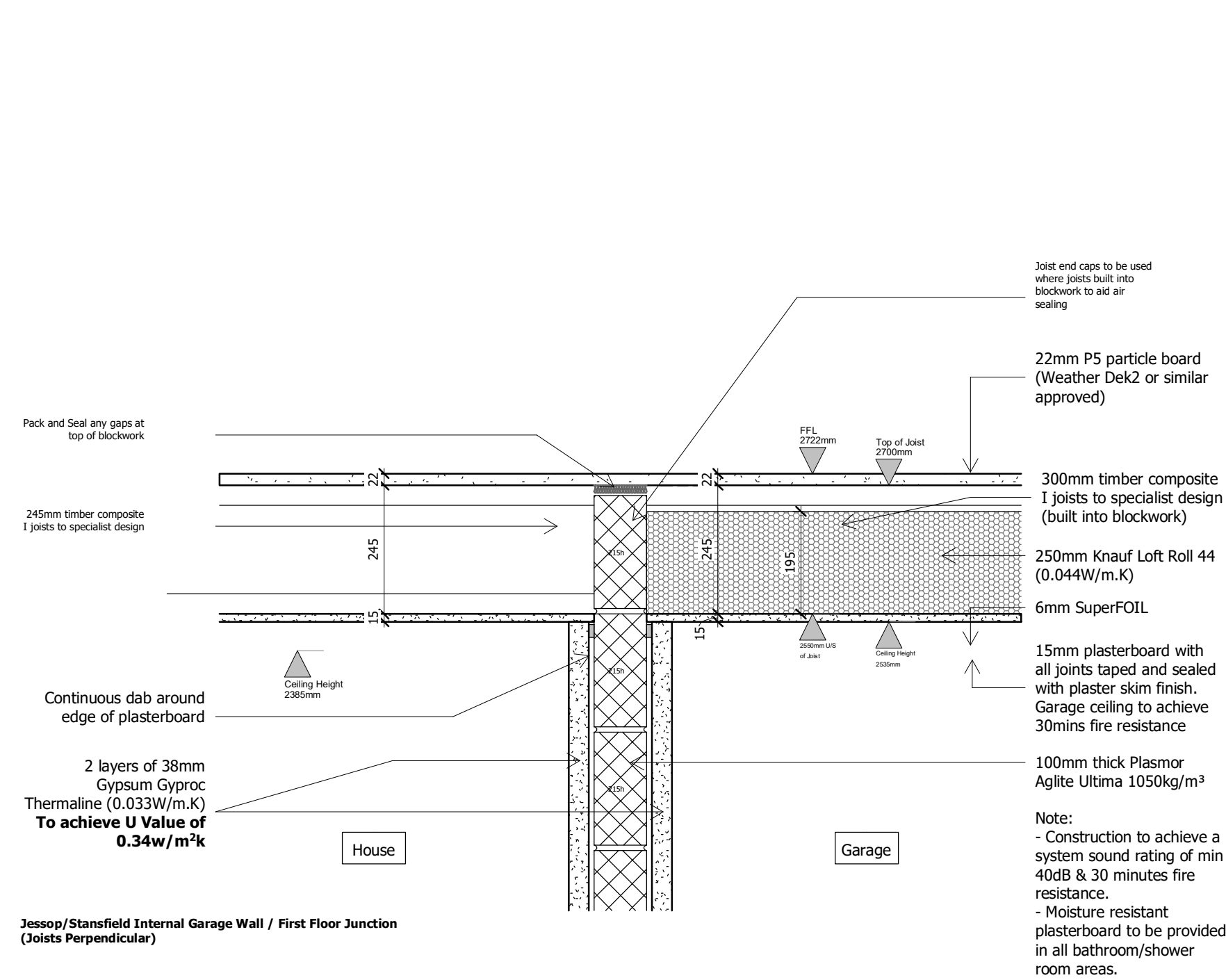
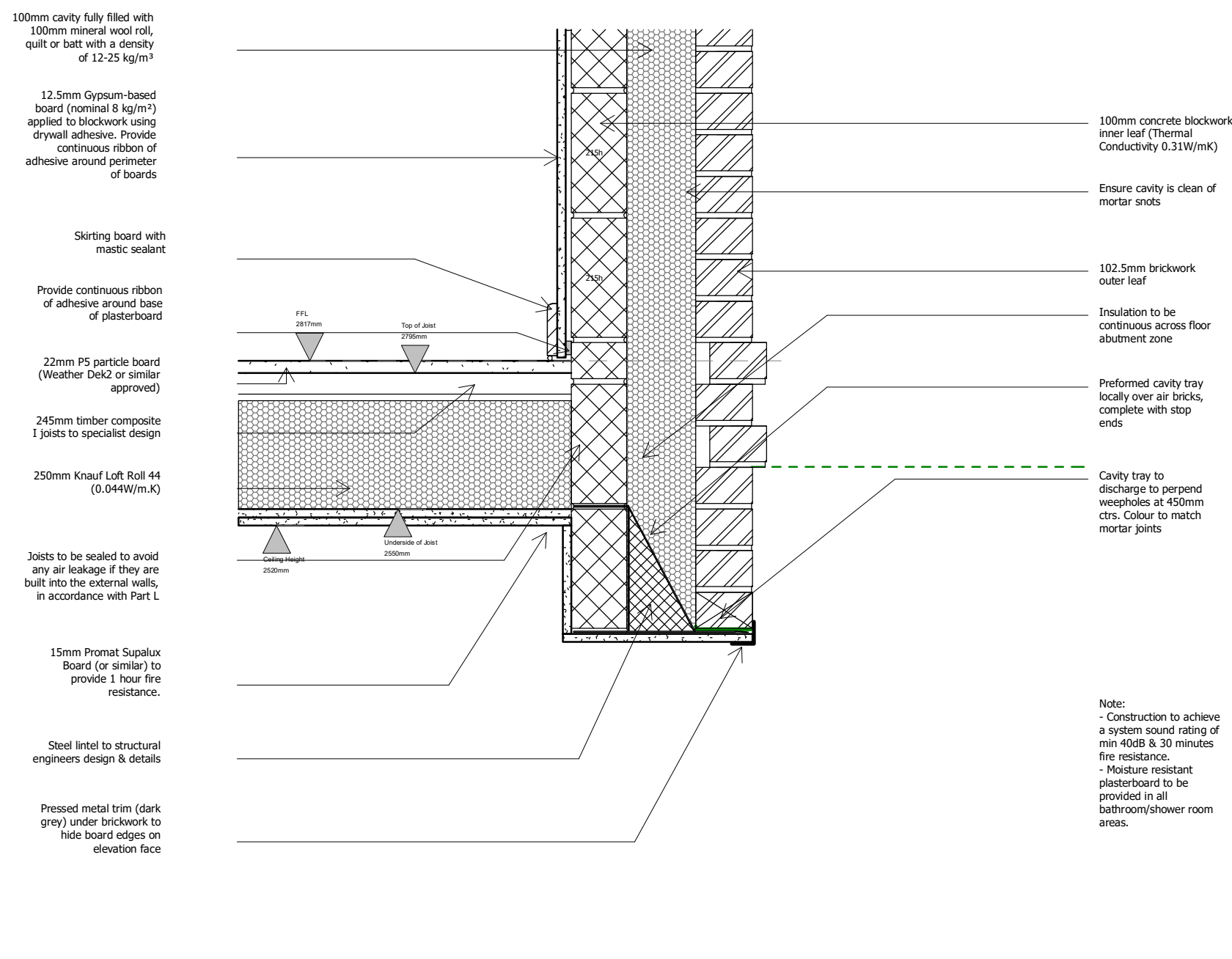
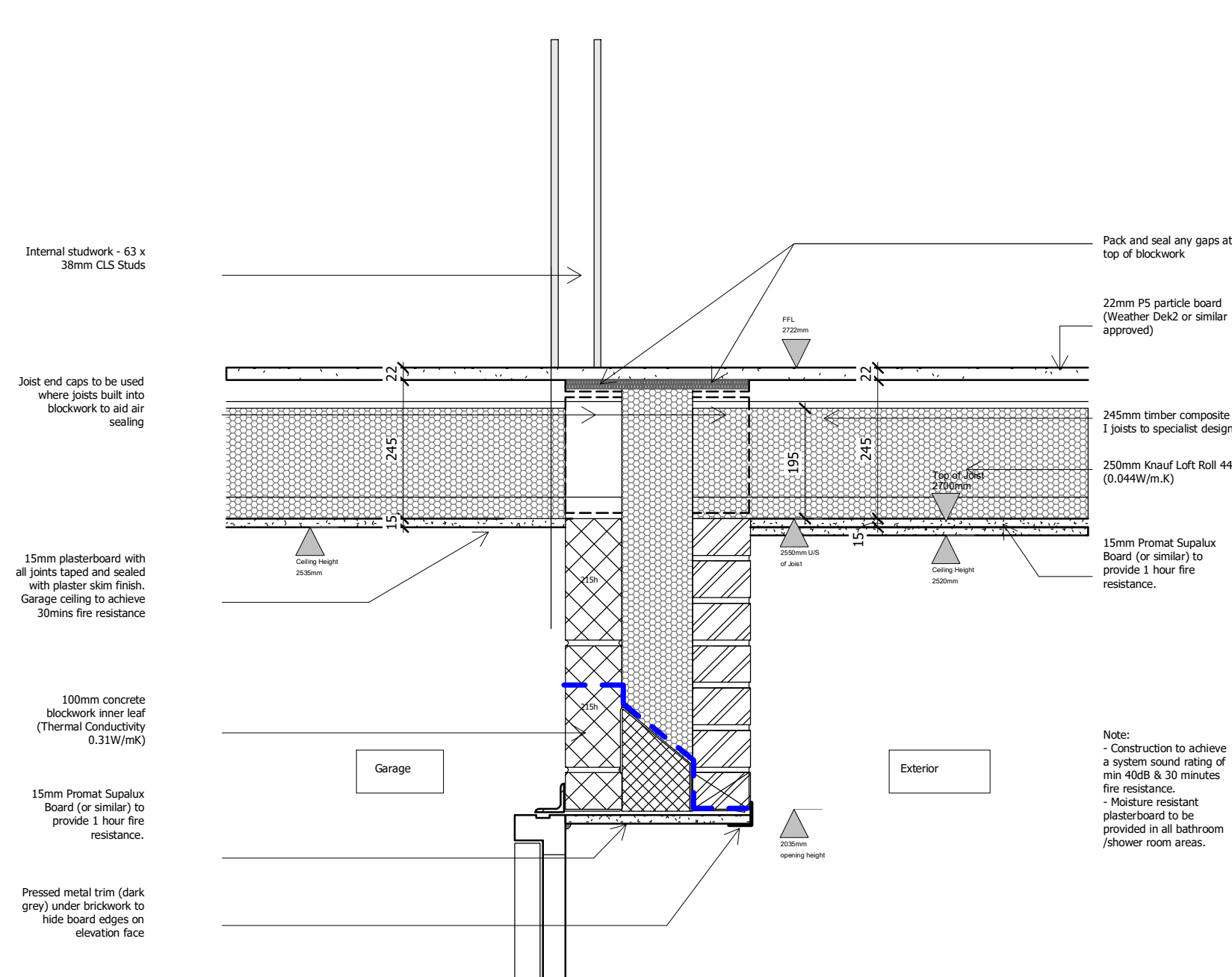
WATSON BATTY
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Shires House, Shires Road
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Leeds | Loughborough

T: 01943 876 665
E: enquiries@watsonbatty.com
W: www.watsonbatty.com



Note: Do not Scale from this drawing. All dimensions to be checked on site



TARGET U-VALUES

External Wall: Brick & Render on Blockwork	- 0.21w/m ² k
Stone	0.22w/m ² k
Cavity Wall to Garage Wall	0.20w/m ² k
Wall to Garage:	0.34w/m ² k
Dormer Wall:	0.26w/m ² k
Party Wall:	0.00w/m ² k (To be to Robust Detail E-WM-34)
Ground Floor:	0.11w/m ² k
Floor above Garage:	0.15w/m ² k
Party Floor:	0.00w/m ² k (To be to Robust Detail E-FC-4)
Roof - Insulated Ceiling:	0.08w/m ² k
Roof - Insulated Slope (Eaves to Flat Ceiling):	0.14w/m ² k
Roof - Flat Ceiling for Room in Roof HTS:	0.08w/m ² k
Dormer Flat Roof:	0.16w/m ² k
Porch Flat Roof:	0.16w/m ² k
Front Entrance Door:	1.10w/m ² k
Rear / Side Entrance Door:	1.20w/m ² k
Windows:	1.20w/m ² k
Patio Doors:	1.30w/m ² k
Roof Windows:	1.30w/m ² k

DPC & Cavity Tray Requirements

Flexible (plastic or rubber) DPC used as a cavity tray must meet the requirements of BS EN 14909 and have a third-party certification that confirms their suitability for use as a cavity tray.

17.11.23 DW AH Initial issue.			
Date:	Drawn:	Checked:	Description:
S0	Work In Progress		

ollin Gate, Littleborough

Feature Assembly Details - Sheet 1

Location:
Collingworth Road
Littleborough

ent:
ountryside Partnership

UPRN	Originator	Zone	Level	Type	Role	Series/Number	Revision:
OLL-WBA-XX-XX-DR-A-20_9201							P1
Date:	Drawn:	Checked:	Scale: @A1		Int Job No:		
02/28/23	WMB	RJ	As indicated		4046-001		

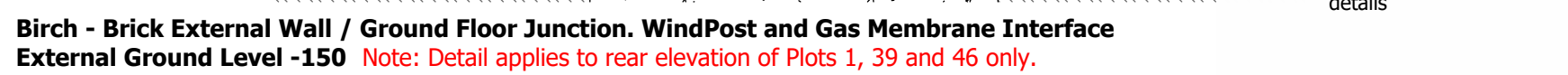
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ARCHITECTS

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Kilnsey, Leeds LS20 8EU
Leeds | Loughborough

T: 01943 876 665
E: enquiries@watsonbatty.com
W: www.watsonbatty.com

FUTURE BUILT

Note: Do not Scale from this drawing. All dimensions to be checked on site



TARGET U-VALUES

External Wall: Brick & Render on Blockwork : 0.21w/m ² k Stone : 0.22w/m ² k
Cavity Wall to Garage Wall: 0.20w/m ² k
Wall to Garage: 0.34w/m ² k
Dormer Wall: 0.26w/m ² k
Party Wall: 0.00w/m ² k (To be to Robust Detail E-WM-34)
Ground Floor: 0.11w/m ² k
Floor above Garage: 0.15w/m ² k
Party Floor: 0.00w/m ² k (To be to Robust Detail E-FC-4)
Roof - Insulated Ceiling: 0.08w/m ² k
Roof - Insulated Slope (Eaves to Flat Ceiling): 0.14w/m ² k
Roof - Flat Ceiling for Room in Roof HTs: 0.08w/m ² k
Dormer Flat Roof: 0.16w/m ² k
Porch Flat Roof: 0.16w/m ² k
Front Entrance Door: 1.10w/m ² k
Rear / Side Entrance Door: 1.20w/m ² k
Windows: 1.20w/m ² k
Patio Doors: 1.30w/m ² k
Roof Windows: 1.30w/m ² k

DPC & Cavity Tray Requirements

Flexible (plastic or rubber) DPC used as a cavity tray must meet the requirements of BS EN 14909 and have a third-party certification that confirms their suitability for use as a cavity tray.

13.06.24	DW	AH	Updated membrane ref.
07.06.24	DW	AH	Initial Issue.

Date:	Drawn:	Checked:	Description:
ability:	S0 Work In Progress		

Hollin Gate, Littleborough

Feature Assembly Details - Sheet 7

Location:
Hollingworth Road
Littleborough

Client:
Countryside Partnerships

URN Originator Zone Level Type Role Series/Number Revision:
HOLL-WBA-XX-XX-DR-A-20_9207 P2

Date Drawn: Checked: Scale: @A1 Int Job No:
jun 24 DW RJ As indicated 4046-001

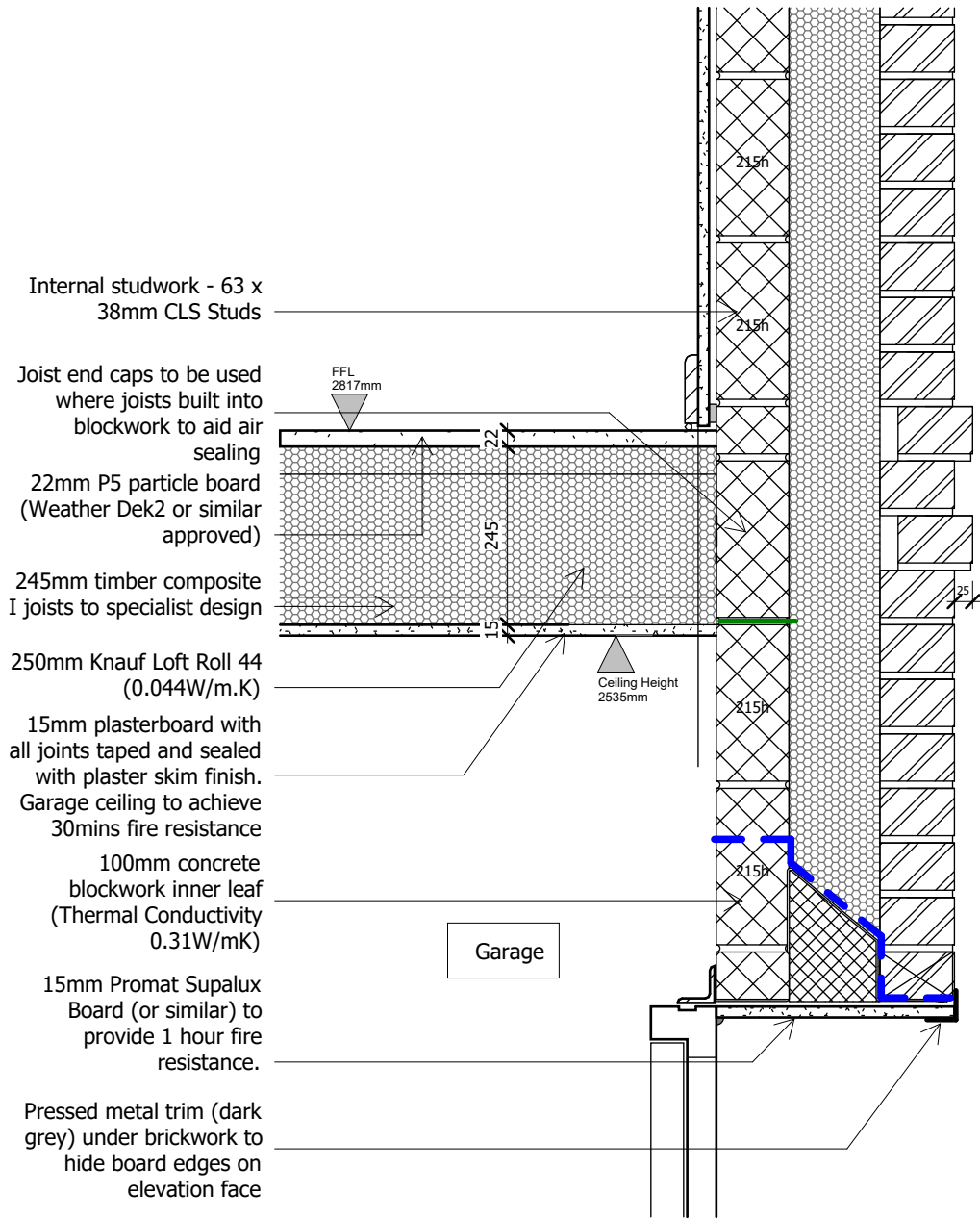
WATSON BATTY
4RCHITECTS

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Knaresborough, Leeds LS20 8EU
Leeds • Loughborough

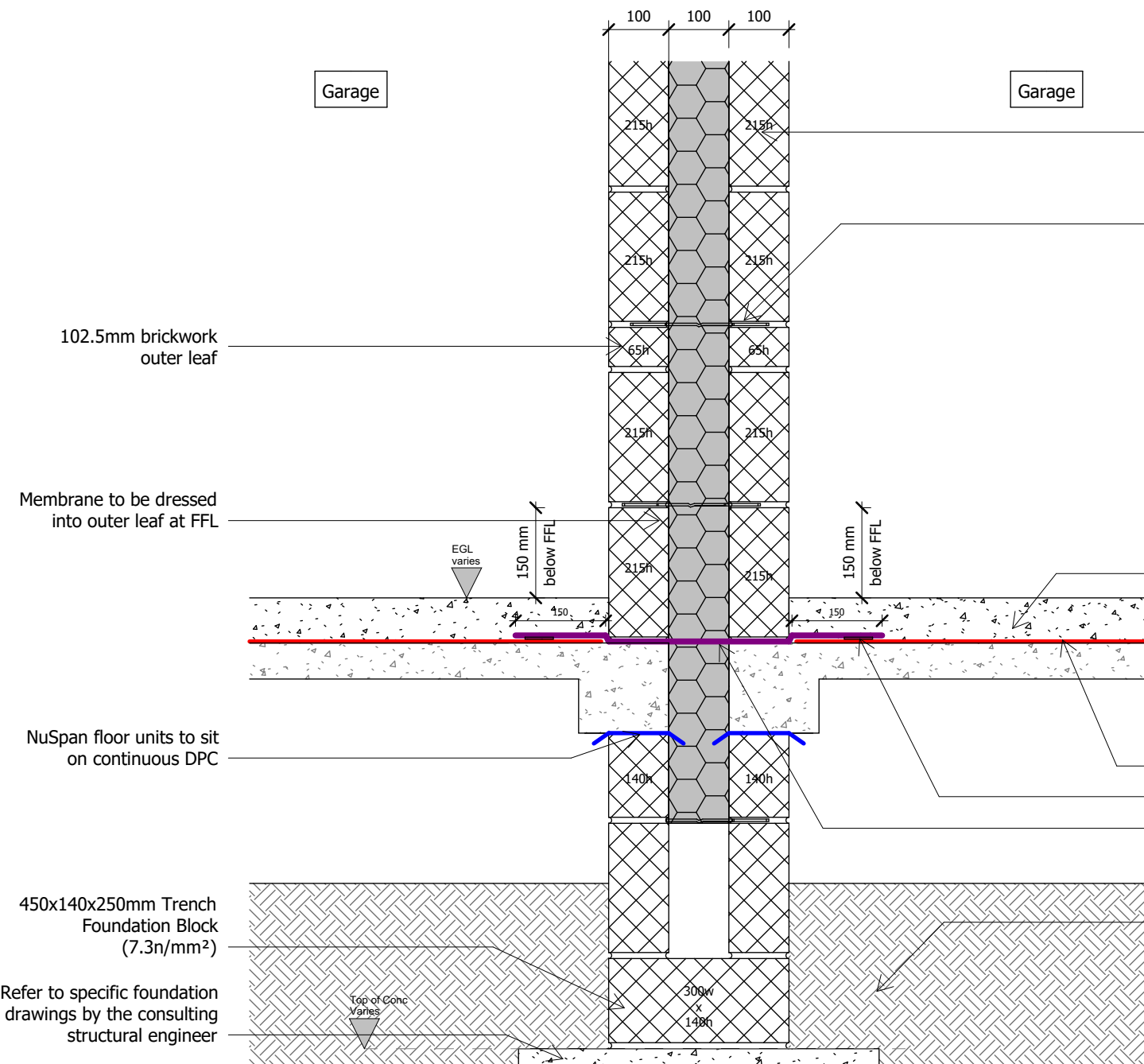
T: 01943 876 665
E: enquiries@watsonbatty.com
W: www.watsonbatty.com



FUTURE BUILT

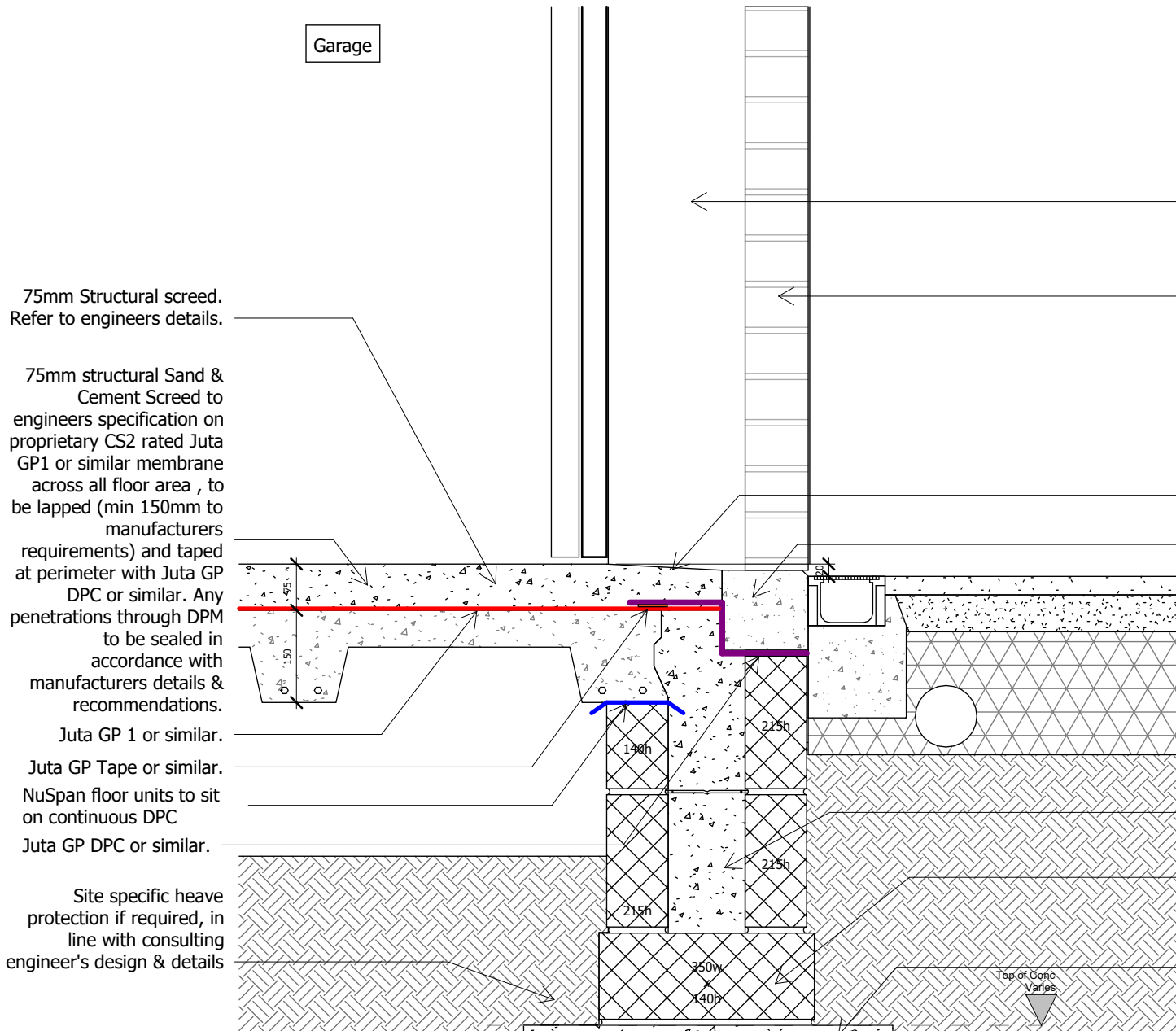


Stansfield Garage Wall / First Floor Junction
(Joists Perpendicular)

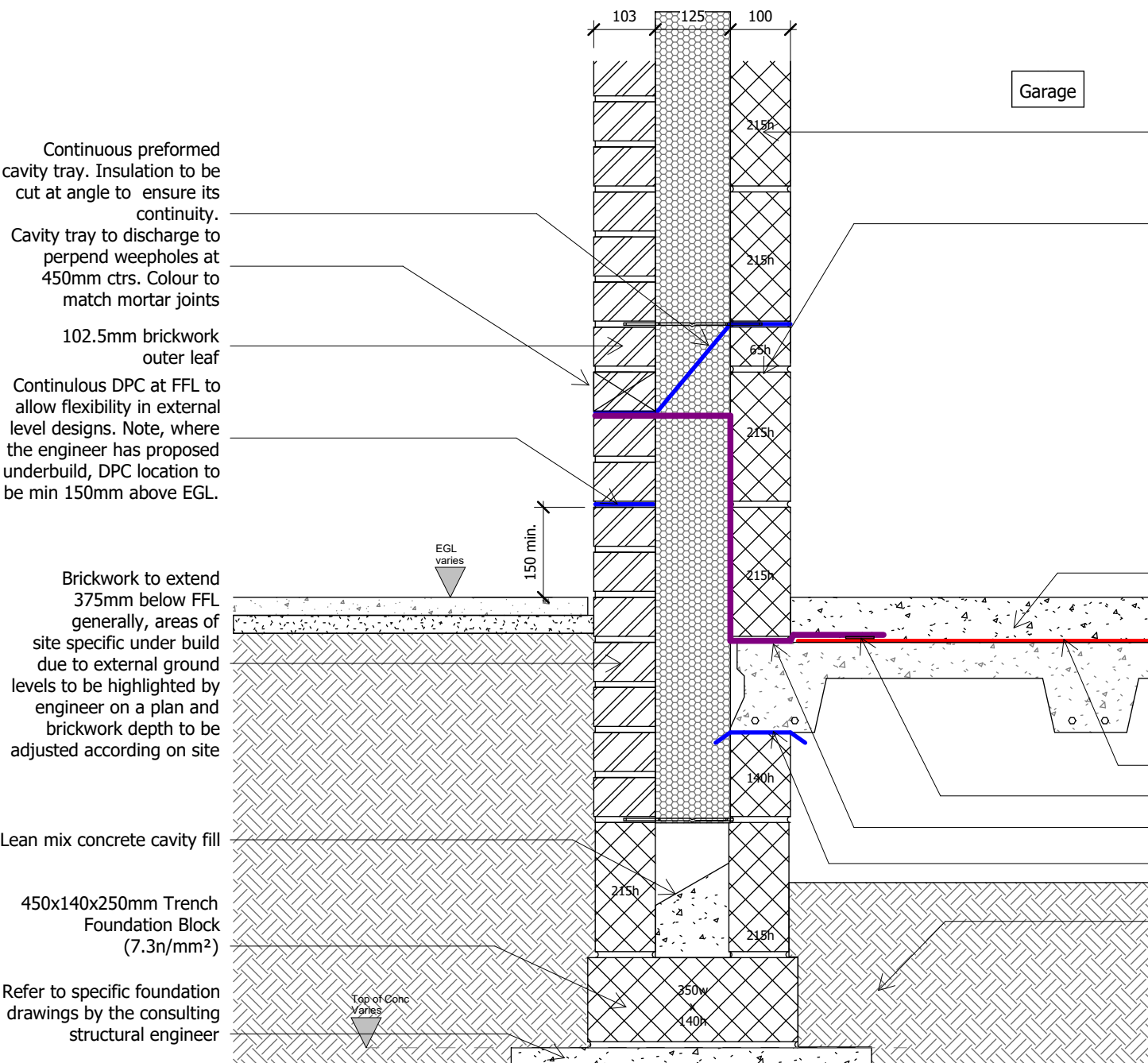


Seperating Wall Stansfield
Integral Garage Adjacent Pair - Robust Detail E-WM-34

Note:
- Construction to achieve a system sound rating of min 40dB & 30 minutes fire resistance.
- Moisture resistant plasterboard to be provided in all bathroom /shower room areas.



Stansfield Brick External Wall Adjacent to Garage Threshold
Integral Garage



Stansfield Brick External Wall Adjacent to Garage Threshold
Integral Garage

Cloaking over cavity and blockwork to match garage door frame
102.5mm brickwork outer leaf

Fall on screed to threshold block
Precast threshold block

Lean mix concrete cavity fill

450x140x250mm Trench Foundation Block (7.3n/mm²)
Refer to specific foundation drawings by the consulting structural engineer

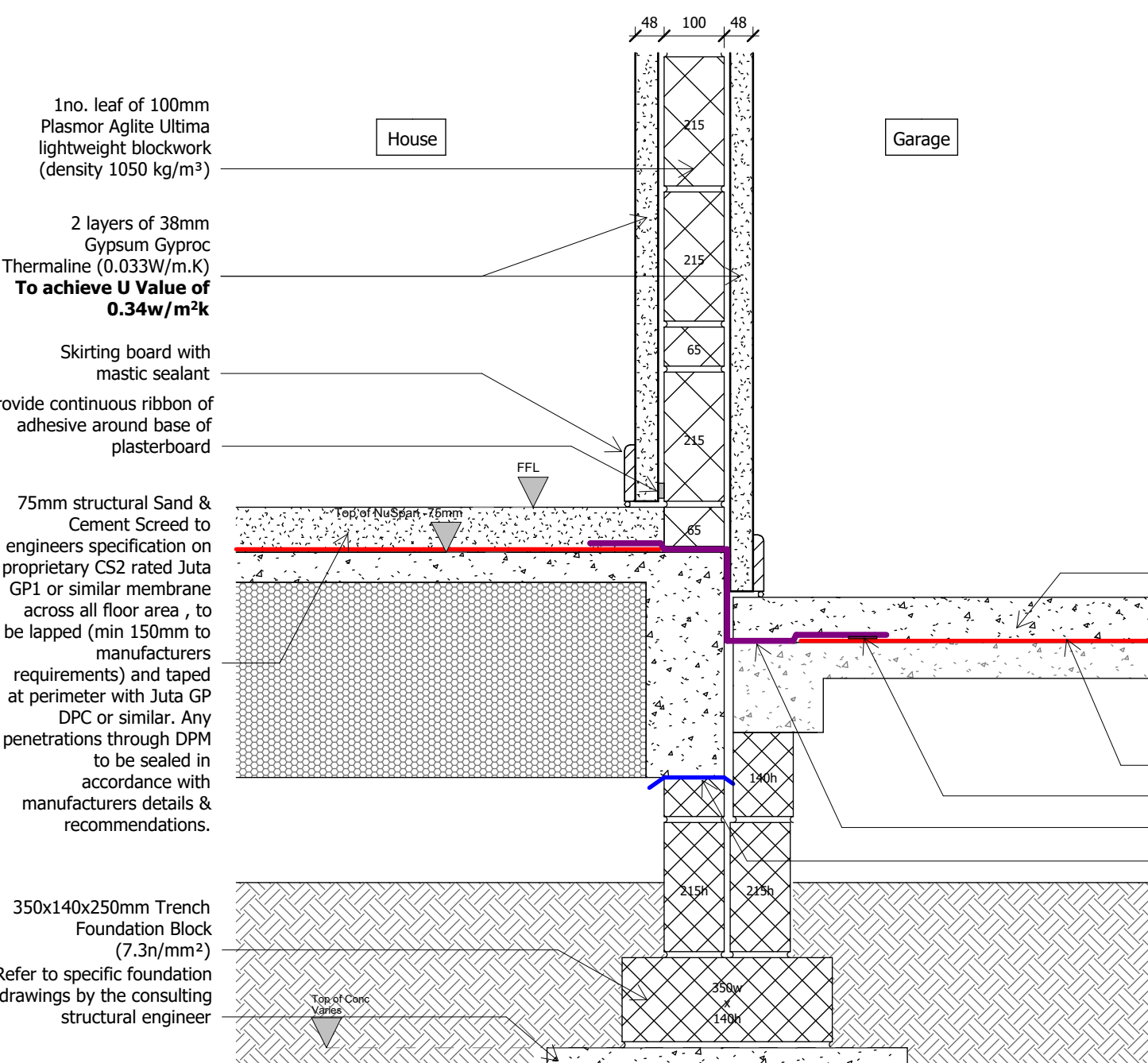
Pack and Seal any gaps at top of blockwork

245mm timber composite joists to specialist design

Continuous dab around edge of plasterboard

2 layers of 38mm Gypsum Gyproc Thermaline (0.033W/m.K)
To achieve U Value of 0.34w/m²K

Stansfield Internal Garage Wall / First Floor Junction
(Joists Perpendicular)



Stansfield
Integral Garage Wall / Ground Floor Junction

Joist end caps to be used where joists built into blockwork to aid air sealing
22mm P5 particle board (Weather Dek2 or similar approved)

300mm timber composite joists to specialist design (built into blockwork)
250mm Knauf Loft Roll 44 (0.044W/m.K)
6mm SuperFOIL

15mm plasterboard with all joints taped and sealed with plaster skim finish
Garage ceiling to achieve 30mins fire resistance

100mm thick Plasmor Aglite Ultima 1050kg/m³

Note:
- Construction to achieve a system sound rating of min 40dB & 30 minutes fire resistance.
- Moisture resistant plasterboard to be provided in all bathroom/shower room areas.

TARGET U-VALUES
External Wall: Brick & Render on Blockwork - 0.21w/m²K Stone - 0.22w/m²K
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DPC & Cavity Tray Requirements

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P1 13.06.24 DW AH Initial issue.

Rev: Date: Drawn: Checked: Description:

S0 Work In Progress

Hollin Gate, Littleborough

Feature Assembly Details - Sheet 8

Location:
Hollingworth Road
Littleborough

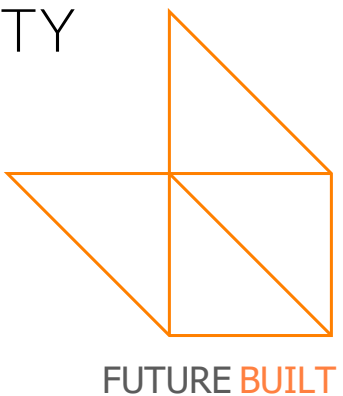
Client:
Countryside Partnerships

UPRN	Originator	Zone	Level	Type	Role	Series/Number	Revision:
HOLL-WBA-XX-XX-DR-A-20_9208							P1
Date: 02/28/23	Drawn: WMB	Checked: RJ	Scale: @A1	Int Job No: 4046-001			

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FUTURE BUILT

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