

## House Type Approval Certificate

Certificate No: **STAS/22/056/DM116/26**

Date: **14 September 2022**

<b>A</b>	<b>Certificate Holder:</b>	
	<p><b>Barratt Homes North Scotland, Blairton House, Old Aberdeen Road, Balmedie, Aberdeenshire, AB23 8SH</b>  E-mail: <a href="mailto:garry.bisset@barratthomes.co.uk">garry.bisset@barratthomes.co.uk</a> <span style="float: right;">Tel: 01358 741 320</span></p>	

<b>B</b>	<b>House Type Titles:</b>	
	Description: <b>2020 Standards</b>	<b>DEAN 2021 (BASED ON DUNBAR 2020)</b>

<b>C</b>	The domestic type approval has been assessed on the following drawings and specifications:
	<b>See attached annexe to this certificate</b>

<b>D</b>	<b>Climatic conditions:</b> The design may be built in areas where the climatic conditions are equal to or less than those detailed below:		
	<b>Wind:</b> (as defined in BS 6399-2)	Standard effective wind speed, $V_e =$ For maximum effective height = Has funnelling been considered?	<b>41.4 m/s</b> <b>8.5 m</b> <b>NO</b>
	<b>Wind:</b> (as defined in CP3: Chapter V)	Design wind speed, $V_s =$ (relevant to the building frame, at a height of 3m or less)	<b>N/A</b>
	<b>Snow:</b> (as defined in BS 6399-3)	Site snow load, $S_o =$ Influenced by adjacent buildings?	<b>0.64 Kn/m2</b> <b>No</b>
	<b>Resistance to moisture/durability of exposed elements:</b>	Max exposure (to wind driven rain) grading, as defined in BRE Report – Thermal Insulation: Avoiding Risks, Second Edition, 1994, to be exposure zone: Exposure to sea spray (i.e. coastal region) or de-icing salts? Other air contaminants or biological factors – please specify any enhanced resistance if applicable (refer to BS7543 for guidance)	<b>Exposure Zones 1, 2, 3 and 4</b>  <b>Yes/No</b>
	<b>Design Life:</b> (per BS 7543 – Durability of buildings and building elements, products and components)	Category of building design life =  Design life of primary building envelope	<b>60 years</b>  <b>60 years</b>

<b>E</b>	<b>Conditions of certification:</b>
	<ol style="list-style-type: none"> <li>1. The design shown and the specifications and materials referred to have been assessed and approved in accordance with the Building (Scotland) Regulations 2004 and in accordance with the supporting guidance in the Domestic Technical Handbooks which came into force with effect from 1 March 2021.</li> <li>2. The certificate shall be valid until invalidated by formal notice by the Local Authority Building Standards Scotland</li> <li>3. The design shown and the materials specified shall not be changed without reference to the Local Authority Building Standards Scotland responsible for certifying the system.</li> <li>4. Where reference is made on a plan or specification document to any Code of Practice, British or European Standard or manufacturer's instruction it shall be construed as a reference to such publication in the form in which it is in force at the date of this certificate.</li> <li>5. This certificate should not be regarded as a formal approval under the building warrant process prescribed by the Building (Scotland) Act 2003 enacted from 1 May 2005</li> <li>6. Fairhurst letter dated 8 December 2021 reference 139663 – STAS – Caledonia 2020 Range referenced here under Section G, confirm that a structural appraisal has been carried out. Further site-specific information MUST BE made available when a site-specific building warrant is sought. Such additional information should take cognisance of Procedural Guidance on Certification including information to be submitted with a Building Warrant Application dated April 2010 Version 2. Confirmation of a holistic approach to structural adequacy of the <u>entire completed building</u> shall be provided by a registered engineer to the local authority within whose area the site-specific dwelling is to be built.</li> </ol>

**Annexe of drawings, certificates and specification documents used in the assessment:**

<b>F</b>	<b>Drawing Number:</b>	<b>Description:</b>	<b>Version</b>
	2020/DNE/DS01	Data Sheet	2
	2020/DNE/01	Planning Drawings - Hipped	B
	2020/DNE/02	Elevations - Hipped	-
	2020/DNE/03	Ground Floor Plan	A
	2020/DNE/04	First Floor Plan	A
	2020/DNE/05	Foundation Plan	-
	2020/DNE/05SEG	Foundation Plan Ex Gully	-
	2020/DNE/06	Joist Plan	-
	2020/DNE/07	Roof Plan - Hipped	-
	2020/DNE/08	Section A-A	-
	2020/DNE/09	Kitchen Plan	-
	2020/DNE/10	Utility	-
	2020/DNE/11	Future Shower Room	A
	2020/DNE/12	Bedroom 4 Activity Spaces	-
	2020/DNE/13	Planning Drawing - Gable	B
	2020/DNE/14	Elevations - Gable	-
	2020/DNE/15	Roof Plan - Gable	-
	Structural Engineer's Drawings		
	139663/3004	Foundation Layout	-
	139663/4207	House type Elevation - Gable Roof	-
	139663/4206	House type Elevation - Hipped Roof	-
	AS-4437/01	Structural Components - Gable Roof	-
	AS-4437/02	Foundation Line Loads - Gable Roof	-
	AS-4498/01	Structural Components - Hipped Roof	-
	AS-4498/02	Foundation Line Loads - Hipped Roof	-
	NC Designs Heating & Plumbing		
	12595/M140	Heating Installation GF	-
	12595/M141	Heating Installation FF	-
	12595/M142	Equipment Schedule	-
	Eco 2 Solar PV		
	Solar PV Arrangement - Dean - Gable		R1
	Solar PV Arrangement - Dean - Hipped		R1
	SAP		
	BDNE 02GD Dean-20 DS00 (Gable Roof) Detached Section 6		
	BDNE 02HD Dean-20 DS00 (Hipped Roof) Detached Section 6		
	Ventilation		
	DEAN - 20		OR

<b>G</b>	<b>Certification</b>		
	Statement of Structural Adequacy	Fairhurst letter dated 8 December 2021 reference 139663 –Caledonia 2020 Range	
	<b>Specification</b>		
	Barratt North Scotland Timber Frame 2020 Specification		Revision B 24/12/2021
	<b>Supporting Documents</b>		<b>Description:</b>
	Refer to Standard Details – STAS/20/056/DM116/DM117/Standard Details		Standard Details
	Refer to Standard Specifications – STAS/22/056/DM116/DM117/SS		Standard Specifications
	Scotland Standard Detail Package Drawing Register		

<b>H</b>	<b>Authority:</b> This system type approval certificate consisting of 2 pages is authorised by:
	<b>Aberdeen City Council as Lead Authority</b> on behalf of the Local Authority Building Standards Scotland (LABSS)