

SEDUM ROOF CONSTRUCTION

BAUDER EXTENSIVE LIGHTWEIGHT SEDUM SYSTEM. COMPRISING 28mm BAUDERGREEN XF 301 SEDUM BLANKET ON 20mm BAUDER GREEN SDF DRAINAGE AND PROTECTION MAT. EDGED WITH 40mm BAUDERGREEN AL 40 DRAINAGE TRIM.

ON BAUDER'S UNDERLYING WATERPROOFING SYSTEM, COMPRISED OF:

BAUDERFLEX GREEN SYSTEM. BAUDERPLANT E 42 BITUMIN CAPPING SHEET ON BAUDERTEC SPRINT DUO UNDERLAYER. BAUDERPIR FA G16 TAPERED INSULATION, AVERAGE THICKNESS TO BE DETERMINED BY SUPPLIER (100mm SHOWN), TO CREATE REQUIRED MULTI-DIRECTIONAL FALLS. BAUDERTEC KSD FBS AIR AND VAPOUR CONTROL LAYER ON 18mm PLYWOOD.

TO BE INSTALLED BY BAUDER APPROVED CONTRACTOR, IN FULL ACCORDANCE WITH BAUDER DESIGN & SPECIFICATION

PARAPET UPSTAND IN ACCORDANCE WITH BAUDER STANDARD DETAILS. MIN. 150mm REQUIRED BETWEEN TOP OF PARAPET AND PERIMETER DRAINAGE.

A PERMEABLE BARRIER TO BE PROVIDED BETWEEN UPSTAND AND VEGETATION, WITH A MIN. 100mm OVERLAP WITH SEDUM BLANKET.

BAUDER BITUMEN MEMBRANE TO CONTINUE UP INSULATED UPSTAND, WITH OVERLAP AT BASE. PEEL STOP MECHANICALLY FIXED AT MAX. 250mm CENTRES.

VEGETATION BARRIER

100

MIN. 150mm

CEILING

220mm METAL WEB FLAT ROOF JOIST STRUCTURE, TO STRUCTURAL ENGINEER'S SPECIFICATION. FINISHED IN 15mm PLASTERBOARD OF TRUSS WITH SKIM FINISH

REFER TO STRUCTURAL ENGINEER'S SPECIFICATION FOR ALL JOIST SIZES AND SPANS.

SEAL ALL GAPS BETWEEN FINISHES USING JOINTING TAPE

THERMALLY BROKEN LINTEL TO STRUCTURAL ENGINEER DESIGN WITH CAVITY TRAY OVER. WEEP VENTS FITTED OVER OPENINGS AT MAX. 450mm CENTRES

37.5mm INSULATED PLASTERBOARD WINDOW SOFFIT INTERNALLY TO REDUCE THE EFFECT OF COLD BRIDGING, WITH A CONTINUOUS FLEXIBLE SILICONE SEAL TO PERIMETER OF WINDOW FRAME TO MAINTAIN AIR TIGHTNESS OF DWELLING

COPPER PARAPET

TECU PATINA PRE-PATINATED COPPER CAPPING & DRIP DETAIL TO BE FITTED IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

PARAPET FORMED OF TREATED TIMBER FILLETS TO FORM FALL TOWARDS ROOF. BAUDER MEMBRANE TO BE ADHERED / FIXED IN ACCORDANCE WITH BAUDER RECOMMENDATIONS.

18mm EXTERNAL GRADE PLYWOOD FIXED TO TIMBER FILLETS / BLOCKWORK

PRE-FORMED GALVANISED METAL TRIM TO BE MECHANICALLY FIXED THROUGH INSULATION INTO BLOCKWORK. FIXINGS STAGGERED AT MAX. 250mm CENTRES.

TREATED TIMBER FILLETS AT TOP OF PARAPET, WHERE BLOCKWORK TOO SMALL TO CUT.

ROCKWOOL TCB OR SIMILAR 30 MINUTE FIRE RESISTING CAVITY BARRIER FIXED THROUGH FLANGES INTO BLOCKWORK BEHIND AT 150mm CENTRES

TYPICAL WALL CONSTRUCTION

TECU PATINA PRE-PATINATED COPPER CLADDING, TO PLANNING AUTHORITY APPROVAL, WITH WATERPROOF UNDERLAY, FIXED TO 18mm EXTERNAL GRADE PLYWOOD SHEETING. TIMBER FILLETS AT MIN. 400mm CENTRES TO FORM REVEAL SPLAY. FILLETS FIXED TO 18mm PLYWOOD SHEETING ON 38 X 25mm SW BATTEN FIXED TO 100MM MEDIUM DENSE BLOCKWORK (MIN. 3.6N) OUTER LEAF TO STRUCTURAL ENGINEER'S SPECIFICATION. 150mm CAVITY, PARTIAL FILL WITH 100mm ECOTHERM ECOCAVITY PIR INSULATION. 100mm MEDIUM DENSE BLOCKWORK (MIN. 3.6N) INNER LEAF TO STRUCTURAL ENGINEER'S SPECIFICATION. 12.5mm GYPROC WALLBOARD ON ADHESIVE DABS, WITH SKIM FINISH.

ANCON ST1-300 WALL TIES (OR SIMILAR) EMBEDDED 62.5mm INTO MASONRY & TO BE SPACED HORIZONTALLY AT MAX 750mm CENTRES & 450mm VERTICALLY. TIES TO BE BUILT IN WITHIN 150mm HORIZONTALLY OF OPENINGS, AT 225mm MAXIMUM VERTICAL CENTRES AND WITHIN 150mm OF VERGES. TIES TO BE CENTRED ON MIDDLE OF CAVITY TO ENSURE EQUAL EMBEDMENT IN EACH LEAF.

ENSURE THAT THE PARTIAL FILL INSULATION IS SECURED FIRMLY AGAINST THE INNER LEAF OF THE CAVITY WALL BLOCKWORK USING PROPRIETARY WALL TIE RETAINING CLIPS.

ENSURE CAVITIES AND WALL TIES ARE KEPT CLEAN OF MORTAR OR OTHER DEBRIS DURING CONSTRUCTION.

WINDOWS & DOORS TO BE SECURED TO SURROUNDING MASONRY USING BRACKETS AND FIXINGS TO WINDOW MFR DETAILS ALL AROUND FRAME PERIMETER.

FIXINGS NEED TO RESIST THE DESIGN LOADS AS BS 6399:1,1996.

FRAME SET BACK 75 FROM FACE OF BLOCKWORK.

FLEXIBLE SEAL TO WINDOW PERIMETER.

REVEALS AND SOFFITS TO BE FORMED OF TECU PATINA PRE-PATINATED COPPER, FIXED TO EXTERNAL GRADE PLY SHEETING.

VENTILATION TO CLADDING PROVIDED BY CONTINUOUS GAP IN WINDOW SOFFIT, WITH INSECT NETTING FIXED ACROSS THE OPENING.

- Notes
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  3. All dimensions must be checked on site by the contractor prior to commencement of works



Client Approval

|      | A - Approved                   |        |          |        |          |
|------|--------------------------------|--------|----------|--------|----------|
|      | B - Approved with comments     |        |          |        |          |
|      | C - Do not use                 |        |          |        |          |
| Rev. | Revision Note/Purpose of Issue | Drw By | Date     | Chk By | Date     |
| P01  | Planning Issue                 | AH     | 17/04/26 | HD     | 17/04/26 |

Client

AJW GROUP

Job Title

THE MUCKY DUCK  
TISMAN'S COMMON, RUDGWICK  
HORSHAM, RH12 3BW

Job No.

23-138

Drawing Title

TYPICAL DETAILS  
OLD HOUSE PARAPET & ROOF

| Drawn |      | Date     |       | Checked |      | Date |             | Scale @ A3 |  |
|-------|------|----------|-------|---------|------|------|-------------|------------|--|
| AH    |      | 15/04/26 |       |         |      |      |             | 1 : 5      |  |
| Pro.  | Org. | Zone     | Level | Type    | Role | No.  | Suitability | Rev.       |  |
| TMD   | MHA  | OH       | ZZ    | DR      | A    | 0204 | S0          | P01        |  |

Purpose of Issue

PLANNING

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